



Shepperdine Farm, Shepperdine

South Gloucestershire

Historic Buildings Investigation and Recording

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Shepperdine Farm, Shepperdine, South Gloucestershire

Historic Buildings Investigation and Recording

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Summary

Oxford Archaeology was commissioned by Horizon Nuclear Power to undertake an archaeological investigation and recording of the standing buildings at Shepperdine Farm in Shepperdine, South Gloucestershire, prior to renovation of the property. These include a large two-storey farmhouse with an attic level, barns, and several outbuildings arranged around the adjacent farmyard.

The farmhouse has at least two phases of development and it is believed that the southern bay is a secondary addition to an 18th-century, two bay house. It appears to have been added in the 19th century with the interior arrangement of the house also being remodelled at this time creating the rear corridor on the ground floor and the hallway on the first floor. The staircase was almost certainly moved to its current position against the north gable of the house and its original position was probably around the large chimney stack situated between the original north and central bays.

It is likely that much of the surviving architectural detailing throughout the house was added at this time. This includes the windows, architraves, skirting boards and some of the doors, although the simple plank and batten doors may have survived from the original arrangement. A notable feature of the house is the pantry on the ground floor, with its surviving fitted furniture. This also is likely to date to the 19th-century changes.

The north extension is also likely to be a 19th-century addition but it is unknown if it was built before or after the alterations to the main farmhouse. The situation of the doorway into it from the rear corridor would suggest that it was built at the same time or at a later date. The kitchen is entirely modern but the scullery at the north end has surviving historic features.

The shed is the earliest of the row of outbuildings to the north of the farmhouse, with the barn and stable built onto its eastern end at the later date. The equipment shed and animal shelters, the hay sheds, and the garage are built around earlier structures and, although they are not listed, they are moderately significant as part of the wider context of the farm.

1 INTRODUCTION

1.1 Project background

- 1.1.1 Oxford Archaeology (OA) was commissioned by Horizon Nuclear Power to undertake an archaeological investigation and recording of the standing buildings at the site of Shepperdine Farm in Shepperdine, South Gloucestershire, prior to the renovation of the property. This includes the large two-storey farmhouse, adjacent historic barns, and three outbuildings arranged around the farmyard.

1.2 Location, topography and geology

- 1.2.1 Shepperdine Farm is located on Nupdown Road within the small, dispersed South Gloucestershire village of Shepperdine, in the parish of Oldbury-on-Severn. The English bank of the River Severn is approximately 530m to the west and north-west of the farm, and the market town of Thornbury is approximately 7km to the south-east (Fig. 1). The farmhouse is centred on NGR ST 6185 9612.
- 1.2.2 The farmstead fronts the south side of a sharp bend in Nupdown Road and is surrounded by pasture and mature orchards with several farmsteads in the vicinity. The farmhouse is aligned south-west to north-east and is accessed from the road via a short path with a garden and a stone wall separating the farmhouse from the road. Outbuildings and the farmyard are to the north-east of the farmhouse. These are all set on the flat landscape of the Severn levels lying at approximately 6m aOD.
- 1.2.3 The bedrock geology of the area is the sedimentary mudstone of the Mercian Mudstone Group formed in the shallow seas of the Triassic Period. The site lies at just a few metres aOD on the flood plain of the River Severn and set upon a superficial deposit of the clay and silt Tidal Flat Deposits of the Quaternary Period.

1.3 Listed building summary

- 1.3.1 This building is listed under the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended for its special architectural or historic interest (list entry number 1128925, Fig. 2).
- 1.3.2 The Historic England list entry summary record is reproduced as Appendix A.

1.4 Aims and objectives

- 1.4.1 The principal aims of the current investigation were:
- to record for posterity the buildings in their current state, prior to any alterations or removal of historic fabric during necessary repair and maintenance work,
 - to enhance understanding of the structures, their construction, use over time, as well as any alterations, and how they relate to each other and their surroundings,
 - to make the record publicly accessible through a report (a public document) and a project archive deposited with a public institution, and

- to inform the renovation plans and consent submissions by the client prior to the sensitive renovation of the existing structures and fabric.

1.5 Methodology

- 1.5.1 The recording programme on the main historic structures was undertaken broadly to Level 3/4 standard. Historic England has set out the levels of archaeological building recording in their document *Understanding Historic Buildings: A Guide to Good Recording Practice* (2016) and a level 3/4 record is a higher specification than average before and during repair work to listed buildings.
- 1.5.2 A Level 3 Record is described as... *an **analytical record**, and will comprise an introductory description followed by a systematic account of the building's origins, development and use. The record will include an account of the evidence on which the analysis has been based, allowing the validity of the record to be re-examined in detail. It will also include all drawn and photographic records that may be required to illustrate the building's appearance and structure and to support an historical analysis.*
- 1.5.3 The Level 4 description expands upon this specification as... *a **comprehensive analytical record** and is appropriate for buildings of special importance. Whereas the analysis and interpretation employed at Level 3 will clarify the building's history so far as it may be deduced from the structure itself, the record at Level 4 will draw on the full range of other sources of information about the building and discuss its significance in terms of architectural, social, regional or economic history. The range of drawings may also be greater than at other levels.*
- 1.5.4 The building recording consisted of three main elements: a drawn record, a descriptive, written record and a photographic record. Particular attention was given to the architecture, use, construction and evolution of the buildings and site.
- 1.5.5 For the drawn survey, the client made available the existing plans and elevations. Further drawings were created of features of historical building significance by measured hand survey where necessary. The digital photographic survey comprised general images with specific details recorded where appropriate using a 1m and 0.25m scale. The descriptive survey complemented the photographic records and added further analytical and descriptive detail.

2 BACKGROUND HISTORY

2.1 Map regression

- 2.1.1 The Tithe Map for Thornbury, dating to 1840, shows the footprint of the farmhouse largely as it exists now. The only variations to this are the absence of the porch and the presence of a smaller structure situated where the modern rear lean-to is now situated (Figs 3 and 7). Oddly the Tithe Map also shows a slight forward projection to the frontage at the north end that is not present on all later OS maps including the current digital data (Figs 3-7). However, this forward projection clearly exists in the current footprint suggesting that this may be an error in the mapping. This is discussed in more detail below.
- 2.1.2 All three bays of the main farmhouse and the north extension are present. It is also worth noting that what is now a triangular front garden to the farmhouse appears here as a separate plot. The back garden, divided now by a wall, is presented here with a division in the same place.
- 2.1.3 The row of outbuildings that currently exist adjacent to the farmhouse across the access lane on its north-east end do not appear on the Tithe Map as they currently exist. Instead, there is a large irregularly-shaped building footprint, coloured grey to indicate that this is an outbuilding rather than a house, and set back further from the road. The shed next to the road is not present but the existing barn and stable may make up part of this footprint. South of this is a small structure, square in plan, and to the east is a rectangular structure orientated roughly north-west to south-east. Behind the farmhouse, towards the back of the rear garden, is another rectangular-shaped structure orientated roughly north-west to south-east.
- 2.1.4 The 1880 1st edition OS map shows the house as mostly unchanged with the exception of the forward projection on the frontage at the north end as noted above which is now lacking (Fig. 4). The garden path from Nupdown Road to the front door is now present and, in the back garden, a well is annotated. The footprint of the building to the rear of the farmhouse in the back garden has changed shape and may in fact be a different structure. The most notable changes are to the outbuildings to the north-east of the farmhouse. What appears on this map seems to be the footprint of the barn and stable structure, as well as the bay of the shed that abuts them on the north-west side. The bay of the shed that faces the road has not yet been built. A small square structure abuts the barn on the north-east side that may be a surviving part of the 1840 footprint. One of the blocked doorways that exist now in its north-east elevation may have provided access to this. To the east of this complex of buildings is a small rectangular building with a small enclosure on its west side. The large equipment shed to the north-east of the farmyard, although now largely built in modern materials, exists on this plan with a footprint similar to what exists today.
- 2.1.5 The farmhouse and the building to its rear remains unchanged in the 1902 OS map (Fig. 5). The second bay of the shed to its north-east has also been built. The equipment shed has expanded southwards with a structure that does not exist today. A new building, which is partially made up of what appear to be stalls, or enclosures,

to its south-west is probably the first part of the complex of structures that exist today as the large hay sheds.

- 2.1.6 The 1921 OS map shows the addition of the porch to the north-west front of the house (Fig. 6). The building to the rear has another, rectangular building abutting it on the south-east side, which is likely to be the garage that exists today in this position. The equipment sheds have reduced in size where the southern addition has been cut back, and the dashed line on the south side of the remaining building probably indicates that it is open ended. The structure in the area of the current hay sheds has not changed significantly.

