

Standing Building Survey

The Cottage, Collace

Perth and Kinross



The Cottage, Collace looking East (buildings to be demolished have tin roof)



18th January 2019

Introduction

The planning consent for this development (Perth and Kinross Council Planning Application 18/01765/FLL) included an archaeological condition specifying the need for a standing building record of the building that is to be demolished using ALGAO Scotland's Historic Building Recording Guidance (2013). This standing building survey was carried out by the author on Monday 14th January 2019 (Site Code COL01), weather conditions were bright and sunny with a hard frost.

Location (Illus 1)

The row of single storey buildings at The Cottage, Collace lie to the West of the main road through the village. The building at the north end of the row is occupied and has a roof tiled with ceramic tiles, the remainder of the row which is split into three steadings has a tin roof and is to be demolished for redevelopment.

Historical Background (Illus 2-3)

A settlement at Collace is shown on Stobie's map of 1783 (Illus 2) but it is not until 1863 that the row of buildings under survey are shown in any great detail (Illus 3). The Ordnance Survey Name Book of 1859-62 describes Collace as '...a very irregular built, and straggling Village, with a small parish attached. The property of John M. Nairne of Dunsinnan' (Scotland's Places OS25/1/17/13).

Description of building (Illustrations 4 and 5)

Tin Roofed building

This long single storey building is divided into three Steadings (1, 2 and 3 in this survey).

External elevations

Roof

All the roof elements of this building are pitched with a wooden frame that is covered with tin sheeting. All of the wooden beams are squared off and appear to be of early modern construction.

Western Elevation of Steadings 1, 2 and 3 (Illus 5, 7-10)

This elevation has a mortar bonded rough stone wall, at its northern end there are traces of an applied concrete plaster. There is a doorway at its northern end with a wooden door leading into Steading 1, the roof line above Steading 1 is slightly lower than the roof line of the occupied cottage and slightly higher than the roof line above Steadings 2 and 3. The wall face is then blank until it meets a modern swinging metal 'garage' type door which leads into Steading 2. There is then a blocked window, a window with a wooden frame and loose metal grille, a doorway with double wooden doors into Steading 3 and a window with wooden frame and loose meta grille. There are alternate large shaped stone quoins at the Southern end of this elevation.

Southern Elevation (Illus 11)

This elevation has a blank mortar bonded rough stone wall with alternate large shaped stone quoins at its Western and Eastern ends. Wooden plank roof supports run down the roof lines on the gable. There are traces of a small hole blocked with mortared bricks in the centre of this wall.

Eastern Elevation of Steadings 1, 2 and 3 (Illus 12-14)

This elevation has a mortar bonded rough stone wall with alternate large shaped stone quoins at its Southern end. There is a blocked window (with bricks) with a wooden lintel and traces of another blocked window with a stone lintel. The roof line then rises slightly above Steading 1 and there is a glazed window with a wooden frame and then a doorway with a wooden door into Steading 1.

Internal Details

Steading 1 (Illus 15-18)

This Steading has a cobbled floor and contains a mangle.

Northern Elevation (Illus 15)

This is a blank brick wall.

Eastern Elevation (Illus 16)

This is roughly stone built and slopes slightly inwards. There is a doorway blocked with tin sheeting and a glazed window.

Southern Elevation (Illus 17)

This is a roughly built stone wall which is butted against the Eastern and Western walls of the building. There is a wooden gable support for the roof built on top of the wall line. A faced wall foundation standing one course high is visible at floor level extending 0.49m north of this elevation.

Western Elevation (Illus 18)

This is a roughly built stone wall which is starting to collapse inwards.

Steading 2 (Illus 19-23)

This Steading has a rough earth and concrete floor, at its Southern end there is an area of rough stone extending 2.65m north of its Southern elevation.

Northern Elevation (Illus 19)

This is a rough mortared stone wall and contains a small fireplace with a brick arch.

Eastern Elevation (Illus 20-21)

This is rough mortared stone wall that contains three blocked windows, one of these is blocked with brick the other two with stone. Only the central one of these blocked windows is visible in the external elevation of this wall (Illus 5).

Southern Elevation (Illus 22)

This is a rough mortared stone wall which is butted against the Eastern and Western walls of the building. It contains a small fireplace with a brick arch.

Western Elevation

This is a rough mortared stone wall with a brick surround to the metal swinging door. It contains a blocked window (Illus 9).

