



**THE ARCHAEOLOGY CO.**

Barn at Chapel Croft, Newton  
Historic Building Survey

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March 2021

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## **NON-TECHNICAL SUMMARY**

An archaeological building survey was required prior to the conversion of the barn at Chapel Croft farm, Newton. The work was carried out by Steven Price of The Archaeology Co.

The farm dates from at least the 16<sup>th</sup> century, with the barn dating from 1671. It was altered in 1871, converting it into a Lancashire barn, with the widening of the western end to form a shippon.

## 1. INTRODUCTION

- 1.1 Steven Price of The Archaeology Co. has been commissioned to perform a level 2/3 historic building survey of the barn at Chapel Croft Farm, Newton in Bowland, for the “replacement dwelling and conversion of barn to two dwellings”. Condition 9 of planning permission application 3/2020/0732 states:

*No development shall take place until the applicant, or their agent or successors in title, has secured the implementation of a programme of archaeological work. This must be carried out in accordance with a written scheme of investigation, which shall first have been submitted to and agreed in writing by the Local Planning Authority.*

*Reason: To ensure and safeguard the recording and inspection of matters of archaeological/historical importance associated with the site. The work should be carried out by an appropriately qualified and experienced professional archaeological contractor to the standards and guidance set out by the Chartered Institute for Archaeologists ([www.archaeologists.net](http://www.archaeologists.net)).*

- 1.2 This procedure followed the advice of Section 12 of the National Planning Policy Framework. This came into effect in March 2012 and requires that “Local planning authorities should make information about the significance of the historic environment gathered as part of plan-making or development management publicly accessible. They should also require developers to record and advance understanding of the significance of any heritage assets to be lost (wholly or in part) in a manner proportionate to their importance and the impact, and to make this evidence (and any archive generated) publicly accessible” (NPPF 2019, 141).
- 1.3 Victoria Oyston has commissioned Mr. Steven Price BA (Hons), MA, MPhil, PCIfA of The Archaeology Co. to carry out the historic building recording. Steven Price is a Practitioner of the Chartered Institute for Archaeologists with over 15 years’ experience of surveying and recording buildings of many types. He has carried out numerous standard Level 2 and 3 surveys for this type of property.

## 2. SITE LOCATION

- 2.1 The site is located on the east side of the B6478, approximately 1km to the south west of Newton in Bowland, within the Ribble Valley, Lancashire. The postal address is Chapel Croft, Slaidburn Road, Newton in Bowland, Lancashire BB7 3DL and the NGR is SD 70360 49577.

### 3. AIMS AND OBJECTIVES

- 3.1 Buildings are an important part of the historic environment as they provide information on historical technology, social structure and lifestyles. The alteration of such buildings may remove evidence of their past uses and occupation and make it more difficult for future historians to understand and interpret them. The aim of the survey was to preserve 'by record' the information that may be lost as a result of demolition or alteration. This was achieved by recording and analysing the plan form, function, age and development of the building and by the provision of a written, drawn and photographic archive for future reference.
- 3.2 The purpose of an Historic Building Recording, according to the ClfA (2014) is to "examine a specified building, structure or complex, and its setting, in order to inform a) the formulation of a strategy for the conservation, alteration, demolition, repair or management of a building, or structure, or complex and its setting or b) to seek a better understanding, compile a lasting record, analyse the findings/record, and then disseminate the results".
- 3.3 The objective for this project was to seek a better understanding, compile a lasting record, analyse the findings/record, and then disseminate the results.

#### 4. METHODOLOGY

- 4.1 An appropriate record has been made of the building to Historic England level 2/3 standards. Floor plans and a representative section are required. The floor plans have been modified from those supplied by the architect after being checked on site. The section was drawn on site. The drawn record shows all features of interest that have been recorded photographically, as well as showing other features of historical significance that may not be directly affected by the proposal but which are necessary to put those features in context.
- 4.2 Construction techniques and sequences were appropriately illustrated or described, if visible.
- 4.3 The archaeologist on site identified and noted:
- Truss positions and form;
  - Any significant changes in construction material – this is intended to include significant changes in stone/brick type and size, coursing, etc.
  - All blocked, altered or introduced openings;
  - Evidence for phasing, and for historical additions or alterations to the building.
- 4.4 Drawing conventions conform to Historic England guidelines as laid out in *Understanding Historic Buildings – A guide to good recording practice*, Historic England 2016.
- 4.5 Photographs were taken with an Olympus E600 Digital SLR camera (12 Megapixels) in RAW format. All detailed photographs and general shots contain a 2-metre ranging-rod, discretely positioned, sufficient to independently establish the scale of all elements of the building and its structure, where it was safe to do so.
- 4.6 The photographic coverage includes:
- General photographs of the interior and exterior of the building/complex, along with photographs of the site/setting of the building.

- The overall appearance of principal rooms and circulation areas.
  - Detailed coverage of the building's external appearance. In the case of a building designed by an architect, or intended to be seen from a certain point of view, it is important to have regard to the builder's intentions and to record the effect of the design or of the building's placing.
  - Any external detail, structural or decorative, which is relevant to the building's design, development and use and which does not show adequately on general photographs.
  - The building's relationship to its setting, and to significant viewpoints.
  - Internal detail, structural and decorative which is relevant to the building's design, development and use and which does not show adequately on general photographs. Elements for which multiple examples exist (e.g. each type of roof truss, column or window frame) have been recorded by means of a single representative illustration.
- 4.7 A plan showing the location from which the photographs have been taken has been produced.
- 4.8 A photographic register listing all photographs taken has been produced. For ease of use each set of photographs have been numbered sequentially 1, 2, 3, etc.
- 4.9 The site was visited on the 1st March 2021. Detailed notes were made of the structural details of the buildings and photographs taken. Measurements were taken with hand held and electronic 'tapes' which enabled the floor plans to be produced.
- 4.10 The project was carried out in accordance with the recommendations of *The Management of Archaeological Projects* 2<sup>nd</sup> ed. 1991 and the Chartered Institute for Archaeologists' *Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings and Structures* 2014.