2.2 Background history

- 2.2.1 In 1839, the Rockhampton Tithe Map and apportionment showed that Shepperdine Farm consisted of several adjoining plots, all numbered 378, which are described as 'House, outbuildings, yards, garden etc.' and were owned and occupied by Thomas Cox Barrow. According to the apportionment, Thomas Cox Barrow also owned and occupied several other plots including orchards, leases and a cottage which he leased to James Bennett.
- 2.2.2 On Wednesday 29th June 1892, the 'Freehold Pasture Farm known as Shepherdine Farm' was sold at auction along with several closes of pasture and cattle sheds, occupied by Mr Edwin L Gwyther and Mrs Isaac on yearly leases. The sale particulars held at the Gloucestershire Archives [document reference: D9400/3/7/1 (part)] list three of the plots which were owned and occupied by James Barrow Cox in 1839. Three of the other plots are a small part of the lands which were owned by James Cox and leased to Robert Cox in 1839. The remaining land in the auction was in the Thornbury parish.
- 2.2.3 The auction describes the house as containing: '2 sitting rooms, kitchen, back kitchen, 2 pantries, 6 bedrooms, cheese room, dairy and offices'. The outbuildings comprised: 'large cider house with loft over, stable, wagon house, tie-up house for 12 cows, 2 capital sheds with yards, 4 good pig sties, calves' house etc.'. The map included with the sale particulars had been copied directly from the 1880 Ordnance Survey map.
- 2.2.4 The farm was again sold at auction on Thursday 9th July 1896, again spelt 'Shepherdine' Farm. This time, the plots of the former Barrow Cox/Cox land in the Rockhampton parish were split into three lots, although the Thornbury land was sold with the farmhouse as per the last sale. The land was still occupied by Mr Edwin L Gwyther; no mention is made of Mrs Isaac, which may indicate that she occupied the land not included from the sale four years previously. The description of the 'substantially built and comfortable farmhouse' and the outbuildings is word for word as the previous sale, although this time the cider mill and cider press are itemised as equipment which, along with the timber, the purchaser of the land must pay £53 for. Cider making is evidently a focus of this farm as both auctions include the phrase 'first-class orcharding'.

3 DESCRIPTION OF SHEPPERDINE FARM

3.1 Introduction

- 3.1.1 Shepperdine Farm is approached from the west on a bend on Nupdown Road, where it is entered from two short lanes into the farmyards on the south-west side (Figs 2 and 7, Plate 1). The farmhouse, on the west side of the site, is a linear two storey building, orientated south-west to north-east, with its façade facing north-west. For ease of description, the farmhouse has been reoriented north to south, with the façade facing west, and the other farm buildings following this orientation.
- 3.1.2 To the west front of the farmhouse is a small triangular garden with a larger garden to the rear on the east side. Across the lane on the north side is a row of historic outbuildings facing south.
- 3.1.3 The house is likely to date from the 18th century and originated as a two-bay house with a cross passage before the southern bay was added in the 19th century. Map evidence suggests that most of the outbuildings date from the 19th century.

3.2 Shepperdine Farmhouse

Exterior

- 3.2.1 *The west elevation* (Fig. 8) The west elevation is the entrance façade and has roughly three bays of different sizes, rendered in modern times with a roughcast, pinkish cement (Plate 2). The northern bay has a small, gabled entrance porch built onto it with a slate roof and a decorative white fascia board on its gable (Plates 2 and 3). This was added in the early 20th century (Fig. 9, Phase 4). There is a wooden frame but no door in the doorway on the west side, and there are two small casement windows with leaded glass in the north and south walls. There is a small modern lantern light on the right side of the doorway. The interior of the porch is plastered and painted and there is a stone bench painted white on the north side under the window. The south wall appears to have a blocked doorway and the casement window is fitted into the blocking (Plate 4). The floor has terracotta tiles and the joists and sarking boards of the roof appear to be modern. The front door is four-panelled with the upper panels glazed, and a plain wooden architrave (Plate 5). Between the glazed panels is an ornate brass knocker and between the upper and lower panels is a brass letter box. To the right of this is a brass knob handle and a brass escutcheon for a mortis key.
- 3.2.2 To the left of the porch are two nine-pane casement windows with wooden frames in the ground and first floors. The central bay, which is narrower than the north and south bays, has two identical windows in the ground and first floor. The later south bay, which represents Phase 2, also has two nine-pane casements in the ground and first floor with those at the western end out of alignment with each other, the lower being further north than the upper. Each window has a band of raised cement around it and the sills are rendered with cement. The elevation has a plinth of raised cement, which carries around the porch and the corners of the porch. The entrance door to the house also has the same plinth up to the architrave.
- 3.2.3 The roof is of pantiles with a small four-light dormer window in the central bay. There are three chimneys: one at either end of the building and one between the north and

central bays. These are built with red brick in a stretcher bond. The north and central chimneys have red brick crowns and cement flaunching. The south chimney is plain and the bricks appear to be later.

- 3.2.4 The garden walls that run west from the north side of the west façade, along the boundary with Nupdown Road, are low stone walls with stone coping (Plate 1). Slender iron posts with spiked chain running between them are fixed into the coping stones. An opening in the wall has a simple wrought iron gate and opens onto a curved cement path leading to the porch. The garden is otherwise a lawn with some shrubbery, and a circle of paving slabs that may once have enclosed a flower bed.
- 3.2.5 *The south elevation* (Fig. 8) The south elevation of the farmhouse is its south gable (Plate 6). It is featureless except for a small, 20th-century lean-to built against it (Fig. 9, Phase 4). This is constructed of timber over a stone plinth and has a pantile roof. It is entered through a doorway in its east side. The farmhouse gable is rendered with various patches of poorly-applied cement mortar repair. Areas where the render has fallen away at attic level show the irregularly-coursed cobbles of the masonry. The mortar appears to be a coarse, brown, lime mortar with large, white inclusions (Plate 7). A large patch of weathered render is visible at the corresponding first floor level on the east side of the gable. Investigation on the interior of the building revealed a small blocked casement window inside a wardrobe in the south bedroom. An iron drainpipe runs down the left side of the gable with an iron hopper at the top.
- 3.2.6 *The east elevation* (Fig. 8) The east elevation of the farmhouse is its rear facing elevation (Plate 8). It is rendered with a rough brown cement that appears to be more recent than that on the west elevation. The arrangement of openings is similar to that of the west elevation, except that there is a window on the ground floor, where the porch is situated on the west side. The ground floor hallway on the interior connects these two openings and a stone, which resembles a threshold, under the window suggests that it too was once an entrance to the hallway (Plate 9).
- 3.2.7 Like the west elevation, the windows are all nine-pane casements with wooden frames (Plate 10), except for the possible former doorway in the ground floor, which has six panes. Those in the ground and first floor of the north and central bays are in alignment with each other as seen on the façade. Similarly, the ground and first floor windows of the later south bay are offset with the ground floor window being further to the south (Fig. 9, Phase 2). There are dormer windows in the north and south bays and the roof is of pantiles with a gutter running under the eaves. On the north side of the elevation is a hopper and a drain pipe.
- 3.2.8 A stone wall running eastwards from a gateway against the elevation separates the large back garden into two parts (Plate 11). The larger southern area is mainly set to lawn with some trees and bushes and there is a large greenhouse in the south-east corner. The smaller lawn on the north side has a pond on the east side, which is enclosed with a wooden fence.
- 3.2.9 *The north elevation* (Fig. 8) The north elevation is the north gable end of the farmhouse (Plate 12). It is obscured at ground floor level by a later extension. Above this, it is largely featureless except for a flue that stands proud from the wall, slightly off centre

to the west, and sinks back into the wall at attic level. The north elevation is rendered with the same pinkish cement used on the west elevation.

- 3.2.10 *The extension* (Fig. 8) The extension is thought to be the third phase of construction of the farmhouse, and is referred to as Phase 3 on the plans, but it is unknown if it post-dates or is contemporary with the south bay. It is built onto the north gable, has a flat corrugated roof with a slight incline towards the west and has walls covered in roughcast render (Plate 13). Where a small patch has fallen away on its north elevation, red bricks can be seen (Plate 14). Its west elevation stands proud from the west elevation of the farmhouse more consistent with the detail of the Tithe Map rather than the more recent historical and current mapping which do not show this detail. This elevation features a modern four light casement on the right hand side. On the left side is a large garage door with modern, wooden double doors. To the left of this is a modern lantern light. There is a cement plinth and the top of the west and north walls have cement coping. Built onto the east side is a modern, glazed lean-to with a roof of glazed panels (Plate 15). This is glazed with panels of glass in timber frames on the south and east sides, with a solid wall on the north side. It is entered through a doorway in its east side, giving access to the two doorways in the east wall of the extension, and a small sink area with modern kitchen units against the north wall. The doors in the doorways to the extension are modern timber doors.