Steading 3 (Illustrations 24-29)

This Steading has a cobbled floor with a shallow drain visible at its Northern end. There are two raised socket stones in the floor 1.55m apart, these are both 0.32m square and the socket holes are 0.11m square.

Northern Elevation (Illus 24)

This is a rough mortared stone wall that has been painted white, it contains a blocked fireplace with a brick arch. The names 'Anderson' and 'Ruby Anderson' are stencilled in black on the wall face. A brick gable with a chimney is built on top of this wall line.

Eastern elevation (Illus 25)

This is a rough mortared stone wall which contains a window which is blocked with timber.

Southern Elevation (Illus 26)

This is a rough mortared stone wall which contains a fireplace with a stone lintel and side stones, this has been blocked with bricks.

Western Elevation (Illus 27)

This is a rough mortared stone wall that contains a glazed window, a door and another glazed window.

Observations and suggested Phasing of building

It would appear that all three Steadings in the tin roofed building are of contemporary construction. The fireplaces in Steadings 2 and 3 would suggest that these were inhabited, Steading 1 has more of an appearance of a small animal byre. The two socket stones in the floor of Steading 3 are of interest and would appear to not be related to the structural build of the building but to support a free-standing structure in the Steading (Illus 28 and 29). The lack of chimneys for the fireplaces in Steadings 2 and 3 would seem to suggest that the original roof covering, and structure has been removed at some point in the past and replaced with tin.

Recommendations

The author feels that the photographic survey and written notes on the tin roofed building at The Cottage, Collace are an adequate record of the building prior to its demolition and there would seem to be no need for any further work. However, the final decision on that rests with Perth and Kinross Heritage Trust.

References

Cartographic Sources(<http://www.nls.uk/maps>)

Stobie, James 1783 A large scale map of Perth and Clackmannan

Ordnance Survey Maps - Six-inch 1st edition, Scotland, 1843-1882

Online

Scotland's Places (<https://scotlandsplaces.gov.uk/digital-volumes/ordnance-survey-name-books/perthshire-os-name-books-1859-1862/perthshire-volume-17?display=transcription>)

Illustration List

Illustration 1- Site location (red circle) (based on Ordnance Survey map 1:50000 Crown Copyright 2012. All Rights Reserved. Licence number 100049628)

Illustration 2- Collace as marked on Thomas Scobie's map of 1783 (© Trustees of National Library of Scotland)

Illustration 3- The Cottage, Collace as marked on the First Edition Ordnance Survey map of 1862, marked with red arrow (© Trustees of National Library of Scotland)

Illustration 4- Ground floor plan of The Cottage, Collace, red line in Steading 1 indicates earlier wall foundation, red area in Steading 2 indicates rough stone floor area, green squares indicate blocked windows, black rectangles show position of fireplaces (numbers refer to text descriptions of Steadings) (based on supplied architect's plan)

Illustration 5- Western and Eastern elevations of The Cottage, Collace showing blocked windows visible in Western and Eastern elevations in red (based on supplied architects plan)

Illustration 6- The Cottage, Collace from the South East building surveyed has tin roof

Illustration 7-The Cottage, Collace, Western elevation of Steadings 1, 2 and 3 looking North East

Illustration 8- Western elevation looking South East

Illustration 9- Detail of Western elevation showing blocked window in Steading 2 (red arrow)

Illustration 10- Detail of southern end of Western elevation, alternate shaped quoins at corner marked with red arrow

Illustration 11- Southern elevation of building

Illustration 12- Eastern elevation looking North West

Illustration 13- Southern end of Eastern elevation showing blocked window (red arrow)

Illustration 14- Visible blocked window in Western elevation to building

Illustration 15- Detail of Eastern elevation showing entrance into Steading 1 and slightly higher roof line

Illustration 16- Northern internal elevation to Steading 1 showing brick wall, sloping face on wall of Eastern elevation also visible

Illustration 17- Eastern internal elevation of Steading 1 showing doorway and window

Illustration 18- Southern internal elevation of Steading 1 showing slightly wider wall foundation, mangle and base of wooden roof support.

