

Heritage Statement:  
Buildings at Lostock Hall Farm  
Bolton  
Greater Manchester  
BL6 4BS

National Grid Reference: SD 656 091

Dr Peter Wardle & Colin Lacey

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**Table of Contents**

1. Summary.....	3
2. Introduction .....	4
2.1 The Client .....	4
2.2 Confidentiality and Copyright.....	4
2.3 Location .....	4
2.4 Site Visit.....	4
3. Historic Background .....	7
3.1 The History of The Settlement.....	7
3.2 Trade Directories .....	7
4. The Buildings .....	7
5. Building 1 .....	8
5.1 The Date of the Building .....	8
5.2 The Construction Sequence .....	8
6. Building 2 .....	11
6.1 The Date of the Building .....	11
6.2 The Construction Sequence .....	11
7. Building 3 The Farm House.....	14
7.1 The Date of the Building .....	14
7.2 The Construction Sequence .....	14
8. The Condition of the Buildings .....	16
9. The Importance of the Buildings.....	18
9.1 The Date of the Building .....	18
9.2 Rarity .....	18
9.3 Architectural and Historic Interest.....	18
9.4 Group Value .....	19
9.5 Other Factors.....	20
9.6 The Contribution to Significance made by the Setting of the Buildings.....	22
10. The Setting of Lostock Hall Gatehouse.....	23
10.1 Listing Description .....	23
10.2 The Setting of Lostock Hall Gatehouse .....	23
11. Conclusions – The Impact of The Development. ....	26
12. Appendix Definitions: .....	27
13. Appendix: Map Regression Exercise .....	28
13.1 Methodology.....	28

13.2	1849 Ordnance Survey 1:10,560 Plan.....	29
13.3	1894 Ordnance Survey 1:2500.....	30
13.4	1909 Ordnance Survey 1:2500 Plan enlarged to 1:1000.....	31
13.5	1938 Ordnance Survey 1:2500 Plan.....	33
13.6	1954 Ordnance Survey 1:1250 Plan.....	34
13.7	1965-7 Ordnance Survey 1:10,000 Plan .....	35
13.8	1974-80 Ordnance Survey 1:10,000 Plan .....	36
13.9	1990 Ordnance Survey 1:10,000 Plan.....	37
13.10	Modern Ordnance Survey Plan .....	38

### Table of Figures

Figure 1: General Location Plan. Scale 1:10,000 .....	5
Figure 2: Detailed Location Plan. Scale 1:1250 .....	6
Figure 3: Location of buildings, 1:1000 @ A4 .....	7
Figure 4 Building 1 Phase plan, c. 1:200 @ A4 .....	10
Figure 5: Building 2 Phase plan 1:250 @ A4 .....	13
Figure 6: Farm House Ground floor phase plan, 1:100 @ A4.....	15
Figure 7: 1849 Ordnance Survey 1:10,560 Plan enlarged to 1:1250 .....	29
Figure 8: 1894 Ordnance Survey 1:2500 Plan enlarged to 1:1250 .....	30
Figure 9: 1909 Ordnance Survey 1:2500 Plan enlarged to 1:1250 .....	31
Figure 10: 1929 Ordnance Survey 1:2500 Plan enlarged to 1:1250 .....	32
Figure 11: 1938 Ordnance Survey 1:2500 Plan enlarged to 1:1250 .....	33
Figure 12: 1954 Ordnance Survey 1:1250 Plan.....	34
Figure 13: 1965-7 Ordnance Survey 1:10,000 Plan enlarged to 1:1250.....	35
Figure 14: 1974-80 Ordnance Survey 1:10,000 Plan enlarged to 1:1250.....	36
Figure 15: 1990 Ordnance Survey 1:10,000 Plan enlarged to 1:1250 .....	37
Figure 16: Modern Ordnance Survey Plan reproduced at 1:1250.....	38

### Table of Plates

Plate 1: Western part, building 1 .....	8
Plate 2: Southwest aspect, building 1 .....	9
Plate 3: West aspect, building 2.....	12
Plate 4: North aspect, building 2 .....	12
Plate 5: South elevation, building 3.....	14
Plate 6: North elevation, building 3 .....	15
Plate 7 Looking South to Lostock Hall Gatehouse.....	24
Plate 8 Looking South to Lostock Hall Gatehouse.....	24
Plate 9 Looking South to Lostock Hall Gatehouse.....	25
Plate 10 Looking South East to Lostock Hall Gatehouse.....	25

### Version Control

Version No	Draft	Content Added/Omitted	Date
0.5	Client Draft		October 2015
0.7	LPA Draft	Client Comments	October 2015
1	Issued Report		

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## 1. Summary

This Heritage Statement should be read in conjunction with the building recording report, Historic Environment Consultancy ref. 2015/1280.

This report concerns three buildings around Lostock Hall Farm: Two agricultural buildings and the farmhouse. The buildings are considered likely to date from the 19<sup>th</sup> century with 20<sup>th</sup> century additions. They are not listed or located in a conservation area.

The Interest of the buildings lies in their survival from the mid to late 19<sup>th</sup> century in an area otherwise heavily industrialised.

There are serious detractors from this interest, namely that extensive alterations have been carried out to Buildings 1 and 2. Building 3 survives largely in its original form however it is in a considerably bad state of repair.

The buildings have been recorded in detail.

However; the buildings are unlisted and not in a conservation area and thus there is no legal impediment to their demolition.

The buildings are dated to the Victorian period when a high degree of selectivity is needed before a building is listed.

The proposal to retain the Farm House should therefore be welcomed, particularly given its state of repair and thus very high costs of renovation.

There is limited historic interest to the agricultural buildings particularly given the high degree of alteration.

## 2. Introduction

### 2.1 The Client

This report was commissioned by Stephen Burnell of PSP Bolton.

### 2.2 Confidentiality and Copyright

This document is to remain confidential for a period of 12 months or until it forms part of a formal planning application or until otherwise indicated by the client. The copyright of this report belongs to the Historic Environment Consultancy. No liability to third parties is accepted for advice and statements made in this report.

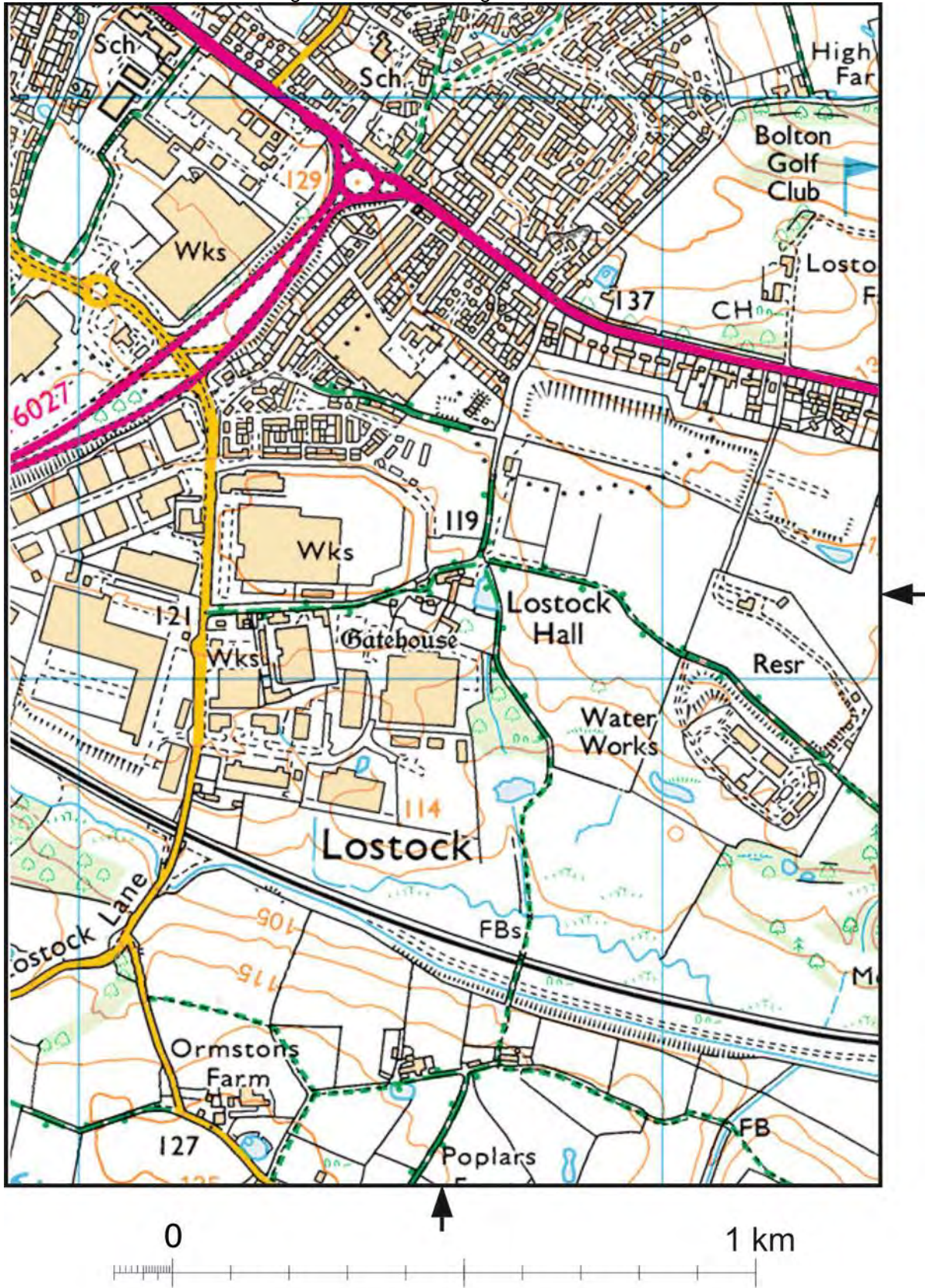
### 2.3 Location

Site Address:	Buildings at Lostock Hall Farm Bolton Greater Manchester
Post Code	BL6 4BS
Grid Reference:	SD 656 091

The general location is shown in Figure 1 and the detailed location in Figure 2.