Interior ground floor

- 3.2.11 *Entrance hallway and corridor* (Fig. 9) The interior of the farmhouse is entered through the doorway in the porch in the west elevation. It opens onto a hallway that runs west to east, to the window that was formerly a back door (Plate 16). A doorway on the north side of the hallway as you enter leads to a bathroom. A further doorway on the north side of the east end of the hallway leads to a corridor that runs northwards along the east side of the building. This terminates in a doorway into the south room of the northern ground floor extension. On the south side of east end of the hallway is a doorway to a reception room. The architraves of the doorways are moulded and there is wooden panelling on the lower half of the walls of the hallway, stained dark. Along the north wall is a rail with five coat hooks. The hallway is carpeted and there is a modern light fitting in the plaster ceiling. The hallway is likely to be the central axis of the original building arrangement (Phase 1).
- 3.2.12 The corridor leading north to the extension features a plank and batten door with a moulded architrave on its west side, which opens into a pantry (Plate 17). To the north of this is the opening at the foot of the stairs. This has a timber surround with an arch. There is a small, plain skirting board around the carpeted floor and a modern light fitting in the plastered ceiling. In the ceiling towards the south end of the corridor is a substantial, chamfered, ceiling beam, orientated west to east, with chamfer stops at its east end where it meets the east exterior wall. The corridor arrangement almost certainly dates to the 19th century shown as Phase 2 of the farmhouse's construction history (Figs 9 and 10).
- 3.2.13 The windows in the east wall of the hallway and the corridor appear to be 19th century in date and retain their original stays (Plates 18 and 19). They have beaded mouldings on their inner frames and broad timber sills. As mentioned before, the window in the

east wall of the hallway is an altered doorway, and evidence on the interior shows that the window in the corridor to its east has also been altered. A lower sill can be seen in the wall where part of a window seat has been filled in (Plate 20). Both windows now have modern curtain poles and curtains over them.

3.2.14 *The bathroom* (Fig. 9) The bathroom is on the ground floor, entered from the north side of the entrance hallway through a doorway with a moulded timber architrave and a plank and batten door. The bathroom features a bathroom suite that is entirely modern, and in the north-east corner is a built in storage cupboard with a door on the south side, containing the boiler for the house (Plate 21). The window in the west wall is a nine-pane casement that retains its original stays, but the glass is modern obscured glass and the sill has modern tiles. In the ceiling is a substantial, chamfered, ceiling beam being the continuation of the beam exposed in the corridor to the east. This has chamfer stops at its west end where it meets the west exterior wall (Plate 22). It is not entirely clear from the visible parts of the interior fabric if this room and the arrangement of the other spaces in the northern bay of the house are original. It is quite possible that the northern bay was once a single open space, as is a characteristic of some 18th-century farmhouses to form a two-cell ground floor plan with a central hall access.

3.2.15 *The pantry* (Fig. 9) The pantry is accessed through a doorway on the west side of the rear corridor through a doorway with a moulded architrave and a plank and batten door featuring a panel of mesh for ventilation (Plate 23). It is an irregularly-shaped room with a dresser comprising timber shelves and floor units around the south and west side of the room (Plate 24). There are four shelves built against vertical timber panels with cup hooks to the front of the shelves. The worktop is over two cupboards with recessed panels, and two drawers with small knobs and keyholes on each side. In the ceiling, the chamfered beam that was observed in the corridor and the bathroom, running east to west, can be seen. There are four more shelves, with rounded ends, around the space under the stairs on the north and east side of the room, and there is an additional cupboard under the stairs with a two panelled door (Plate 25). There is linoleum covering the floor but flagstones extending under this are visible inside the cupboards of the dresser.

3.2.16 *The central reception room* (Fig. 9) The central reception room is entered from the hallway on the south side through a doorway with a moulded architrave. The door has four recessed panels on the north side facing the hall, and fielded panels on the south side facing the reception room. It has a brass knob on the north side and a rim lock with a brass knob on the south side. The north side of this room is built around a large chimney stack that now features a modern red brick fireplace with a terracotta tile hearth (Plate 26). On the west side of the chimney stack is a deep alcove that is not to the full height of the room. Inside this is a shelved recess on the west side. On the east side of the chimney is a storage space with its door facing east, into the alcove that acts as the entrance to the room from the hallway. Like the doorway into the room, the door into the storage space has four fielded panels and a brass knob. Inside, it is open, featuring only a rail around the north, west and east sides with simple iron coat hooks (Plate 27). A ceiling beam that runs south to north across this room can be seen inside this storage space, partially being supported by the chimney stack on the west

side. This beam has a chamfer stop on its west side where it meets the chimney stack on the outside, but not on its east side (Plate 28), where the chamfer continues into the storage space. It also has chamfer stops where it meets the south wall of the room. This suggests that the partitions of the storage space are a later addition to the room.

3.2.17 The central reception room has windows in the east and west walls. These are nine-pane casements featuring panelled window seats and pocket shutters (Plate 29). Three panels back the plain wooden seat with individual panels to either end below the shutters. All of these panels are fielded. The shutters have two panels with the exposed face when folded fielded to match those of the seat. The pocket shutters of the window in the east wall fold out and are functioning. They feature recessed panels to their outer door and butterfly hinges attach the outer and inner doors (Plate 30). The catches and stays of the east window frame are modern replacements but those of the west window appear to be original (Plate 31 and 32). The room also features a beaded skirting board and the architrave of the doorway leading to the south reception room has deep set jambs on this side, with a moulded architrave. The door has four fielded panels and a brass knob.

3.2.18 *The south reception room* (Fig. 9) The south reception room is entered through the doorway in the south wall of the central reception room. On this side, the door has simple recessed panels and a rim lock with a brass knob (Plate 33). Wooden panelling with square recessed panels and moulded skirting board and rail cover the lower parts of the walls in this room. Against the south wall is a large, modern, stone-built fireplace with a terracotta tile mantle and hearth (Plate 34). On either side of the fireplace are large floor to ceiling cupboards. That on the east side has two sets of double doors. The lower doors have one fielded panel each and the upper doors have two fielded panels. Both sets of doors have small brass latches and a broad moulded architrave. The cupboard on the west side of the chimney has one upper door with two fielded panels and a lower door with one. Both doors have small brass latches and a broad moulded architrave.

3.2.19 In the east and west walls are nine-pane casement windows with window seats (Plates 35 and 36). The seats, and the surrounds, differ to those in the central reception room. While the panels to the shutters are fielded, those to the soffit and window seat are not. The backing of the window seat is slightly sloped (Plate 37), with two panels rather than three, and the area between the seat and the skirting board on the wall also has two panels. These all appear to be a part of the same design and application as the wall panelling. Both windows retain their original catches and stays.

3.2.20 The floor of this room is carpeted and a large east to west orientated ceiling beam has been boxed in with panels that are moulded and painted to match the panelling in the room (Plate 38).

Interior first floor

3.2.21 *Staircase to first floor* (Fig. 10) The staircase to the first floor is accessed from the west side of the rear corridor, on the north side of the pantry, through a timber arched surround (Plate 39). It is situated against the north gable of the house, which is an unusual arrangement for a 18th-century farmhouse, and was almost certainly moved to this location at some point in its history. The stairs are closed string and carpeted,

rising east to west, and turning north to south, where they rise west to east to the first floor hallway. They have a beaded skirting board and a simple timber hand-rail. The entrance onto the hallway has a narrow moulded architrave.

