

**Historic building recording
at Pumphouse Farm,
Loggerheads Lane,
Hanbury,
Droitwich Spa,
WR9 7EB**

Martin Cook BA MCIfA

2nd December 2019

WSM 72044

Oasis ref martinco1- 375665

Sundowner
Circus Field Basin
Stocklake
Aylesbury
HP20 1AP

07850 918755

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Historic building recording at Pumphouse Farm, Loggerheads Lane, Hanbury, Droitwich Spa, WR9 7EB

Introduction

Historic building at Pumphouse Farm, Loggerheads Lane, Hanbury, Droitwich Spa, WR9 7EB (Listed Gd II; SO 9545 6326, Fig 1), was undertaken at the request of Mr Trevor Bury on behalf of his client Mr David Maclean. This was done according to a written scheme of investigation provided by Martin Cook BA MCIfA, based upon a condition recommended by Aidan Smyth of Wychavon District Council (planning ref 19/01695/LB) and an email exchange with Aidan Smyth. The WSI was approved by Aidan Smyth.

The project was undertaken to produce a level 1 and level 2 record. The level 1 record was applied to the building generally and the level 2 record to the roof space. This was done in advance of an attic conversion and the opening-up of a blocked ground floor doorway.

Summary

Historic building recording in advance of minor alterations to part of the roof and east elevation was undertaken at Pumphouse Farm, Loggerheads Lane, Hanbury, Droitwich Spa, WR9 7EB. The primary results of the project found a queen post roof, the space within which was intended for the accommodation of servants.

The documentary material

Documentary research at the Worcestershire Archives and Archaeology Service took place on the 7th August 2019 and a search of the Historic Environment Record was received on the 6th November 2019.

Historic mapping

The earliest available map was the 1838 tithe map of Hanbury. This shows Pumphouse Farm but the scale is too small to be informative for the present project and it has not been reproduced. The Ordnance Survey map of 1885 (Fig 2.1) shows the farmhouse, substantially in its current configuration, forming, along with some minor buildings, the south-west corner of a substantially enclosed farmyard. The Ordnance Survey maps of 1903 (Fig 2.1) and 1928 (Fig 2.2) show no significant differences.

The Worcestershire Historic Environment Record: geology and topography

General

The search area sits within an intermediate, rolling topography based on bedrock geology made up of sandstone and superficial geology made up of a large deposit of till. The surrounding area is made up of small to medium sized regular fields with patches of ancient semi-natural woodland remaining in the south of the region. Settlement is scattered along sinuous lanes and dispersed villages. Within the search area interrupted row settlement is surrounded by large areas of piecemeal enclosure and field amalgamation with smaller areas of private planned and Parliamentary enclosure.

Historic buildings within the curtilage of the site

WSM 02193

Pumphouse Farm - timber framed house (17th century AD to 21st century AD)

WSM 38629

Bakehouse (18th century AD to 21st century AD)

WSM 45328

Threshing Barn (19th century AD to 21st century AD)

WSM 45329
Open fronted cart shed (19th century AD to 21st century AD)

WSM 45330
Farm buildings (19th century AD to 21st century AD)

WSM 52806
Pumphouse Farm (17th century AD to 21st century AD)

Historic buildings adjacent to the site

WSM 02192
Dovecote - Pumphouse Farm (17th century AD to 21st century AD)

WSM 02198
Loggerheads - dwelling (17th century AD)

WSM 31517
Well Cottage - timber framed building (17th century AD to 21st century AD)

WSM 45347
Grumbleground Cottage - house (17th century AD to 21st century AD)

WSM 45348
Pumphouse Cottage - house (17th century AD to 21st century AD)

Monuments adjacent to the site

WSM 11699
Ridge and furrow southwest of Nicholas Green (late 11th century AD to 20th century AD)

WSM 45397
Ridge and furrow west of Pumphouse Farm (medieval - 1066 AD to 1539 AD)
House platform (late 11th century AD to 17th century AD)

Landscape components adjacent to the site

WSM 60456
Pumphouse Farm - brewhouse (post medieval to 20th century AD)
Farmstead (17th century AD to 21st century AD)

Archaeological events adjacent to the site

WSM 11426
Unstratified finds, Hanbury Survey Pottery (post medieval to 20th century AD - 1540 AD to 1901 AD)

WSM 11429
Medieval and Roman finds, South of Pumphouse Farm
Pottery (Roman - 43 AD to 410 AD)
Pottery (medieval - 1066 AD to 1539 AD)

WSM 11430
Unstratified finds, Hanbury Survey

WSM 11526
Unstratified finds, Hanbury Survey
Pottery (Roman - 43 AD to 410 AD)
Pottery (medieval - 1066 AD to 1539 AD)

Pottery (post medieval – 20 century AD, 1540 AD to 1901 AD)

Summary of the documentary material

The buildings comprising the existing Pumphouse Farm, including the dovecot, date from the 17th century as do the surrounding cottages, which may originally have been for farm labourers. The ridge and furrow adjacent to the site attests to medieval agricultural practice and the Roman finds to earlier exploitation of the area still.

