

**FARM STEADING
MILTON OF FINTRAY
ABERDEENSHIRE**

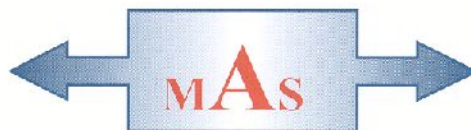


Standing Building Survey

Carried out 15th November 2014

by

Murray Archaeological Services Ltd



Report No: MAS 2014-44

by

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- Standing Building Survey -

1. Background
 - 1.1 A standing building survey was required for part of the steading buildings at Milton of Fintray, Aberdeenshire, prior to their conversion for dwelling.
 - 1.2 The archaeological condition was applied in the context of planning legislation (PAN 2/2011, SPP, SHEP), which states that it is necessary for developers to arrange for archaeological work to take place prior to development, in appropriate circumstances. Planning Application Numbers: APP/2014/2537.
 - 1.3 A Level 1 Standing Building Survey was required which includes measured plans and elevations, a written account of the building's plan, form, function, age and development sequence in addition to a photographic survey of the interior and exterior of the building.
 - 1.4 Murray Archaeological Services Ltd was commissioned to undertake the work by Mr Derek Moir. The site element of the survey was completed on the 15th November 2014.
2. Desk-top survey
 - 2.1 A search was carried out in the Sites and Monuments Record, Archaeology Service, Aberdeenshire Council and in the Sites and Monuments Records of the Royal Commission for Ancient and Historic Monuments in Scotland (RCAHMS) through Canmore and Pastmap.
 - 2.2 The 1st and 2nd edition Ordnance Survey maps were consulted.

- 2.3 Plans and elevations prepared by Morris Tait Architectural Design and accessed through the Aberdeenshire Planning website have been annotated as necessary.

3. The Site

- 3.1 The site lies on a private farm road to the S of the road between Kintore and Hatton of Fintray, c. 1km W of Hatton of Fintray. It is on the higher ground above the river Don.

Parish: Fintray

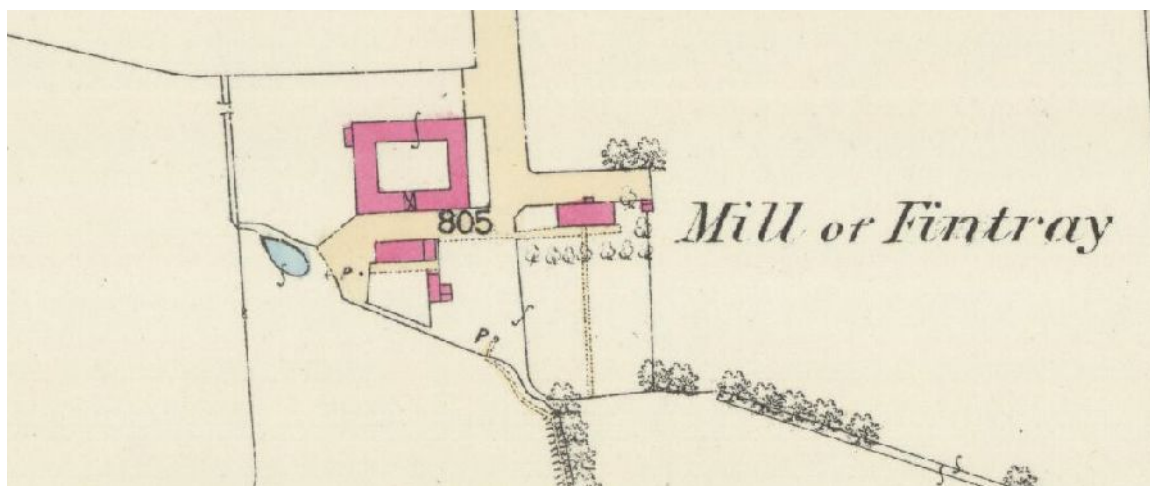
NGR NJ 8292 1639

NMRS No: NJ81NW 67 (Note while the grid ref and text of this entry are correct, the photographs appear to apply to Mill of Fintray, nearer to Hatton of Fintray, not Milton of Fintray)