- 3.2.22 *The first floor hallway* (Fig. 10) The first floor hallway runs across the east side of the north and central bays of the building where it meets a doorway into the south bedroom, which occupies the entire first floor of the south bay (Plate 40). On the north side of the stairs is the doorway to the attic in the west wall of the hallway, which has a narrow moulded architrave but a simple plank and batten door (Plate 41). On the west side of the hallway, to the south of the stairs, are two doorways into the bedrooms in the north and central bays. These doors both feature moulded architraves with plank and batten doors, which may suggest that the architraves post-date the doors themselves. The doorway into the south bedroom in the south bay has a moulded architrave and a fielded four-panel door (Plate 42), which indicates that it may be contemporary with the other architraves and other moulded architectural detailing.
- 3.2.23 The first floor hallway has a low beaded skirting board and a window in each bay of the east wall (Plate 43). These are nine-pane casement windows, like those in the ground floor hallway and corridor. Many of their catches and stays have been replaced in modern times. They have simple timber sills, but like that in the east wall of the ground floor corridor, they appear to have had their window seats filled in. The carpet was lifted to inspect the floor boards and it was observed that the orientation of the boards changed from the north bay to the central bay (Plate 44). Those to the north are orientated east to west, and those in the central bay are orientated north to south. This corridor is arguably a later addition to the original arrangement of the house, and so the boards may be reused and reoriented in part. Two ceiling beams are visible in the ceiling of the hallway, orientated east to west and crossing roughly the centre of the north and central bays. They are chamfered but only that in the central bay has chamfered stops on its east end where it meets the east exterior wall (Plate 45). There is a lintel in the hallway between the north and central bays and this is likely to conceal another beam, that crosses and is supported by the north side of the large chimney stack.
- 3.2.24 *The north bedroom* (Fig. 10) The north bedroom is entered through a doorway in the west side of the hallway. It is situated over the ground floor bathroom and pantry in the north bay of the farmhouse. It is broadly L-shaped in plan, due to the walls of the stairwell taking up the north-east corner (Plate 46). The door is a plank and batten door with strap hinges. It has a rim lock and brass knob, and its architrave is plain on this side of the doorway. There is a beaded skirting board and in the west wall is a nine-pane, casement window with a window seat (Plate 47). The seat is a plain board and its surrounding, as well as that of the window, lack panelling. The catch and stay of the window frame have been replaced but there is a small iron device on the north side of the frame (Plate 48). This has a wheel that was perhaps for a window blind or a bell pull, and appears to have been able to adjust by turning the screw.
- 3.2.25 In the south wall, on the west side, is a cupboard door into a storage space that takes up the area to the west of the chimney stack (Plate 49). It has a plank and batten door

with butterfly hinges and a modern latch over a mortis keyhole. It is surrounded by a beaded architrave and inside is one shelf with a wire for hanging clothes underneath.

- 3.2.26 The large ceiling beam that was observed in the north bay of the corridor to the east was investigated here. It had been covered with modern boarding, some of which were removed. It was chamfered and painted white, and it featured chamfer stops on its west end but not its east, where it meets the inner wall of the hallway (Plates 50 and 51). This might indicate that it predates the arrangement of the hallway. The floor is carpeted and the ceiling is plastered. There is a panel standing proud from the wall on the north side that covers modern plumbing utilities.
- 3.2.27 *The central bedroom* (Fig. 10) The central bedroom is entered through a doorway on the west side of the hallway. It is situated over the central reception room on the ground floor and makes up the first floor of the central bay of the farmhouse. The doorway has a plank and batten door with a plain architrave. The north wall of this room is made up of the large chimney stack and in the north-east corner is a deep alcove, now used as a clothes hanging space (Plate 52). On the west side of the wall is a blocked fireplace with a plain, shallow, chimney piece, all of which has been painted over. In the west wall is a nine-pane casement window that appears to have had its window seat filled in, like those in the first floor hallways and the ground floor corridor (Plate 53). There is a plain skirting board around the north, west and south sides of the walls. The skirting board on the east side is lower, suggesting that this may be an inserted wall (Plate 54). The floor is carpeted and the ceiling is plastered. The beam that was observed in the corridor to the east is present here running east to west, but it is covered in modern boards that could not be removed.
- 3.2.28 *The south bedroom* (Fig. 10) The south bedroom is entered through a doorway in the south end of the hallway and is situated over the south reception room, taking up the whole area of the first floor of the south bay. There is no architrave on this side of the doorway and the panels of the doorway are recessed rather than fielded. It has large L-shaped hinges. There is a plain skirting board around the walls. There is a nine-pane casement window in the east and west walls, and like those in the central bedroom and the corridor, their window seats have been filled in and they now feature a simple timber sill (Plate 55). Their catches and stays have been replaced with modern ones. In the south wall, on the west side, is a fireplace (Plate 56). It retains its arched, cast iron fire surround and grate, and the shallow, neo-Classical chimney piece is mostly intact, except for the east pilaster. Under the mantle is a panel with ogee motif to the sides, and below this the chimney piece is identical in shape to that in the central bedroom which is now blocked and painted over.
- 3.2.29 On the east side of the south wall is a doorway. This was blocked and papered over, but further investigation revealed a door with two fielded panels, a beaded architrave and L-shaped hinges (Plate 57). Inside this door is a narrow storage space, approximately 0.6m north to south and 1.65m east to west (Plate 58). The inside is plastered and painted blue and there is a small splayed window in the south wall. This has been blocked on the exterior and, where the wooden lintel has almost entirely rotted away, the masonry above has been propped with timbers (Plate 59). Where plaster has fallen away the masonry of the wall can be seen. It is built with undressed, rectangular stones and a thick, coarse, brown mortar with large white inclusions. This

is consistent with what was observed on the exterior of the south gable. Where the carpet was lifted to open the door, the boards can be seen to run east to west.

- 3.2.30 A large, chamfered ceiling beam runs east to west across the south bedroom in the same position as that in the south reception room below. A repair that has been boxed in with modern panels was investigated further. Here, the west end of the beam has been cut and a false chamfered piece inserted that reaches the west wall. Below this, a timber, that seems to act as an extended corbel, holds up the false piece and is bolted to the end of the original beam from underneath (Plate 60). The ceiling around the beam is papered and there is a modern light fitting.

Attic level

- 3.2.31 The attic level is reached through a doorway in the west wall at the north end of the first floor hallway. The plank and batten door opens immediately onto the closed timber treads of the staircase that rise east to west and turn north to south onto the north bay of the attic. At attic level, the three bays of the house are divided into three rooms: the north room, the central room, and the south room. They each have boarded floors and a dormer window.
- 3.2.32 *The north attic room* (Fig. 11) The north room features a wooden handrail at its north end where the stairs rise and a dormer window in the east side of the pitched roof, to the north of the central truss (Plate 61). There are two rows of purlins and the dormer extends outwards between them, its sill resting on the lower purlin. The sides of the dormer are horizontal boards and the window is a four-pane casement with an original catch and stay on the north side (Plate 62). The flue that can be seen on the exterior of the north gable can be observed on the interior high in the gable where it emerges from the roof.
- 3.2.33 The two rows of purlins are supported by the north gable to the north and the wall around the large chimney stack between the north bay and the central bay to the south (Plate 63). They are supported in between by the central truss, that is in turn supported by the large ceiling beam running east to west across the north bay below. The purlins are tenoned into the principal rafters of the truss and there is a narrow collar underneath the upper purlins. The apex of the truss has a timber plate on the south side and above this is the ridge piece. The common rafters are hidden behind plaster panels.
- 3.2.34 *The central attic room* (Fig. 11) The central attic room is accessed through a doorway in the south wall of the north attic room. It has a simple wooden door frame and a plank and batten door. To the immediate west of the doorway, the chimney stack stands proud from the wall and is slightly offset towards the west side (Plate 64). The arrangement of the roof structure is the same in the central room as it is in the north room. A central truss supports upper and lower purlins with mortise and tenon joints, and there is a collar below the upper purlin. The principal rafters meet at the apex and there is a timber plate under the ridge piece. The truss is likely to rest on the large ceiling beam that runs from east to west across the central bay below. The common rafters are hidden behind plastered panels.

- 3.2.35 There is a dormer window on the west side of the roof, to the south of the central truss. Its sill rests on the lower purlin and its roof extends from the upper purlin. The sides of the dormer are built with horizontal boards and the window is a four-pane casement with the original stay and catch in place. The divide between the central room and the south room comprises vertical boards with a doorway in the centre.
- 3.2.36 *The south attic room* (Fig. 11) The south attic room is accessed through the doorway in the south wall of the central room. The door is made of vertical slats with gaps in between them, presumably for the purposes of ventilation. From this side, the timber partition is constructed with vertical slats, onto which the boards on the north side are nailed. Three rows of shelves run across the divide on either side of the door and another is supported by the collar of the joist, which also forms the lintel of the doorway (Plate 65).
- 3.2.37 In the south wall of the south room, the chimney stack, offset to the west, stands proud from the interior of the south gable (Plate 66). The roof structure is consistent with the north room and the central room to the north. There is a central truss and the upper and lower purlins are tenoned into this and into the truss forming the divide between the central and south rooms. On the south side, the purlins are supported in the masonry of the wall. Where the principal rafters meet at the apex, there is a timber plate under the ridge piece. The truss is supported by the east to west orientated ceiling beam in the south bedroom below.
- 3.2.38 A dormer window is situated on the east side of this room, its sill supported by the lower purlin and its roof extending outwards from the upper purlin. Its sides have horizontal boards and the window is a four-pane casement.
- 3.2.39 This room differs from the others in that it seems to have had a specific purpose that required shelves and good ventilation.

