

**EDINTORE MILL  
DRUMMUIR  
KEITH  
MORAY**



**Standing Building Survey**

Carried out 22<sup>nd</sup> May 2018

by

**Murray Archaeological Services Ltd**



**Report No: MAS 2018-11**

by

**H K Murray and J C Murray**

H K Murray BA, PhD, MCIfA, FSA Scot

J C Murray BA, MCIfA, FSA Scot, FMA

Hill of Belnagoak, Methlick, Ellon, Aberdeenshire AB41 7JN

Telephone: (01651) 806394 e-mail: cmurray@btinternet.com

**EDINTORE MILL  
DRUMMUIR  
KEITH  
HUNTLY**

**- Standing Building Survey -**

1. Background

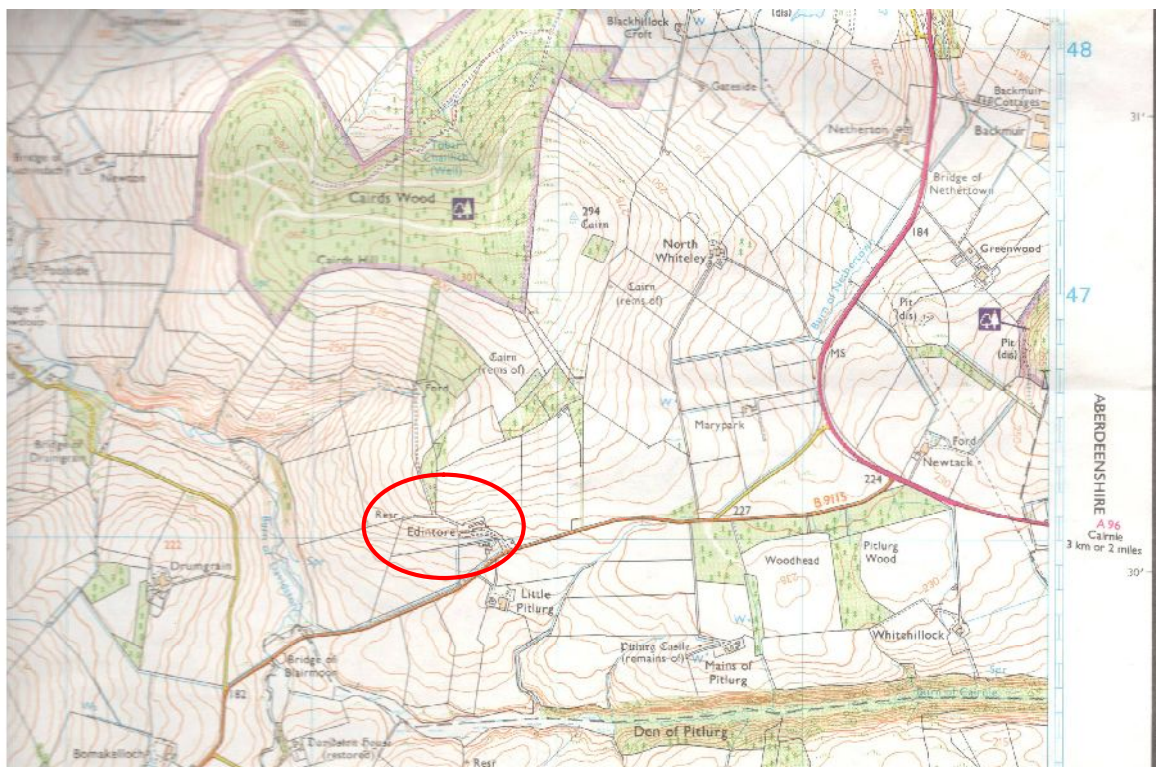
- 1.1 A standing building survey was required for a small mill building prior to its demolition and replacement by a new cattle court.
- 1.2 The archaeological condition (Condition 1) was applied in the context of planning legislation (PAN 2/2011, SPP, HESPS), which states that it is necessary for developers to arrange for archaeological work to take place prior to development, in appropriate circumstances. Planning Application Numbers: 18/00345/APP
- 1.3 A Level 1 Standing Building Survey of the extant buildings and structures 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 John Wink Design on behalf of their client Mr Graeme Christie. The site element of the survey was completed on the 22<sup>nd</sup> May 2018.