## 5. HISTORICAL BACKGROUND

- 5.1 Bowland was absorbed into the kingdom of Northumbria in the seventh century. After the collapse of Northumbria in the late ninth century, the westernmost areas of Bowland became part of Amounderness, a territory forged by the Scandinavian hold Agmundr. In the early tenth century, Amounderness was annexed by Aethelstan as a spoil of war. It was granted to Wulfstan I, Archbishop of York, in 934. Amounderness encompassed a significant portion of western and south-western Bowland (Spencer & Jolly 2010).
- 5.2 The name Bowland derives from the Old English *boga-*, or Old Norse *bogi-*, meaning “bow or bend in a river” and Ekwall (1922) suggests it comes from the tenth century to describe the topography of the Hodder basin (Spencer & Jolly 2010). Newton-in-Bowland (formerly known as Newton-on-Hodder) was first recorded in the Domesday Book as ‘*Neutone*’.
- 5.3 By the late thirteenth century, the Lord of Bowland had made Slaidburn his demesne. After 1399, the Lordship of Bowland became the property of the Sovereign, part of the Duchy of Lancaster, and as such, the Lords of Bowland became known as Lord Kings of Bowland. By the late fourteenth century, the Forest of Bowland had become a Royal Forest (Spencer & Jolly 2010).
- 5.4 The extent of the early forest is detailed in Perambulations of the fifteenth and seventeenth centuries. These record several now vanished place names, but also show that Newton was one of several places that marked the outer edge of the original forest (Spencer & Jolly 2010).
- 5.5 A deed from the 28<sup>th</sup> March 1528 records the grant of a house called Chapel Croft in Newton in Bowland as well as land in Newton in Bowland. Elizabeth Hoghton granted it to Christopher Lister, Stephen Tempest, Thomas Lister and Lawrence Lister (“Deeds and Papers relating to Thornton and Area”. In “Lister Kaye Collection” Yorkshire Archaeological and Historical Society Ref: MD234/66). The Lister family were relatives of the Parkers, a notable family in the area who received the manor in the 18<sup>th</sup> century. Chapel Croft thus appears to have been

present from at least the 16<sup>th</sup> century. The present house and barn were built in the 17<sup>th</sup> century, the barn having a datestone reading "IPCP 1671" and the house datestone reading "IPOIP 1669". The field boundaries around the property are irregular which also suggests that the fields were in use prior to the enclosure act of 1773. These irregular fields lie to the east of the farm, running up to Meanly. Those to the north, south and west are more regular and rectangular, suggesting they were not used until after the act had passed (Adkins *et.al.* 2008; Baker & Butlin 1973).

- 5.6 From the middle of the 19<sup>th</sup> century the farm has changed occupants a number of times. By 1841, the farm was in the occupation of William Middlebrough, a 50-year-old farmer, and his family. Matthew Isherwood was the occupant in 1851, recorded as a mason and farmer of 15 acres. He lived with his wife Mary and two children. The 1850 OS map shows the site at this time. The barn appears as a rectangular building on the same alignment as the present building. On the southern side is a projection, presumably the threshing barn door. However, the western side is not shown to be as wide as it is at present, apparently being a uniform width throughout. At the western end of the north elevation is a small extension.
- 5.7 Matthew Isherwood was still the occupant of the farm in the 1861 census, and had an increased amount of land, with 23 acres. By 1871, it would appear that Matthew had died and the farm was then in the hands of his wife Mary and their son, John. Chapel Croft is not recorded by name in the 1881 census, although John Isherwood is recorded at "Meanley" (a farm c. 800m to the east) as a farmer of 22 acres. Chapel Croft is likewise not recorded in the 1891 census returns. The 1894 OS map shows the barn much as it appears today, with the western side wider than the eastern and the extension to the north no longer present. By 1901 the farm was occupied by Thomas Rushton and his family, who were still in occupation of the farm in 1911. The 1908 map shows no change to the site.

## 6. PHYSICAL DESCRIPTION

### General Description

- 6.1 The building is a stone built 2 story threshing barn aligned roughly east – west, with the western side wider than the eastern. The building is 4 bays wide, with the western side comprising a single large bay. It is constructed in rough sandstone rubble, occasionally brought to course. The roof is double pitched with slate tiles.

### Exterior

- 6.2 South elevation (Plates 2 - 7). This forms the main frontage of the barn. As noted above, the western end comprises a single bay. At the west end is a doorway, blocked, with window inserted. The jambs of the former doorway are still present, as vertical sandstone blocks. Above is the datestone reading "IPCP 1671". To the east is a landscape window with simple sandstone surround at ground floor level, matching that of the blocked door. Here, however, the tool marks are more pronounced. At the western end of the bay is a portrait window, with the same sandstone surround. This is also at ground floor level but set higher in the face. The second bay contains the large barn door which rises to the eaves. The jambs are formed of quoins and the machine cut timber lintel is just below the level of the eaves. To the east the third bay contains a large inserted window at first floor level with modern sandstone surround. The fourth bay at the east end of the building contains an inserted doorway, with a matching modern sandstone surround.
- 6.3 East elevation (Plates 8 & 9). This forms the gable end of the building. The majority of the face is butted by a large modern concrete block extension, which has partially collapsed. The ground floor appears to be featureless and at first floor level, to the south side, are a pair of inserted windows with modern sandstone surrounds. The eaves of the gable are finished with a stone cyma reversa kneeler and stone copings to the verges. At the ridge is a ball finial of a paler sandstone, suggesting a later addition. Quoins line each corner.

- 6.4 North elevation (Plates 10 - 16). This elevation forms the rear of the building. To the east, the first bay contains a pair of inserted windows at ground floor level, with a further window above at first floor level. The second bay is featureless, although the stonework to the lower c. 1.5m is of a darker brown/grey appearance, possibly suggesting rebuilding above. The third bay contains the former winnowing door with a simple sandstone surround, although blocked and with a window inserted. Above is a pitching eye with matching surround. To the west is the final bay. This contains a pair of inserted windows at first floor level and an original window at ground floor level. The latter has a sandstone surround with tooling marks, matching those to the south elevation. To the west of the window a modern lean-to has been built. The roof has collapsed and walls are rendered.
- 6.5 West elevation (Plates 17 - 21). This forms the other gable end of the building. The face is rendered, although where a patch has regraded, the stonework is visible beneath. At the northern side is window with modern timber lintel, possibly replacing a blocked doorway. To the south is a square frameless window with a doorway to the east, in approximately the centre of the face. To the south is a further inserted window. As with the east gable, the eaves are finished with a stone cyma reversa kneeler and stone copings to the verges. At the ridge is a ball finial of a paler sandstone, suggesting a later addition. Quoins line each corner. To the northern end is the face of the modern lean-to. This is likewise rendered and contains a modern door within a wider opening, with window to the north.