The north extension

- 3.2.40 *The lean-to* (Fig. 9) The north extension is entered through the glazed lean-to on its east side. This is a modern timber frame structure built on a solid plinth and is floored with modern tiles on the interior (Plate 67). It extends further east at its south end and a ledge under the windows forms a shelf or a seat. At the north end is a kitchen area with a sink over two modern cupboards and three drawers on the east side. In the west wall are two doorways. The one on the south side has a modern timber double door, with two frosted glass panels on each side, which leads to the kitchen. The doorway to its north has a modern door of vertical timbers and leads to the scullery.
- 3.2.41 *The kitchen* (Fig. 9) The kitchen in the north extension serves the main farmhouse. It is entered from a doorway in the north end of the rear corridor (Plate 68). This is the north wall of the farmhouse and a wide entrance has been cut into it for access to the extension, inside which a partition and the modern half-glazed timber door are fitted. The interior of the kitchen is entirely modern and dates to perhaps the 1980s or slightly earlier. There are modern kitchen units comprising drawers and cupboards under a sideboard and sink area along the west wall under a six-pane casement window (Plate 69). The sideboard carries around the north wall and there are two more cupboards and drawers. In the north-west corner are two sets of upper cupboards in the west

and north walls. There are two more sets of units built against the upper and lower north wall on the east side. In the middle of the south wall, a large chimney breast stands proud. A modern range cooker sits on a tiled step against the chimney breast and its pipe flue enters the wall above some modern tiles and a timber ledge (Plate 70). A protrusion in the plaster above the tiles may be a part of a former fireplace. Flanking the cooking range are more modern units comprising cupboards and drawers under short lengths of worktop. In the south wall, it can be observed that the doorway into the main farmhouse has one step up, showing that it is at a slightly higher level than the north extension. The floor is covered in linoleum and the plastered ceiling has two modern strip lights at the east and west ends. The roof rafters can be seen through an open hatch in the ceiling and these are orientated east to west and incline slightly towards the west. These appear to be a modern replacement of an earlier roof.

- 3.2.42 *The scullery* (Fig. 9) The scullery is a room to the north of the kitchen, entered through the north doorway in the lean-to. Here we see evidence that the lean-to is a historic structure and not a modern extension to the farmhouse, as it appears on the exterior. It is not conclusive that this room was a scullery, although its situation next to kitchen and the historic features inside it suggest that this is quite likely.
- 3.2.43 In recent years it has been used as a garage with a large opening and double doors in its west side likely to be a modern addition. The north wall is divided into three separate open spaces. That in the centre has a segmental vaulted roof behind a lintel and has the appearance of a large open fireplace, but there is no evidence that it was used for this purpose (Plate 71). A small ledge, or bench, is built against its west wall with red brick. To the immediate west, between the west wall of the scullery and the west wall of the vaulted feature, is another area that has a lintel on its south side where it opens into the room (Plate 72). In the north wall, offset to the east side, is a shallow segmental arched niche with a timber shelf. Over this, in the upper west corner, is a timber shelf unit with two shelves. Against the east wall of the space is another small ledge built of red brick. The space on the east side has a lower ceiling than the rest of the room and this has been panelled with boards in modern times. It is otherwise featureless except for a shallow cement plinth against the east wall that extends towards the doorway. In the south wall, at the west end, is a narrow recess that has the appearance of being a blocked doorway but may be too narrow for this purpose (Plate 73). However, it also appears to be too shallow for the purposes of storage. In the wall above it is a timber fillet.
- 3.2.44 The east side of the scullery has a flagstone floor that changes to terracotta tiles on the west side, perhaps indicating a change of function from one side to the other. The walls and all the associated features are white-washed.
- 3.2.45 None of the walls or features in the kitchen or scullery provide any evidence to explain the mapping inconsistencies between the Tithe Map and the later OS editions. Indeed, the absence of any clear breaks or alterations suggest that the current footprint has not been altered from existence.

3.3 The outbuildings

Exterior

- 3.3.1 The outbuildings are an adjoining row of historic farm buildings, orientated east to west, facing south towards the farmhouse (Plate 74). There are two structures: a shed with loft level on the west side that in recent years has been for storage of tools and equipment, and an adjoining barn and stable structure on the east side.
- 3.3.2 *The shed* (Fig. 12) The shed on the west end is the largest of the three structures. It is a stone-built structure with loft level facing south onto the lane and towards the farmhouse. It has a pantile roof that is hipped at the west end where it faces the road. Its east end, onto which the smaller eastern structures are built, is gabled. It is constructed with undressed, roughly-squared stones in even coursing (Plate 75). The south elevation features a doorway with a modern sliding steel door on the west side and a large, segmental arched doorway with modern plywood double doors on the east side. Over the western door, directly under the eaves, is a square window with vertical wooden slats inside it. The western door and the window have red brick quoining and the segmental arch of the large eastern door is built from two courses of red brick. A metal gutter under the eaves has partially been replaced with plastic, but the hopper and down pipe between the two doors is cast iron. A large crack that runs the full height of the wall to the immediate right of the pipe has been filled with cement. This crack is likely to be where the west bay of the structure was added sometime between 1880 and 1902, as evidenced by the OS maps.
- 3.3.3 The north elevation of the shed has two windows, one over the other, on the west side (Plate 76). The ground floor window has a red brick segmental arch and red brick quoining. Below the sill is red brick but it appears to be a part of the construction of the window rather than a blocking. In the opening is a three-light, timber frame casement that has broken shuttering on its interior. The window over it at loft level has red brick quoining and a red brick sill. It is boarded over. The elevation is otherwise featureless except for a corresponding cement-filled large crack in the masonry, which is may mark where the later west bay was added or indicate some subsidence of the west end. The west elevation of the shed is featureless.
- 3.3.4 *The barn and the stable* (Fig. 12) The barn and the stable appear to be of one build that extends further southwards than the shed and, according to map evidence, predates it (Plate 77). It is lower than the shed, with a flat roof, slightly inclined towards the north, covered in corrugated iron, but is built with the same roughly squared stones. The barn is on the west side and forms the larger part of the structure and has a wide opening on its east side that is the full height of the wall. This is roughly in the centre of the structure as a whole and has a large gate of vertical wooden slats over sheet metal. To the west of this large opening is a small window with a red brick segmental arch and a wooden frame around a boarded shutter. On the far west side is a cast iron hopper and down pipe, and to the immediate east of this, an iron roundel is fixed to the masonry.
- 3.3.5 The stable to the east has a door and a window with stone segmental arches in its south elevation (Plate 78). The timber frame of the door holds a split, timber, stable door with squared strap hinges. The window opening holds a timber casement of three

vertical lights that has been boarded over on the interior. An iron roundel is fixed to the masonry over the doorway, offset to the west, and the exposed ends of two deep, narrow joists can be seen in the masonry under the eaves of the roof.

- 3.3.6 The north elevation of the stable has a wide window opening with a stone segmental arch (Plate 79). This has been part blocked with stone on its west side and the remaining opening is filled with a timber frame holding vertical timber slats. Over this, fixed to the masonry, is an iron roundel. Further west, in the rear of the barn, are two openings with red brick segmental arches that have been blocked with stone. We know from map evidence that at least one structure was built against this wall. These are next to each other but the west opening is slightly wider than the east opening. There are two iron roundels fixed to the masonry in this elevation also. Over the masonry of the wall, where the flat roof is slightly raised, is a row of short, vertical boards covering the opening.
- 3.3.7 The east elevation of the barn and stable structure is featureless.