2. Desk-top survey

- 2.1 A search was carried out in the Moray 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, now HES) through Canmore and Pastmap.

- 2.2 The 1<sup>st</sup> and 2<sup>nd</sup> edition Ordnance Survey maps were consulted. The Ordnance Survey Name Book was consulted on-line at <https://scotlandsplaces.gov.uk/digital-volumes/ordnance-survey-name-books>
- 2.3 The British Newspaper archive was searched for references to the property. [www.britishnewspaperarchive.co.uk](http://www.britishnewspaperarchive.co.uk)



**Illus 1** Detail of OS map. Ordnance Survey © Crown copyright (2007) All rights reserved. Licence number (100049810). Site indicated by red circle.

### 3 Methodology

- 3.1 The ground plan (Illus 6) and elevations (Illus 16) have been supplied courtesy of John Wink Design and annotated to show details which may help in understanding the development and history of the building.

3.2 The building recorded was photographed. The full set of photographs will be supplied for the archive and a table and an annotated plan in the present report (Illus 15) indicates the position of each.

#### 4. The Site

4.1 Edintore lies c. 4km S of Keith, on a private track off the B9115, to the W of the A96 road.

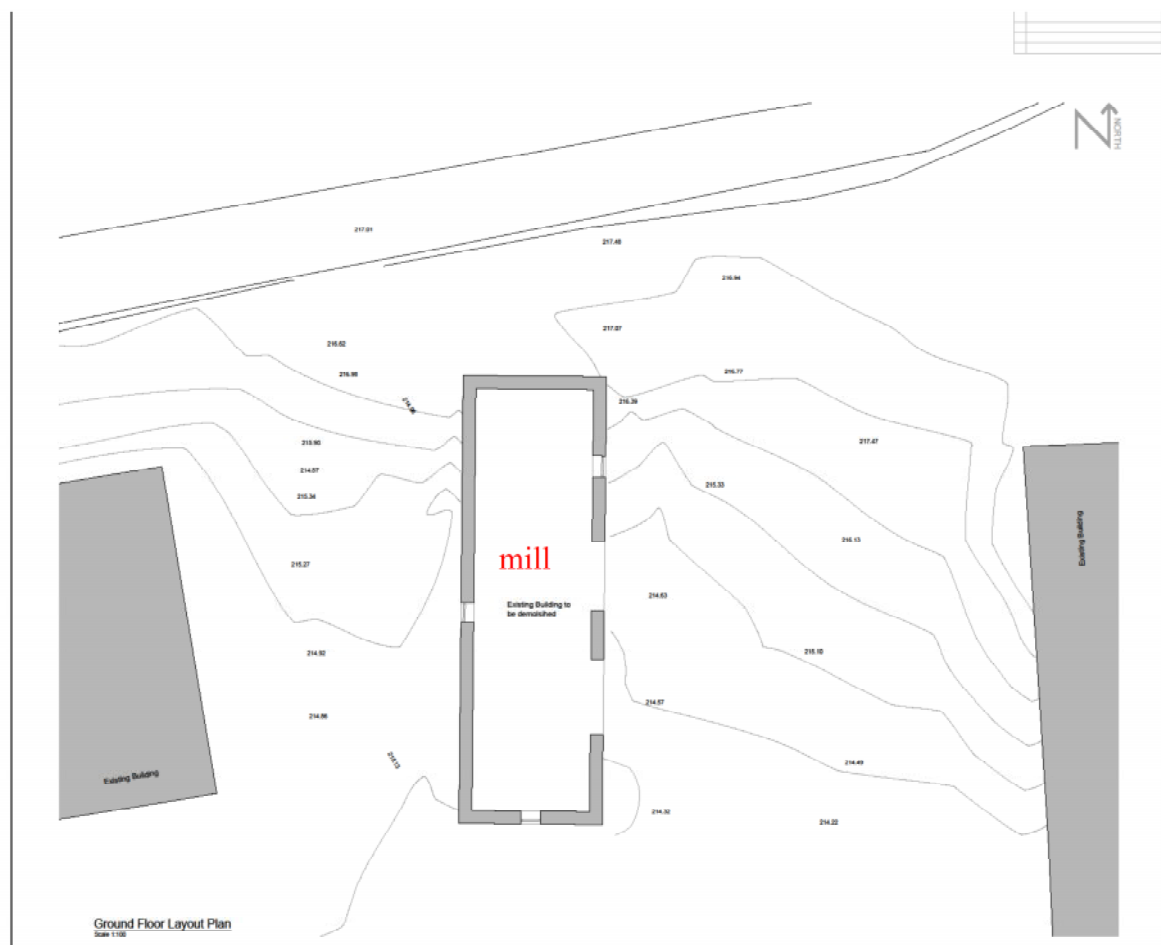
4.2 The mill is to the S of the original Home Farm buildings and of Edintore House itself.