### **Interior**

- 6.6 The interior can be divided into three separate areas: A southern room, a central area and a northern room. These areas are separated through inserted walls, rendered, running north from the walls of the barn door. The whole floor of the barn is concrete, with a drain channel running down the centre and the floor sloped from east to west. The first floor has been removed throughout.

- 6.7 At the southern end (plates 22 - 26) a pair of machine cut timber beams span the space north – south, each supported on a central cast iron stanchion. To the south and north side a pair of concrete boskins have been inserted and a further drainage channel lies to the south of the main channel. The walls of the area are whitewashed, and where a doorway may have been expected at the southern end of the west wall, the whitewash hides any evidence of this. In the south wall the three windows show sandstone surrounds, similar to their external surrounds, although painted over. In the north wall the inserted first floor windows show concrete lintels, whereas the ground floor window shows the original hand cut timber lintel. To the north an opening between the inserted walls has a rsj lintel over and to the southern side a further doorway leads to the barn door. Due to the changing floor level, the doorway is set higher in the face with a makeshift set of concrete steps leading up to it. As the first floor has been removed the space is open to the roof above. No truss spans this area, creating the single bay. The purlins are all machine cut timber.
- 6.8 The former threshing floor (plates 27 - 31), as noted, has been removed with the insertion of a concrete floor and drain channel. In the north wall the former winnowing doorway retains its hand cut timber lintel, as does the pitching eye above it. The first floor beams have been removed in this area, with the joist holes visible in the north wall. To the northern area (plates 32 – 36) a concrete boskin has been inserted to the north side, with a pair of them to the south side. The inserted doors and windows in this area all show concrete lintels. Spanning the whole of this area are three machine cut timber A frame trusses. Two run north from the barn door walls with a further one to the northern end of the barn (plates 37 & 38).

## 7. ANALYSIS AND PHASING

- 7.1 Chapel Croft farm has been present since at least 1528, although the standing buildings on the site are later. The datestone on the barn gives a date of 1671. The barn has been altered since this time, as shown by the OS maps. The western side has been enlarged to the south, to create a wider western bay. Thus, the 1671 datestone has likely been moved. The north elevation shows an area of darker stone, which may suggest that the north wall has also been rebuilt at first floor level. However, the rebuilt stone above matches that to the other elevations, and thus may suggest that the darker brown/grey stone is the remains of an earlier building. The winnowing door and the pitching eye above retain their hand cut timber lintels, suggesting they are original parts of the 1671 construction.
- 7.2 The barn was likely widened in 1871, as suggested by the datestone on the west gable, with the conversion of the threshing barn into a Lancashire barn. It was likely of 5 bays rather than the current four, with an additional truss to the west side. Changes in the role of the barn led to a tendency to merge other building uses with the barn, rather than having it as an isolated building on the farmstead. Brunskill (1981) describes the Lancashire barn as consisting of a conventional hand flail threshing barn, usually of 5 bays, with a cow-house and loft to one side of the threshing floor, replacing two storage bays. The cow-house was usually wider than the barn and it was entered through the gable in which the three doors show a central feeding passage and flanking manure passages. This is the situation at Chapel Croft, although the three-door gable to the western side has been masked by the external render and internal render and whitewash. Such barns were common from 1750 to 1850, making this a late example.
- 7.3 The roof structure shows no sign of this alteration to the western side, suggesting that the whole roof was also rebuilt at this time. The machine cut timber purlins and trusses may also support this date. The concrete floor and the insertion of the concrete boskins was likely done in the mid-20<sup>th</sup> century, along with the northern and eastern extensions.



## 8. CONCLUSIONS

- 8.1 Chapel Croft farm dates from at least the 16<sup>th</sup> century, although the present buildings are later, with the barn erected in 1671. In 1871 the western end was widened to form a shippon, turning it into a combination barn, in the Lancashire style. Due to the widening of the barn, the whole barn was re-roofed, with new trusses and purlins put in place. In the mid-20<sup>th</sup> century the whole barn was converted to a shippon, with a concrete floor and concrete boskins inserted.

## 9. ARCHIVE

- 9.1 The results of the survey will form the basis of a full archive to professional standards, in accordance with current Historic England guidelines (“The Management of Archaeological Projects”, 2nd edition, 1991), the “Guidelines for the Preparation of Excavation Archives for Long Term Storage” (UKIC 1990), and current ClfA “standards and guidance for the creation, compilation, transportation and deposition of archaeological archive” (published October 2009). The project archive represents the collation and indexing of all the data and material gathered during the course of the project. The deposition of a properly ordered and indexed project archive in an appropriate repository is considered an essential and integral element of all archaeological projects by the ClfA in that organisation’s code of conduct.
- 9.2 The written archive will be placed with Lancashire Archive (with reference DDX 3172) within a reasonable time of completion of the project. This shall comprise a bound copy of the report. The photographic archive shall be uploaded to ADS through the OASIS database, along with pdf copy of the report. The photographs shall be saved as TIFF files. A copy of the final report will also be deposited with the Lancashire Historic Environment Record as a PDF/a.





## **10. COPYRIGHT**

- 10.1 Full copyright of this commissioned report and other project documents shall be retained by the author of the report under the Copyright, Designs and Patents Act 1988.