Interior

- 3.3.8 *The shed* (Fig. 13) The shed is accessed through the smaller, western doorway in its south elevation. The interior is plastered and it has a cement floor and plastered panels fitted to the ceiling timbers in the earlier east bay (Plate 80). The loft level, which was not accessible during the survey, and the small fireplace in the north wall may suggest that it was built to accommodate farm workers or at least to provide some degree of comfort. This may have been for sleeping, or for farm work on the ground floor. There is an opening in the east wall that was once a doorway into the barn to the east, but the lower part has now been blocked with a timber panel that has been plastered over. The plank and batten door still exists but opens into the barn. These means of communication between the two structures were probably for the purposes of looking after the animals in the neighbouring building.
- 3.3.9 In the north wall of the later west bay, the casement window is situated in a curved bay and has a large timber lintel (Plate 81). The curved effect is created with red brick, as seen on the outside (See 3.3.3). The small fireplace to its east has red brick quoining to its narrow opening and a red brick segmental arch. It is built onto a small red brick step but no fire grate remains. In the south wall, the jambs of the smaller western door have a broad shallow splay and over the timber lintel is a red brick relieving arch (Plate 82). In the west bay, where the roof structure is exposed, there is a series of deep narrow joists orientated north to south that are supported by the masonry of the walls. In the east bay, where large plastered panels cover the joists between two broad ceiling beams, lath and plaster can be seen over the large eastern door where patches have fallen away. The ceiling beams are beaded on their corners and painted white. The hatch to loft level is on the south side and the door is a reused plank and batten door. A notable feature of this ceiling is the stucco rose (Plate 83). Both this and the detailing on the ceiling beams are unusual features for an outbuilding, even one possibly intended to accommodate people.
- 3.3.10 *The barn* (Fig. 13) The barn is entered through the large opening in its south elevation. The floor is of concrete with scatterings of straw and the roof is a simple structure of five joists orientated east to west that rest over one north to south orientated cross

beam. These hold up the corrugated iron covering. Against the north wall, on the east side, is a platform like structure held up with a post on its south-west corner and two modern timber posts at its rear corners against the north wall (Plate 84). The east to west orientated beams that these posts support are supported on the east side by the masonry of the wall. The south face of the outer beam has sockets for tenoned joists, and the west end appears to have been sawn off (Plate 85), suggesting that the platform extended both southwards and westwards at some point in its history. It was perhaps a low hayloft covering a large area of the barn.

- 3.3.11 In the west wall is the doorway into the shed, now blocked on the west side. It has a plank and batten door that is painted on its top half where it can be viewed from the shed (Plate 86). There is a timber sill fitted between the jambs. Other features of the barn include a timber lintel in the north wall where the blocked openings that were viewed on the exterior are situated. Here they are not visible as the walls of the barn are white-washed. The concrete in the floor by the door has the date 1951 written into it (Plate 87).
- 3.3.12 *The stable* (Fig. 13) The stable is entered through the doorway with the split door in its south elevation. It is divided into two rooms, a south room and a north room. The south room has two stalls on the east side, separated by a timber partition of vertical boards, that does not reach the ceiling but posts at each end reach a large, chamfered, east to west orientated ceiling beam. This features chamfer stops at its ends where it enters the walls. In each stall is a timber manger and a feeding trough (Plate 88). The interior of the casement window is splayed and its sill, as well as the lower part of the south wall, are plastered with cement. Laths can be seen in the ceiling where plaster has fallen away. The floor of the stalls is of cobbles and the area on the west side of the room, between the door to the exterior and the door to the north room is laid with cobbles. Between this two floor surfaces, running north to south across the openings of the stalls, is a shallow, open stone drain.
- 3.3.13 The lower partition wall between the two rooms is built with modern breeze blocks, set on concrete, but the upper part is a timber partition that is likely to date to the 19th century (Plate 89). It is likely to be original to the stable and was reinstated after the breeze block wall was built. It comprises broad vertical boards under narrow vertical slats, which provide ventilation to the north room. This partition reaches another east to west orientated, chamfered ceiling beam on its north face. However, there is a broad groove running the length of the beam, suggesting that it once housed the top of the partition. Attached to the slats is a timber rail with five, wooden, protruding spikes for hanging equipment. There is a similar rail along the west wall.
- 3.3.14 The north room is entered through the doorway on the west side of the partition. The floor of this room is mostly covered with concrete and the lower area of the east and north walls, as well as the breeze block wall of the partition, are plastered with cement (Plate 90). In the north-west corner is a curved manger than is also plastered with cement but may be built with stone (Plate 91). Over this is the window that is visible on the exterior and to the right of this is a shallow niche that was probably used as a shelf. Both feature long timber lintels.

3.3.15 In this room, the north to south orientated ceiling joists are visible. There are thirteen in total which are supported by a timber wall plate on the north side, and are tenoned into a chamfered, east to west orientated ceiling beam that crosses the middle of the room and the similar ceiling beam over the partition wall. Over these, east to west orientated boards are visible. The presence of the boards, as well as the strength of the ceiling structure, suggests that the upper level of the stable, which was not accessible during the survey, was designed to hold some weight.

3.4 Unlisted farm buildings

3.4.1 The unlisted farm buildings of Shepperdine Farm have been included in the investigation to ensure that the wider context of the farm is understood, and that the older stone walls that form part of their fabric are mentioned. In accordance with the WSI, they were recorded at a lower level than the listed buildings.

3.4.2 These buildings include an equipment shed with adjoining animal shelters on the north-east side of the farm, a large complex of hay barns to its south, and a garage to the rear of the farmhouse. The equipment shed and the hay barns face each other across a rough yard accessed from the south-east side of the bend in Nupdown Road, and north-east of the farmhouse (Fig. 7).

3.4.3 *The equipment shed and animal shelters* These outbuildings, on the north-east side of the farmyard currently house tractor equipment in the west end, and the adjoining shelters to the east have straw floor covering in them (Plate 92). The whole structure has roughly the same footprint as that which appears on the 1880 OS map, but it is clear much of its fabric has been replaced over time. The equipment shed now has a flat roof, slightly inclined towards the south, but the stone-built west end is a partially demolished gable, the window of which is crossed by the current roof (Plate 93). This is clearly part of a previous, gabled structure and may be that which appears on the historic maps. Along the north side, the stone wall partially exists but gaps have been blocked with breeze blocks and sheets of corrugated metal. The animal sheds are at the east end and, where the structure extends towards the south, there is a dividing wall built of stone (Plate 94). The roof is a simple structure of cross beams, sitting on posts, many of which have been replaced with rolled steel joists, which support east to west running joists. Much of the rest of the building is built with breeze blocks and other modern materials. It has the appearance of a structure that was allowed to fall into ruin before being restored for its current purposes in the later 20th century.

3.4.4 *The hay barns* The hay barns are largely 20th century but much of the modern fabric is built around earlier stone walls. Most of the earlier fabric survives on the south side, with a large, open, modern hay barn extending towards the north into the yard (Plate 95). This has a structure comprising a series of rolled steel joist uprights supporting a pitched roof of corrugated iron. The rear side of this barn is an east to west orientated wall that is built of stone and repaired with modern breeze blocks at its east end (Plate 96 and 97). This is likely to be the northern extremity of what appears on the historic plans. The structures extending southwards from this wall are earlier than those to the north and constructed with timber posts supporting timber roof beams and joists. Another stone wall exists on the south side (Plate 98), and the timber structure of the roof overshoots this towards the south, creating open ended shelters, much like the

footprint that appears on the 1902 and 1921 OS maps. The timber structure appears to be contemporary with that of the equipment shed.

- 3.4.5 *The garage* The garage is situated to the rear of the garden on the east side of the house (Plate 99). It is likely to be a building that first appeared in this location on the 1921 OS map, although much of its fabric may have changed over time. It is a timber frame structure, gabled north to south, and now mainly clad with sheets of corrugated iron (Plate 100). It is entered through a large metal gate in its north gable, and the northern of its three bays extends westwards with a catslide roof. Walls that are made up of vertical timber planks, such as the east side of the north bay, are possibly original.