The fieldwork

General

Fieldwork took place on the 12th November 2019. The building recording comprised a walk-over survey of part of the roof space of the building with 'as existing' architect's plans and drawings of the roof truss. The drawings were annotated with historic information relating to the construction of the roof with photographs taken as appropriate (Figs 3.1 to 8). Photographs were also taken around the exterior of the farmhouse (Figs 9 to 14).

Description

The recording of the part of the roof affected by the proposed alterations

This part of the roof is of a pegged, queen post truss design, supporting two purlins on each side which in turn support common rafters (Figs 3.1, 3.2 and 4). The common rafters have been omitted for clarity. The lower purlins are halved into the principal rafters, each receiving additional support from a strut. The upper purlins rest in the angle formed between the top of the queen posts and the straining beam, supported by cleats. At the southern end of the roof the purlins are built-in to the gable end of the wing. The recorded truss is of 'open' form with the upper corners of the tie beam, between the queen posts, rounded-off, presumably by repeated passage.

It was apparent that the purlins were re-used from elsewhere as there are a number of redundant, slightly flattened, bearing positions evident on the undersides of the upper pair (Fig 3.1). In addition, the purlins either side of joins were of significantly different scantling.

The tie beam is a re-used floor beam, turned upside down. The slots for the joists were hidden below the level of the floor of the attic but could just be felt. Similarly, one of the struts is a cut-down floor beam, one of the slots for the joists being visible on its northern side (Figs 3.1 and 8).

There is a pivot for a servant's bell secured to the western, upper purlin, adjacent to the truss (Figs 3.1 and 7). Carpenter's assembly marks appear on the southern side of the truss (Figs 3.1, 3.2, 5 and 6).

At the northern end of the roof space is a similar truss of 'closed' form, obtained by the application of lathe and plaster to its southern face. There is a door between the queen posts.

The recording of the blocked doorway

The doorway, surmounted by a double brick arch, was blocked with brickwork in English garden wall bond (course of headers/three courses of stretchers/course of headers; Figs 3.3 and 12). This is the same bond as used in this part of the farmhouse and care was taken to ensure that not only did the courses align but also did the courses of headers and stretchers.

The recording of the exterior of the farmhouse

Photographs were taken of the elevations of the farmhouse (Figs 3.3 and 8-14).

Interpretation

The roof structure

General

A considerable amount of labour would be involved in forming every pair of rafters into a truss (Ednie 1925). Recourse is now generally had to the trussed-principal roof, in which framed trusses are fixed across the space to be roofed at convenient distances. Between these trusses, and supported by them, horizontal members known as purlins are placed, and on these the common rafters are supported.

A truss or framed truss is the name given to an assemblage of heavy timbers forming units of roof support (placed at wide intervals) to which the load of the roof covering is transmitted by means of common rafters and purlins. This form of construction lends itself to the formation of transverse gables, dormers and other projecting features; and the concentration of the weight of the roof at somewhat distant points is often an advantage, as in the case of roofs supported on wood or iron columns or on piers between large windows. It can also be economically used for much larger spans than the trussed-rafter roof.

It is sometimes inconvenient to have the centre of the truss occupied by a member, especially where it is necessary to have apartments in the roof. In such a case recourse may be had to the queen-post truss. Two suspending posts, known as queen-posts, are used, and a fourth element is introduced, namely the straining beam, extending between the heads of the posts. The principle of trussing is the same. The rafters, struts and straining beam are compressed and the tie beam and queen-posts are in a state of tension. For larger spans, three or more suspending posts may be used.

In the case of Pumphouse Farm the wear on the upper surface of the recorded tie beam, between the queen posts, the presence of the servant's bell pivot and the closed truss at the northern end of the roof clearly indicates that this part of the roof space was intended to be occupied and not just used for storage.

Bibliography

Traditional sources

Ednie, J, (ed) 1925 *Carpentry and joinery*, II

Acknowledgements

The author would particularly like to thank Mr Trevor Bury, Architectural Technologist, his client Mr David Maclean, the estate manager, Mr Pete Tesseyman and Aidan Smyth of Wychavon District Council for their kind co-operation.

Archive

The physical archive consists of:

7 x A4 pages

12 x illustrations of various sizes

The text of the report

Illustrations for the report

It has been deposited at Worcestershire County Museum, Hartlebury.

The digital archive consists of:

7 x A4 pages
12 x illustrations of various sizes
1 x copy of the combined report

The text of the report (.docx format)
Illustrations for the report (.bmp format)
(.pdf format)

This has been deposited with OASIS.