## BIBLIOGRAPHY

### Abbreviations

ADS	Archaeological Data Service
CIfA	Chartered Institute for archaeologists
NPPF	National Planning Policy Framework
OS	Ordnance Survey

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## Maps

1850 OS map Yorkshire sheet CLXV

1894 OS map Yorkshire sheet CLXV.9

1908 OS map Yorkshire sheet CLXV.9

## Appendix 1: Figures

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Figure 4: 1894 OS map Yorkshire sheet CLXV.9

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Figure 6: Ground floor plan

Figure 7: First floor plan

Figure 8: Section

Figure 9: Ground floor photo location plan

Figure 10: First floor photo location plan

Figure 11: Photograph Register

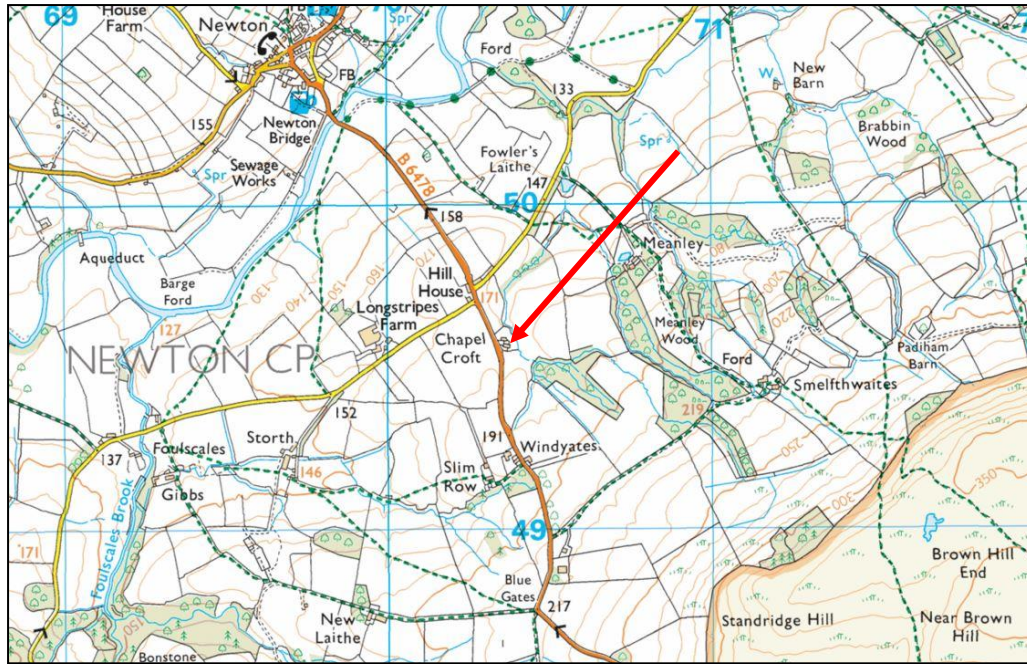


Figure 1: Site location plan (OS Licence Number: 100057911)



Figure 2: Site plan (courtesy of client)



Figure 3: 1850 OS map Yorkshire sheet CLXV (courtesy of Lancashire Archives)

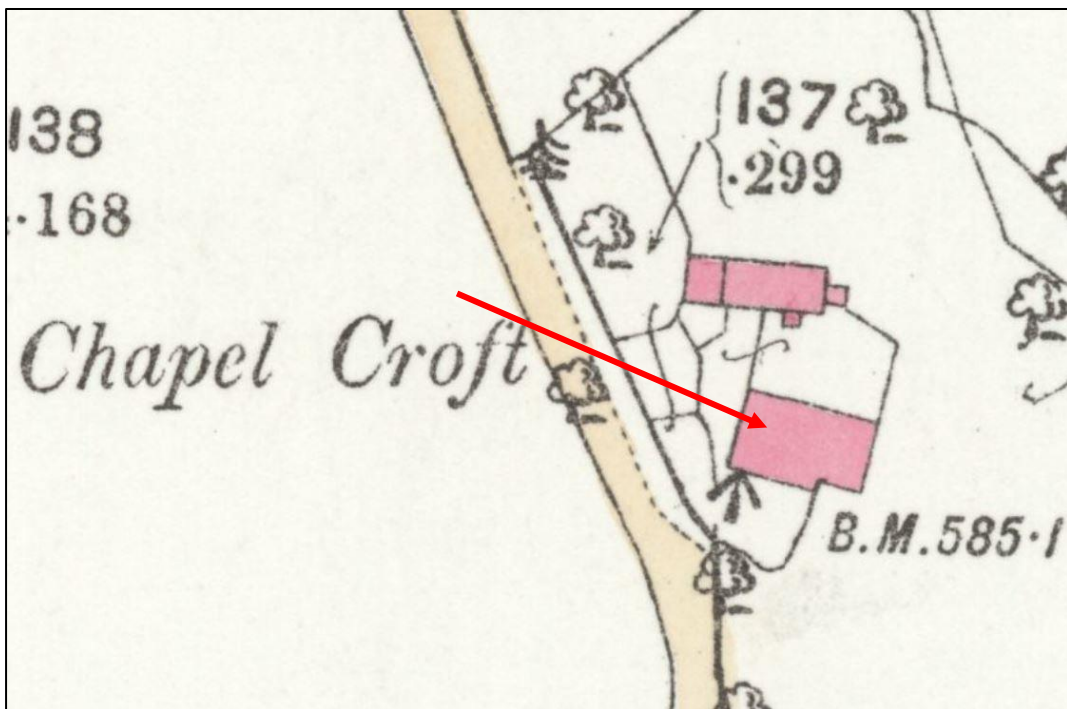


Figure 4: 1894 OS map Yorkshire sheet CLXV.9 (courtesy of Lancashire Archives)

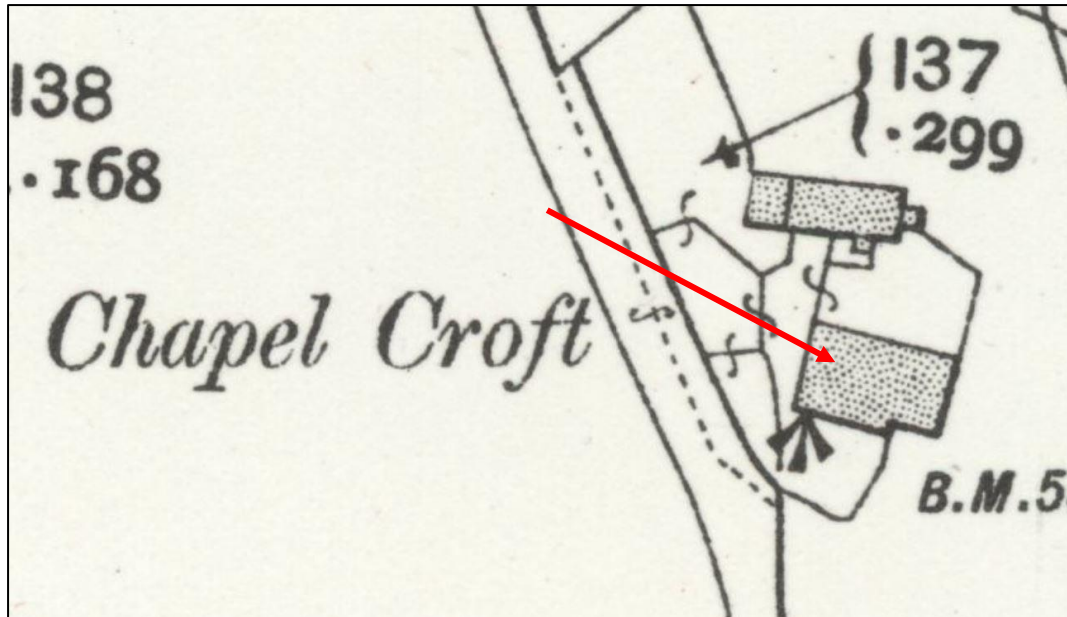
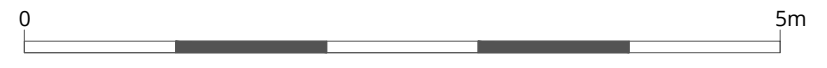