4 SUMMARY AND CONCLUSIONS

- 4.1.1 The Shepperdine Farmhouse appears to date to the 18th century in its first phase with subsequent 19th-century additions. The farmhouse has at least two phases and it is believed that the south bay is a secondary addition to a house originally of two bays with a cross passage. The arrangement of the door and window openings in the original north and central bay, in the east and west faces, is of a typical, double fronted farmhouse with two principal rooms on each floor. There is evidence that the window at the east end of the interior ground floor hallway was once a door making the hallway the cross passage.
- 4.1.2 The south bay's addition predates the 1840 Tithe Map but it has the appearance of dating to the 19th century. The interior arrangement of the house would have changed at this time, with the formation of the rear corridor on the ground floor and the hallway on the first floor, providing access to all three bedrooms individually. The staircase was almost certainly moved to its current position against the north gable of the farmhouse at this time. Its original position is unknown but, as was typical in houses of this style, it was probably arranged around the large chimney stack situated between the original north and central bays. This would explain the substantial amount of space at either side of the stack in the form of the deep alcove on the west side and the storage cupboard on the east side.
- 4.1.3 It is likely that the original architectural detailing throughout the house was added as part of the 19th-century alterations. This would include the windows, architraves, skirting boards and some of the doors, all displaying early 19th-century characteristics and typical of vernacular housing of this period. The simple plank and batten doors may have survived from the original arrangement, or they may simply indicate lower status rooms to the principal bedroom and reception rooms. A notable feature of the 19th-century character of the house is the pantry on the ground floor, with its surviving fitted furniture. This room is a part of the rearrangement including the stairs and the bathroom to its west. This bay may originally have been one open space.
- 4.1.4 The north extension is also likely to have been added in the 19th century, but it is unknown if it was built before or after the alterations to the main farmhouse. Due to heavy alterations in the 20th century, including new doors, windows, roof, and the fitted kitchen, it is difficult to date. The situation of the doorway into it from the rear corridor would suggest that it was built at the same time or at a later date as the south bay, but an earlier origin cannot be excluded. The kitchen is entirely modern but the scullery at the north end has surviving historic features. It is mainly the structural masonry of the features that exist, and evidence of their functions has been stripped away. The variation between the Tithe Map and the later OS editions for the west wall of this structure appears to be misleading and the footprint is not thought to have changed since its construction.
- 4.1.5 Of the historic outbuildings included in the listing directly north-east of the farm house, the barn and stable structure are the earlier, as evidenced by historic maps. This seems to have formed a larger complex of adjoining farm buildings that were progressively stripped away. The east bay of the shed was built onto the east wall of the barn and a doorway, now partially blocked, connected them. This bay has a

fireplace, a plastered ceiling, moulded ceiling beams and, unusually, a ceiling rose. It was almost certainly built to accommodate farm workers or provide a degree of comfort for other activities. The doorway into the barn suggests that it functioned as an area for those caring for animals or it is possible that this was even related to the cider production at the farm. The west bay is later and has no such architectural detailing. Its addition may indicate a change in function for this structure. It is unknown if the loft, which could not be accessed during the survey, is entirely contemporary with the west bay or if parts are original to the earlier east bay.

- 4.1.6 The equipment shed and animal shelters, the hay sheds, and the garage all originate in the late 19th and early 20th centuries, but there is much evidence that their fabric changed over time. Although they are not a part of the listing, they are significant to our understanding of the context of the listed buildings and the development of Shepperdine Farm over time.

APPENDIX A LISTED BUILDING ENTRY

SHEPPERDINE FARMHOUSE

List Entry Summary

This building is listed under the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended for its special architectural or historic interest.

Name: SHEPPERDINE FARMHOUSE

List entry Number: 1128925

Location

SHEPPERDINE FARMHOUSE

The building may lie within the boundary of more than one authority.

County:

District: South Gloucestershire

District Type: Unitary Authority

Parish: Oldbury-upon-Severn

National Park: Not applicable to this List entry.

Grade: II

Date first listed: 05-Dec-1984

Date of most recent amendment: Not applicable to this List entry.

Legacy System Information

The contents of this record have been generated from a legacy data system.

Legacy System: LBS

UID: 35272

Asset Groupings

This list entry does not comprise part of an Asset Grouping. Asset Groupings are not part of the official record but are added later for information.

List entry Description

Summary of Building

Legacy Record - This information may be included in the List Entry Details.

Reasons for Designation

Legacy Record - This information may be included in the List Entry Details.

History

Legacy Record - This information may be included in the List Entry Details.

Details

ST 69 NW OLDBURY-UPON-SEVERN SHEPPERDINE 1/167 Shepperdine Farmhouse

Farmhouse. Early C19 remodelling of earlier building, with later alterations. Rubble, stone dressings, rendered, double Roman tiled roof with brick gable stacks and ridge stack. Former through passage plan. 2 storeys and 3 windows, all 3-light casements in plain architrave with cill, 2nd bay from left has gabled porch with bargeboards, side lights and bench, formerly door to right, inner panelled and glass door in moulded frame, dormer of 2 lights, plinth and quoin

strips; single storey addition to left with C20 window and garage door, also with quoin strips and coping, small lean-to to right. Rear has 3 windows, all 3-light casements with flat mullions, 2nd from right 2-light casement replaces former rear passage door, 2 dormers, each of 2 lights, panelled shutters to windows and panelled cupboard in front right room, winder stair. Addition to left formerly had pitched roof and was a kitchen with cheese room above.