Aberdeenshire SMR: NJ81NW0112

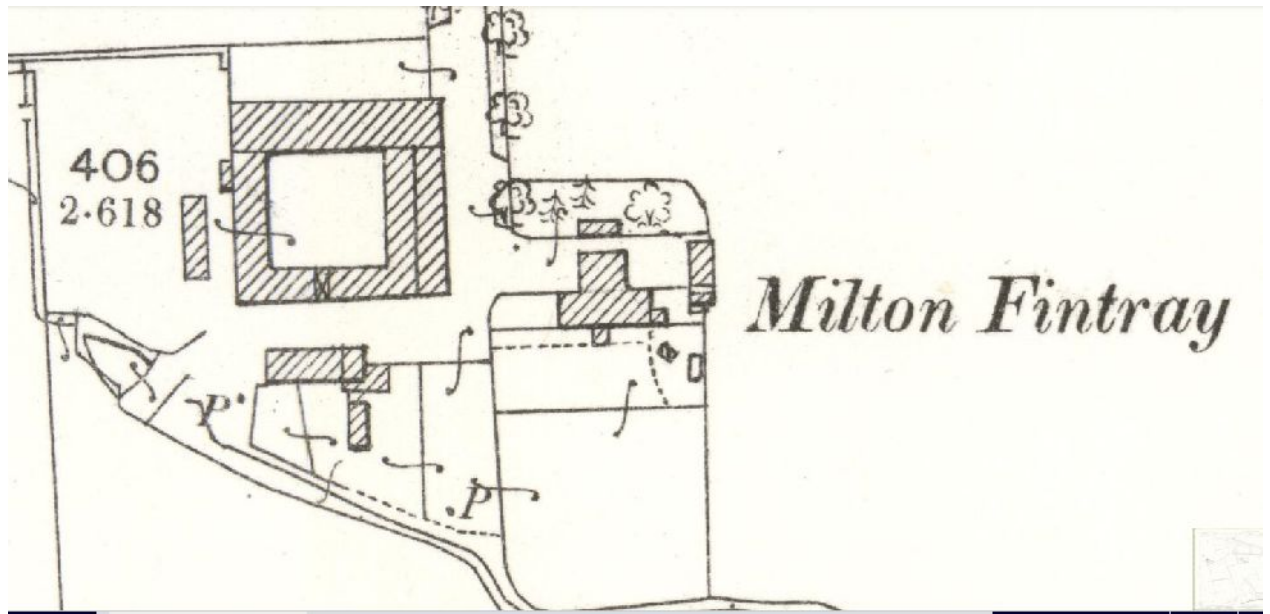
4. Documentary evidence

- 4.1 **Aberdeen Sheet LXV.2 (Fintray) 1865 (pub 1869)** shows a quadrangular steading with a central covered entry to the S and an open central courtyard.



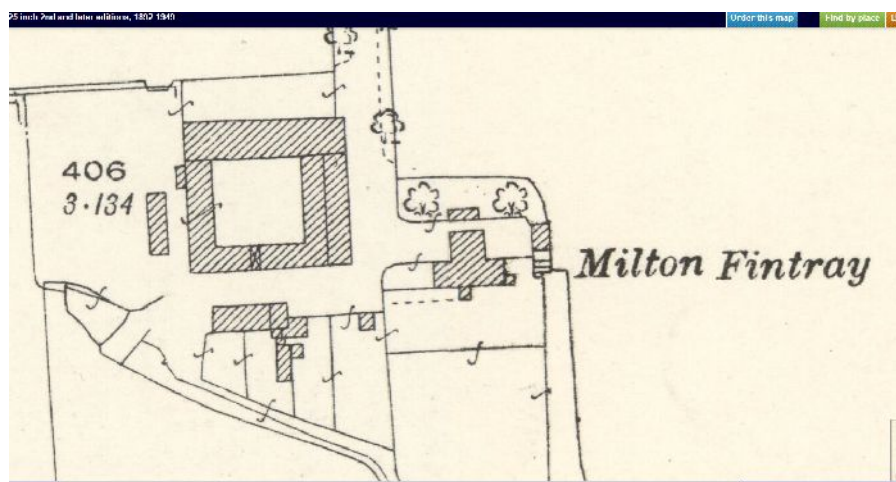
Illus 1 Detail of the 1st edition Ordnance Survey 25" map, surveyed in 1865 (published 1869) Sheet lxxv.2 (Fintray) www.nls.ac.uk