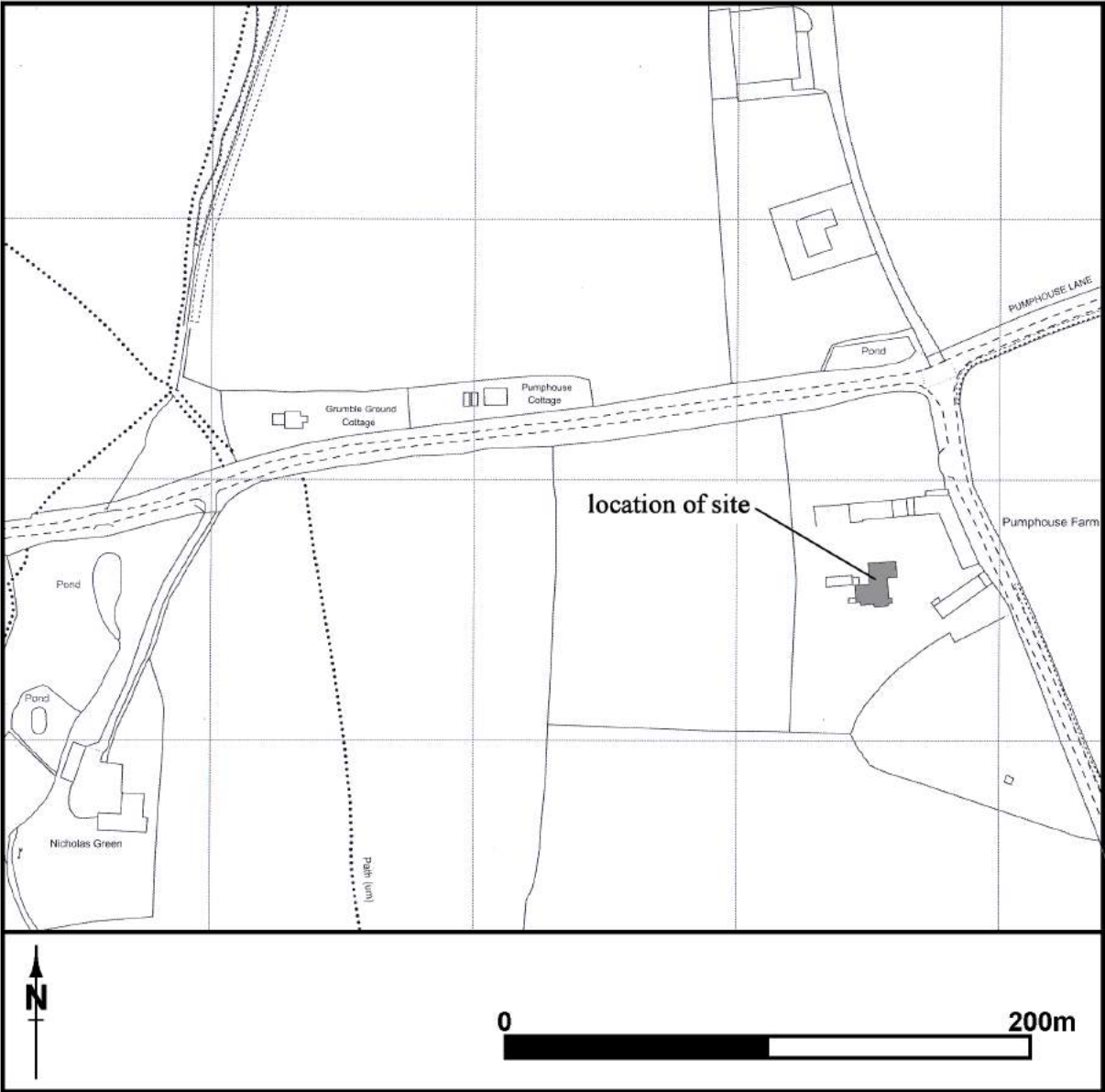
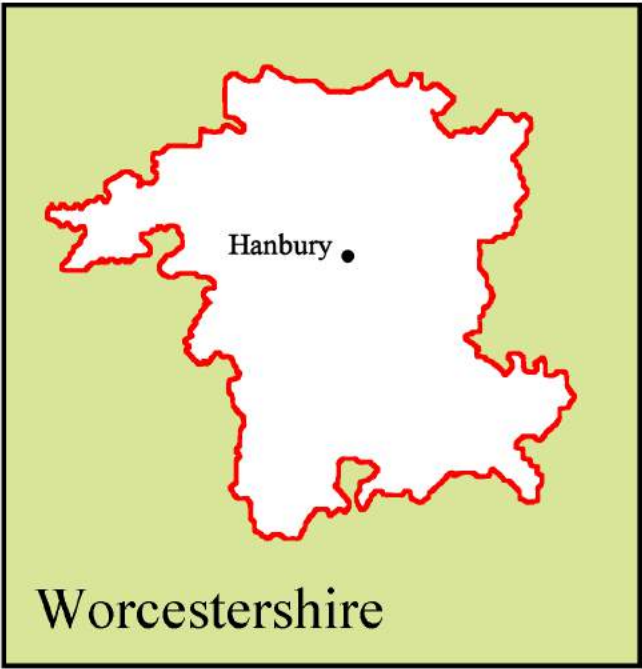
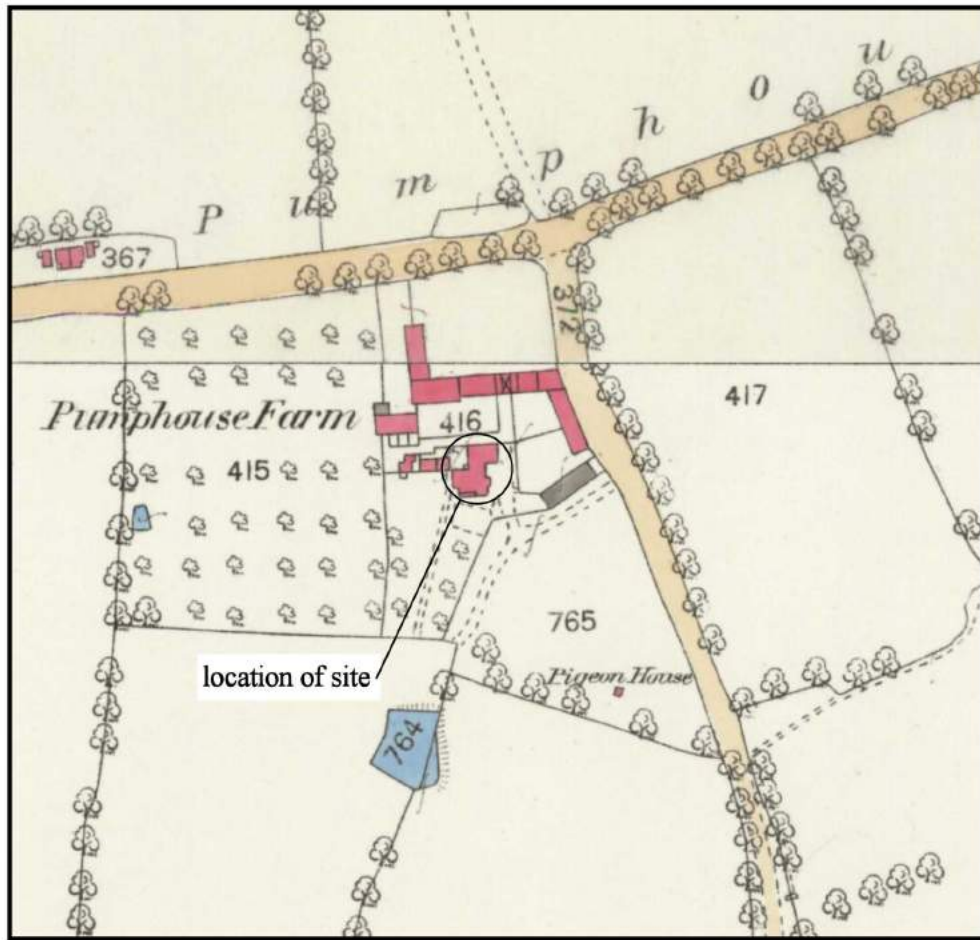


