

Fields House, Grindleton, Lancashire: Historic Buildings Photographic Record



December 2020

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*This report is formatted for printing on both sides of the paper
and may contain blank pages*

NB: some drawings are at A3 size

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SUMMARY

Fields House, or Fields Farmhouse (NGR: SD 76647 45505), was built in 1759 by Ralph Horner, according to its prominent date-stone. It is a grade II listed two-storey house with attic, and is double-depth in plan, interesting for its mix of classical and vernacular idioms, and its small entrance lobby in place of a full central stair-hall. There is a two storey trap-house and other minor outbuildings to one side, as well as a barn (now a separate property and omitted from the record). A photographic record was made for the owners, Mr & Mrs Gatty, to fulfil conditions of planning and listed building consent, before a programme of alterations.

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- Figure 9: Site plan with key to photographs
- Figure 10: Ground floor plan with key to photographs
- Figure 11: Upper floor plans with key to photographs

List of photographs in report (selection)

Many of the photographs taken during the recording are reproduced at the end of this report, but the project archive should be consulted for a full set of photographs (see Appendix 1).

Photo	Subject
1	General view of the site, from the south-east
2	General view of the site, from the south-east
3	House and trap-house, from the south
5	House and trap-house, from the south-east
6	House: front elevation
9	House: front porch
11	House: detail of date-stone
12	House: detail of front window
13	House: detail of quoins, kneeler and corbels at south-east corner
15	Rear of house and outbuildings, from the north-west
17	Rear of house, from the north-east
19	Rear of house, from the north-east
20	House interior: front lobby, with door to parlour
21	House interior: rear of door from lobby to parlour
22	House interior: parlour, looking south
26	House interior: door from parlour to rear stair hall, looking north-east
27	House interior: living room, looking south-west
31	House interior: kitchen, looking south-west
32	House interior: rear stair hall, looking south-west
34	House interior: rear of door to former pantry
36	House interior: 19th century extension, looking north-east
37	House interior: rear stair window
39	House interior: south-east bedroom
46	House interior: attic, north-west room
47	House interior: west roof truss, looking west
48	House interior: west roof truss, looking south-west
51	House interior: head of east roof truss
53	Trap-house, looking south-east
55	Trap-house, north side, looking south-east
57	Rear porch to house, and link to trap-house, from the north
61	Outbuildings at east end, looking south-east
63	Outbuildings at east end, looking north

FIELDS HOUSE, GRINDLETON, LANCASHIRE: HISTORIC BUILDINGS PHOTOGRAPHIC RECORD

1 Introduction

- 1.1 This report presents the results of the photographic recording of the grade II listed Fields House and its outbuildings, at Grindleton, Lancashire. It was commissioned by the owners Mr & Mrs Gatty, through their agent Sunderland Peacock Architects, to fulfil conditions of planning and listed building consent from Ribble Valley Borough Council (RVBC), for various works at the site. The survey was carried out in November and December 2020.
- 1.2 The house is dated to 1759, when it was built by Ralph Horner on a new site. Its footprint has remained largely unchanged, but the adjoining outbuildings to the east, which include a trap house and earth closet, were constructed over a number of later phases. The house retains its historic plan-form to a large degree, and a few original doors, but has otherwise been subject to modernisation, including the removal of the attic staircase and the abandonment of that floor as habitable area.
- 1.3 The recording work was confined to a photographic record, supplemented by a study of some historic maps and documents. This report will be submitted to the clients, the local planning authority and the Lancashire Historic Environment Record, as well as the Oasis Project, for publication on the internet¹. The project archive will be deposited with Lancashire Archives.

2 Location

- 2.1 Fields House stands in an isolated position at NGR: SD 76647 45505, 700m to the east of Grindleton village, and to the north-west of the River Ribble, just above the flood-plain (figures 1 & 2). The site is reached via its own lane off Sawley Road, and in addition to the house and its outbuildings, also contains a large barn to the west, though this is now in separate ownership and is not covered by this report.

3 Current use

- 3.1 The house is occupied as a family home, and the outbuildings are in domestic use by the owners.

¹ [Online Access to the Index of Archaeological Investigations](#)

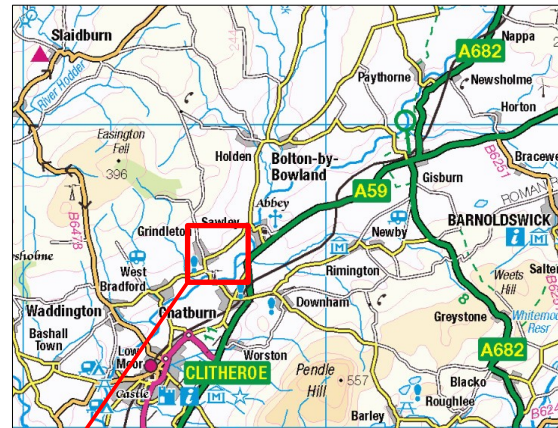


Figure 1: Location map (1:250,000)



Figure 2: Location map (1:10,000)

4 Planning context

- 4.1 Fields Farmhouse has been listed as a building of special architectural or historic interest, at grade II, since 1984². The accompanying description reads:
- "House, 1759. Squared watershot sandstone with slate roof. Double-pile plan with end stacks. Symmetrical composition of 2 storeys and 2 bays with chamfered quoins. Windows have architraves but no mullions remaining. The stone porch has a door with plain stone surround with a blank semi-circular*

²National Heritage List, entry number 1362299: "Fields Farmhouse"
<https://historicengland.org.uk/listing/the-list/list-entry/1362299>

head rising under an open pediment on Tuscan pilasters. Above is a plaque with moulded cornice, having the following inscribed on a raised and fielded panel with shouldered round head: 'Ralph Horner Martha George Horner 1759'. Shaped stone gutter brackets, and gable copings. At the rear is a stair window with plain stone surround and semi-circular head with keystone and impost blocks, and 4 2-light windows with plain stone surrounds and square mullions."