Parish: Keith

NGR: NJ 427459

Moray SMR: NJ44NW0031

NMRS: NJ44NW28



Illus 2 Site plan with contours, courtesy of John Wink Design



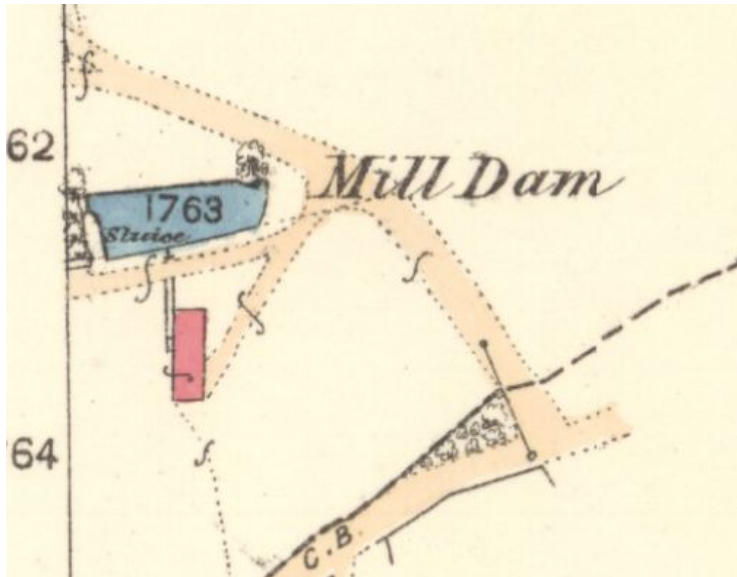
## 5 Documentary evidence

Edintore House is a Category B listed building (LB8703. Moray SMR NJ44NW0063) built 1828 with a porch added in c.1840. The Home Farm, of which the mill is part, is dated from the late 18<sup>th</sup>-early 19<sup>th</sup> century with later alterations and additions. It was the property of the Hay family (later taking the name Petrie-Hay). A cluster of buildings is shown in cultivated ground at *Edindaugh* on Roy's Military Map of 1747-55.

**1866-9** The Ordnance Survey Name Book, Banffshire (OS1/4/20/139:

[www.scotlandsplaces.gov.uk](http://www.scotlandsplaces.gov.uk) ) describes Edintore as, ' A good modern mansion, it is the seat of the only Resident-heritor in the parish (G P Hay Esq)'.

**1869** The 25"/mile OS map Banffshire xx.7 (published 1869) shows the mill as a small rectangular building to the S of Edintore House and farm. The Mill Dam is directly N of the building with the sluice running to the wheel at the W side of the mill.