Fig 1: Location of site

1885



1903

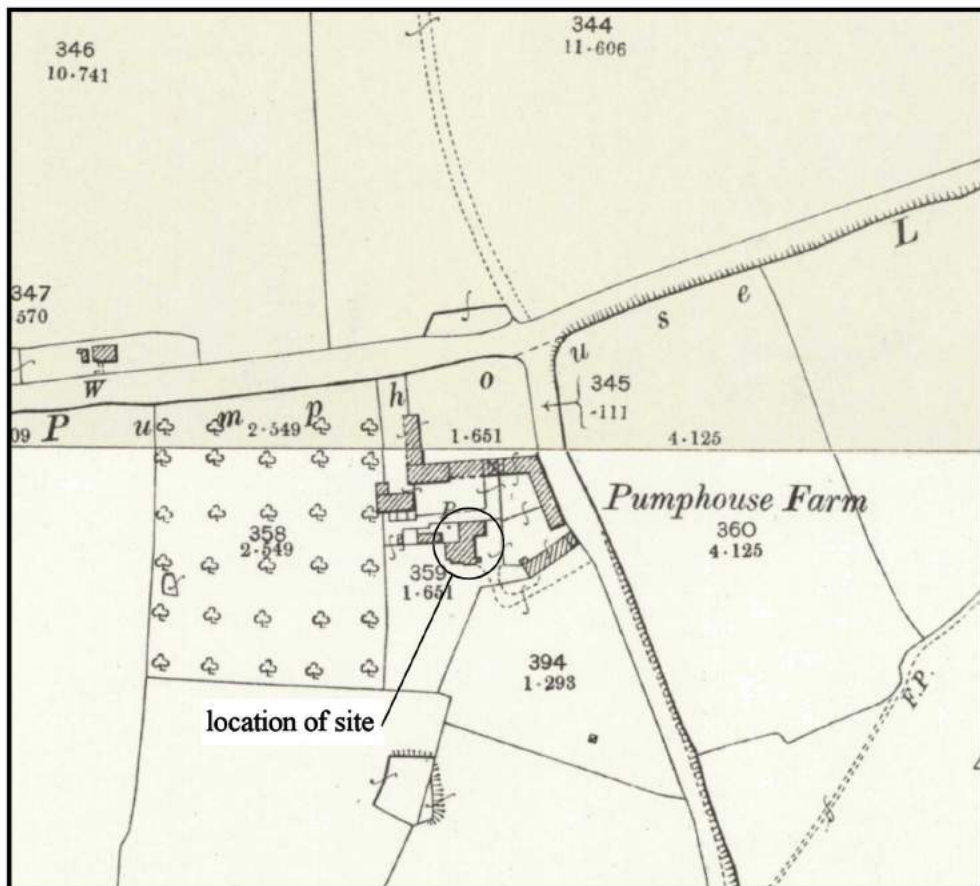