- 4.2 By the 2nd edition 25"/mile Ordnance Survey of 1899 (published 1901. Aberdeenshire Sheet 065.02) the E range, which is part of the present survey, appears to have been widened on its E side, with possible extension of the N range to the new E line of the steading.



Illus 2 Detail of the 2nd edition 25"/mile Ordnance Survey of 1899 (published 1901. Aberdeenshire Sheet 065.02) www.nls.ac.uk

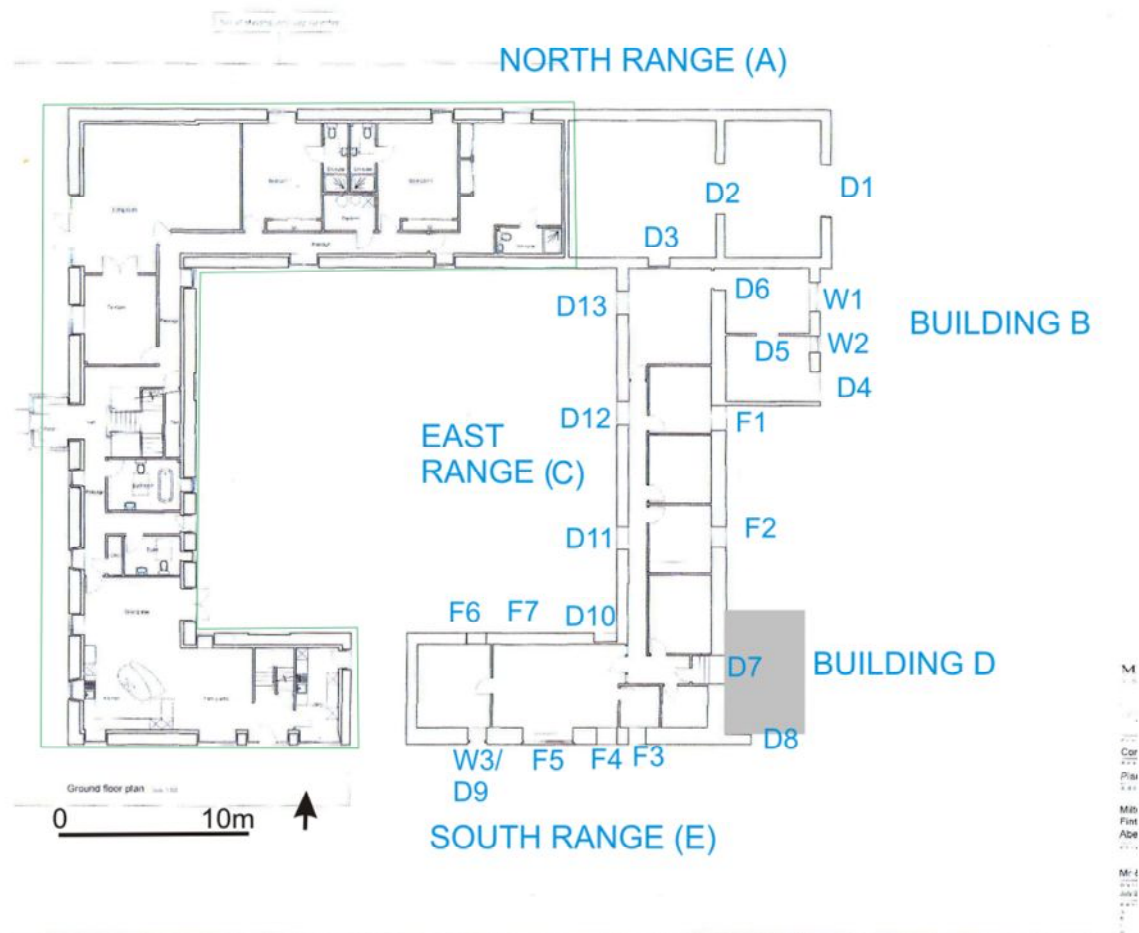
- 4.3 The ground plan of the steading remains unchanged in the 3rd edition 25"/mile Ordnance Survey of 1924 (published 1925. Aberdeenshire Sheet 065.02)