### 2.4 Site Visit

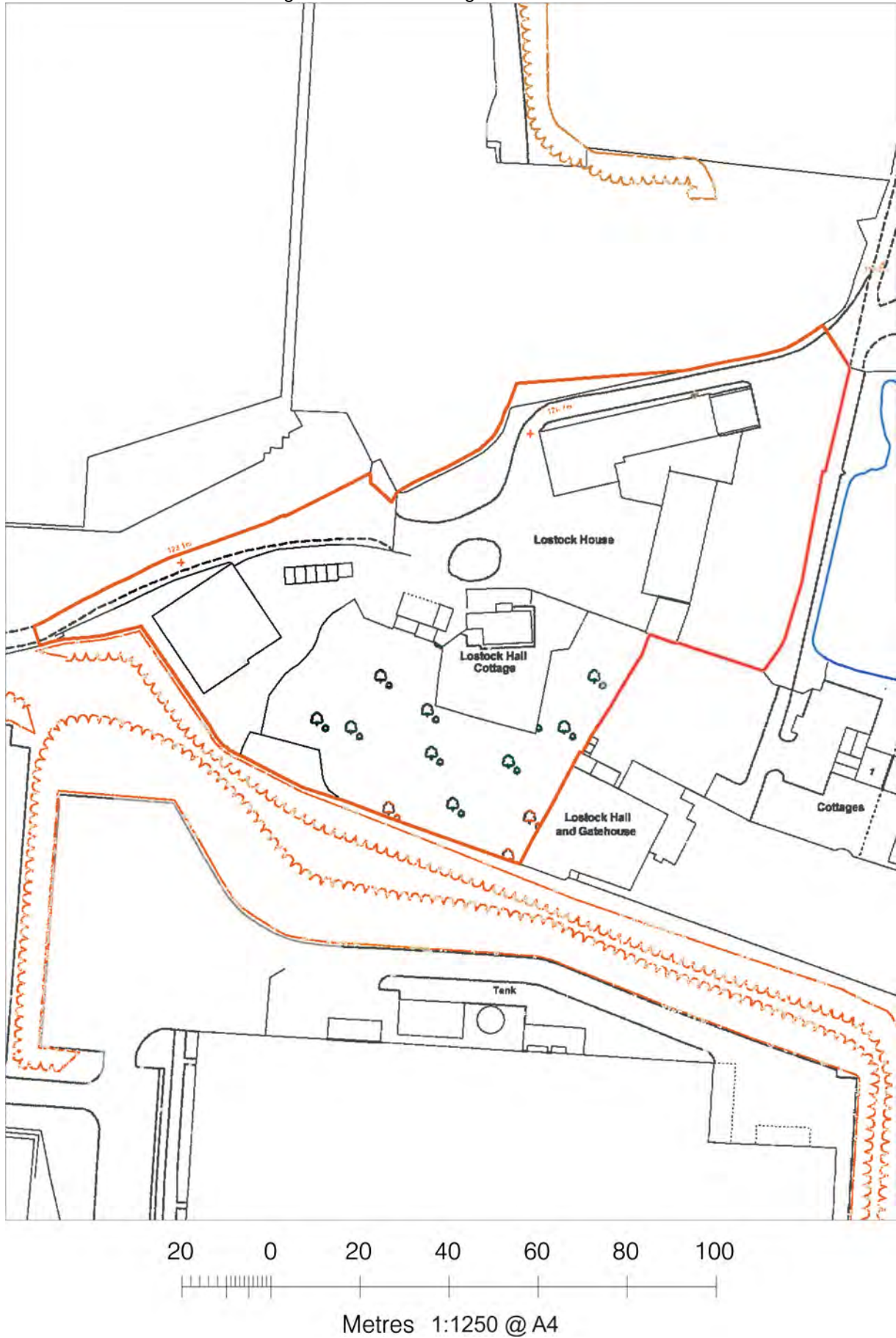
The Site was visited by Dr Peter Wardle on 18th September 2015.



Metres 1:10,000 @ A4

Figure 1: General Location Plan. Scale 1:10,000

Heritage Statement Buildings at Lostock Hall Farm



**Figure 2: Detailed Location Plan. Scale 1:1250**

### 3. Historic Background

#### 3.1 The History of The Settlement

Lostock was a hamlet covering 1364 acres of land 4½ miles west of Bolton.

The name derives from Old English hlose – ‘pig’ and stoc – ‘farm’, referring to a pigsty. An alternative source suggests that the name is derived from Celtic, llostog meaning beaver, inferring the site of a stream where beavers were found. It has been variously recorded as Lostoc in 1212; Lastok in 1279; Lostok in 1292; Lostoke in 1301 and Lostock and Lostocke in the 16th century.

In the Middle Ages Lostock was part of the barony of Manchester. It was subsequently held by Richard de Hulton and passed to the Andertons and the Blundells of Ince. Lostock Hall was an Elizabethan manor house built for the Anderton family in 1563. The hall was demolished in 1824, but the gatehouse remains and is listed to Grade II\*.

#### 3.2 Trade Directories

A selection of historic trade directories were consulted. Some of the previous occupants of Lostock Hall Farm are as follows:

***Slater's Manchester, Salford & Suburban Directory, 1911***

Wadsworth Rt. K. farmer, *Lostock hall Barton rd*

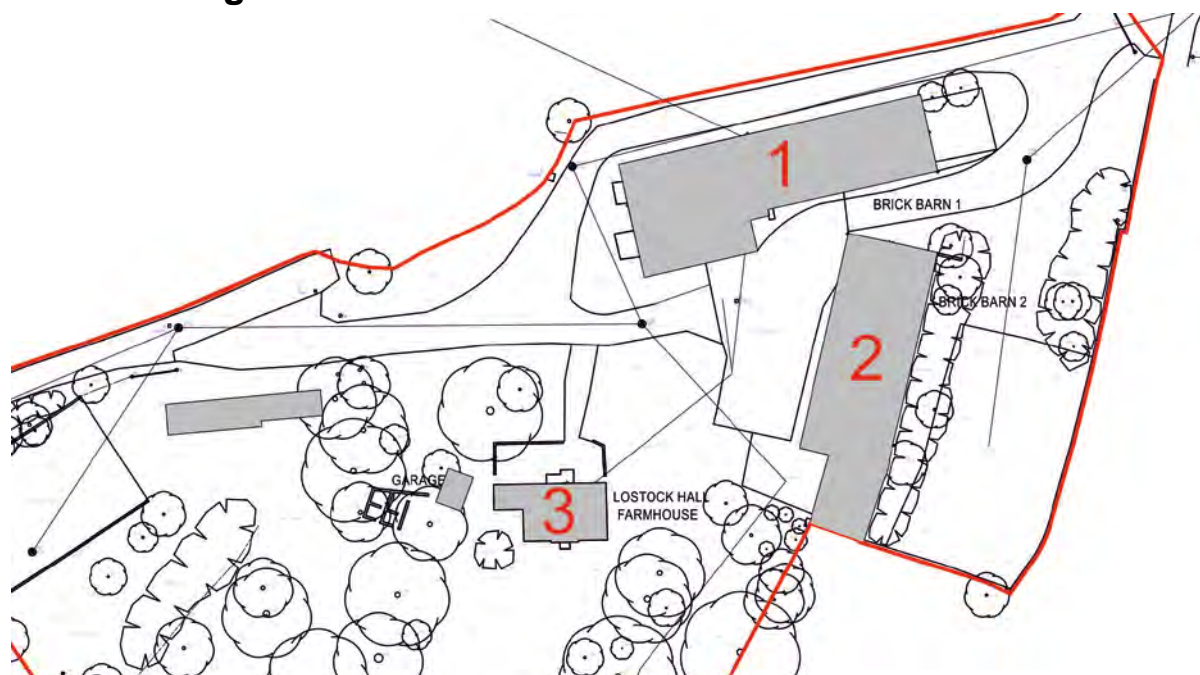
***Slater's Manchester, Salford & Suburban Directory, 1909***

Wadsworth Rt. K. farmer, *Lostock hall Barton rd*

***Slater's Manchester, Salford & Suburban Directory, 1903***

Scott Fredk. H. farmer, *Lostock hall Barton rd*

### 4. The Buildings



**Figure 3: Location of buildings, 1:1000 @ A4**

## 5. Building 1

Current Function	Vacant
Original Function	Livestock Housing
Period	Mid 19 <sup>th</sup> with 20 <sup>th</sup> century extensions to the west
Precise Date	E: Pre 1849, NW: 1909-1929, SW: 1938-1954
Architectural Style	Vernacular
Materials	Brick and stone

### 5.1 The Date of the Building

The eastern part of the building appears on the 1849 Ordnance Survey map as the eastern part of a range of buildings to the north of the farmyard. Map evidence indicates the original western part of the building was replaced in the years between 1909 and 1929 with a slightly wider structure which was in turn extended further between 1938 and 1954.

The timbers in the roof are machine-sawn and thus they date the roof to post 1790 and probably 1840.

### 5.2 The Construction Sequence

The following Phases of construction are present:

Phase	Period	Date	Description	How Dated
1	19 <sup>th</sup> Century	Pre 1849	Eastern part of building	Map evidence
2	20 <sup>th</sup> Century	1909-1929	Northwest part of building	Map evidence
3	20 <sup>th</sup> Century	1938-1954	Southwest part of building	Map evidence
4	20 <sup>th</sup> -21 <sup>st</sup> Century		Internal partition walls	Fabric – concrete blocks



**Plate 1: Western part, building 1**



**Plate 2: Southwest aspect, building 1**

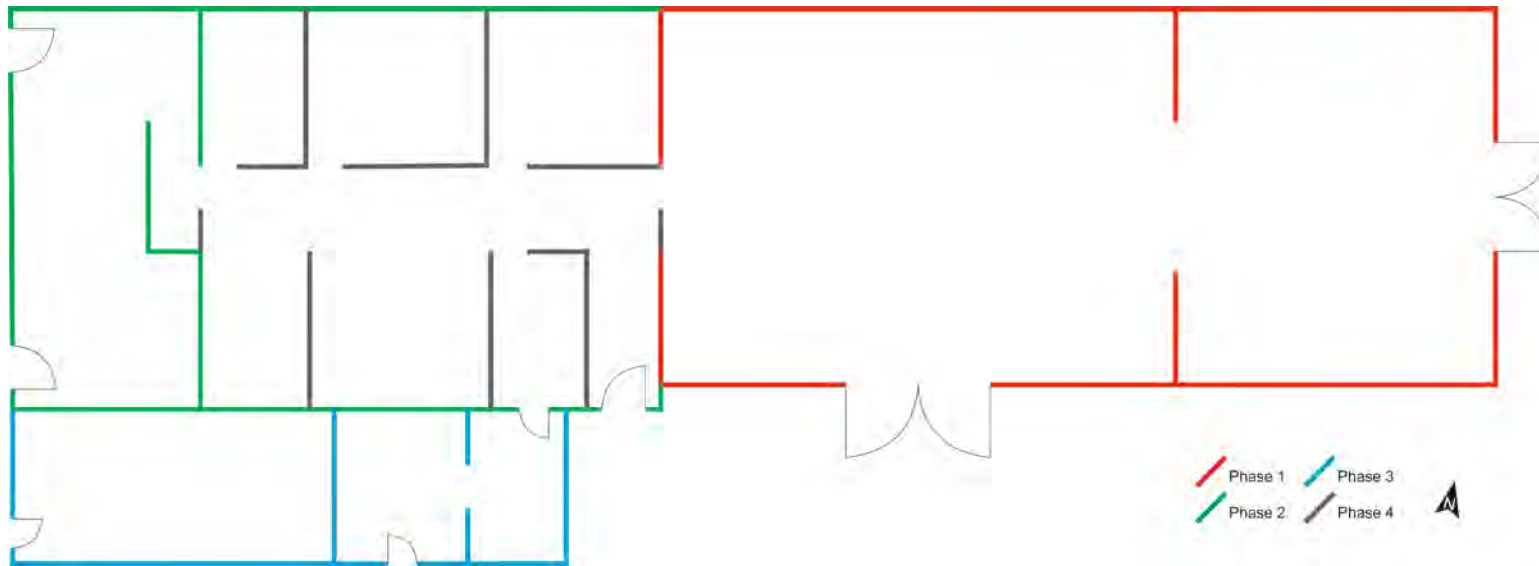


Figure 4 Building 1 Phase plan, c. 1:200 @ A4

## 6. Building 2

Current Function	Vacant
Original Function	Barn
Period	19 <sup>th</sup> century with 20 <sup>th</sup> century rear wall
Precise Date	Post 1849 to W, 1938-1954 to E.
Architectural Style	Vernacular
Materials	Brick and stone