Fig 2.1: Historic mapping

0

200m

1928

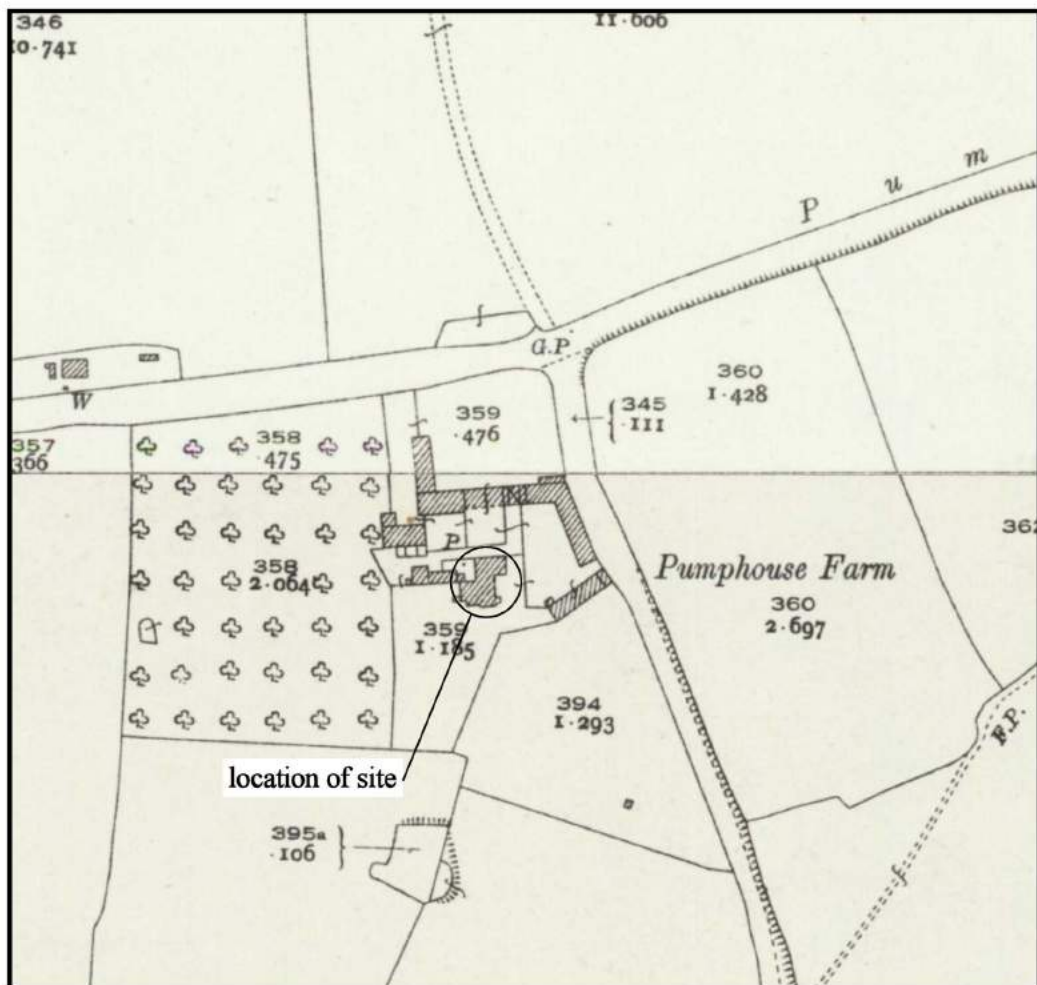


Fig 2.2: Historic mapping