Illustration 19- Western internal elevation of Steading 1

Illustration 20- Northern elevation of Steading 2 showing fireplace with brick arch and base of wooden roof support

Illustration 21- Eastern elevation of Steading 2 showing two blocked windows (marked with red arrows)

Illustration 22- Eastern elevation of Steading 2 showing third blocked window (red arrow)

Illustration 23- Southern internal elevation for Steading 2 showing fireplace with brick arch and brick support for roof

Illustration 24- Area of rough stone flooring at Southern end of Steading 2

Illustration 25- Northern internal elevation of Steading 3 showing blocked fireplace, stencilled names on wall face and brick support for roof

Illustration 26- Eastern internal elevation of Steading 3 showing blocked window

Illustration 27 – Southern internal elevation of Steading 3 showing fireplace

Illustration 28- Internal Western elevation of Steading 3

Illustration 29- Internal floor of Steading 3 showing cobbling, drain and one of the socketed stones in the floor

Illustration 30- General view of floor in Steading 3 looking East showing both socketed stones in the floor

Discovery & Excavation in Scotland Entry

| | |
|--|--|
| LOCAL AUTHORITY: | Perth and Kinross |
| PROJECT TITLE/SITE NAME: | The Cottage, Collace |
| PROJECT CODE: | COL01 |
| PARISH: | Collace |
| NAME OF CONTRIBUTOR(S): | Derek Hall |
| NAME OF ORGANISATION: | Derek Hall, archaeologist and ceramic specialist |
| TYPE(S) OF PROJECT: | Standing Building Record |
| NMRS NO(S): | N/A |
| SITE/MONUMENT TYPE(S): | None |
| SIGNIFICANT FINDS: | None |
| NGR (2 letters, 6 figures) | NO 20391 32470 |
| START DATE | 14 th January 2019 |
| END DATE | 14 th January 2019 |
| PREVIOUS WORK (incl. <i>DES</i> ref.) | None |
| MAIN (NARRATIVE) DESCRIPTION: (May include information from other fields) | A photographic survey was carried out of the 19 th century tin roofed building at The Cottage, Collace, Perth and Kinross. Written descriptions were made of external and internal elevations and fittings. |
| PROPOSED FUTURE WORK: | None |
| SPONSOR OR FUNDING BODY: | Mr and Mrs A Whytock |
| CAPTIONS FOR ILLUSTRS | N/A |
| ADDRESS OF MAIN CONTRIBUTOR: | 34 Glenfarg Terrace, Perth, PH2 0AP |
| ARCHIVE LOCATION (intended) | NMRS |
| EMAIL ADDRESS: | Derek.hall1@blueyonder.co.uk |



Illustration 1- Site location (red circle) (based on Ordnance Survey map 1:50000 Crown Copyright 2012. All Rights Reserved. Licence number 100049628)



Illustration 2- Collace as marked on Thomas Scobie's map of 1783 (© Trustees of National Library of Scotland)