Illus 3 Detail of the 3rd edition 25"/mile Ordnance Survey of 1924 (published 1925. Aberdeenshire Sheet 065.02) www.nls.ac.uk

5 Methodology

- 5.1 The ground plans (illus 4, 17) and elevations (illus 16) have been annotated to show details which may help in understanding the development and history of the building.
- 5.2 The areas recorded were photographed. The full set of photographs will be supplied for the archive and an annotated plan in the present report (illus 18) indicates the position of each.



Illus 4 Plan annotated from plan by Morris Tait Architectural Design and accessed through the Aberdeenshire Planning website. Green outline is part of building already developed.

6 The Steading

The buildings shown in 1865 are substantially intact, although altered internally. However, the W Range and the W parts of the N and S Ranges had been converted some time ago and were not part of the present survey. The

survey refers to the E Range, the S range to the E of the arched central entry into the court and the E end (approx 1/3) of the N range.



Illus 5 North Range. D1

6.1 NORTH RANGE (EAST PART ONLY. BUILDING A)

Dimensions c. 8.5 x 13.5m externally

Present/recent use Derelict

Original use W part originally used for tied cattle

Walls Rubble stone with strong horizontal courses.

Roof Partially surviving. Slate over sarking

Doors and windows

N wall No features

E wall Gable to E over arched D1

D1 Arch of dressed granite. Fittings for a later sliding door.

W: 2.75m H: 2.55m. Vent above arch covered externally by post holding wire.

Interior

Divided into two areas.

W area has concrete floor with 3 ½ double tied cow stalls on either side, with concrete trevies and feed troughs, metal waterings and cow ties.

D2: Break-through or widening of original opening between E and W areas.

Framed by concrete blocks.

D3: To E Range. W: 1.20m H: 1.97m. Plank door remaining



Illus 6 Interior North Range with tied cattle stalls

6.2 EAST OUTSHOT (BUILDING B)

Dimensions c. 7.2 x 4.5m externally

Present/recent use Derelict

Original use Dairy

Walls

E wall Stonework but less regular courses than main E Range.

S wall Concrete blocks

Roof Slate

Doors and windows

E wall

D4 N side stone, S side concrete blocks W: 1.56m H: 2.25m. Fixings for secondary sliding door.

W1 W: 1.53m H: 1.30m Secondary insertion set in with bricks, concrete lintel and sill.

W2 W: 0.90m H: 1.26m Secondary insertion set in with bricks, concrete lintel and sill.

Interior

Divided into 2 rooms by concrete block wall. Concrete rendered. Remains of dairy equipment in both rooms.

D5 W: 1.22m H: 2m (secondary)

D6 W: 1.10m H: 2.15m Sliding door to E range.



Illus 7 East Outshot (Building B) E wall.



Illus 8 East Outshot (Building B) Interior

6.3 EAST RANGE (BUILDING C)

Dimensions c. 5.5 x 20m externally

Present/recent use Offices/ work area

Original use Farm steading

Walls Rubble stone with strong horizontal courses of large squared blocks with small pinnings.

Roof Sectional modern tin roof with plastic roof lights.