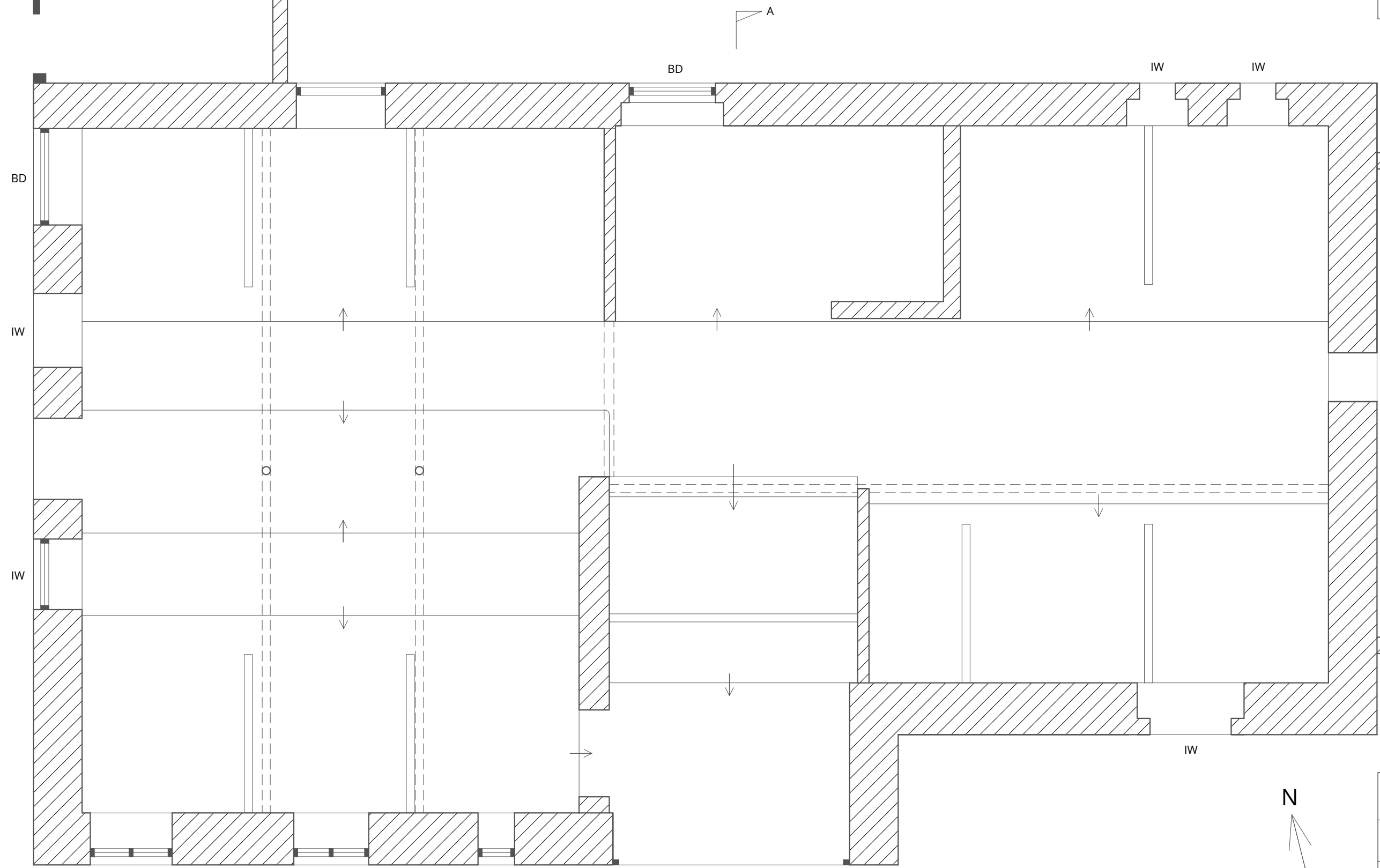
Figure 5: 1908 OS map Yorkshire sheet CLXV.9 (courtesy of Lancashire Archives)