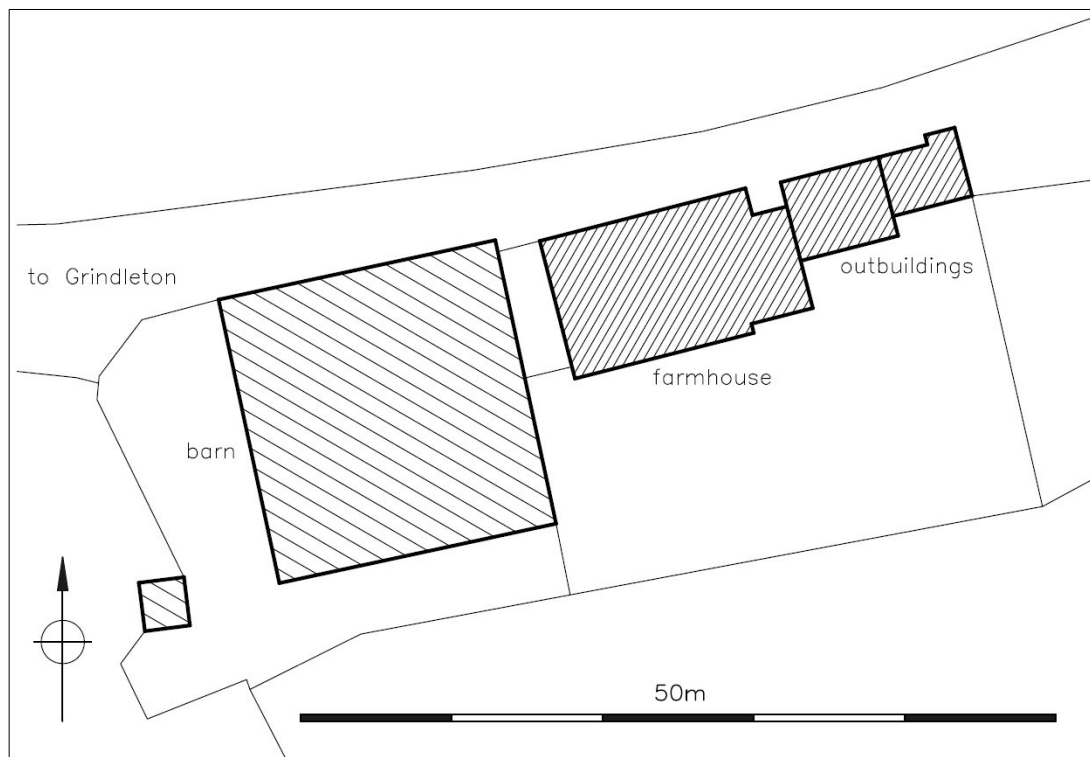


Figure 3: Site plan (1:500)

- 4.2 Planning permission and listed building consent were granted by RVBC on 9 May 2018, for the *“Proposed demolition of an existing lean-to shelter and erection of 1.5 storey extension to provide a garage/garden implements store with home office/WC over and a single-storey glazed link extension. Alterations to access and creation of additional private parking and turning areas including removal of existing ground solar panels. Internal alterations to create new kitchen with pantry/wine store. First and second floor alterations to create additional bedrooms and en-suite including insertion of two roof lights on existing rear roof pitch”*.
- 4.3 In their consultation response to the application, the local planning authority’s archaeological advisor, the Lancashire Archaeological Advisory Service, recommended that *“a photographic record be created of the building, prior to the proposed changes”*.

- 4.4 As a consequence, conditions no. 9 of the planning permission and no. 5 of the listed building consent require that:

“No development, demolition or site preparation works shall take place until the applicant, or their agent or successors in title, has secured the implementation of a programme of archaeological recording. 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. This should comprise the creation of a photographic record of the buildings as set out in ‘Understanding Historic Buildings’ (Historic England 2016). It should be undertaken by an appropriately experienced and qualified professional contractor to the standards and guidance set out by the Chartered Institute for Archaeologists (CIfA).”

- 4.5 The written scheme of investigation (see appendix 2) was approved through applications for discharge of conditions (3/2020/0759 & /0764), on 2 November and 23 October 2020, respectively. Submission of this report should enable full discharge.

5 Previous investigative work

- 5.1 The present author produced a Historic Building Assessment Report in 2016, to support the original applications.

6 Historical background

- 6.1 There can be little doubt that the date of 1759 given on the plaque on the front of Fields House is the date at which it was built, and it seems very likely that this was the first settlement on the site. Ralph Horner, whose name appears on the date-stone, was baptised in 1708 and married Martha Brogden, with whom he had five children, although only two of them (George, born c.1744 and Martha, born c.1754), survived to adulthood. Ralph was described as a yeoman and acquired a considerable amount of property in and around Grindleton during his life, including part of Swinglehurst's tenement in 1736, as well as holdings in West Bradford and Dovesike in 1751. In 1752 he lived at Stonehill, Grindleton, but it would appear that he established the new home for himself at the present site shortly afterwards.
- 6.2 Ralph's son George married Susan Atkinson, and went on to become a wealthy individual, known as a gentleman (socially superior to a yeoman, and suggesting he no longer had to undertake day-to-day farming duties himself), and in 1783 a

detailed survey was made of his extensive property, though it appears he went on to increase his estate until his death in the early 19th century³.

- 6.3 The 1783 survey⁴ is very useful in that the title page of the document is illustrated with an image of the buildings at Fields House at that time (figure 4 below), implying that this was George's home and the seat of his estate. It also includes a map of the estate, showing the Fields House buildings in outline. In the illustration, the house itself appears much as it does today, though the windows then still had their mullions. It was also at that time still detached from the two-storey trap-house, which was flanked only by a pair of lean-tos rather than the more extensive group which stands today. Also depicted is the modestly walled front garden and an orchard.