Illus 3 The 25"/mile OS map Banffshire xx.7 1869 (published 1869) [www.nls.ac.uk](http://www.nls.ac.uk)

**1900** The 25"/mile. OS map Banffshire xx.10 (Cairnie, Keith) 1900 (published 1902) shows the mill unchanged.



Illus 4 The 25"/mile. OS map The 25"/mile OS map Banffshire xx.10 (Cairnie, Keith) 1900 (published 1902) [www.nls.ac.uk](http://www.nls.ac.uk)



Illus 5 S and E elevations

## 6 The Mill

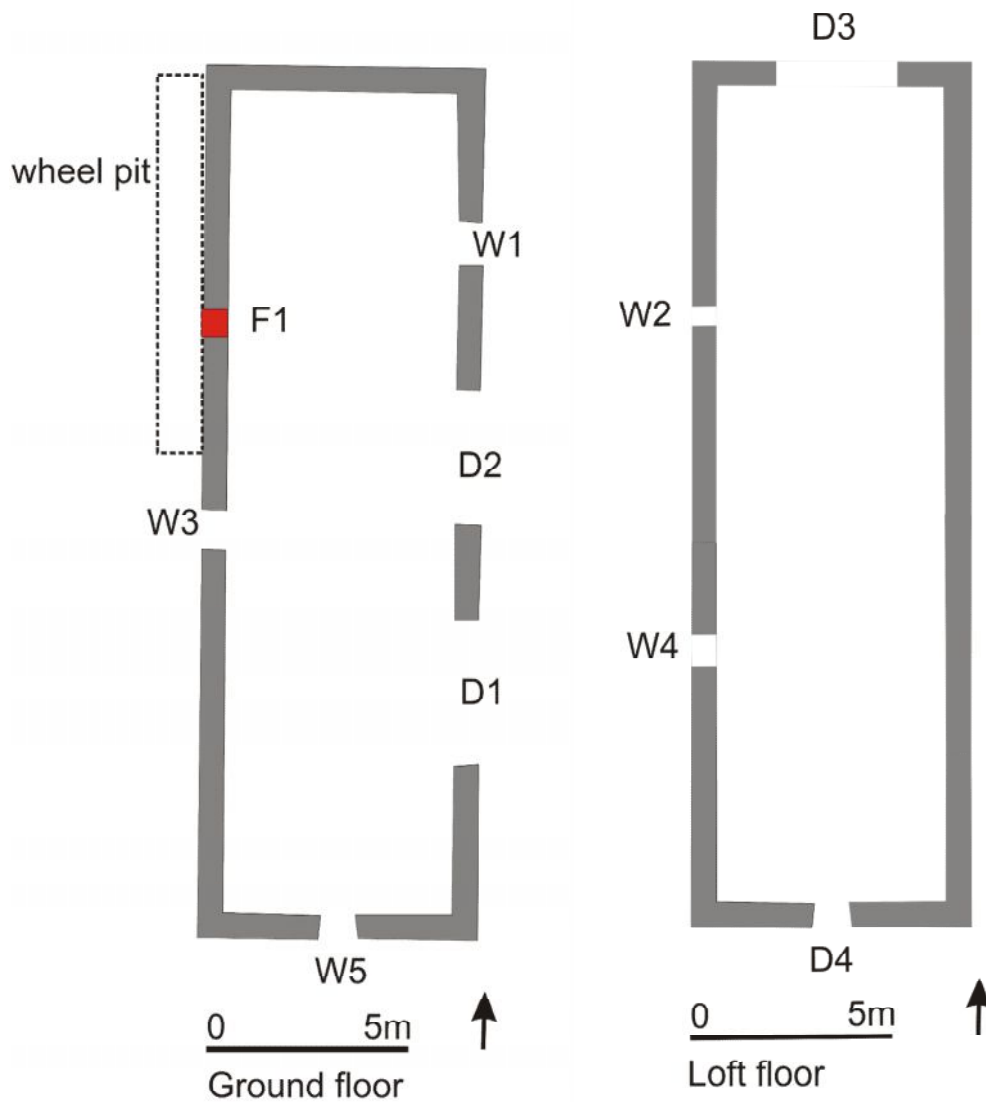
The ground is considerably higher to the N of the mill and the N end of the building is cut into the slope, allowing ground level access to the loft from the N end. The mill dam is no longer visible.