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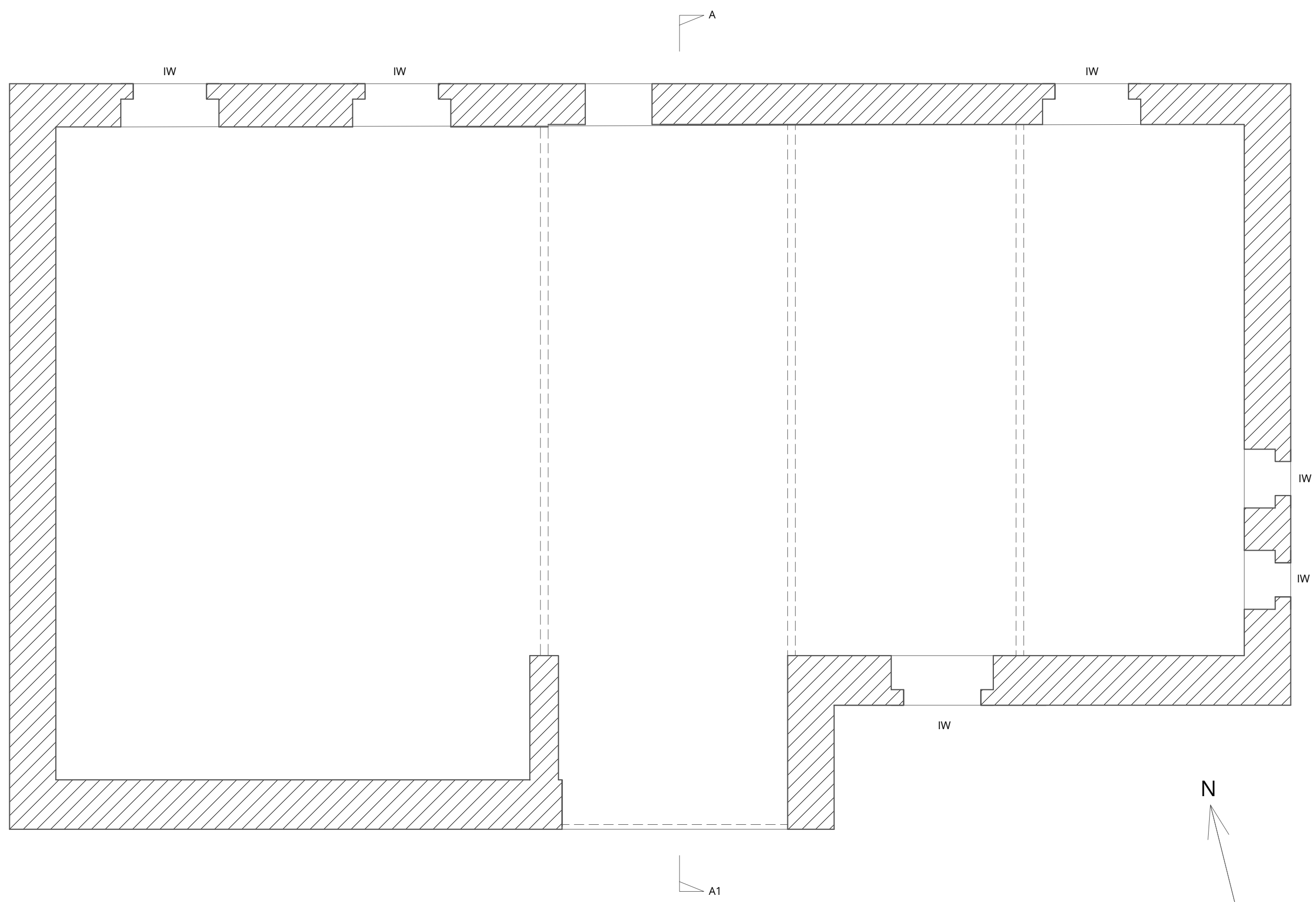
steven@thearchaeologyco.uk  
07803202689



Chapel Croft Barn, Newton
Figure 6: Ground floor plan
Scale: 1:50
Date: March 2021
Key
IW - Inserted Window BD - Blocked Doorway



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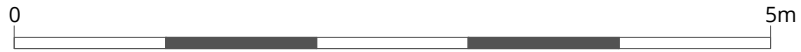
Chapel Croft Barn,  
Newton