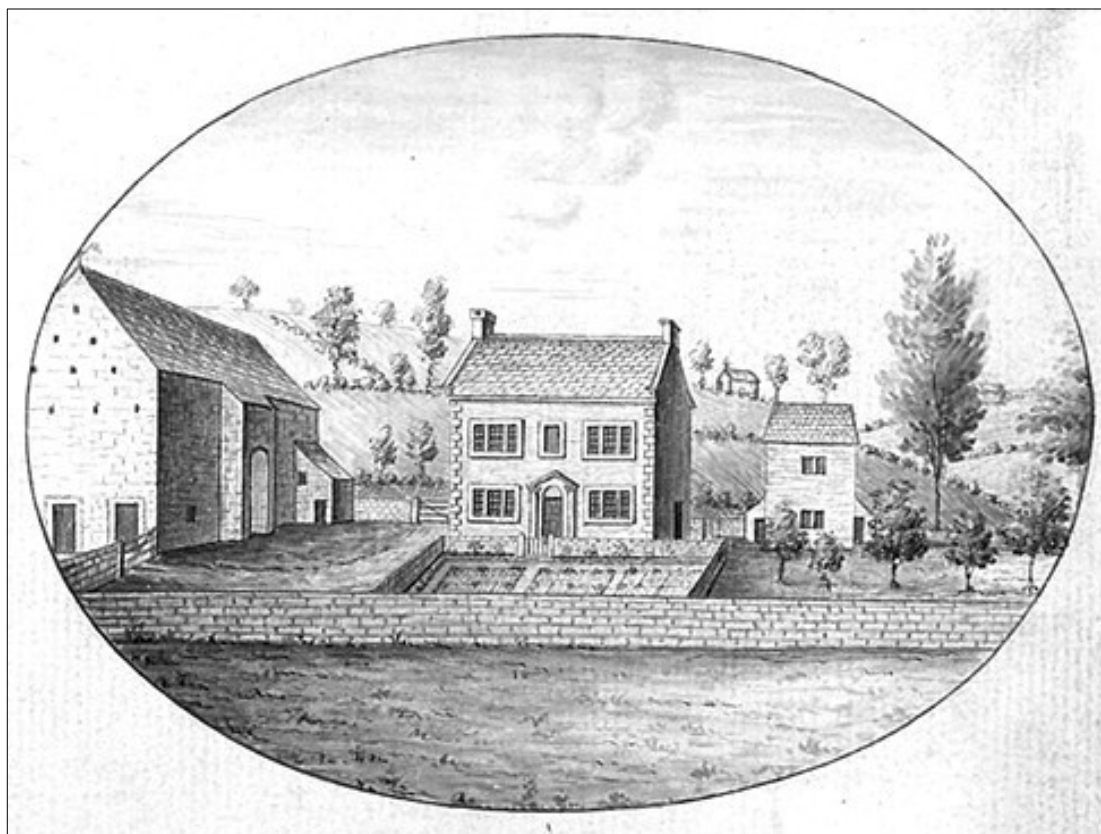


Figure 4: 1783 illustration of the house, with barn to west and outbuildings to east

- 6.4 The Ordnance Survey 1:10560 map of 1850⁵ (figure 5) shows that by the mid 19th century, house and outbuildings had been linked, though this is not acknowledged on the Grindleton tithe map of 1848⁶ (figure 6), perhaps because it was copied from an earlier map or was not concerned with such accuracy. The

³<http://www.bgwaters.co.uk/grindleton.htm>

⁴*A Survey of the Lands within Grindleton... belonging to George Horner. By M Oddie 1783* Yorkshire Archaeological Society Archives MD335/1/4/3/14, held at Leeds University Library, Special Collections

⁵Yorkshire, sheet 182, surveyed 1847

tithe schedule of c.1848 recorded that Fields House was owned by the trustees of the late Ralph Horner Brown (George's nephew), and occupied by Isaac Bleazard, who farmed about 56 acres, almost all of it pasture or meadow, which shows that the holding had slipped down the social scale, from the home of a gentleman to that of a tenant farmer.



Figure 5: OS 1:10560 map, 1850

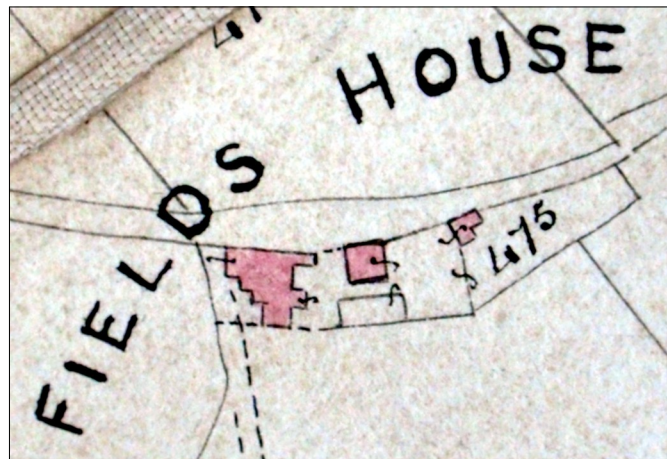


Figure 6: Grindleton tithe map, 1848

- 6.5 The depiction by the Ordnance Survey on their 1886 1:2500 map⁷ (figure 7) is very similar to that made in 1850, although it can be seen that the footprint of house and outbuildings closely resembles the present one. A very slight change at the north-east corner of the house appears on the 1907 revision⁸ (figure 8).

⁶Map of the Township of Grindleton constructed for the tithe commutation by S A Dawson 1848
Lancashire Archives PR 3031/4/3 Reproduced by kind permission

⁷Yorkshire, sheet 182.8, surveyed 1884

⁸Yorkshire, sheet 182.8, revised 1907

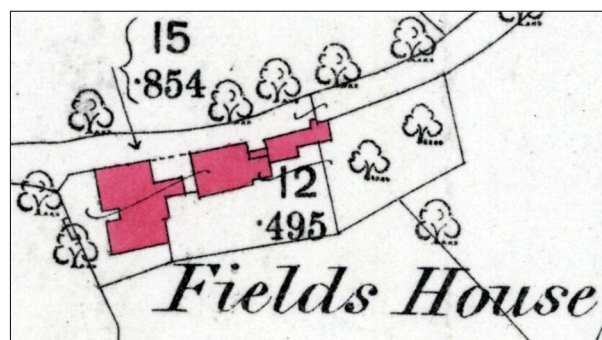


Figure 7: OS 1:2500 map, 1886

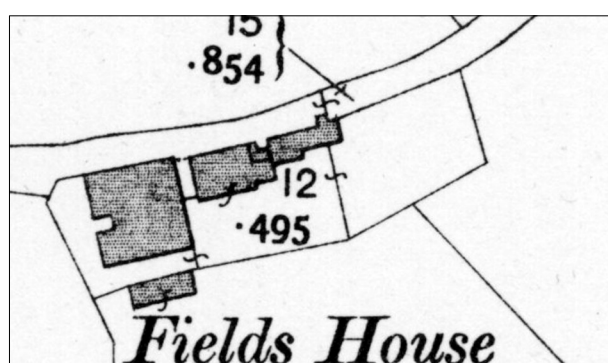


Figure 8: OS 1:2500 map, 1908

7 Recording methodology

- 7.1 Recording was carried out during site visits on 30 November and 1 December 2020, and involved detailed inspection of all accessible parts of the buildings. The recording was confined to photography and a written account.
- 7.2 The photographic record was made using a digital SLR camera (12 megapixels), and both external and internal photographs were taken, generally using a scale in the form of a 1m or 2m ranging pole marked with 0.5m graduations, or a 0.5m baton with 0.1m graduations. Images were captured as camera raw (NEF) files, which were converted to 8 bit TIFF files and printed at approximately 5 x 7", to form part of the project archive, in accordance with the standard requirements of the Lancashire County Council Historic Environment Team. The photograph locations are shown on figures 9 to 11, and a selection is copied at the end of this report; in the text they are referred to by numbers in **bold**.