Plan Rectangular.

Dimensions 21.1 x 6.55m externally.

Present/recent use Derelict and some storage.

Former use Water-powered threshing mill



Illus 6 Ground and loft plans courtesy of John Wink Design and annotated by MAS Ltd.

Walls Rubble stone. The stone appears to be a schist, grey in colour and with strong horizontal lamination. A single granite slab was noticed as the sill of the now blocked opening for the horizontal axle of the water wheel (F1); this was presumably used for greater strength against the stresses created by the movement of the wheel.

At a number of places the walls have been raised or repaired with concrete blocks.



**Illus 7 S wall and window W5 showing detail of stonework**



Roof Corrugated asbestos with asbestos ridge. Corrugated plastic roof lights. A-frame couples with timber sarking.

Wheel pit The wheel pit was almost fully in-filled with rubble but it appeared to have been c. 6.7m in length alongside the N end of the W wall. The visible N end of the wheel pit was stone lined (Illus 9) but the other sides could not be observed.



**Illus 8** W elevation looking N. Dotted line indicates the approximate position of the water wheel, just visible in the differential weathering of the stone. The arrow indicates F1, the blocked axle hole.



**Illus 9** Detail of N end of wheel pit



## Doors and windows

### *E wall*

- D1** W: 3.71m H: 2.55m. Concrete lintel and sides.  
**D2** W: 3.56m H: 2.50m. Concrete lintel and S side, N side stone rybats.  
**W1** W: 0.90m H: 0.84m Stone lintel, sill and rybats. 3/3 panes.

### *N wall*

- D3** W: 2.45m H: 2.06m Concrete lintel. Sides stone to 1.23m above ground, concrete blocks above. Opens into loft from higher ground level at N. Double tin doors.

### *W wall*

- W2** W: 0.30m H:0.40m (estimated) Stone lintel and rybats. Concrete at sill. 1/1 panes. Looks out on wheel pit. Opens into loft.  
**W3** W: 0.92m H:0.94m Stone lintel, sill and rybats.3/3 panes.  
**W4** W: 1.01m H:1.00m. Stone lintel, sill and rybats. Wooden plank blocking. Opens into loft.  
**F1** W: 0.60m H: 0.70m Rectangular opening blocked with concrete blocks (Illus 10). Base sill appears to be granite. Wheel axle hole. Internally there was a metal clamp that would have held the axle. (Illus 11)



**Illus 10 Blocking F1 external view: wheel axle hole**





**Illus 11** Blocking F1 interior with part of axle clamp in position

*S wall*

**D4** W:0.80m H:1.97m. Lintel and upper parts of sides concrete. Lower sides stone.  
Opens into loft. Plank door.

**W5** W:0.89m H:1.00m. Stone lintel sill and rybats. 3/3 panes.



**Illus 12** S wall, detail of loft door D4



### Interior

At ground level the only feature visible inside the mill was the inside of blocking F1 (Illus 11, 13). The loft was timber floored and was in use for storage. (Illus 14).



**Illus 13 Interior at ground level looking N**



**Illus 14 Interior of loft looking S from door D3**



## 7 Discussion

This is a fairly good example of a water-driven threshing mill with loft above. Although little detail remained, the position of the wheel axle and the wheel pit were clear and confirmed the documentary evidence. The size is indicative of the size and status of the Home Farm of a fairly substantial mansion such as Edintore House. The history and date of the house would indicate an early to mid 19<sup>th</sup>-century date for the mill.