Illus 9 East Range, looking N along E wall



Illus 10 East Range . E wall. Blocking F1

Doors and windows

E wall

F1 Blocked doorway. Stone blocking. W: 1.25m+ (extends N of the S wall of Building B) H: 2.05m Dressed granite lintel and rybats to S.

F2 Blocked door/window (not accessible) Stone blocking. Dressed granite lintel and rybats

D7 W: 1.52m H: 2.10m. Sliding wooden door

W wall

F8 W: 1.20m H: 2.10m Originally doorway into court. Granite lintel and rybats. Part stone blocked, part concrete blocks.

D11 W: 1.27m H: 1.80m. Door. Concrete blocked. Traces of secondary sliding door fittings.

D12 W: 1.22m H: 2.10m. Door. Concrete blocked

Interior

Has been partially converted and lined out. No original features.



Illus 11 East Range. Interior

6.4 EASTERN EAST RANGE (BUILDING D- STUB OF WALL AND FLOOR ONLY)

Dimensions c. 4.2m + E/W x c. 6.5m +m N/S externally

A stub of wall abutting the SE corner of the E range appeared to have formed the W side of an opening/ doorway, 2.5m wide, with the stub of a granite block from the E side visible at ground level. There was also the partially

covered remnants of a concrete floor. An area of render on the external face of E wall of E range suggested that there had been a structure here that at some point had been c. 6.5m long N/S.



Illus 12 Eastern East Range. Horizontal Ranging rod lies across former doorway. Note concrete floor and raggle of render extending to RHS of green door.

6.5 SOUTH RANGE (BUILDING E- EAST OF CENTRAL ARCHWAY ONLY)

Dimensions c. 5.8 x c 10.8m externally

Present/recent use Offices/ work area

Original use Farm steading

Walls Rubble stone with strong horizontal courses of large squared blocks with small pinnings..

Roof Sectional modern tin roof .



Illus 13 South Range. S wall. Looking W

Doors and windows

S wall

F3 W: 0.93m H: 1.85m. Original door. Granite lintel and rybats. Stone blocked.

F4 W: 1.06m. H: 1.85m. Original door. Granite lintel and rybats. Stone blocked. Granite block pillar 0.59m wide between F3 and F4.

F5 W: 2.80m Sides of granite. W side looks like original opening. Part blocked with concrete blocks, part with modern window.

W3/D9 W: 1.05 H: 2.30. Small modern window over the stone blocking of an original door.



Illus 14 South Range. S wall. Blocked doors F 3 and F4

N wall

F6 W: 1.05m H: 1.20m Original window, Granite lintel and rybats. Stone blocked.

D10 W: 1.17m H: 2.20m . Original door. Granite lintel and rybats. Concrete blocking.

F7 Vertical break in stone wall c. 2.53m E of E side of window F6. No surviving associated lintel etc.



Illus 15 N wall of South Range. Note blocking F6 to the RHS of ranging rod and vertical break in stonework c.2m to LHS of ranging rod.

7 Discussion

Milton of Fintray is a fairly typical Aberdeenshire improvement steading (Glendinning and Wade Martins 2008, 119-120), probably dating from between c. 1800 and 1865 when it was depicted on the OS map. It has some sophistication with a central archway into the open court.