### 6.1 The Date of the Building

A building is present on the 1849 map in the location of this building however it is a different shape to the present structure. The north, south and west walls are present by 1894, as is the southern extension. The eastern wall is on a different alignment to the present eastern wall, but follows the current line between the production of the 1938 and 1954 maps.

The style of building is characteristic of the 19th century.

The types of brick used are handmade / wirecut and thus this is indicative of a date in the 19th century.

The timbers in the roof are machine-sawn and thus they date the roof to post 1790 probably 1840

### 6.2 The Construction Sequence

The following Phases of construction are present:

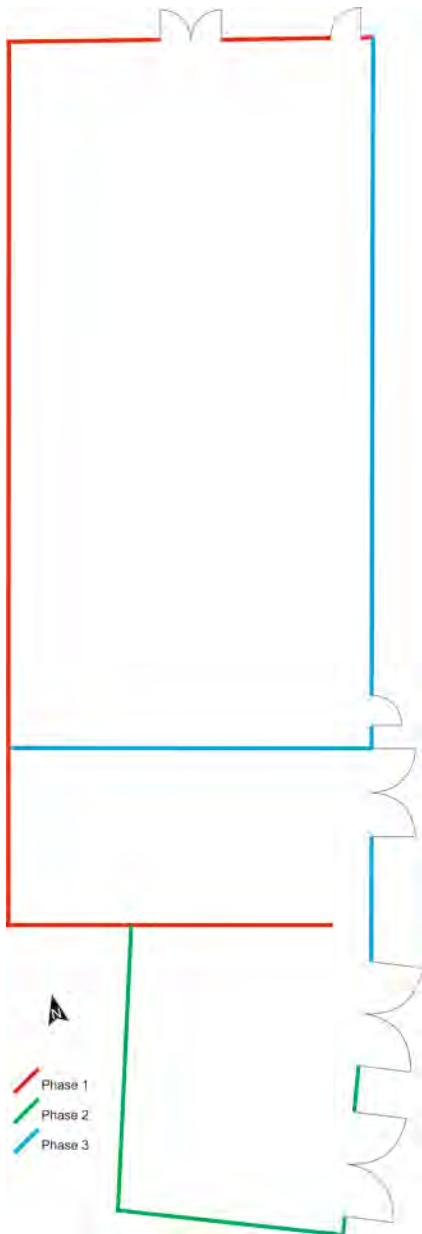
Phase	Period	Date	Description	How Dated
1	Victorian	1849-1894	Majority of structure	Map evidence
2	Victorian	1849-1894	Southern extension	Map evidence, structural arrangement
2	Modern	1938-1954	Eastern wall	Map evidence



**Plate 3: West aspect, building 2**



**Plate 4: North aspect, building 2**



**Figure 5: Building 2 Phase plan 1:250 @ A4**

## 7. Building 3 The Farm House

Current Function	Vacant
Original Function	Farmhouse
Period	Victorian
Precise Date	
Architectural Style	Vernacular
Materials	Limestone block

### 7.1 The Date of the Building

The building is considered to be mid to late 19<sup>th</sup> century owing to both style and materials.

The visible timbers at ground floor and cellar level are machine sawn and thus they date from post 1790 probably 1840.

### 7.2 The Construction Sequence

The following Phases of construction are present:

Phase	Period	Date	Description	How Dated
1	Mid 19 <sup>th</sup> century		Main part of house	Materials, form
2	19 <sup>th</sup> century	Pre 1849	Lean-to extension	Map evidence



Plate 5: South elevation, building 3



Plate 6: North elevation, building 3

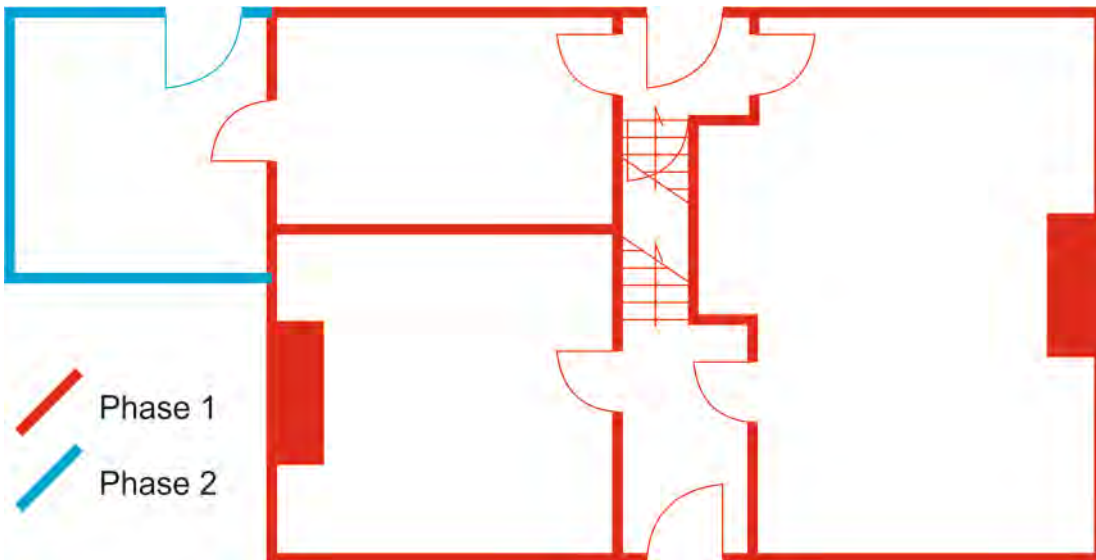


Figure 6: Farm House Ground floor phase plan, 1:100 @ A4

## 8. The Condition of the Buildings

In 1998 English Heritage launched a new strategy for dealing with Listed Buildings which were at Risk in “Buildings at Risk – A new Strategy”. This document sets out how the degree of risk that a building is subject to can be analysed. In every case a “vacant” building is the high risk category for each condition stage. English Heritage in “Buildings at Risk – A New Strategy” defines the following categories of condition. The following table compares the current situation.

Very Bad means a building where there has been:

Criterion	Building 1	Building 2	Building 3 The Farm House
structural failure or instability (where applicable)	Yes	Yes	Yes
a loss of significant areas of roof covering -	Yes	Yes	Yes
leading to major deterioration of the interior	No	No	Yes
or where there has been a major fire or	No	No	No
other disaster affecting most of the building.	No	No	No

Poor means a building or structure with

deteriorating masonry	Yes	Yes	Yes
and/or leaking roof	Yes	Yes	Yes
and/or defective rainwater goods,	Yes	Yes	Yes
accompanied by rot outbreaks within the building	Yes	Yes	Yes
General deterioration of most elements of the building fabric	Yes	Yes	Yes
including external joinery	No external joinery	No external joinery	Yes

Fair means

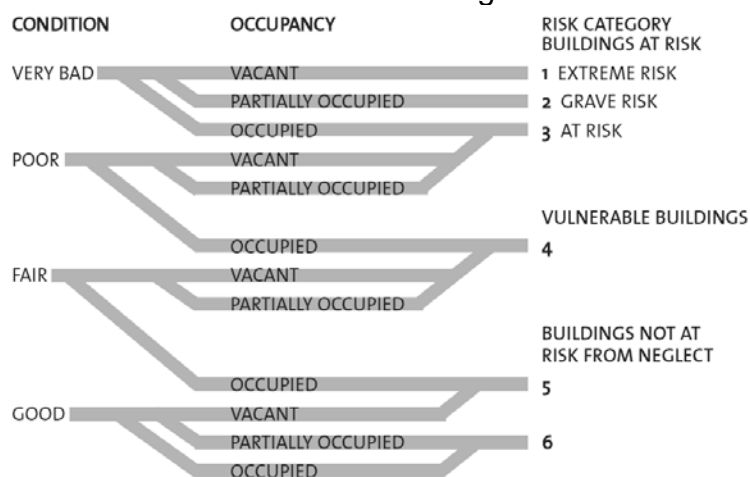
Structurally Sound	No	No	No
Minor Repairs required	Major Repairs Needed	Major Repairs Needed	Major repairs required
Shows signs of a lack of general maintenance	Yes	Yes	Yes

Good means

Structurally Sound	No	No	No
Weathertight	No	No	No
No Significant Repairs Needed	Repairs are needed	Repairs are needed	Repairs are needed

### English Heritage Risk Scale

The following chart shows how the different risk categories are defined.



Therefore the condition of each building is as follows:

Building 1: At 'best poor' decaying into 'Very Bad' and as it is vacant, it is considered to be in a 'at risk' to 'Extreme Risk' condition.

Building 2: At best 'poor' decaying into 'Very Bad' and as it is vacant, it is considered to be in a 'at risk' to 'extreme risk' condition.

Building 3: 'Very Bad' and as it is vacant, it is considered to be in an 'extreme risk' condition.

## 9. The Importance of the Buildings

The purpose of this section is to establish whether a building is eligible for listing and thus help define the special character of the building.