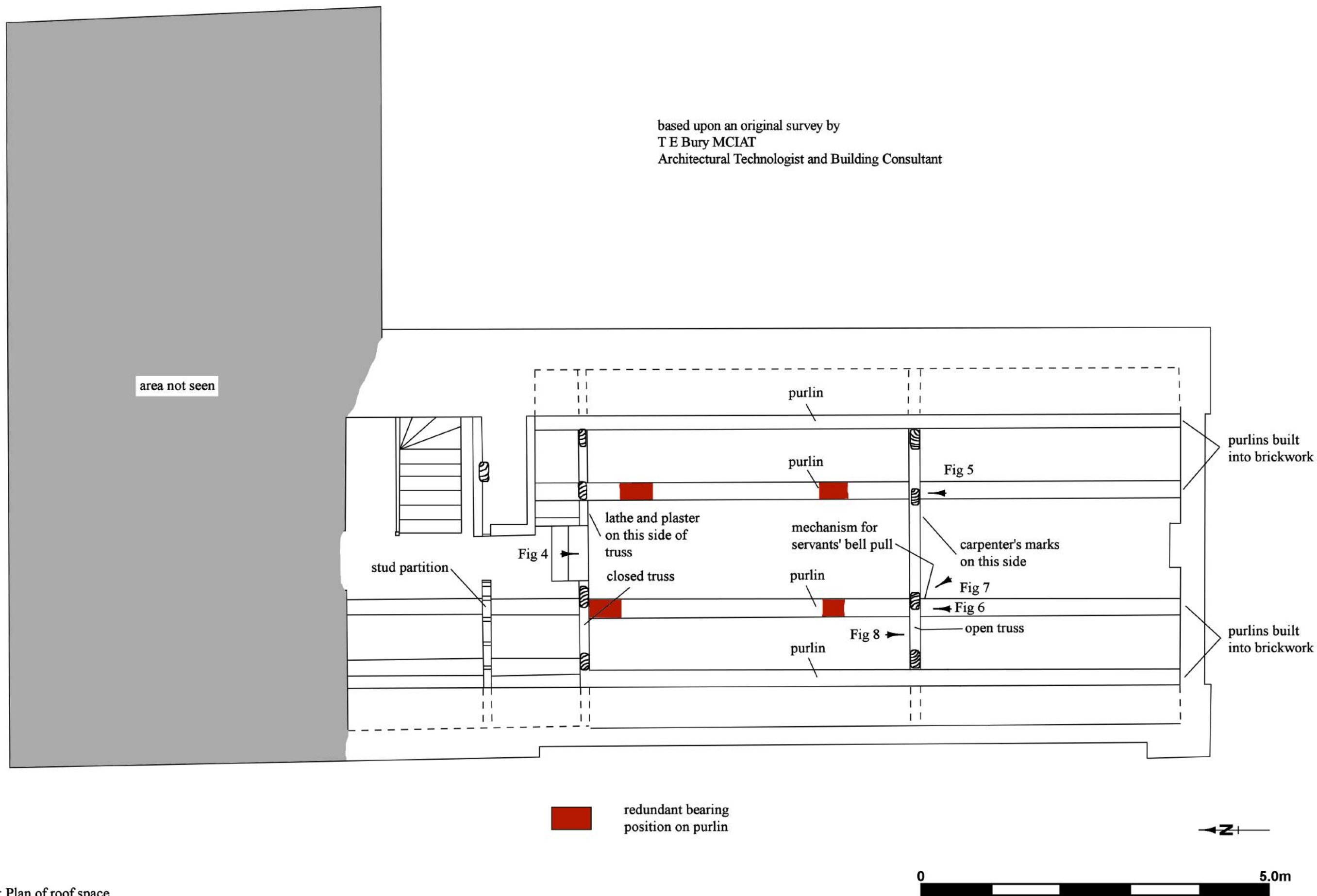
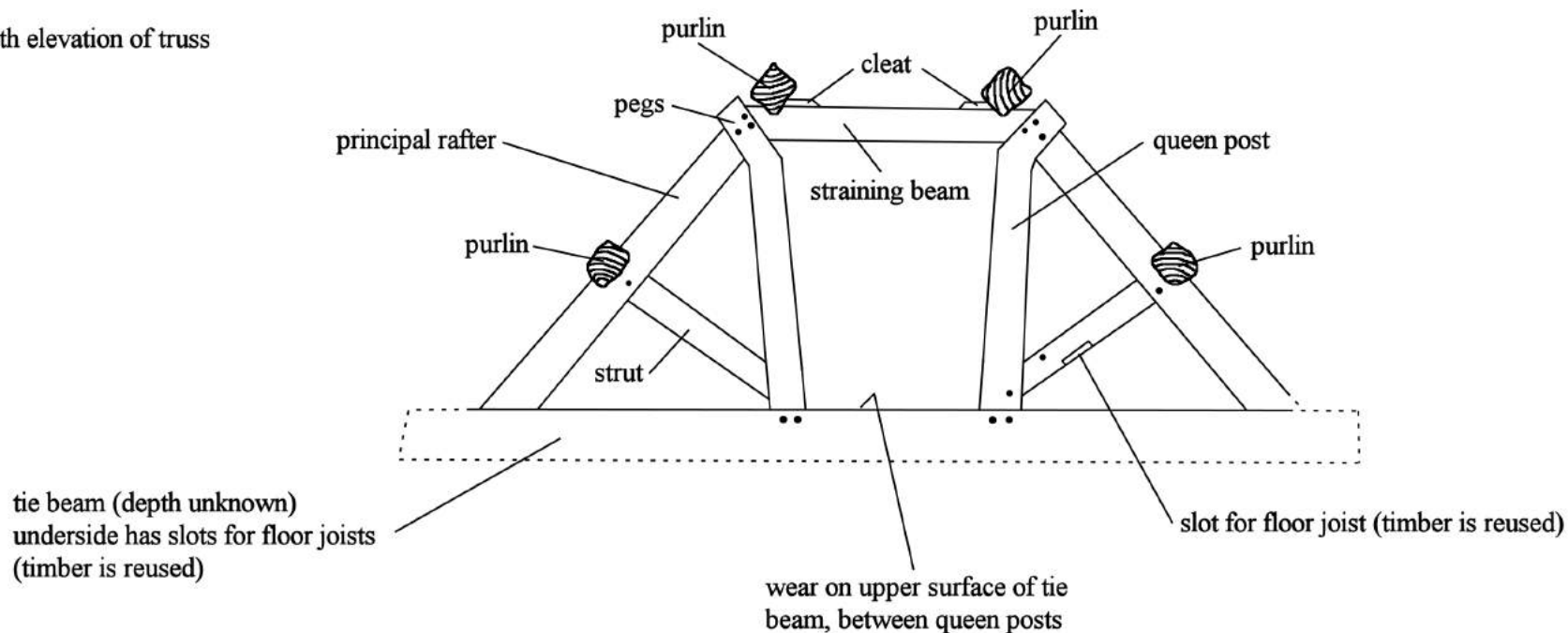