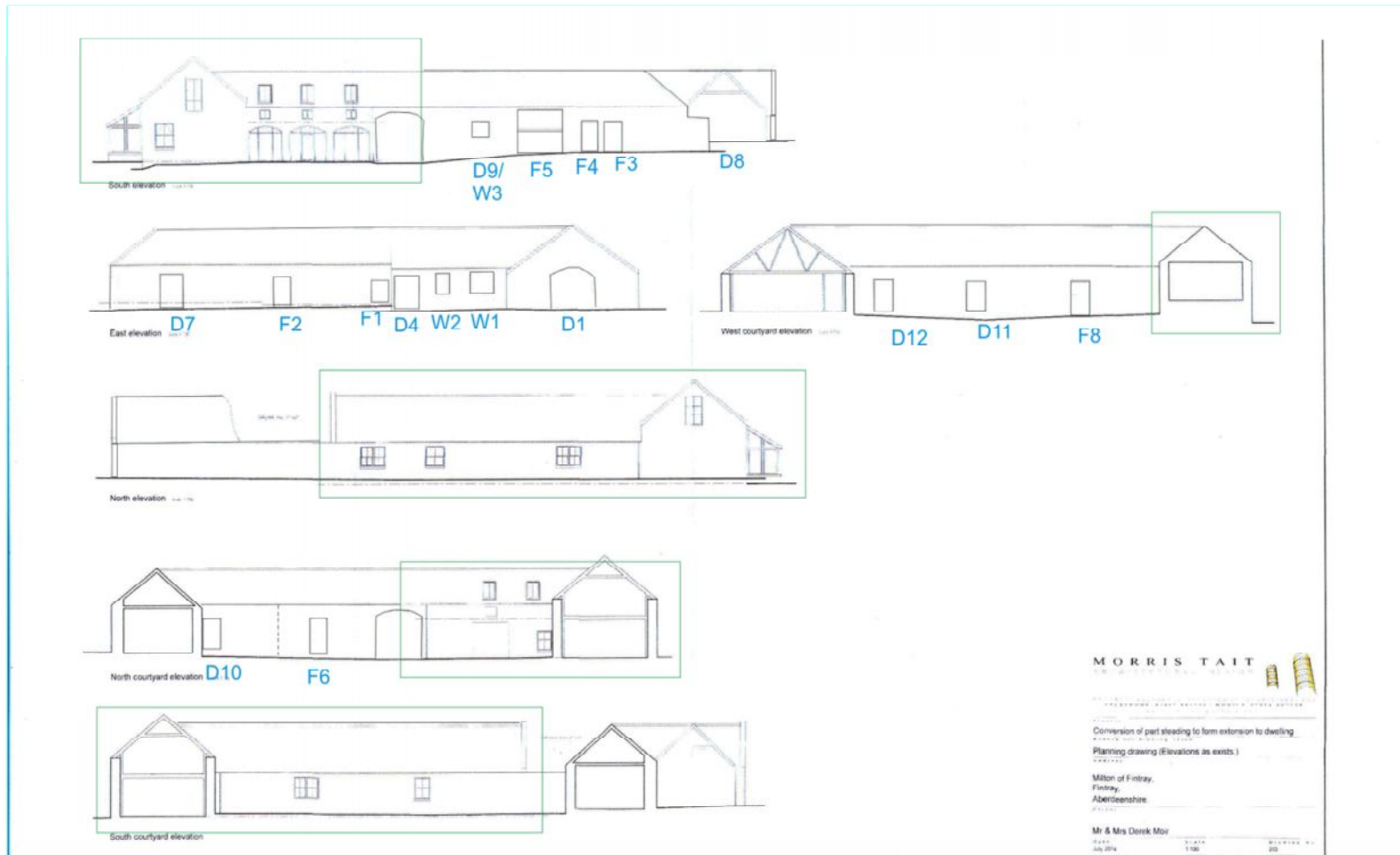
The S range and the E range appear to be as shown on the 1865 OS map. However, the 1899 OS map shows a doubling of the width of the E range- Buildings B and D may represent the remnant of this outer E range. It would appear likely that the N range was extended E at the NE corner at the same period.