### 9.1 The Date of the Building

The DCMS 2010 document “Principles of Selection for Listing Buildings” states the reasons why buildings are listed. The date of a building is the simplest and most objective way of deciding if a building should be listed:

A key criterion is date which is as follows:

*before 1700, all buildings that contain a significant proportion of their original fabric are listed;*

*from 1700 to 1840, most buildings are listed;*

*after 1840, because of the greatly increased number of buildings erected and the much larger numbers that have survived, progressively greater selection is necessary;*

*particularly careful selection is required for buildings from the period after 1945;*

*buildings of less than 30 years old are normally listed only if they are of outstanding quality and under threat.*

The buildings are dated to the 19<sup>th</sup> century and thus it is unlikely these buildings would meet the listing criteria on grounds of date.

### 9.2 Rarity

The Principles of Selection state that the rarer the building the more likely it is to be listed. The buildings are agricultural and domestic and are considered to be common types of building.

### 9.3 Architectural and Historic Interest

The Planning (Listed Building and Conservation Areas) Act 1990 Part 1 section 1 paragraph 1 states:

....”in relation to building of special architectural or historic interest.”

Thus it follows that a building must have either architectural or historic interest which the Principles of Selection define as:

*Architectural Interest. To be of special architectural interest a building must be of importance in its architectural design, decoration or craftsmanship; special interest may also apply to nationally important examples of particular building types and techniques (e.g. buildings displaying technological innovation or virtuosity) and significant plan forms;*

• *Historic Interest. To be of special historic interest a building must illustrate important aspects of the nation’s social, economic, cultural, or military history and/or have close historical associations with nationally important people. There should normally be some quality of interest in the physical fabric of the building itself to justify the statutory protection afforded by listing.*

**Architectural Interest**

<b>Criterion:</b>	<b>Building 1</b>	<b>Building 2</b>	<b>Building 3</b>
architectural design	Not considered exceptional	Not considered exceptional	More ornate façade although again not considered exceptional
decoration	Vernacular styling	Not considered exceptional	Not considered exceptional
craftsmanship;	Not considered exceptional	Vernacular styling	Vernacular styling
nationally important examples of particular building types	No	Not considered exceptional	Not considered exceptional
particular building techniques	No	No	No
Buildings displaying technological innovation or virtuosity	No	No	No
significant plan forms	No	No	No

**Historic Interest**

There should normally be some quality of interest in the physical fabric of the building	No	No	No
a building must illustrate important aspects of the nation's			
social,	No	No	No
economic	No	No	No
cultural	No	No	No
Military history	No	No	No

**9.4 Group Value**

The Principles of Selection gives a clear indication that buildings can be protected because they are part of group which is as follows:

*When making a listing decision, the Secretary of State may take into account the extent to which the exterior contributes to the architectural or historic interest of any group of buildings of which it forms part. This is generally known as group value. The Secretary of State will take this into account particularly where buildings comprise an important architectural or historic unity or a fine example of planning (e.g. squares, terraces or model villages) or where there is a historical functional relationship between a group of buildings. If a building is designated because of its group value, protection applies to the whole of the property, not just the exterior.*

## 9.5 Other Factors

Other factors are also taken into account; these are:

### Aesthetic Merits

	<b>Building 1</b>	<b>Building 2</b>	<b>Building 3</b>
The appearance of a building – both its intrinsic architectural merit and any group value – is a key consideration in judging listing proposals, but the special interest of a building will not always be reflected in obvious external visual quality.	Not considered exceptional	Not considered exceptional	More architectural merit than the agricultural buildings although not considered exceptional
Buildings that are important for reasons of technological innovation,	No	No	No
or as illustrating particular aspects of social or economic history, may have little external visual quality.	Not relevant	Not relevant	Not relevant

### Selectivity

Where a building qualifies for listing primarily on the strength of its special architectural interest, the fact that there are other buildings of similar quality elsewhere is not likely to be a major consideration.	No special architectural interest	No special architectural interest	No special architectural interest
However, a building may be listed primarily because it represents a particular historical type in order to ensure that examples of such a type are preserved.	Agricultural buildings of this period are very common	Agricultural buildings of this period are very common	Domestic buildings of this period are very common
Listing in these circumstances is largely a comparative exercise and needs to be selective where a substantial number of buildings of a similar type and quality survive.	A large number of 19 <sup>th</sup> century farm buildings survive in better condition.	A large number of 19 <sup>th</sup> century farm buildings survive in better condition.	A large number of 19 <sup>th</sup> century domestic buildings survive in better condition.
In such cases, the Secretary of State's policy is to list only the most representative or most significant examples of the type.	This is not considered to be an exceptional example.	This is not considered to be an exceptional example.	This is not considered to be an exceptional example.

National Interest

<p>The emphasis in these criteria is to establish consistency of selection to ensure that not only are all buildings of strong intrinsic architectural interest included on the list, but also the most significant or distinctive regional buildings that together make a major contribution to the national historic stock.</p>	<p>This building does not fulfil these criteria</p>	<p>This building does not fulfil these criteria</p>	<p>This building does not fulfil these criteria</p>
<p>For instance, the best examples of local vernacular buildings will normally be listed because together they illustrate the importance of distinctive local and regional traditions.</p>	<p>The alterations to the building detract from any local / regional importance</p>	<p>The alterations to the building detract from any local / regional importance</p>	<p>The alterations to the building detract from any local / regional importance</p>
<p>Similarly, for example, some buildings will be listed because they represent a nationally important but localised industry, such as shoemaking in Northamptonshire or cotton production in Lancashire.</p>	<p>Farming is common to the UK as a whole and is not localised to the Bolton region</p>	<p>Farming is common to the UK as a whole and is not localised to the Bolton region</p>	<p>Farming is common to the UK as a whole and is not localised to the Bolton region</p>

## **9.6 The Contribution to Significance made by the Setting of the Buildings**

The current setting is not that in which the buildings were originally constructed and would have been experienced, due to the presence of widespread industrial development of the area.

## 10. The Setting of Lostock Hall Gatehouse

### 10.1 Listing Description

BOLTON

SD60NE HALL LANE, Lostock 797-1/3/245 (East side (off))  
23/04/52 Former gatehouse to Lostock Hall (demolished) with cottage range to rear

II\*

Gatehouse to Lostock Hall (now demolished), with cottage to rear. Dated 1590, the cottage an addition of 1810.

Coursed and squared stone with slate roofs.

EXTERIOR: 3 storey gatehouse with wide central segmental arch with moulded jambs now infilled with modern doorway. C19 sashwindows to either side. Paired 4-light mullioned and transomed windows to first floor forming a continuous band, and an 8-light mullioned and transomed window above, with coat of arms and the date above. The facade is articulated by coupled columns to either side of the windows, Tuscan order to ground floor, Ionic above, and Corinthian to third storey. Moulded stone cornices and string courses, and scalloped parapet. Gable end stack. The cottage forms a rear wing of the gatehouse: 2 storey, 3-window range, the sash windows and doorway renewed in original openings; 2 axial stacks.

INTERIOR: not inspected.

The medieval Lostock Hall has been demolished and its site is now occupied by a factory.

Listing NGR: SD6564209090

### 10.2 The Setting of Lostock Hall Gatehouse

There are very limited views of the Gatehouse from the Public Realm or the application area because of the presence of vegetation and walls. It is noted that when this building is visible what can be seen is the Victorian Extension rather than the Elizabethan Gatehouse.

The proposals will increase the number of places where glimpses of the building can be seen. The views from the Gatehouse will be largely unaltered – that is views of post Elizabethan buildings surrounded by trees.



**Plate 7 Looking South to Lostock Hall Gatehouse**



**Plate 8 Looking South to Lostock Hall Gatehouse**



**Plate 9 Looking South to Lostock Hall Gatehouse**



**Plate 10 Looking South East to Lostock Hall Gatehouse**

## **11. Conclusions – The Impact of The Development.**

The Interest of the buildings lies in their survival from the mid to late 19<sup>th</sup> century in an area otherwise heavily industrialised.

There are serious detractors from this interest, namely that extensive alterations have been carried out to Buildings 1 and 2. Building 3 survives largely in its original form however it is in a considerably bad state of repair.

The buildings have been recorded in detail in a separate volume:

Wardle P. & Lacey C. 2015. *Level 3 Building Recording of Buildings at Lostock Hall Farm, Bolton, Greater Manchester*. Goring on Thames: The Historic Environment Consultancy Report Ref 2015/128

However; the buildings are unlisted and not in a conservation area and thus there is no legal impediment to their demolition.

The buildings are dated to the Victorian period when a high degree of selectivity is needed before a building is listed.

The proposal to retain the Farm House should therefore be welcomed, particularly given its state of repair and thus very high costs of renovation.

There is limited historic interest to the agricultural buildings particularly given the high degree of alteration.

**12. Appendix Definitions:**

Term	Definition
Archaeology	The study of past human activities, before the end of the post medieval period at 1700 AD, from the material remains which these activities produce.
Remains	Includes any sign or trace of the thing in question.
Archaeological Site	The place or position occupied by, and the place where, physical remains of past human activity, including those remains, can be discovered.
Evaluation	Small scale inexpensive trial archaeological excavation carried out before planning permission is granted in order to determine the weight that ought to be placed upon the preservation of an archaeological site.
Industrial Archaeology	The study, using archaeological methods, of industrial processes from ancient times to the present day.
Mitigation Strategy	A strategy for ameliorating the effects of a development on an archaeological site, by means of a foundation design which reduces the amount of ground disturbance, or a programme of archaeological investigation, recording and research.
Preservation in situ	The physical preservation of archaeological remains and sites in the place where they are to be found.
Planning Archaeologist	The person who advises the Local Planning Authority on archaeological matters. This may be somebody within the authority but can be an external post in a County Council, English Heritage or another body.
<i>Period Definitions:</i>	
Neolithic	Circa 4000-2500BC uncalibrated radio-carbon years
Earlier Bronze Age	2500-1200 BC
Later Bronze Age	1200-800 BC
Iron Age	800 BC-50 AD
Romano-British	50 AD-410 AD
Early Medieval	410 AD-1086
Medieval	1086-1485
Post Medieval	1485-1700
Tudor	1485-1558
Jacobean	1603-1702
Georgian	1702-1837
Early Modern (Imperial)	1700-1837
Victorian	1837-1901
Modern	1901-present day
<i>Geological definitions:</i>	
Particle sizes	The Wentworth Scale is used
Made Ground	Non natural deposits which may have the potential to be archaeological remains. It is noted that the identification of made ground as being modern is the prerogative of archaeologists.

## 13. Appendix: Map Regression Exercise

### 13.1 Methodology

A variety of maps are presented in the map regression analysis which have been obtained, copied and digitised in a variety of ways and in addition certain conventions have been chosen. The following paragraphs list these conventions.