8 Description of the buildings

- 8.1 The group of buildings at Fields House (excluding the separately owned, and detached barn) form a linear group, albeit with an irregular arrangement which arises from its piecemeal development (1). The largest component is the house,

which is south-facing and stands at the west end of the group, with some single storey extensions at its east end. The trap-house is a two-storey building which was formerly detached (**2,3**), and has its principal entrance at its north-west corner. It has in turn been extended to the east by other outbuildings, with a household or agricultural function.

Farmhouse

- 8.2 The farmhouse front is of squared, watershot sandstone, and has a symmetrical composition, which comprises a central entrance flanked by a single window of equal size to either side, on both ground and first floors (**4-8**). The entrance breaks forward in the manner of a porch, but functionally this is actually part of a small lobby, otherwise set mostly inside the house. It is ornamented externally by jambs moulded as Tuscan pilasters, surmounted by an open pediment (**10**), above which is the elaborate date-stone (**11**). Other details to the front include the modestly moulded architraves to the windows (from each of which two mullions have been removed, most likely flat-faced) (**12**), the chamfered quoins, and moulded kneelers and eaves coping (**13**).
- 8.3 The overall arrangement to the front is very much in keeping with the architectural fashion of the mid 18th century, manifested in the numerous "Georgian" farmhouses found throughout much of the country, though the regularity and conformation to pattern book designs is not perfectly executed, and some older motifs prevail at Fields House: the front porch is offset slightly to the east (right), and the builder used tripartite windows, rather than sash windows with their vertical emphasis⁹. However classical motifs have been more closely adhered to in other respects, in the form of the porch, and the chamfered quoins.
- 8.4 The gable stacks appear unaltered (five flues to the east one, but only two to the west stack), but the present blue slate roof no doubt replaced an original covering of local stone slate.
- 8.5 Set back from the front elevation at the right-hand side is a single storey, mid-19th century addition of one bay, with blue slate roof, and modern eaves brackets and chimney stack.
- 8.6 The rear elevation (**14,15**) is considerably more modest than the front, being of rubble with slobbered cement pointing, and in a single plane. It is more traditionally vernacular, with most openings being plain and rectangular with flat-faced mullions, and only the narrow, rather low, stair window is different in this

⁹ Horizontal holes are visible in the window jambs, presumably to hold iron bars to attach the glazing

respect (**16-19**). At the east end of the rear, the small lean-to porch appears to have been built around the turn of the 20th century (see figures 7 and 8 above), prior to which the house had a gable entrance here, still in use though now an internal doorway. The porch has been heightened, probably in the late 20th century.

- 8.7 The house's gables are both rendered, but at attic level each has two blocked windows, indicated by the air bricks and in one case a projecting stone sill. It is worth noting however that no windows appear in the east gable on the 1783 drawing.
- 8.8 In plan-form, Fields House is essentially a double-pile house with four rooms to each floor, in keeping with the emerging mid to late 18th century fashion, which was moving away from the linear plan tradition. However it is unusual in that it lacks a substantial central entrance hall, and instead, the front hall takes the form of a small three-sided lobby, partly accommodated within the shallow porch (**20**).
- 8.9 From the lobby there is an equal choice of entry into either of the front rooms, of which the east one historically would have been the main living room (housebody), and the west one the parlour. There are six-panel pine doors to both rooms from the lobby, the panels sunk to the outer faces but raised to the rear faces (**21**). They and their architraves vary slightly in their details, and this inconsistency can be observed in the other internal ground floor doors, so suggests an unfamiliarity with what was at the time a rather novel style of door for a farmhouse.
- 8.10 The parlour has its two original chamfered oak ceiling beams (**22-25**), but a modern fireplace. The four-panel oak door to the rear hall (**26**) is also likely to be original (note the marks of L-hinges on the rear face), though it contrasts with those to the front lobby.
- 8.11 The living room is almost entirely modern in appearance (the Victorian style fireplace appears to be a reproduction) and its ceiling has been raised by some 450mm, for convenience and modernity, most probably in the 20th century, and accompanied by the removal of its original beams (**27-30**).
- 8.12 The kitchen is located to the rear of the living room, through a doorway within a thick wall, in which the fireplace was also placed (now occupied by the cooking range) (**31**). The gable entrance precluded a more typical siting of the fireplace within the east wall.

- 8.13 A second lobby at the foot of the staircase gives independent access to three rooms off **(32)**, including the unheated former pantry at the north-west corner, now entirely modern in appearance, except for its false panelled door **(33-34)**.
- 8.14 The small, early 19th century domestic extension adjoining the present living room now forms part of the ground floor accommodation and its interior appears largely modern, apart from the chimney breast **(35,36)**. Its original function may have been as a second kitchen or wash-house, as it has a formerly external doorway to the north.
- 8.15 The farmhouse staircase is late 20th century, but in the position of its predecessor (a typical one for the mid 18th century), and is lit by the rear window **(37)**. The stairs stop at a first floor landing **(38)**, but formerly continued up to the attic, raising the possibility that there was once a second stair window, although no sign of one can be seen in the rear elevation.
- 8.16 With the exception of some window details, the present first floor is wholly modern in appearance, though the main room divisions have been preserved. The floor of the south-east room has been raised by two steps to accommodate the higher living room ceiling, and the bedroom ceiling itself now rises into the roof space, an alteration which necessitated the removal of the tie-beam **(39)**. The present fireplace in this room, in the style of a late Victorian grate, is thought to be modern **(40)**.
- 8.17 There is otherwise little to note on the first floor. The south-west bedroom has lost its fireplace, and has been subdivided by a modern partition, but the exposed softwood floorboards are worth noting for their width (approximately 300mm) **(41)**. The north-west room appears to have been unheated **(42)**.
- 8.18 The attic now forms only an uninhabited roof space, but prior to their removal the stairs to it would have allowed it to have been used with greater convenience, though perhaps for storage, rather than habitation; the plastered and limewashed walls reinforce this interpretation. Mid 18th century farmhouse are often found with such an arrangement.
- 8.19 The stairwell is still discernible within the attic, being enclosed by masonry walls, and having four doorways off it, none of which are fitted with doors or door frames **(43-45)**. Each of the four rooms had a small gable window **(46)**, and the two larger south rooms held the two roof trusses, with a cross-wall between the two also supporting the roof. The trusses are of pegged oak, with king-posts and raking struts, the posts central to the building, but the northern principal rafters are reduced to very short lengths, their lower ends set within the spine wall **(47-**

49). Joint numbering, in the form of chiselled Roman numerals, can be seen on the west side of the east truss, with the joints of king-post and upper strut numbered "I", and king-post and principal rafter numbered "II" (**50-52**).