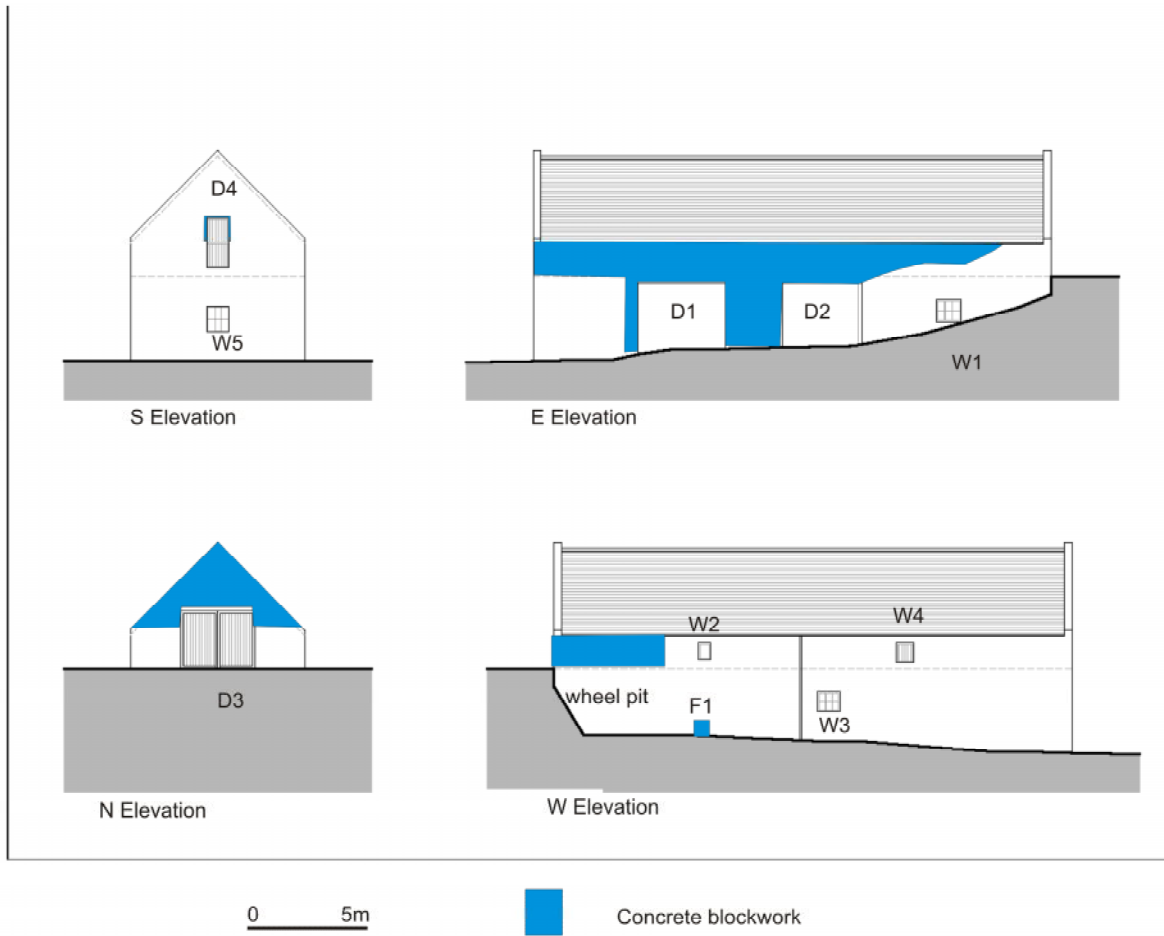
Later alterations, such as the large doors (D1, D2) in the E wall, reflect its adaptation as a store with tractor access.

## 8 Archive

A full set of photographs with the photo location plans (Illus 15) will be supplied to the Moray SMR and to the HES archive.

Photo number	Content
Edintore mill	
1-2	E elevation
3-5	S elevation
6	Window W6
7	W elevation looking N
8	W elevation detail of wheel pit
9	Interior of ground floor looking N
10-11	Interior of loft looking S
12	N elevation
13	Door D4
14	Window W4
15-16	Window W3
17-18	Window W2
19	F1 blocking of wheel axle hole
20-21	Window W2 above blocking F1 and wheel pit
22	Stonework at N end of wheel pit
23	Interior at ground level. Blocking F1 and axle clamp





Illus 16 Elevations courtesy of John Wink Design, annotated by MAS Ltd