#### **Map Date**

The published map date is used.

#### **Scale**

The map has been rescaled to 1:1000 when the map is detailed enough to warrant this. This is achieved by applying a change of scale factor to the published scale. For maps which have been photographed a similar method is used but by measuring a distance on the historic map compared to a measured map. Such scaling is marked "approximate scaling" that is the scaling is within  $\pm 10\%$ . Where a map cannot be scaled with certainty within  $\pm 10\%$  ie it is marked "not to scale". For smaller scales the maps are rescaled to approximately 1:2500 or 1:5000.

#### **Distortion**

Where a map has been distorted by photography or similar the map is corrected using photo-rectification software where this assists the interpretation of the map.

#### **Locations of the Buildings**

It is conventional to mark the location of the building or site by edging the boundaries in red. This convention is not followed as by definition it will obscure the mapping of the boundaries. Instead there are arrows which point to the position of the building.

#### **Overlays**

Where we present an overlay no attempt has been made to correct the historic map to the map projection and error apportionment of digital OS. Instead the overlay are presented with the best fit of the detail of the historic map to the OS data.

#### **GIS corrected Maps**

The use of digital historic maps which have been corner corrected so that they fit OS digital data are avoided as far as possible.

#### **Symbol Sets**

The symbol sets for the historic maps can be found on our web site [www.historicenvironment.co.uk](http://www.historicenvironment.co.uk) .....

#### **Map North**

Maps are presented with North at the top of the page. No correction is made so that the maps line up with Grid North not true North.

#### **Errors**

We regularly come across errors in mapping. These are discussed in the text and how we have investigated them.

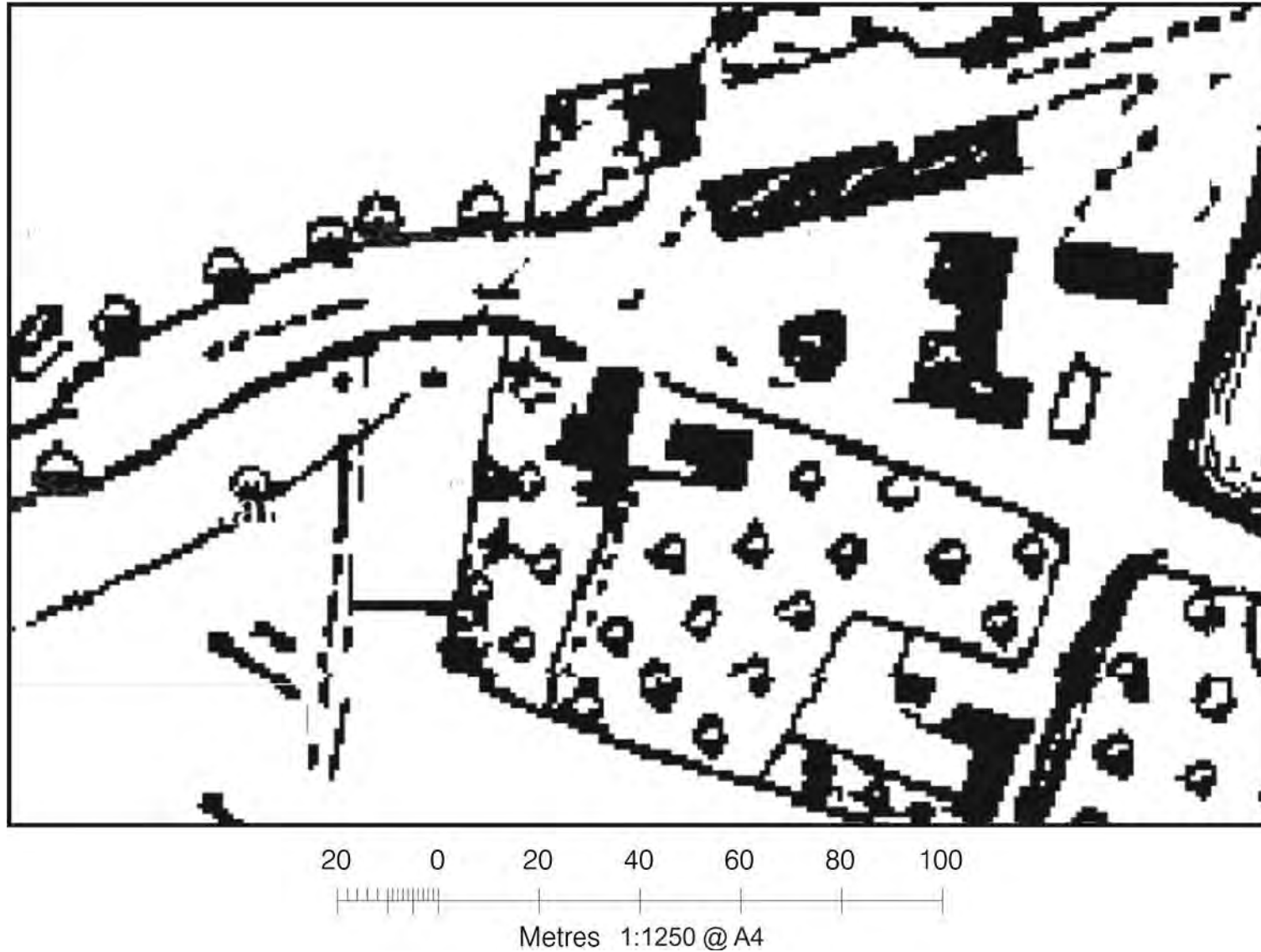
#### **Overlays**

Where a map is overlaid onto OS data this is to be regarded as indicative not exact. The maps are adjusted so that the detail that is being considered matches OS data this will include:

1. Correct so that the historic map is orientated on grid north.
2. Scale

No attempt is made to correct for map projection.

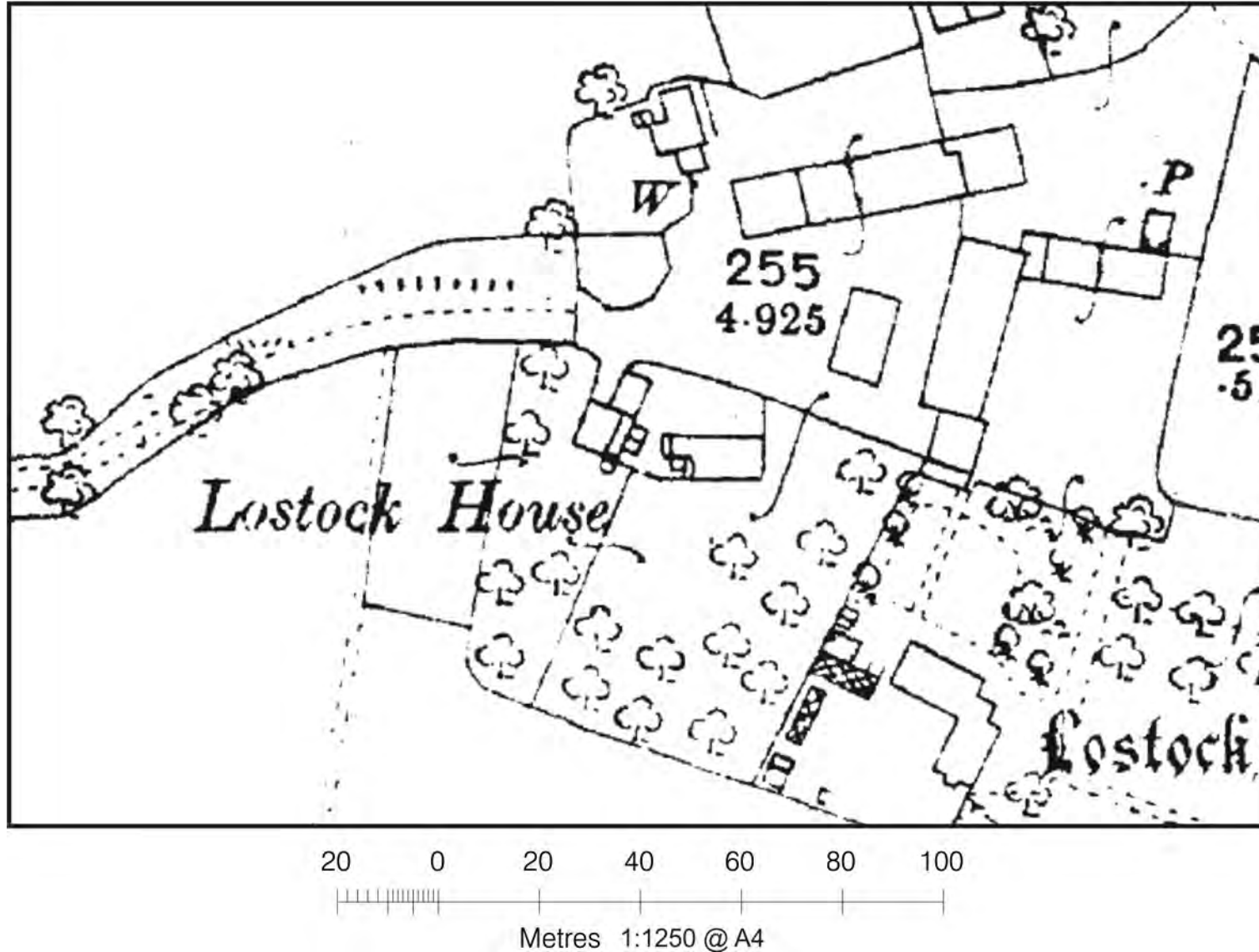
13.2 1849 Ordnance Survey 1:10,560 Plan



**Figure 7: 1849 Ordnance Survey 1:10,560 Plan enlarged to 1:1250**

An orchard is present occupying the southern part of the site. Farm buildings are located to the north, with an east-west range (building 1) present at the northern edge. Building 2 has not been constructed and a different building is located in its location. The house has its extension.