Outbuildings

- 8.20 The two-storey building which was formerly detached, but is now linked, was built as a "trap house", for storing a light horse-drawn vehicle, to judge from the canted north-west corner with its wide doorway, positioned thus to allow access from the narrow lane down which the farm is reached (**53**); it possibly also contained stabling for a pony. It is much plainer than the house, being of random or poorly coursed rubble with projecting throughstones, and it has a modern blue slate roof.
- 8.21 The south side has two small, formerly two-light windows with plain gritstone surrounds (as on the 1783 illustration), and an inserted doorway under a timber lintel (**54**). The rear (**55,56**) has a small, formerly shuttered opening which may have served a stable inside the outbuilding. At the west side (**57**), the external steps which serve an upper floor form part of the early 19th century extension to the house (an interpretation supported by the 1783 illustration), so the first floor doorway is presumably a contemporary insertion, and originally there may simply have been an internal ladder to what was probably a feed loft or granary.
- 8.22 The ground floor of this outbuilding forms a single space without distinctive features (**58,59**), and the upper floor has been replaced along with the purlins (the latter in steel), so that this interior is not of interest on either level (**60**).
- 8.23 To the east of the two-storey outbuilding is a small adjoining range of other lesser buildings, likely to be early 19th century (**61-63**). They include an earth closet with arched opening to the south (**64**), and a store (currently filled with logs), which occupies the adjacent space and has a rebuilt or inserted doorway in the rear wall, beyond which is another store (**65**) with poultry loft over (**66**), reached by external steps to the north side.

9 Conclusion

- 9.1 Fields House was established as a new settlement in 1759 by Ralph Horner, and the house is a good example of a farmhouse of that date, with a number of distinctive external features. Together with its outbuildings, some of which are of later date, the group forms a generally well preserved farmstead, whose isolated setting is still very largely unaltered.

Appendix 1: Contents of the Project Archive

To be deposited with Lancashire Archives, Preston (reference DDX 2204)

Archive contains:

- a copy of the report
- full set of printed photographs
- CD or DVD with all photographs as TIFF files

Complete list of photographs taken

Photo	Subject
1	General view of the site, from the south-east
2	General view of the site, from the south-east
3	House and trap-house, from the south
4	House and trap-house, from the south
5	House and trap-house, from the south-east
6	House: front elevation
7	House: front elevation
8	House, from the south-east
9	House: front porch
10	House: front porch, detail of pediment
11	House: detail of date-stone
12	House: detail of front window
13	House: detail of quoins, kneeler and corbels at south-east corner
14	General view of the site, from the north-east
15	Rear of house and outbuildings, from the north-west
16	Rear of house, from the north-west
17	Rear of house, from the north-east
18	Rear of house, from the north-east
19	Rear of house, from the north-east
20	House interior: front lobby, with door to parlour
21	House interior: rear of door from lobby to parlour
22	House interior: parlour, looking south
23	House interior: parlour, looking west
24	House interior: parlour, looking north-east
25	House interior: detail of chamfer to first floor beam in parlour, east end
26	House interior: door from parlour to rear stair hall, looking north-east
27	House interior: living room, looking south-west
28	House interior: door from living room to front lobby
29	House interior: living room, looking north-east
30	House interior: living room, looking east
31	House interior: kitchen, looking south-west
32	House interior: rear stair hall, looking south-west
33	House interior: door to former pantry
34	House interior: rear of door to former pantry
35	House interior: 19th century extension, looking north-west
36	House interior: 19th century extension, looking north-east
37	House interior: rear stair window
38	House interior: view up stairs to landing
39	House interior: south-east bedroom
40	House interior: fireplace in south-east bedroom
41	House interior: floorboards in south-west bedroom
42	House interior: rear window in north-west bedroom

- 43 House interior: attic, looking west out of former stairwell, with 1957 graffito
- 44 House interior: attic, looking west out of north-east room
- 45 House interior: attic, looking north-east
- 46 House interior: attic, north-west room
- 47 House interior: west roof truss, looking west
- 48 House interior: west roof truss, looking south-west
- 49 House interior: top of west roof truss, looking west
- 50 House interior: east roof truss, looking east
- 51 House interior: head of east roof truss
- 52 House interior: foot of east roof truss
- 53 Trap-house, looking south-east
- 54 Trap-house and outbuildings to east, from the south
- 55 Trap-house, north side, looking south-east
- 56 Trap-house, looking south-east
- 57 Rear porch to house, and link to trap-house, from the north
- 58 Ground floor of trap-house, looking north-west
- 59 Ground floor of trap-house, looking south-west
- 60 Hayloft over trap-house, looking west
- 61 Outbuildings at east end, looking south-east
- 62 Outbuildings at east end, looking south-west
- 63 Outbuildings at east end, looking north
- 64 Arched doorway to outbuildings at east end, looking north
- 65 Former earth closet(?) at east end of outbuildings, looking north
- 66 Poultry loft in outbuildings at east end, looking north

Appendix 2: Written Scheme of Investigation

FIELDS FARM (FIELDS HOUSE), GRINDLETON, LANCASHIRE:

WRITTEN SCHEME OF INVESTIGATION FOR HISTORIC BUILDING RECORDING

RIBBLE VALLEY BOROUGH COUNCIL, PLANNING REFS: 3/2018/0094 & /0095

1 Introduction

- 1.1 This written scheme of investigation (WSI) sets out the work proposed for the photographic recording of the group of buildings at Fields Farm, also known as Fields House, as commissioned by the owners Mr & Mrs Gatty. The work is required by conditions of planning and listed building consent from Ribble Valley Borough Council, for proposed alterations.

2 Location

- 2.1 The site proposed for development is identified on OS mapping as Fields House, though it is now known as Fields Farm. It stands to the south-east of Grindleton village at NGR: SD 76647 45505, where it comprises a farmhouse with a small group of attached outbuildings to the east.

3 Project context

- 3.1 Fields House has been listed as a building of special architectural or historic interest, at grade II, since 1984¹⁰.
- 3.2 Planning permission and listed building consent for the “Proposed demolition of an existing lean-to shelter and erection of 1.5 storey extension to provide a garage/garden implements store with home office/WC over and a single-storey glazed link extension. Alterations to access and creation of additional private parking and turning areas including removal of existing ground solar panels. Internal alterations to create new kitchen with pantry/wine store. First and second floor alterations to create additional bedrooms and en-suite including insertion of two roof lights on existing rear roof pitch” were granted by RVBC on 9 May 2018.
- 3.3 In their consultation response to the application, the local planning authority’s archaeological advisor, the Lancashire Archaeological Advisory Service, recommended that “a photographic record be created of the building, prior to the proposed changes”.
- 3.4 As a consequence, conditions no. 9 of the planning permission and no. 5 of the listed building consent require that:
“No development, demolition or site preparation works shall take place until the applicant, or their agent or successors in title, has secured the implementation of a programme of archaeological recording. 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. This should comprise the creation of a photographic record of the buildings as set out in 'Understanding Historic Buildings' (Historic England 2016). It should be undertaken by an appropriately experienced and qualified professional contractor to the standards and guidance set out by the Chartered Institute for Archaeologists (CIfA).”