Fig 3.1: Plan of roof space

North elevation of truss



South elevation of truss

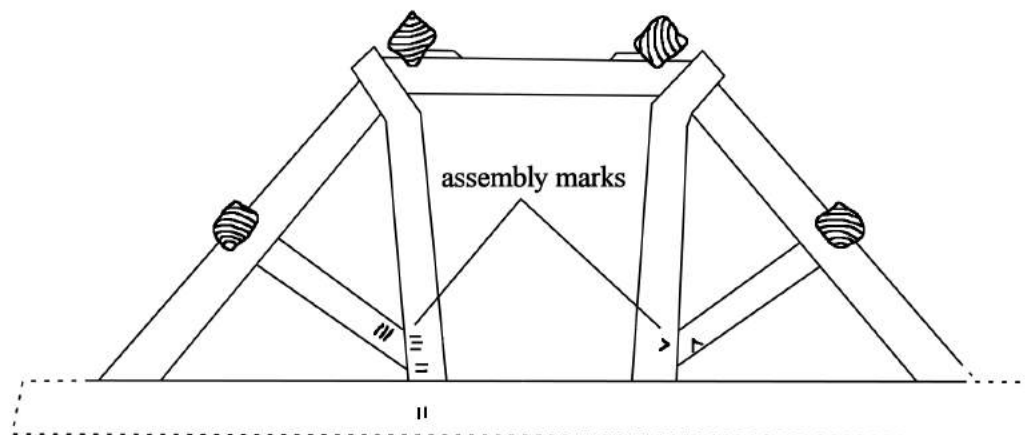
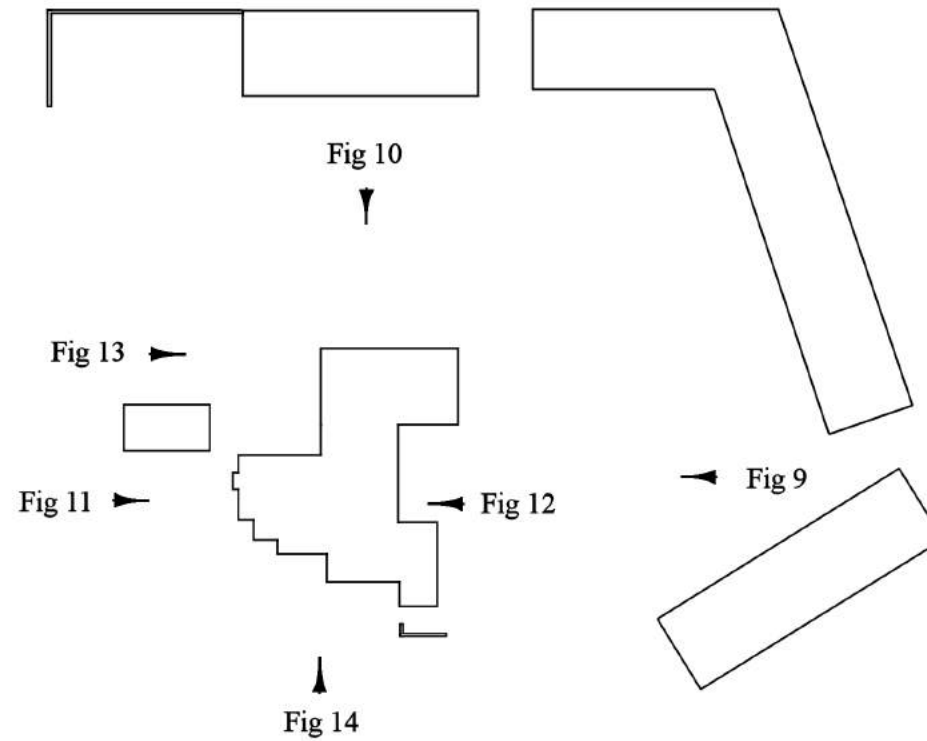