References

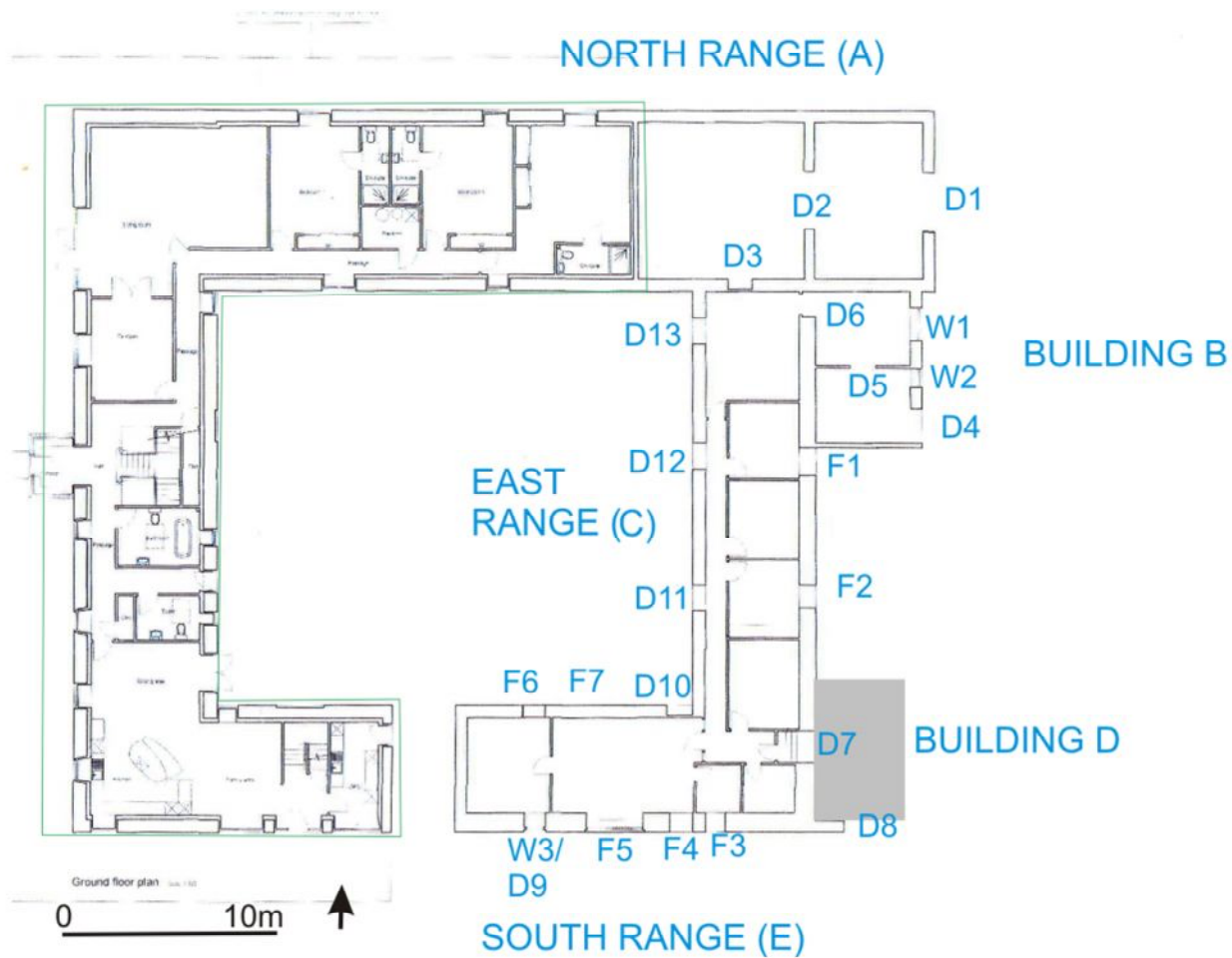
Glendinning, M and Wade Martins, S 2008 Buildings of the Land: Scotland's Farms 1750-2000 Edinburgh: RCAHMS.