¹⁰National Heritage List no: 1362299 <https://historicengland.org.uk/listing/the-list/list-entry/1362299>

4 Archaeological and historical background

- 4.1 An assessment report was produced by this author in 2016 to inform earlier planning applications. The house is dated to 1759 when it was built by Ralph Horner on a new site; its footprint has remained largely unchanged but the adjoining outbuildings to the east, which include a trap house and earth closet, were constructed over a number of phases. The most significant aspects of the house were noted as being:
- The setting of the house, including the modest garden walls, when viewed from the front
 - The dated and inscribed stone of 1759
 - The other, unaltered components of the front elevation
 - The historic plan form of the house
 - A small number of internal doors on the ground floor only
 - The group value of the associated outbuildings, although these are not of particular merit in themselves
- 4.2 In their consultation response to the application, the local planning authority's archaeological advisor, the Lancashire Archaeological Advisory Service, recommended that "a photographic record be created of the building, prior to the proposed changes".

5 Aims of the project

- 5.1 The proposed alterations will lead to the loss or masking of some historic features and historic character. The aim of the project is to identify, interpret and record significant evidence relating to the buildings' historic character and development, and place this in the public domain by deposition with the Lancashire Historic Environment Record and Lancashire Archives.

6 Statement of recording standards

- 6.1 All work which forms part of this project will be undertaken in accordance with the relevant Standards and Guidance issued by the Chartered Institute for Archaeologists.

7 Methodology

- 7.1 The following methodology conforms with the guidance given by LAAS in their consultation response to the application, and broadly with a Level 2 record, as currently defined by Historic England¹¹.
- 7.2 Recording will be carried out with the buildings as found and will be primarily photographic, supplemented by a written account. The results of existing historical research, rather than new documentary work, will be used to provide background information.
- 7.3 A formal photographic record will be made, to comprise general photographs of the site and setting, and the exteriors and interiors of the buildings, along with detailed photographs of any structural and decorative features that are relevant to the building's design, development and use, and which are not adequately recorded on the general photographs. Such detailed photographs will be taken at medium to close range and framed in such a way as to ensure that the element being photographed clearly constitutes the principal feature of the photograph.
- 7.4 Detailed photographs will contain an appropriately positioned graduated photographic scale (not measuring tapes or surveying staffs). A graduated ranging-rod, discretely positioned, will be included in a selection of general shots, sufficient independently to establish the scale of all elements of the building and its structure. The size, graduations, and any other relevant data relating to the scales and ranging-rods so utilised will be specifically noted in the methodology section of the written report.

¹¹Historic England 2016 *Understanding Historic Buildings*

7.5 Photographs will be taken using a digital camera with a resolution of 12 mega pixels, using RAW format files for image capture and converted to 8 bit TIFF files for archive purposes. Prints will be produced for the archive at approximately 5 x 7".

7.6 The locations of the photographs will be marked on a site plan and copies of the architects' floor plans.

8 Timetable

8.1 The site work is expected to take place during July 2019 (subject to approval of this WSI).

9 Report preparation

9.1 Following site work, a report on the recording will be produced. It will be illustrated appropriately, with location maps, extracts from historic maps, and selected photographs. Copies will be supplied to the local planning authority, the client, and the Lancashire County Historic Environment Record. It is also anticipated that it will be submitted to the OASIS project for internet publication via the Archaeological Data Service's Grey Literature Library.