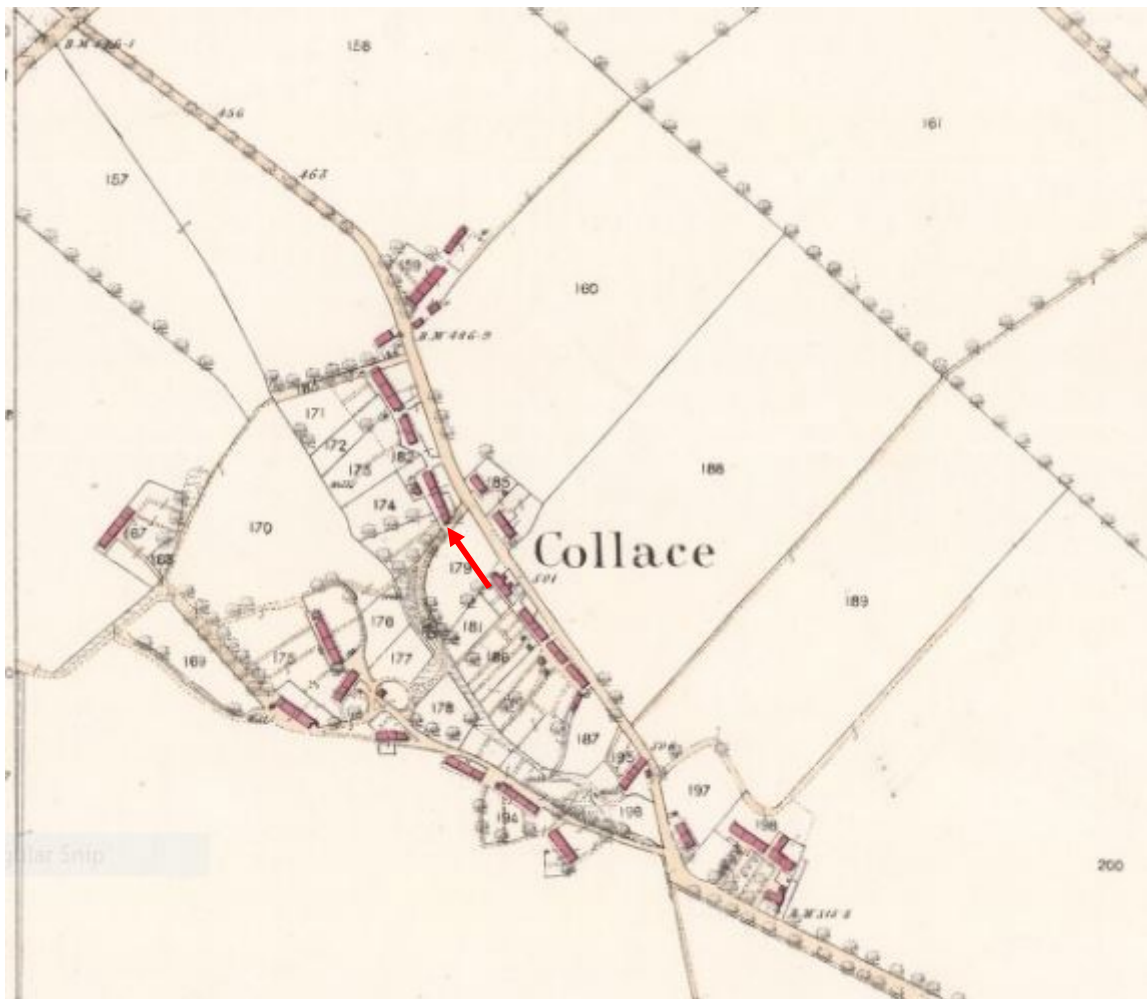
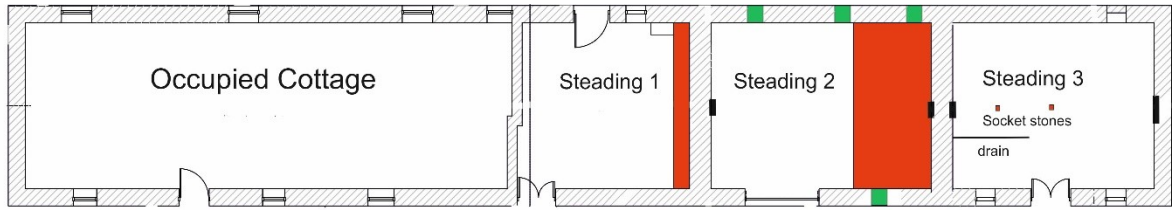


Illustration 3- The Cottage, Collace as marked on the First Edition Ordnance Survey map of 1862, marked with red arrow (© Trustees of National Library of Scotland)



Existing Floor Plan
0,0 1,0 2,0 3,0 4,0 5,0
Scale in metres

Illustration 4- Ground floor plan of The Cottage, Collace, red line in Steading 1 indicates earlier wall foundation, red area in Steading 2 indicates rough stone floor area, green squares indicate blocked windows, black rectangles show position of fireplaces (numbers refer to text descriptions of steadings) (based on supplied architect's plan)