Fig 3.2: Roof truss

based upon an original survey by
T E Bury MCIAT
Architectural Technologist and Building Consultant





based upon an original survey by
T E Bury MCIAT
Architectural Technologist and Building Consultant



Fig 3.3: Plan of farmhouse and adjacent buildings showing locations of exterior photographs



Fig 4: General view of roof space showing recorded roof truss



Fig 5: 'V' shaped carpenter's assembly marks



Fig 6: 'II' and 'III' shaped carpenter's assembly marks



Fig 7: Servant's bell pivot on purlin



Fig 8: Slot for floor joist on strut



Fig 9: East elevation



Fig 10: North elevation



Fig 11: West elevation



Fig 12: East elevation; detail of blocked door to be re-opened



Fig 13: West elevation



Fig 14: South elevation

Appendix 1: OASIS form

OASIS DATA COLLECTION FORM: England

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Printable version

OASIS ID: martinco1-375665

Project details

Project name	Pumphouse Farm Hanbury
Short description of the project	Building recording at Pumphouse Farm, Hanbury, Worcestershire
Project dates	Start: 07-08-2019 End: 02-12-2019
Previous/future work	Not known / Not known
Any associated project reference codes	WSM 72044 - HER event no.
Any associated project reference codes	19/00695/LB - Planning Application No.
Type of project	Building Recording
Site status	Listed Building
Current Land use	Other 2 - In use as a building
Monument type	FARMHOUSE Post Medieval
Significant Finds	NONE None
Methods & techniques	"Photographic Survey","Survey/Recording Of Fabric/Structure"
Prompt	National Planning Policy Framework - NPPF

Project location

Country	England
Site location	WORCESTERSHIRE WYCHAVON HANBURY Pumphouse Farm, Loggerheads Lane, Hanbury, Droitwich Spa, WR9 7EB
Postcode	WR9 7EB

Study area	50 Square metres
Site coordinates	SO 9545 6326 52.267086164085 -2.06668164551 52 16 01 N 002 04 00 W Point

Height OD / Depth	Min: 0m Max: 0m
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Project creators

Name of Organisation	Martin Cook BA MCIfA
Project brief originator	Local Authority Archaeologist and/or Planning Authority/advisory body
Project design originator	Martin Cook BA MCIfA
Project director/manager	Martin Cook BA MCIfA
Project supervisor	Martin Cook BA MCIfA
Type of sponsor/funding body	Developer

Project archives

Physical Archive Exists?	No
Digital Archive recipient	ADS
Digital Contents	"none"
Digital Media available	"Text","Images raster / digital photography"
Paper Archive recipient	Worcestershire County Museum
Paper Contents	"none"
Paper Media available	"Report"

Project bibliography 1

Publication type	Grey literature (unpublished document/manuscript)
Title	Historic building recording at Pumphouse Farm, Loggerheads Lane, Hanbury, Droitwich Spa, WR9 7EB
Author(s)/Editor(s)	Cook, M.
Date	2019
Issuer or publisher	Martin Cook MCIfA
Place of issue or publication	Aylesbury

Description

A4 blue card cover with transparent front cover

Entered by

Martin Cook (office@martinjcook.com)

Entered on

30 November 2019