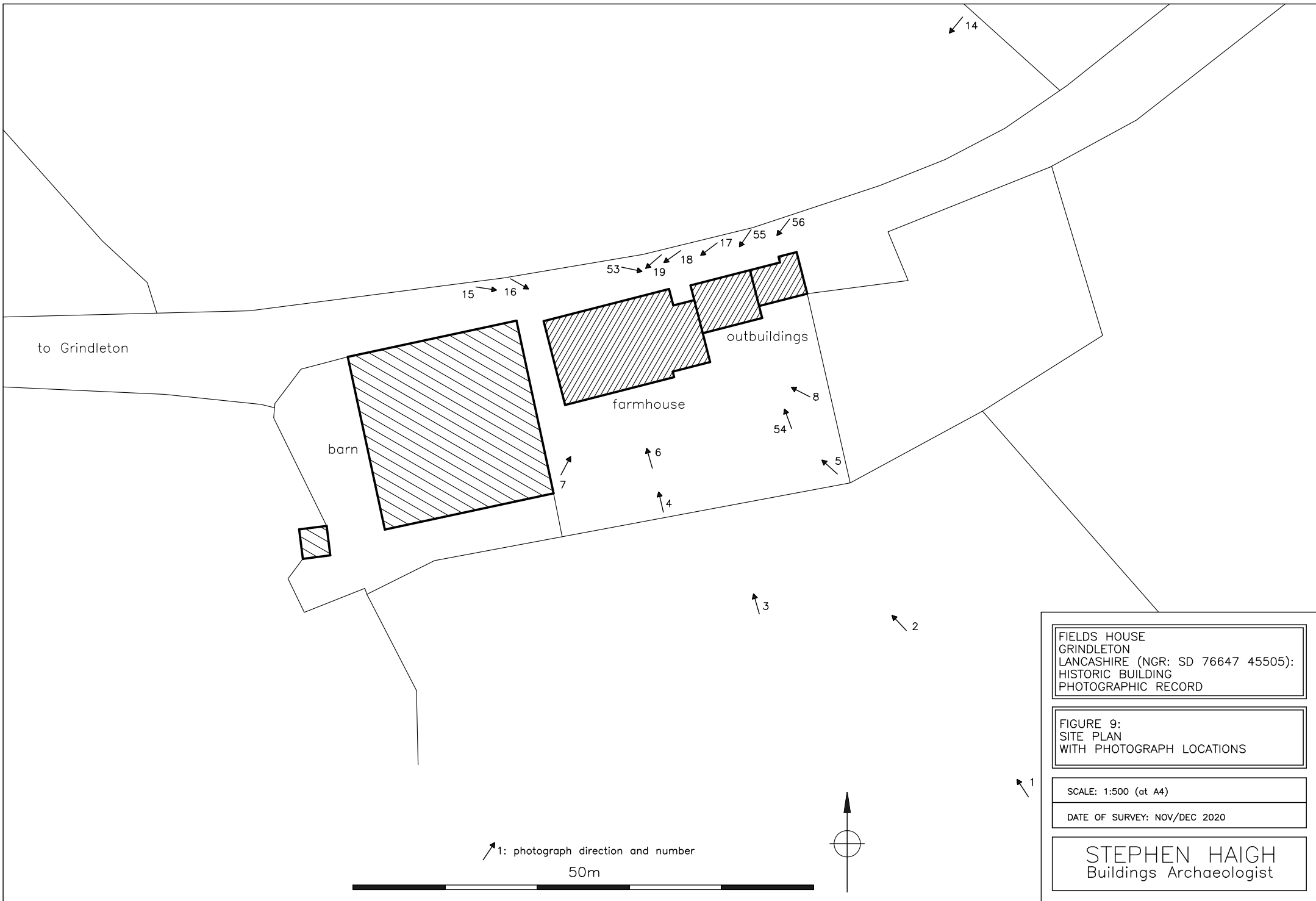
10 Archive deposition

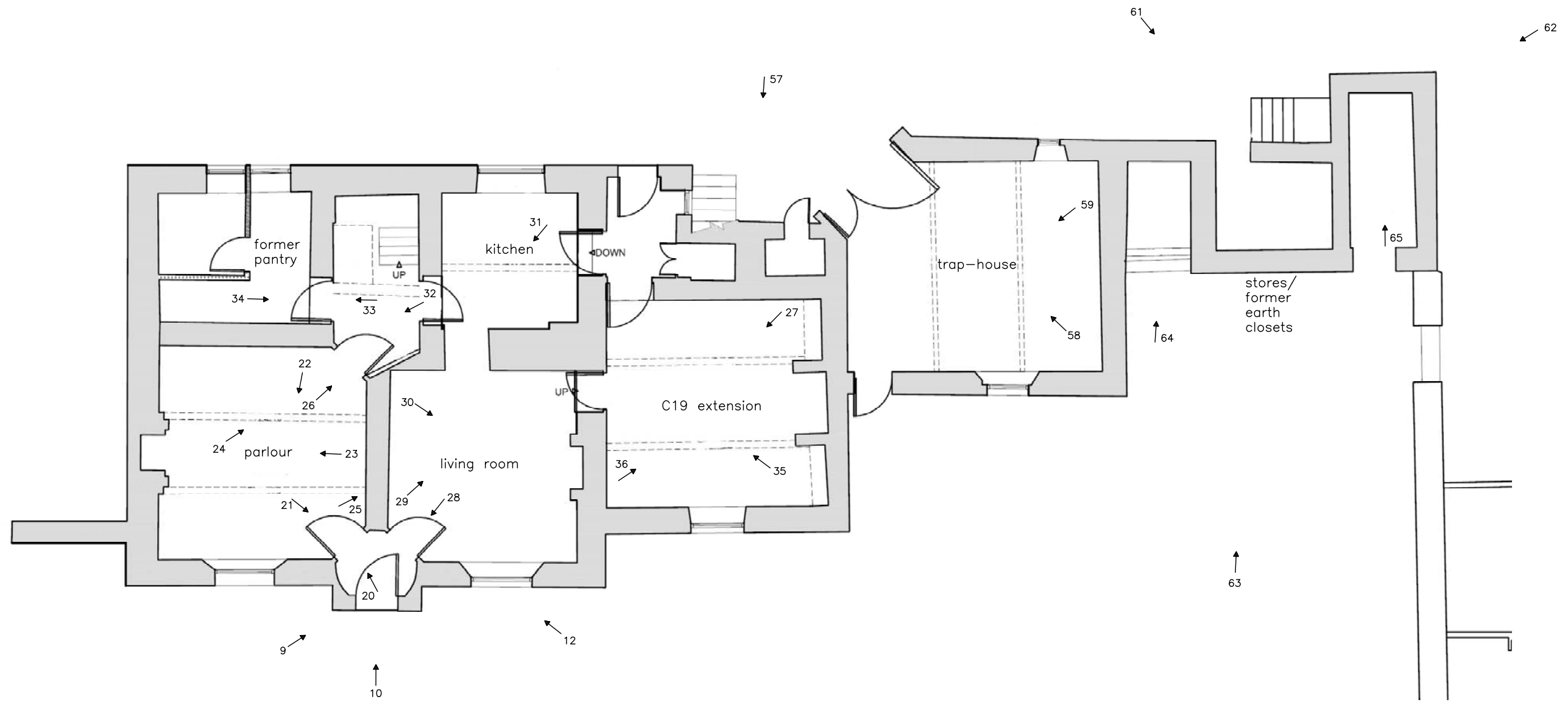
10.1 The project archive (including a copy of the report) will be submitted to Lancashire Archives. Photographic data will be uploaded to two separate servers.

11 Personnel

11.1 All work will be undertaken personally by Stephen Haigh MA, a buildings archaeologist with many years experience of investigating and recording historic buildings in Lancashire and elsewhere. He reserves the right to seek amendments to this project design where dictated by professional judgement or health and safety considerations for example, but any changes will be agreed with the planning authority as appropriate.

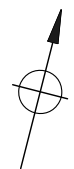
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enquiries@stephenhaigh.co.uk
Tel: 01535 658925





KEY

↗ 1: photograph direction and number



10m



BASE DRAWING BY SUNDERLAND PEACOCK ARCHITECTS

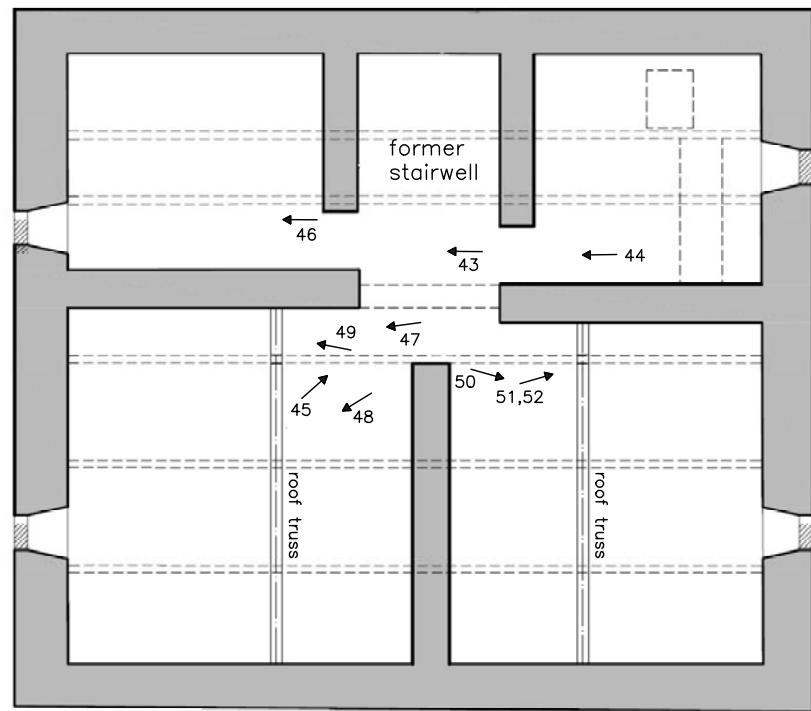
FIELDS HOUSE
GRINDLETON
LANCASHIRE (NGR: SD 76647 45505):
HISTORIC BUILDING
PHOTOGRAPHIC RECORD