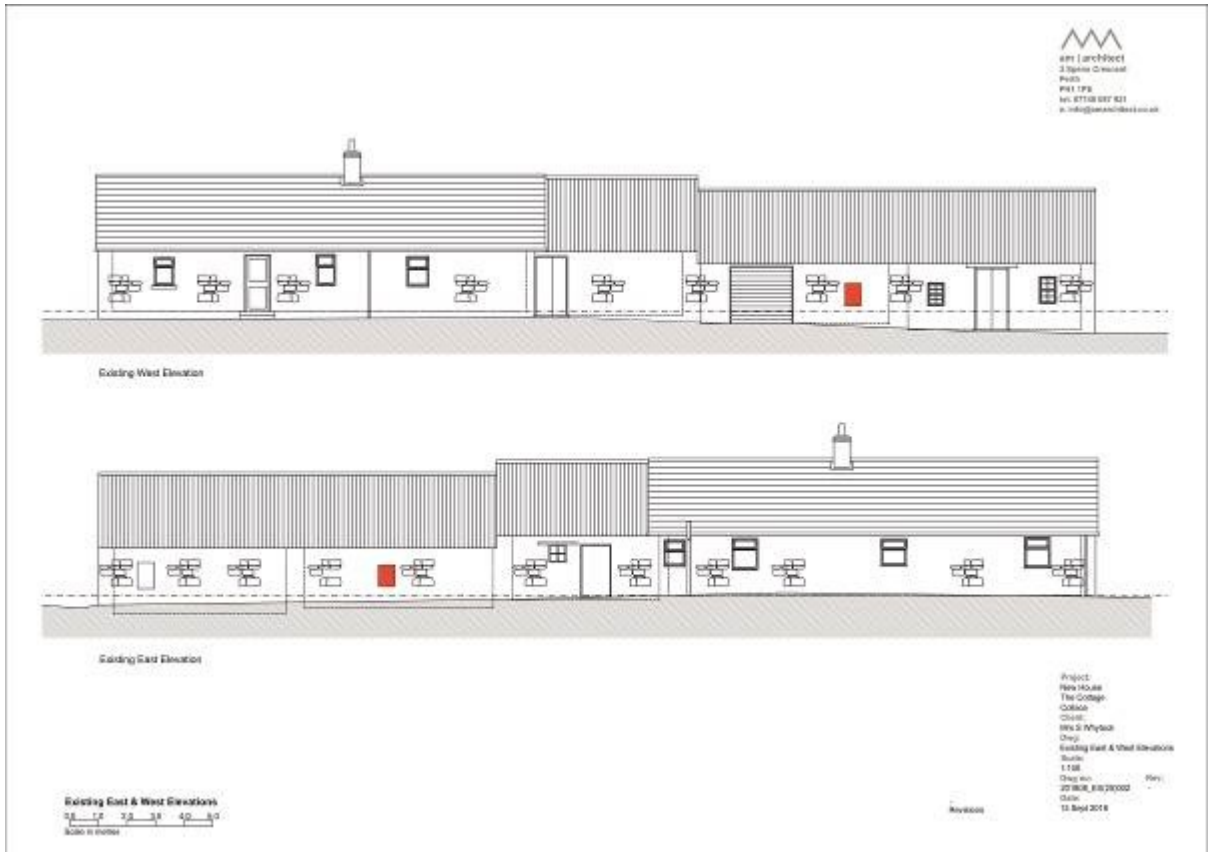


Illustration 5- Western and Eastern elevations of The Cottage, Collace showing blocked windows visible in Western and Eastern elevations in red (based on supplied architects plan)



Illustration 6- The Cottage, Collace from the South East building surveyed has tin roof



Illustration 7-The Cottage, Collace, Western elevation of Steadings 1, 2 and 3 looking North East



Illustration 8- Western elevation looking South East



Illustration 9- Detail of Western elevation showing blocked window in Steading 2 (red arrow)



Illustration 10- Detail of southern end of Western elevation, alternate shaped quoins at corner marked with red arrow



Illustration 11- Southern elevation of building



Illustration 12- Eastern elevation looking North West (blocked window marked with red arrows)



Illustration 13- Southern end of Eastern elevation showing blocked window (red arrow)



Illustration 14- Visible blocked window in Western elevation to building



Illustration 15- Detail of Eastern elevation showing entrance into Steading 1 and slightly higher roof line



Illustration 16- Northern internal elevation to Steading 1 showing brick wall, sloping face on wall of Eastern elevation also visible



Illustration 17- Eastern internal elevation of Steading 1 showing doorway and window



Illustration 18- Southern internal elevation of Steading 1 showing slightly wider wall foundation, mangle and base of wooden roof support.



Illustration 19- Western internal elevation of Steading 1



Illustration 20- Northern elevation of Steading 2 showing fireplace with brick arch and base of wooden roof support



Illustration 21- Eastern elevation of Steading 2 showing two blocked windows (marked with red arrows)



Illustration 22- Eastern elevation of Steading 2 showing third blocked window (red arrow)



Illustration 23- Southern internal elevation for Steading 2 showing fireplace with brick arch and brick support for roof



Illustration 24- Area of rough stone flooring at Southern end of Steading 2



Illustration 25- Northern internal elevation of Steading 3 showing blocked fireplace, stencilled names on wall face and brick support for roof



Illustration 26- Eastern internal elevation of Steading 3 showing blocked window



Illustration 27 – Southern internal elevation of Steading 3 showing fireplace



Illustration 28- Internal Western elevation of Steading 3



Illustration 29- Internal floor of Steading 3 showing cobbling, drain and one of the socketed stones in the floor



Illustration 30- General view of floor in Steading 3 looking East showing both socketed stones in the floor