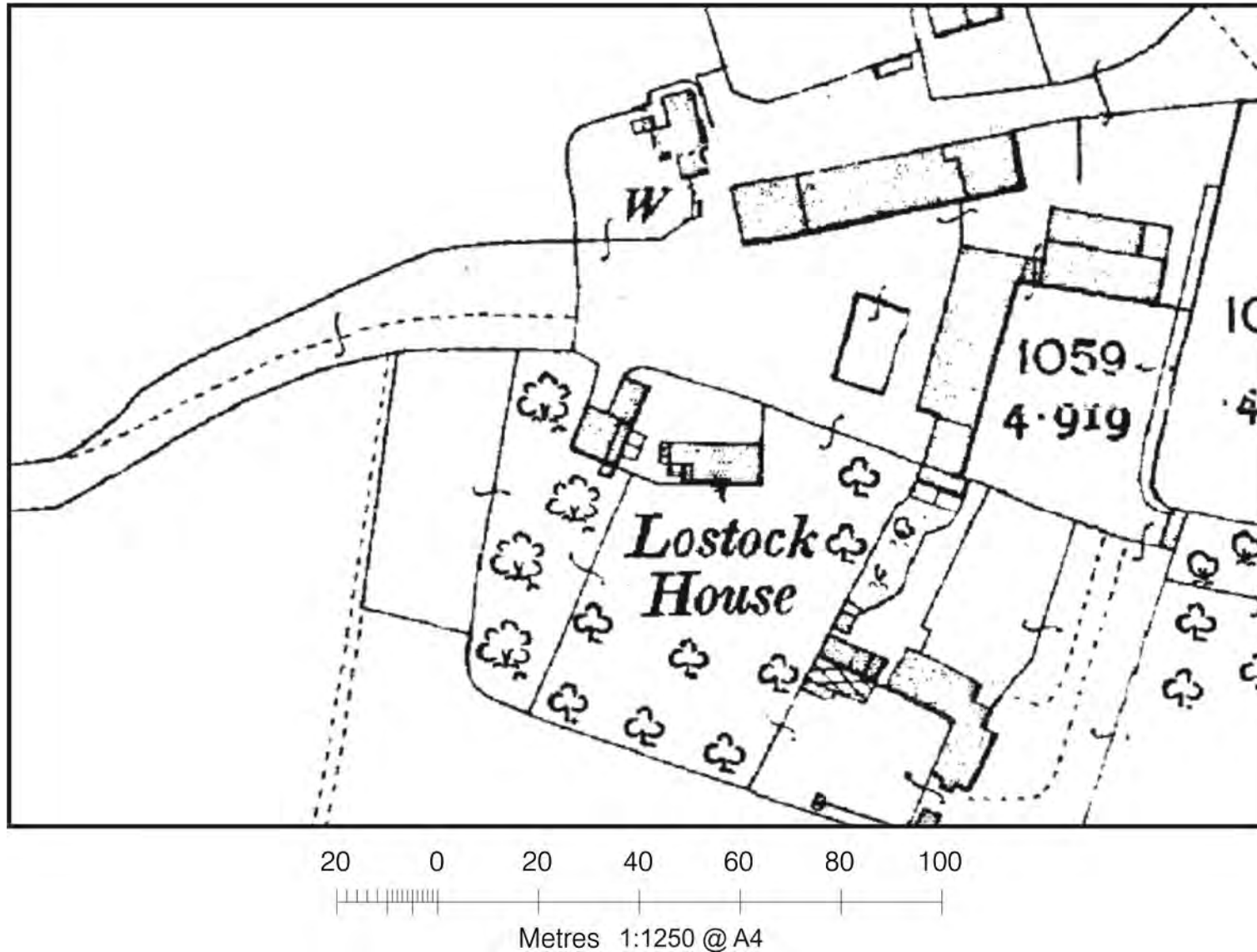
13.3 1894 Ordnance Survey 1:2500



**Figure 8: 1894 Ordnance Survey 1:2500 Plan enlarged to 1:1250**

The buildings are shown in more detail. Building 2 is now present, with a tapering rear wall. The extension to the south of building 2 is also present.

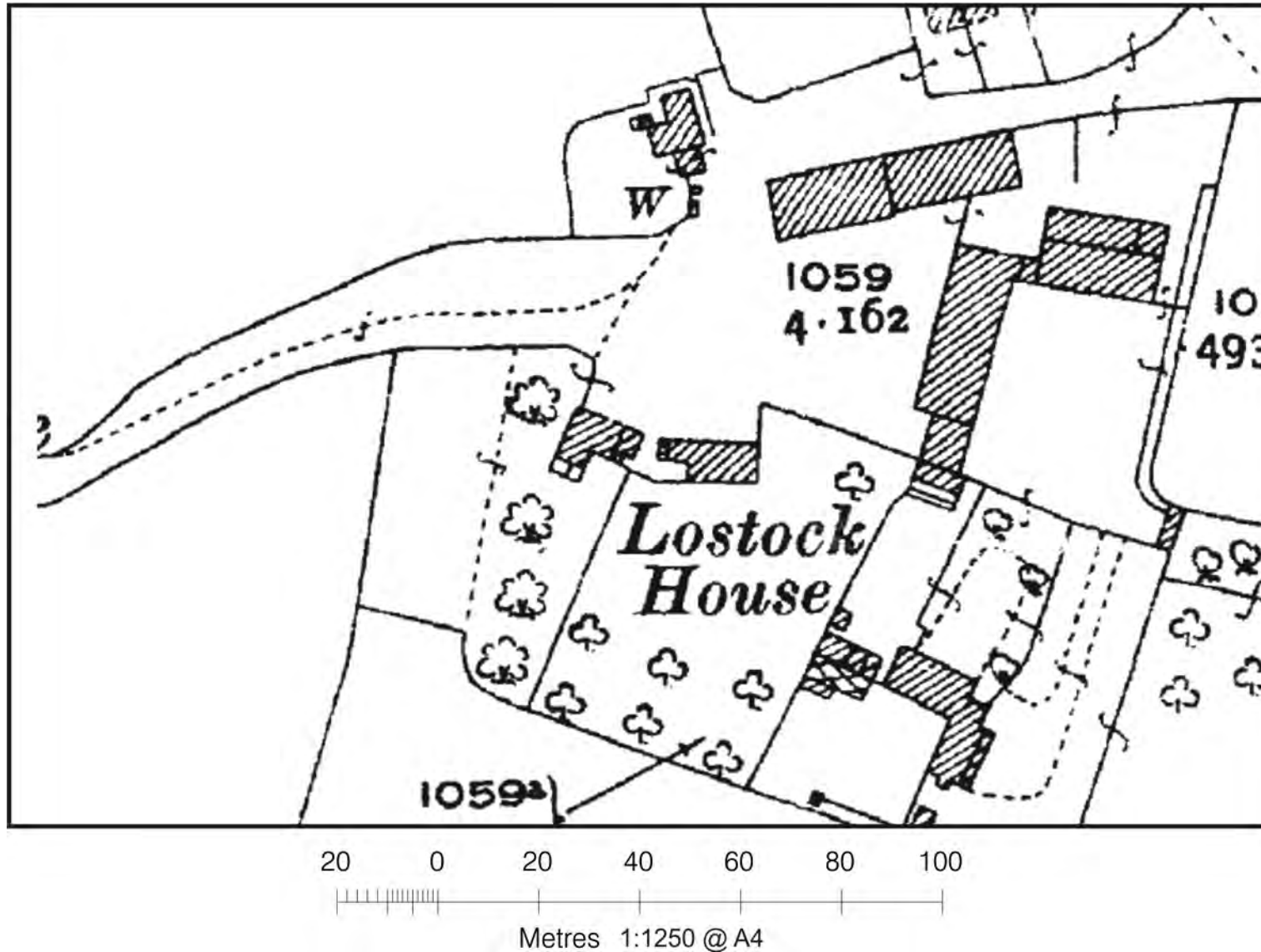
13.4 1909 Ordnance Survey 1:2500 Plan enlarged to 1:1000



**Figure 9: 1909 Ordnance Survey 1:2500 Plan enlarged to 1:1250**

The eastern wall of the extension to the south of building 2 is in a different orientation. There is no change in the layout of the other buildings.

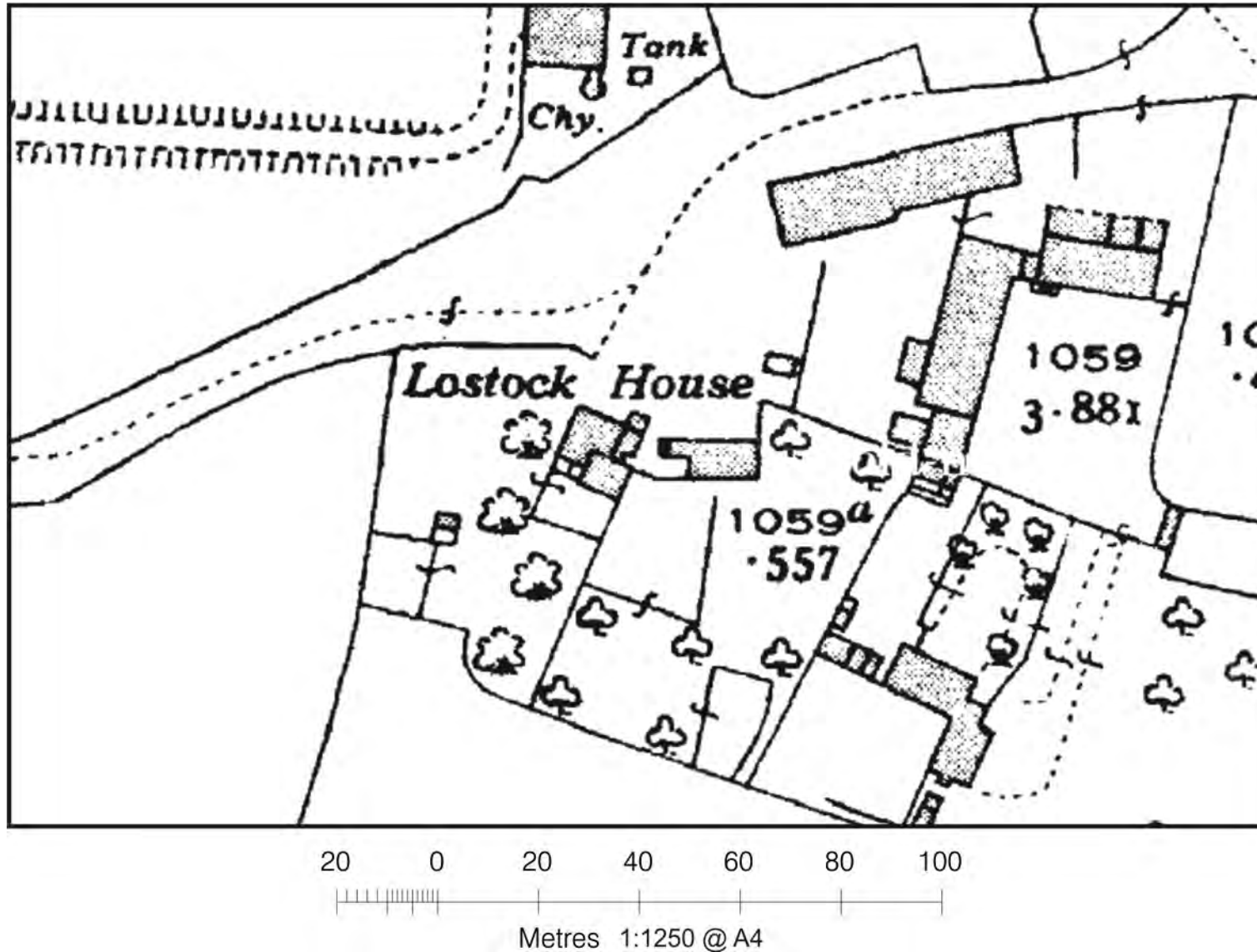
1929 Ordnance Survey 1:2500



**Figure 10: 1929 Ordnance Survey 1:2500 Plan enlarged to 1:1250**

The building in the middle of the yard is now absent. Building 1 now comprises two sections – a thicker section to the west and thinner to the east. There is no change in buildings 2 or 3.