Figure 7: First floor  
plan

Scale: 1:50

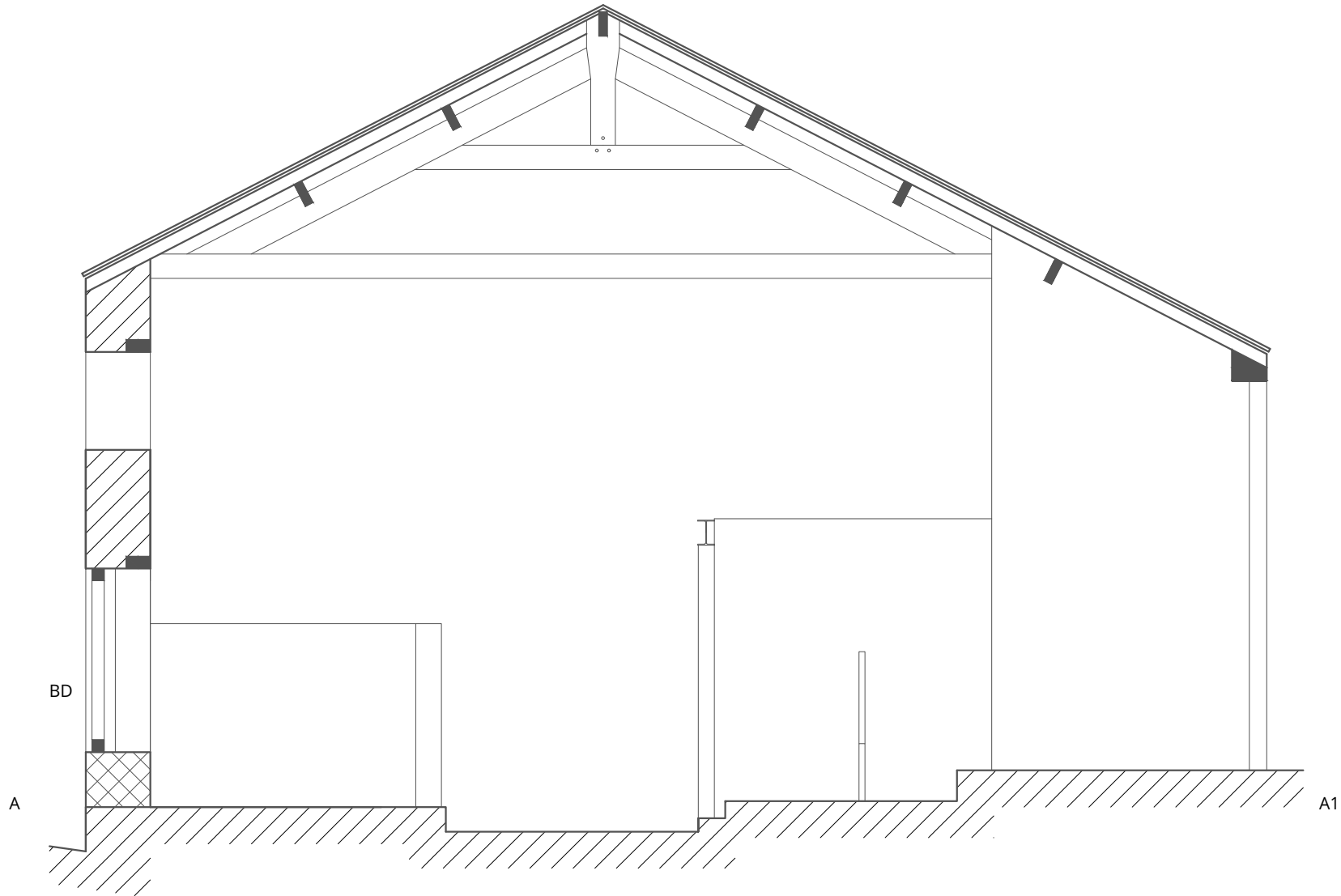
Date: March 2021

Key  
IW - Inserted Window



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Chapel Croft Barn,  
Newton

Figure 8: Section

Scale: 1:50

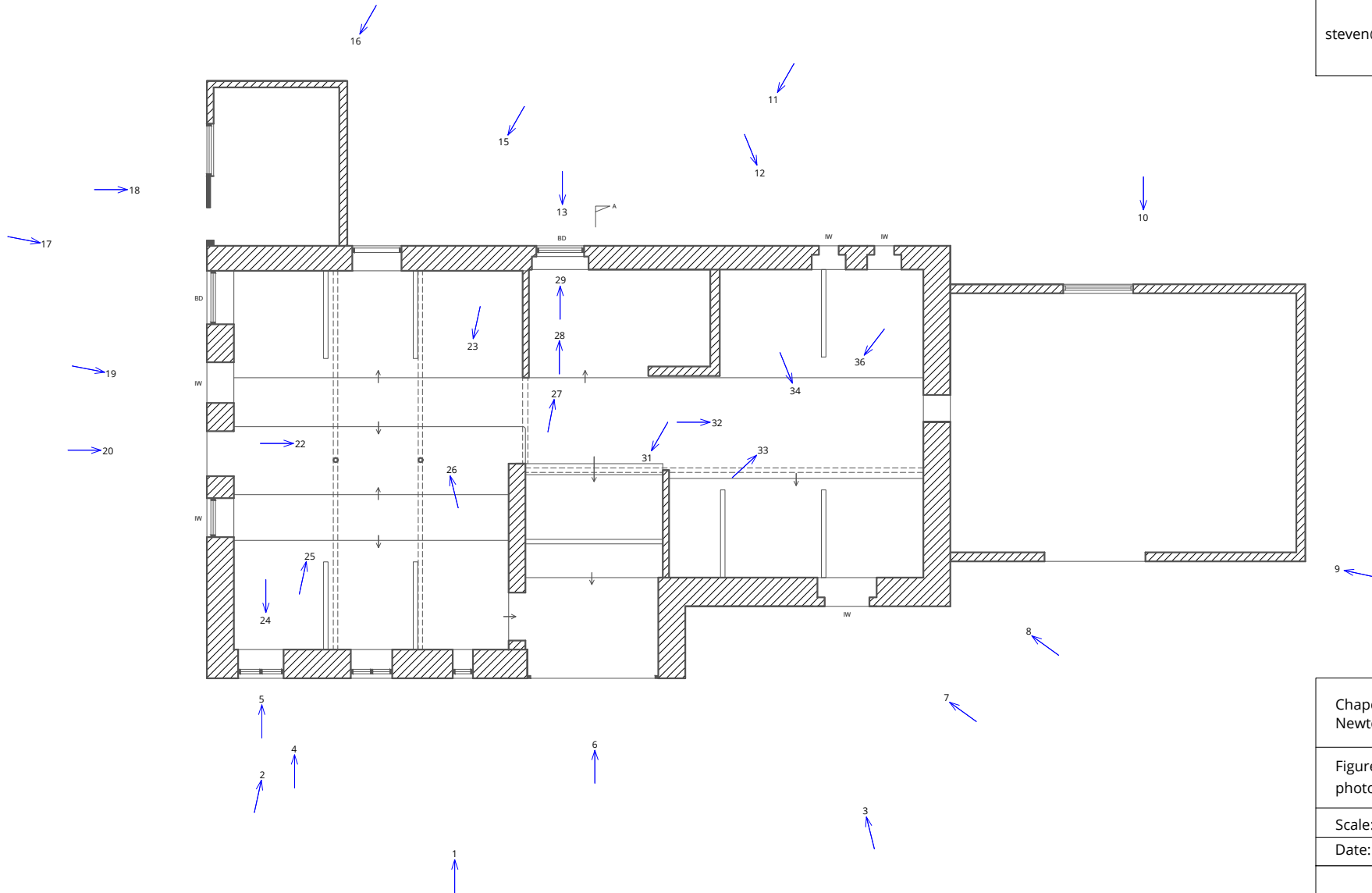
Date: March 2021

Key  
BD - Blocked Doorway



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Chapel Croft Barn,  
Newton

Figure 9: Ground floor  
photo location plan

Scale: Not to scale

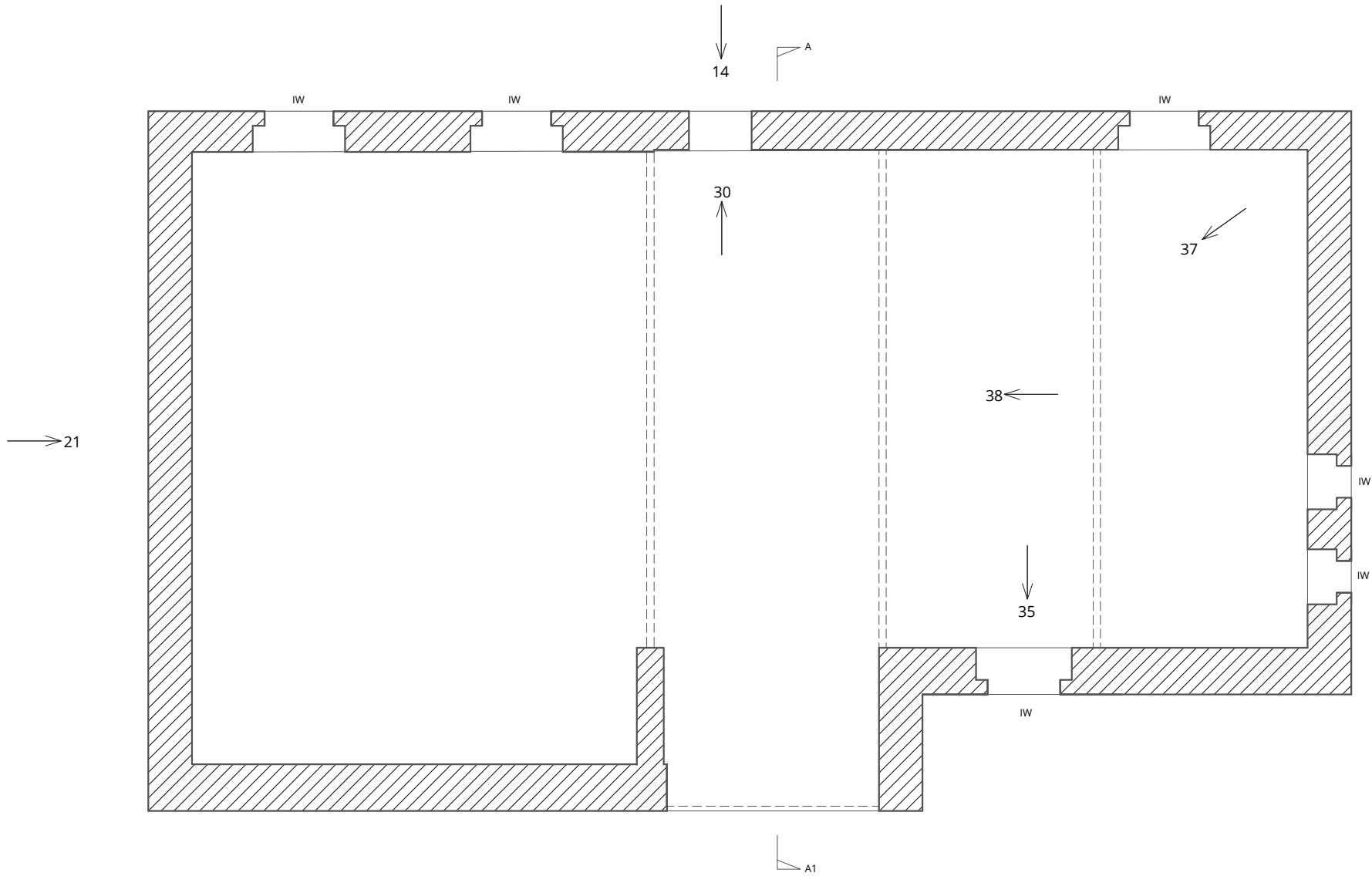
Date: March 2021

Key  
1 - Plate number



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Chapel Croft Barn,  
Newton

Figure 10: First floor  
photo location plan

Scale: Not to scale

Date: March 2021

Key

1 - Plate number

Figure 11: Photographic Register

Plate No.	Digital No.	Description	View to
1	P3019542.tif	General shot of barn showing its setting	N
2	P3019489.tif	South elevation	N
3	P3019492.tif	South elevation	N
4	P3019491.tif	West end of south elevation	N
5	P3019490.tif	Detail of datestone	N
6	P3019493.tif	Barn door	N
7	P3019494.tif	East end of south elevation	NW
8	P3019495.tif	East elevation	NW
9	P3019497.tif	East elevation	W
10	P3019499.tif	North elevation of eastern extension	S
11	P3019500.tif	North elevation	SW
12	P3019501.tif	East end of north elevation showing inserted windows	SE
13	P3019502.tif	Former threshing door	S
14	P3019503.tif	Pitching eye above former threshing door	S
15	P3019504.tif	West end of north elevation	SW
16	P3019505.tif	Modern extension	SW
17	P3019507.tif	West elevation	E
18	P3019508.tif	West elevation of modern extension	E
19	P3019509.tif	Ground floor openings in west elevation	E
20	P3019510.tif	Detail of doorway and windows	E
21	P3019511.tif	Detail of datestone	E
22	P3019512.tif	Interior from west end looking east	E
23	P3019513.tif	Inserted boskins to south of western end	SW
24	P3019535.tif	Detail of window with stone lintel in west end of south elevation	S
25	P3019514.tif	Inserted boskins to north side of western end	NE
26	P3019515.tif	As above showing timber original window	NW
27	P3019517.tif	Central area showing former threshing door and visible joist holes in north wall	N
28	P3019536.tif	Former threshing door	N
29	P3019537.tif	Detail of above showing hand cut timber lintel	N