8 Archive

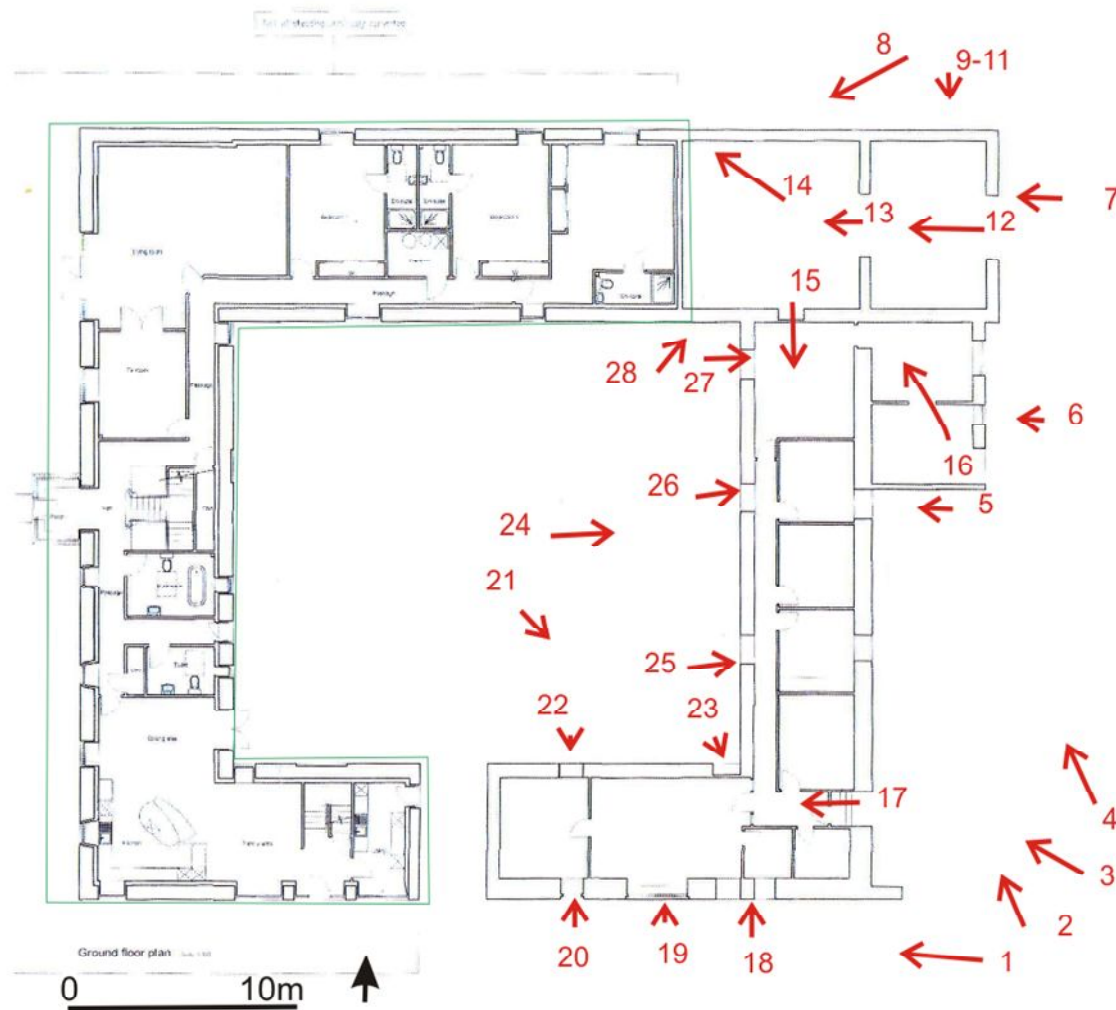
A full set of photographs with the photo location plan (Illus 18) will be supplied to the Aberdeenshire SMR in Aberdeen and to the NMRS.



Illus 16 Elevations. annotated from drawings by Morris Tait Architectural Design and accessed through the Aberdeenshire Planning website. Green outline is part of building already developed.



Illus 17 Plan annotated from plan by Morris Tait Architectural Design and accessed through the Aberdeenshire Planning website. Green outline is part of building already developed.



Illus 18 Photo locations. Plan annotated from plan by Morris Tait Architectural Design and accessed through the Aberdeenshire Planning website