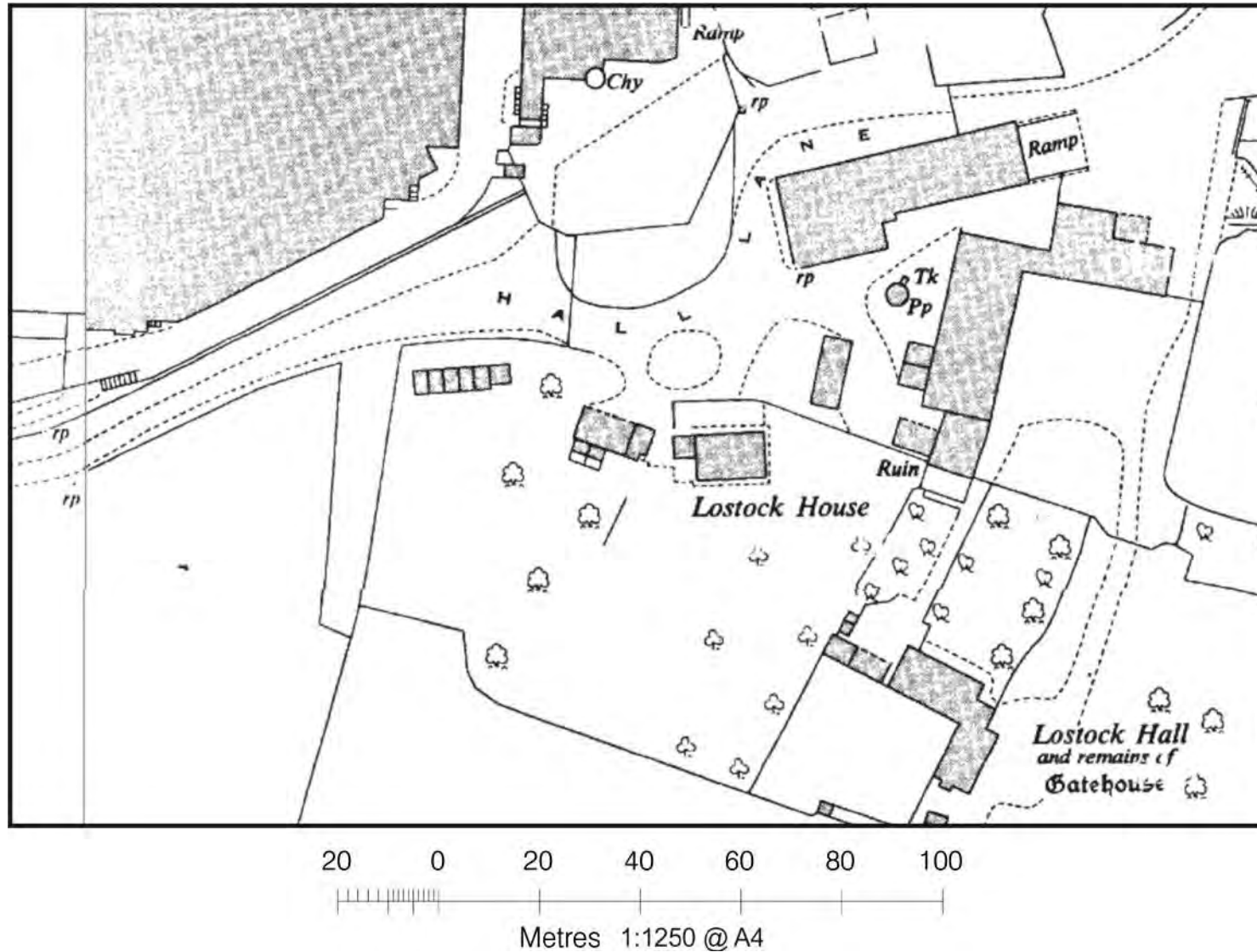
13.5 1938 Ordnance Survey 1:2500 Plan



**Figure 11: 1938 Ordnance Survey 1:2500 Plan enlarged to 1:1250**

A partition is present dividing the yard to the north of the house. Part of the orchard south of the house has been cleared. Building 1 is now depicted as a single structure. Building 2 and its southern extension both have further extensions to the west.