FIGURE 10:
GROUND FLOOR PLAN
WITH KEY TO PHOTOGRAPHS

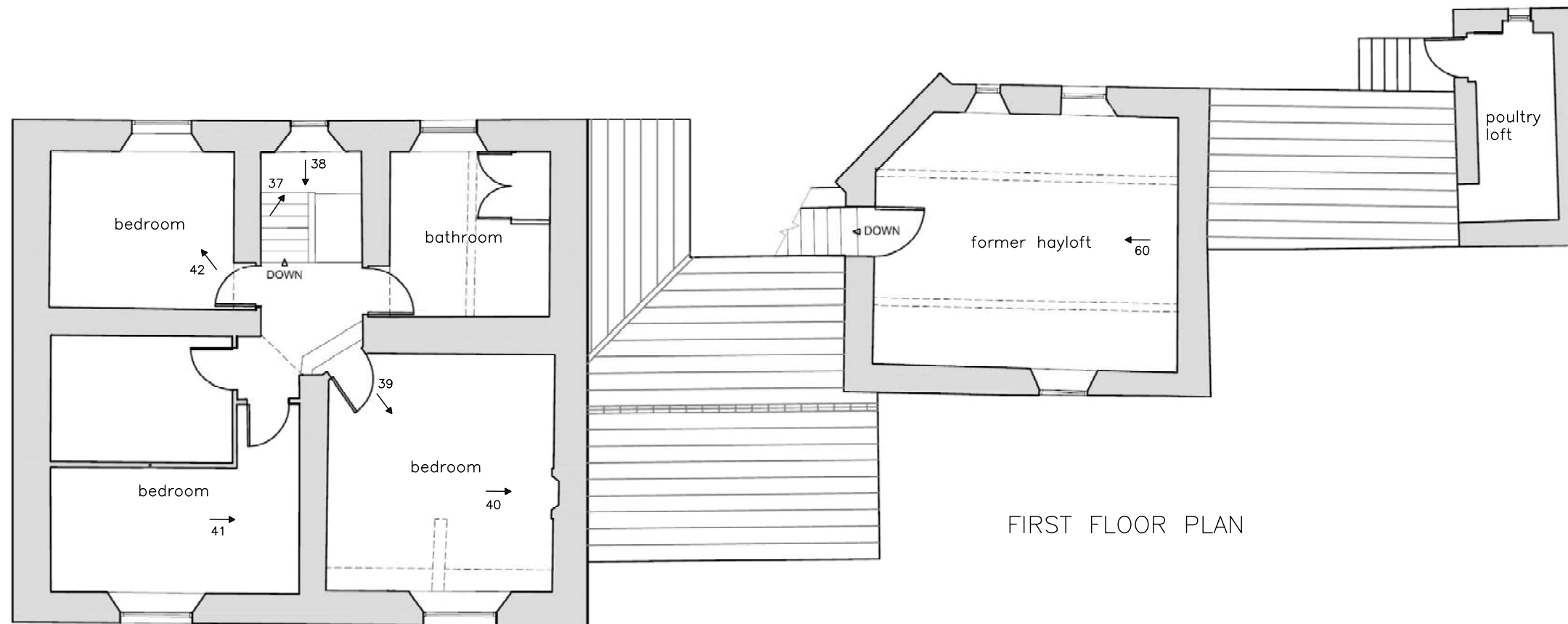
SCALE: 1:100 (at A3)

DATE OF SURVEY: NOV/DEC 2020

STEPHEN HAIGH
Buildings Archaeologist



ATTIC PLAN



FIRST FLOOR PLAN

KEY

↗ 1: photograph direction and number

10m

BASE DRAWING BY SUNDERLAND PEACOCK ARCHITECTS

FIELDS HOUSE
GRINDLETON
LANCASHIRE (NGR: SD 76647 45505):
HISTORIC BUILDING
PHOTOGRAPHIC RECORD

FIGURE 11:
UPPER FLOOR PLANS
WITH KEY TO PHOTOGRAPHS

SCALE: 1:100 (at A3)

DATE OF SURVEY: NOV/DEC 2020

STEPHEN HAIGH
Buildings Archaeologist



Photo 1: General view of the site, from the south-east



Photo 2: General view of the site, from the south-east



Photo 3: House and trap-house, from the south



Photo 5: House and trap-house, from the south-east



Photo 6: House: front elevation



Photo 9: House: front porch



Photo 11: House: detail of date-stone



Photo 12: House: detail of front window



Photo 13: House: detail of quoins, kneeler and corbels at south-east corner



Photo 15: Rear of house and outbuildings, from the north-west



Photo 17: Rear of house, from the north-east



Photo 19: Rear of house, from the north-east



Photo 20: House interior: front lobby, with door to parlour



Photo 21: House interior: rear of door from lobby to parlour



Photo 22: House interior: parlour, looking south



Photo 26: House interior: door from parlour to rear stair hall,



Photo 27: House interior: living room, looking south-west



Photo 31: House interior: kitchen, looking south-west



Photo 32: House interior: rear stair hall, looking south-west



Photo 34: House interior: rear of door to former pantry



Photo 36: House interior: 19th century extension, looking north-east



Photo 37: House interior: rear stair window



Photo 39: House interior: south-east bedroom



Photo 46: House interior: attic, north-west room



Photo 47: House interior: west roof truss, looking west



Photo 48: House interior: west roof truss, looking south-west



Photo 51: House interior: head of east roof truss



Photo 53: Trap-house, looking south-east



Photo 55: Trap-house, north side, looking south-east



Photo 57: Rear porch to house, and link to trap-house, from the north



Photo 61: Outbuildings at east end, looking south-east



Photo 63: Outbuildings at east end, looking north