30	P3019538.tif	Detail of pitching eye above	N
31	P3019532.tif	View showing barn door from interior	SW
32	P3019518.tif	Eastern end of interior	E
33	P3019519.tif	Inserted boskins and windows in north wall of eastern end	NE
34	P3019520.tif	Inserted boskins and door in south wall of eastern end	SE
35	P3019521.tif	Detail of inserted first floor window above	S
36	P3019523.tif	View towards the south west from northeast corner	SW
37	P3019524.tif	General shot of machine cut timber roof structure	SW
38	P3019540.tif	Truss detail	W

## Appendix 2: Plates



Plate 1: General shot of barn showing its setting



Plate 2: South elevation





Plate 3: South elevation



Plate 4: West end of south elevation



Plate 5: Detail of datestone



Plate 6: Barn door



Plate 7: East end of south elevation



Plate 8: East elevation



Plate 9: East elevation



Plate 10: North elevation of eastern extension



Plate 11: North elevation



Plate 12: East end of north elevation showing inserted windows



Plate 13: Former threshing door



Plate 14: Pitching eye above former threshing door



Plate 15: West end of north elevation



Plate 16: Modern extension



Plate 17: West elevation



Plate 18: West elevation of modern extension





Plate 19: Ground floor openings in west elevation



Plate 20: Detail of doorway and windows



Plate 21: Detail of datestone



Plate 22: Interior from west end looking east



Plate 23: Inserted boskins to south of western end



Plate 24: Detail of window with stone lintel in west end of south elevation



Plate 25: Inserted boskins to north side of western end



Plate 26: As above showing timber original window



Plate 27: Central area showing former threshing door and visible joist holes in north wall



Plate 28: Former threshing door



Plate 29: Detail of above showing hand cut timber lintel



Plate 30: Detail of pitching eye above



Plate 31: View showing barn door from interior



Plate 32: Eastern end of interior



Plate 33: Inserted boskins and windows in north wall of eastern end



Plate 34: Inserted boskins and door in south wall of eastern end





Plate 35: Detail of inserted first floor window above



Plate 36: View towards the south west from northeast corner



Plate 37: General shot of machine cut timber roof structure



Plate 38: Truss detail