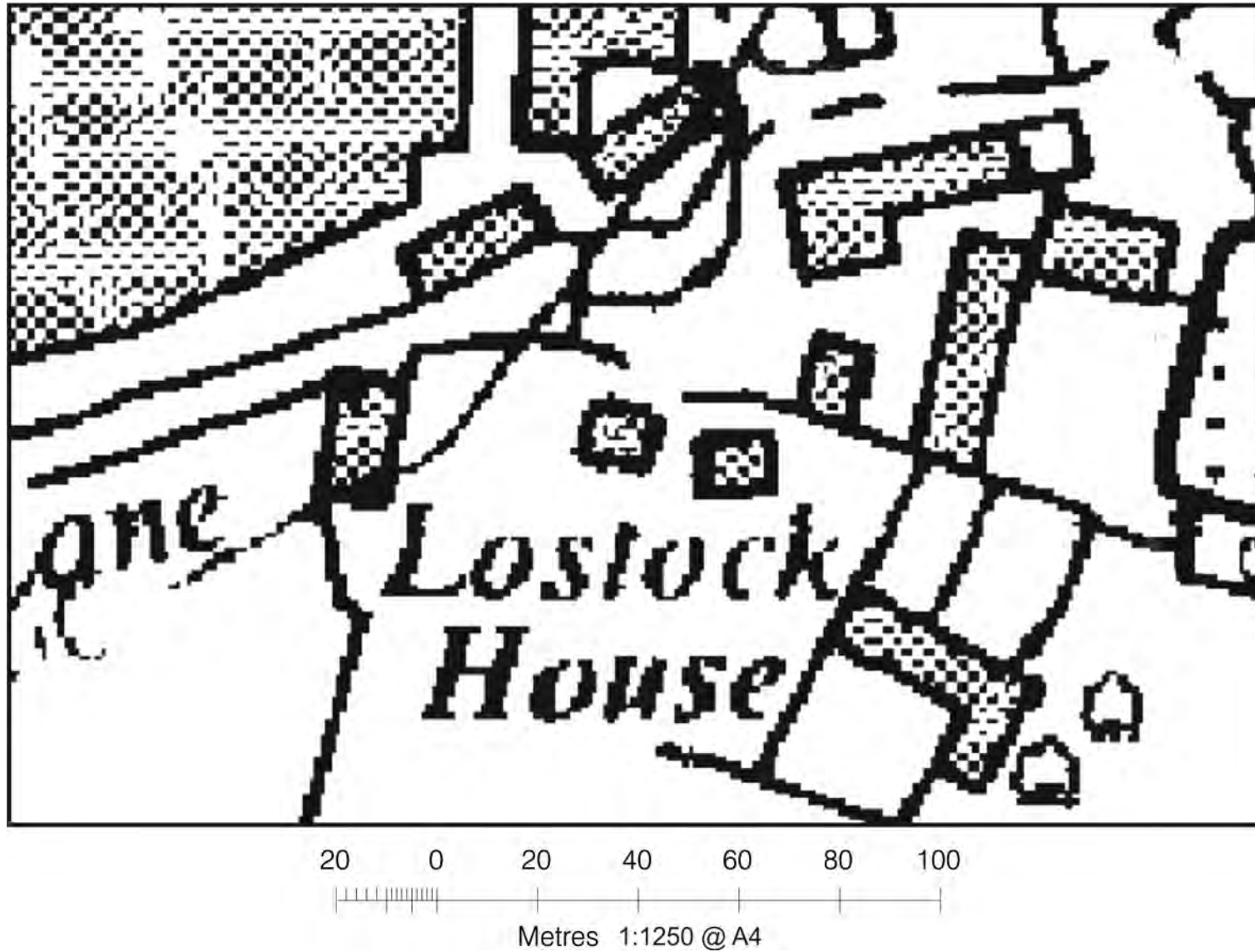
13.6 1954 Ordnance Survey 1:1250 Plan



**Figure 12: 1954 Ordnance Survey 1:1250 Plan**

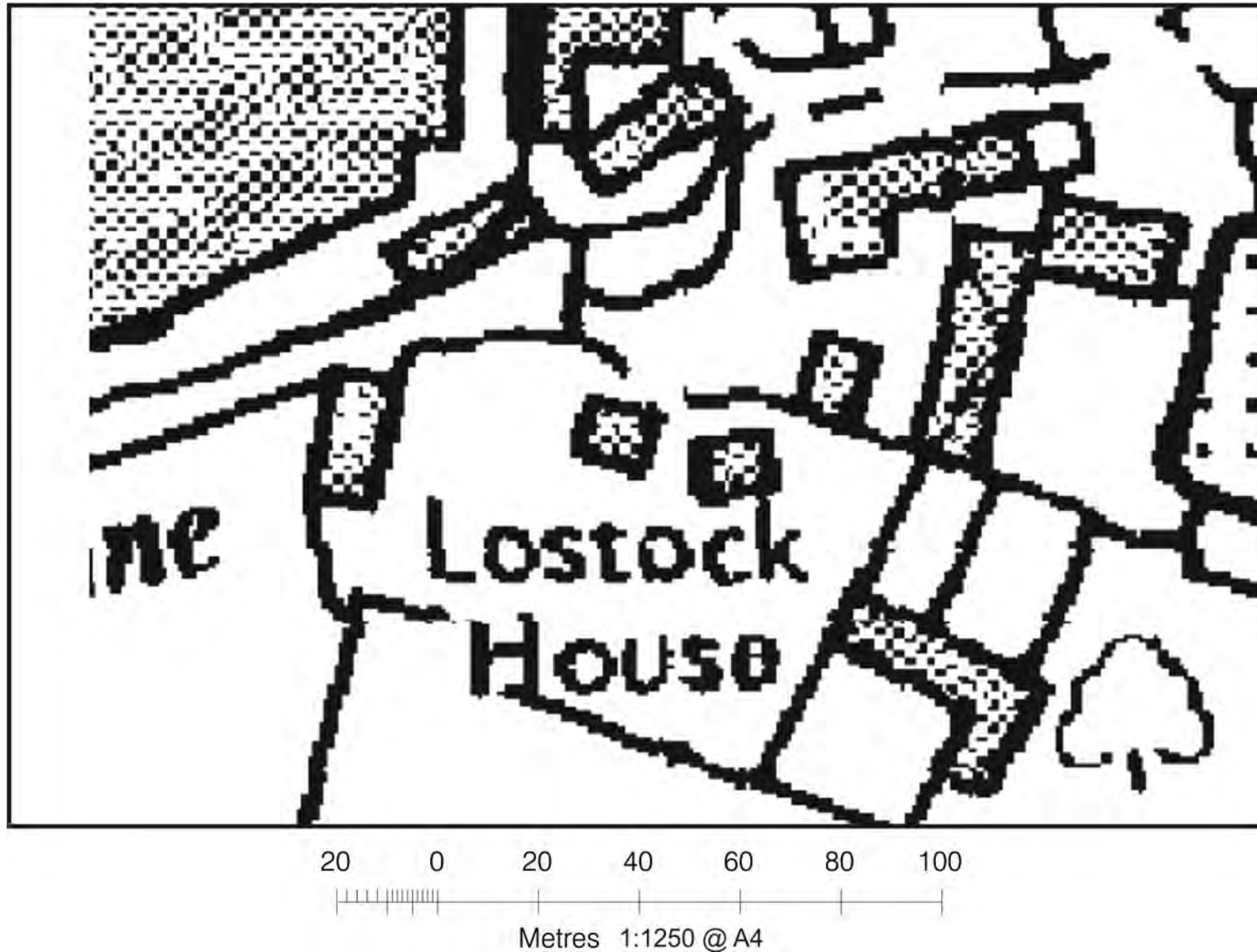
The building to the south of building 2 is now marked as a ruin. Building 1 has been extended to the south at its western end. A ramp is now present at the eastern end of building 1. The east wall of building 1 is now shown in its current alignment, indicating this wall has been rebuilt.

13.7 1965-7 Ordnance Survey 1:10,000 Plan



**Figure 13: 1965-7 Ordnance Survey 1:10,000 Plan enlarged to 1:1250**  
The buildings are displayed as approximate outlines and detail cannot be discerned.

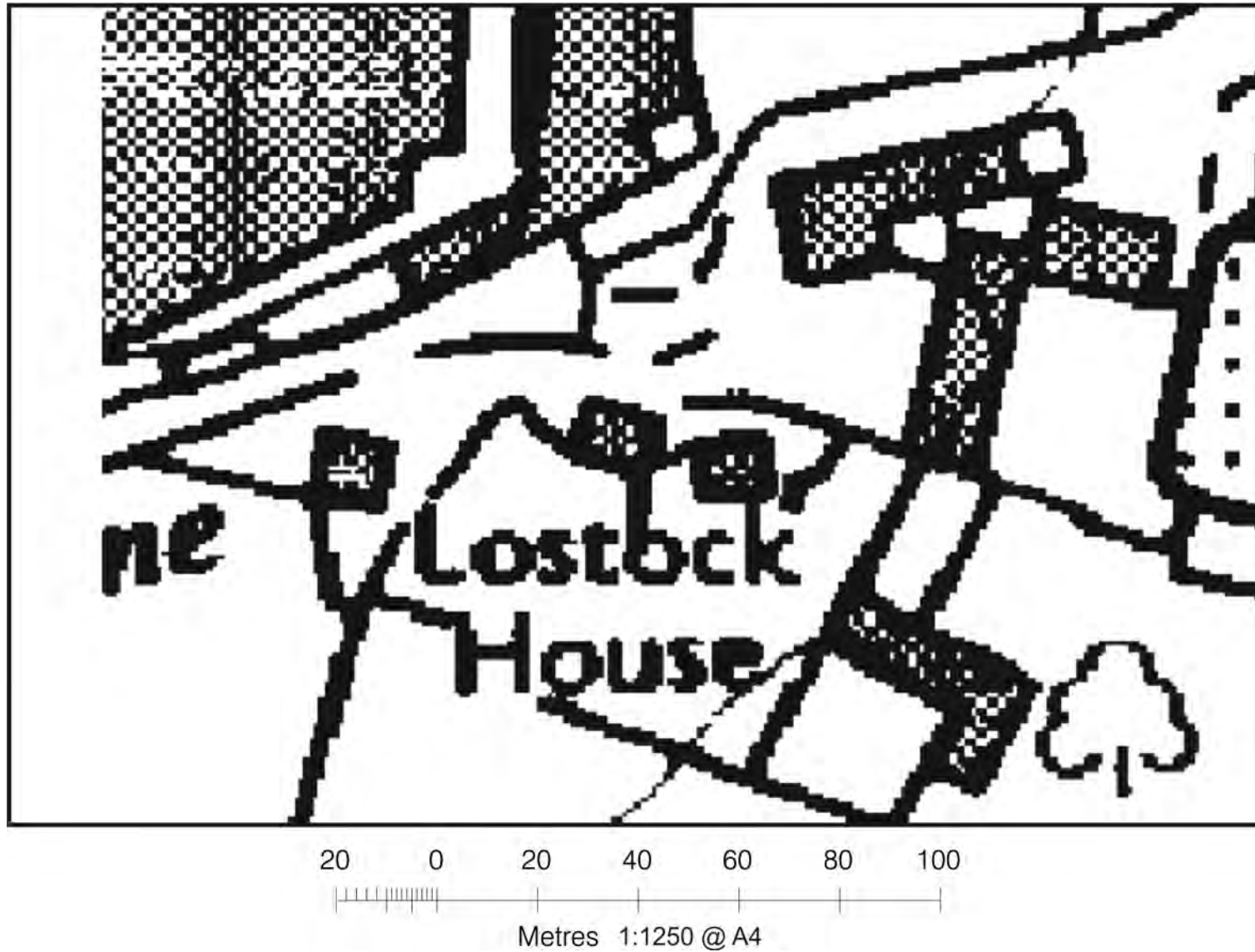
13.8 1974-80 Ordnance Survey 1:10,000 Plan



**Figure 14: 1974-80 Ordnance Survey 1:10,000 Plan enlarged to 1:1250**

There are no changes from the previous map.

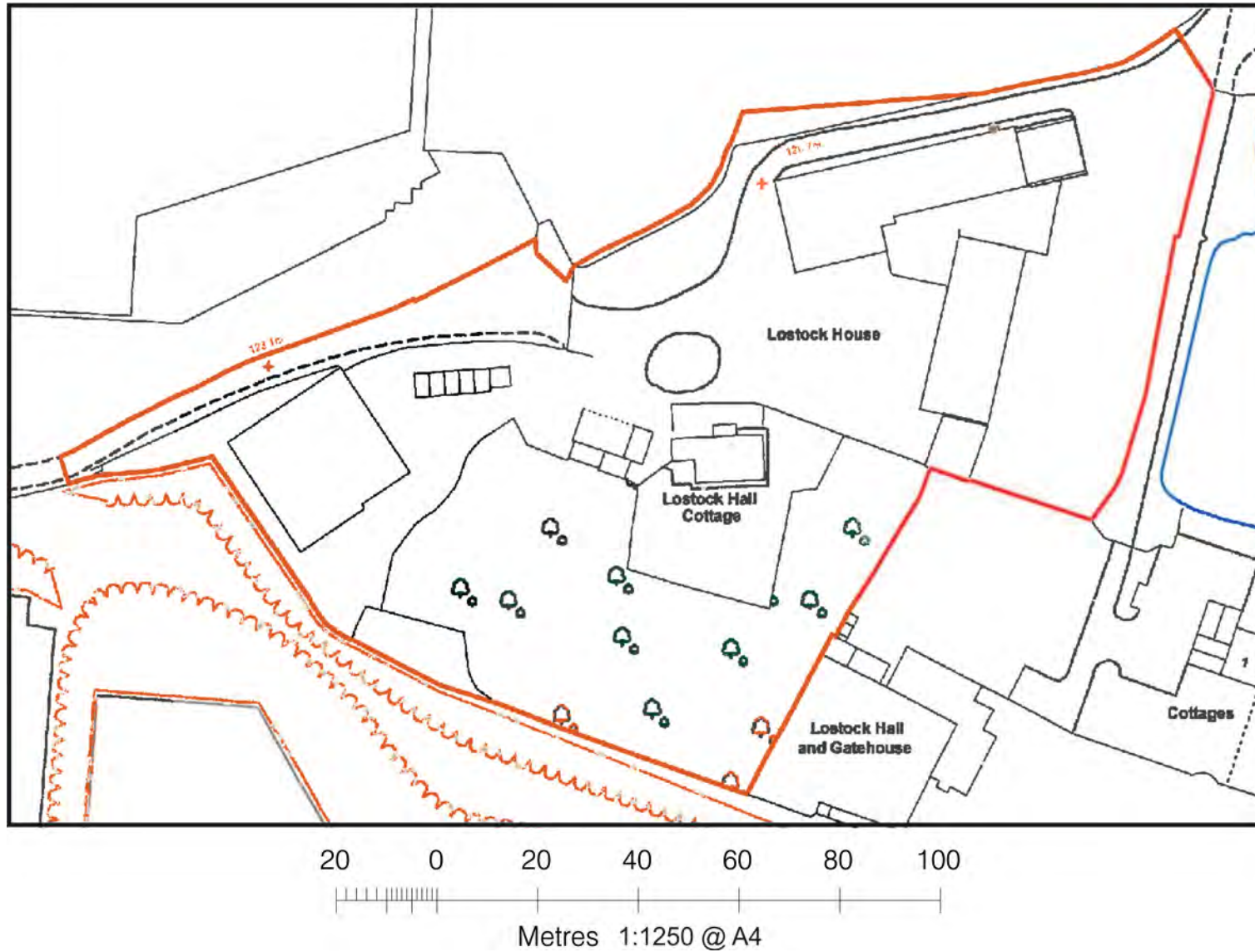
13.9 1990 Ordnance Survey 1:10,000 Plan



**Figure 15: 1990 Ordnance Survey 1:10,000 Plan enlarged to 1:1250**

The buildings around the farmyard appear not to have altered greatly.

13.10 Modern Ordnance Survey Plan



**Figure 16: Modern Ordnance Survey Plan reproduced at 1:1250**

The site is in its current form.