Listing NGR: ST6184896115

Selected Sources

Legacy Record - This information may be included in the List Entry Details

National Grid Reference: ST6184896115

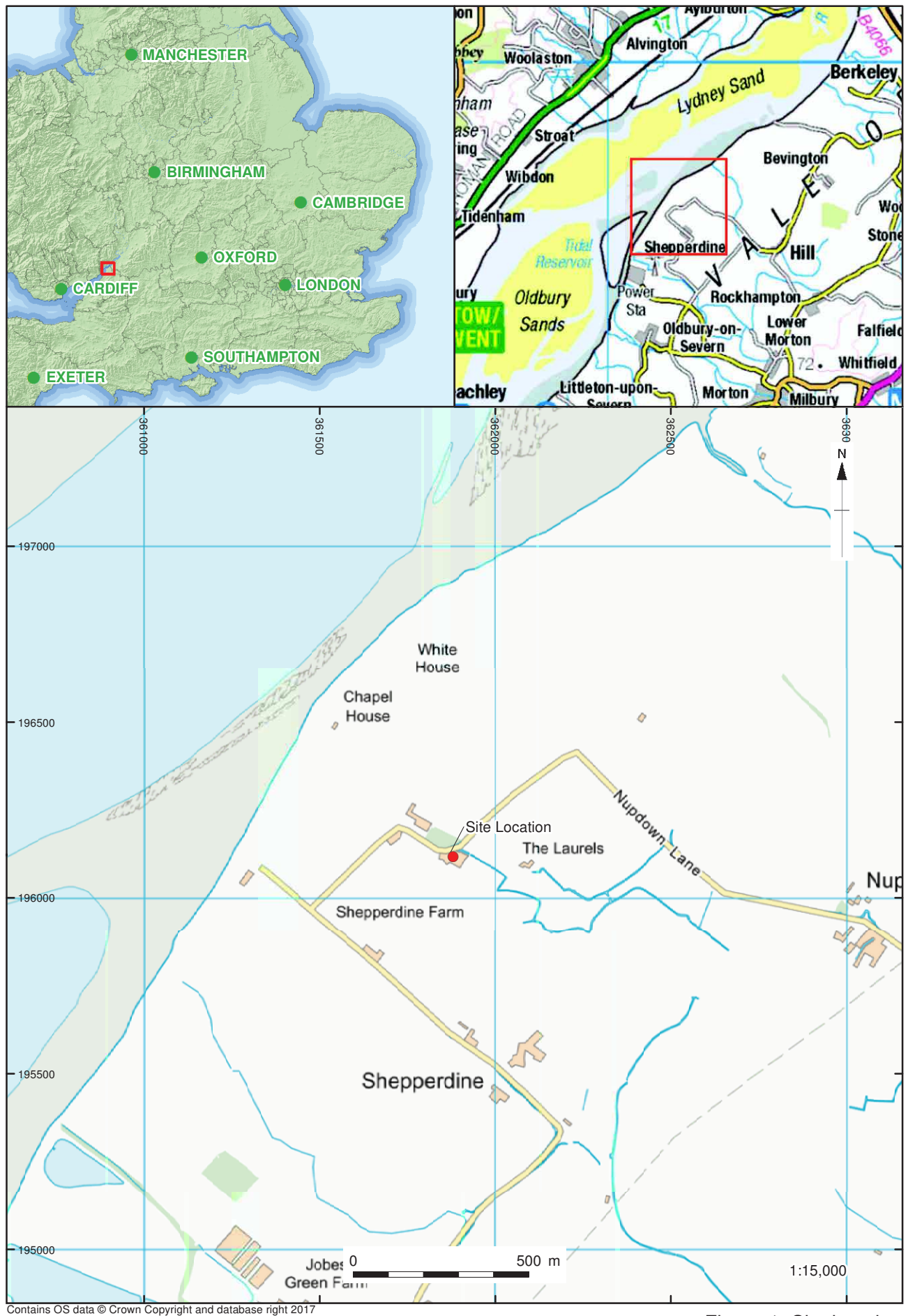
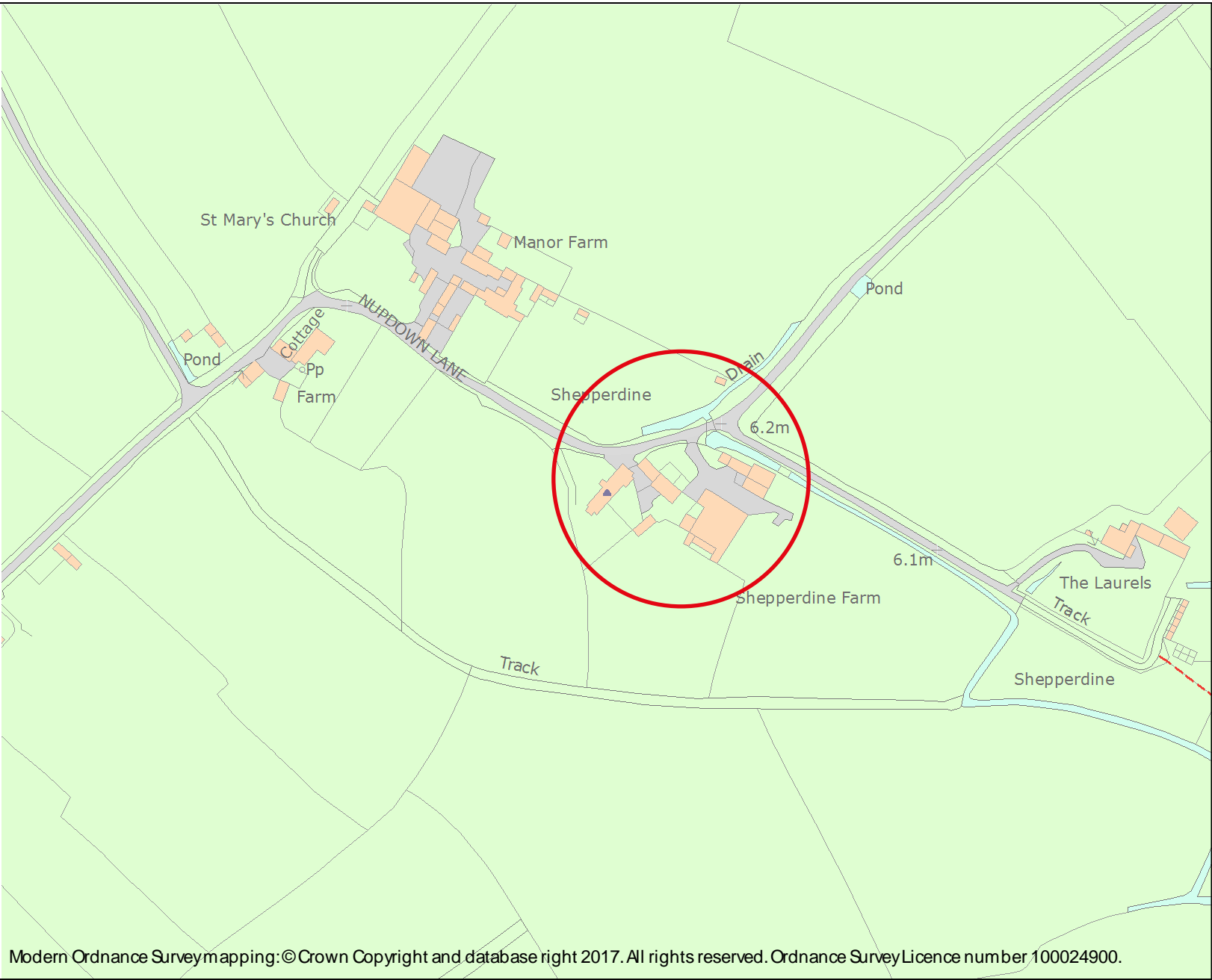


Figure 1: Site location



Name: SHEPPERDINE FARMHOUSE

This is an A4 sized map and should be printed full size at A4 with no page scaling set.

Heritage Category:	Listing
List Entry No :	1128925
Grade:	II

County:

District: South Gloucestershire

Parish: Oldbury-upon-Severn


For all entries pre-dating 4 April 2011 maps and national grid references do not form part of the official record of a listed building. In such cases the map here and the national grid reference are generated from the list entry in the official record and added later to aid identification of the principal listed building or buildings

For all list entries made on or after 4 April 2011 the map here and the national grid reference do form part of the official record. In such cases the map and the national grid reference are to aid identification of the principal listed building or buildings only and must be read in conjunction with other information in the record.

Any object or structure fixed to the principal building or buildings and any object or structure within the curtilage of the building, which, although not fixed to the building, forms part of the land and has done so since before 1st July, 1948 is by law to be treated as part of the listed building.

This map was delivered electronically and when printed may not be to scale and may be subject to distortions

List Entry NGR	ST6184896115
Map Scale:	1:2500
Print Date:	16 November 2017



Historic England

HistoricEngland.org.uk

Figure 2: Shepperdine Farm Listing Map

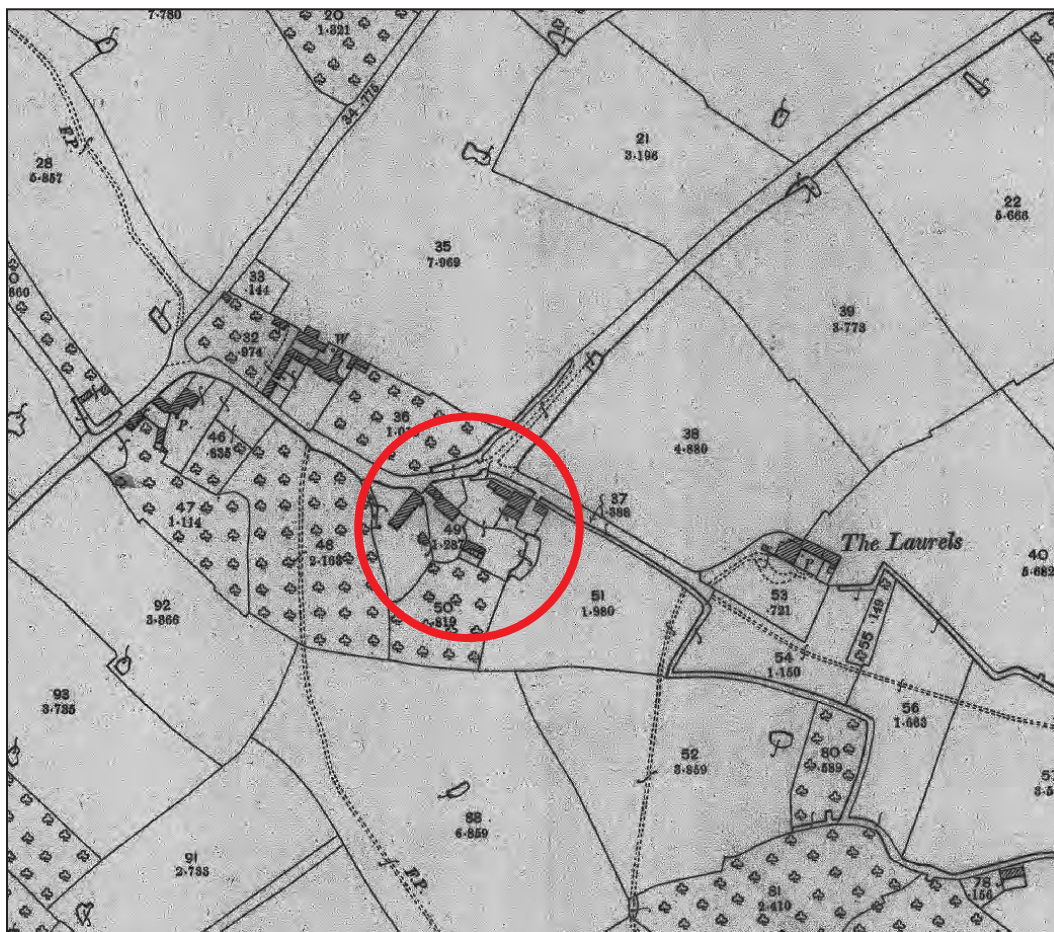


Figure 5: 1902 25 inch OS map, showing Shepperdine Farm

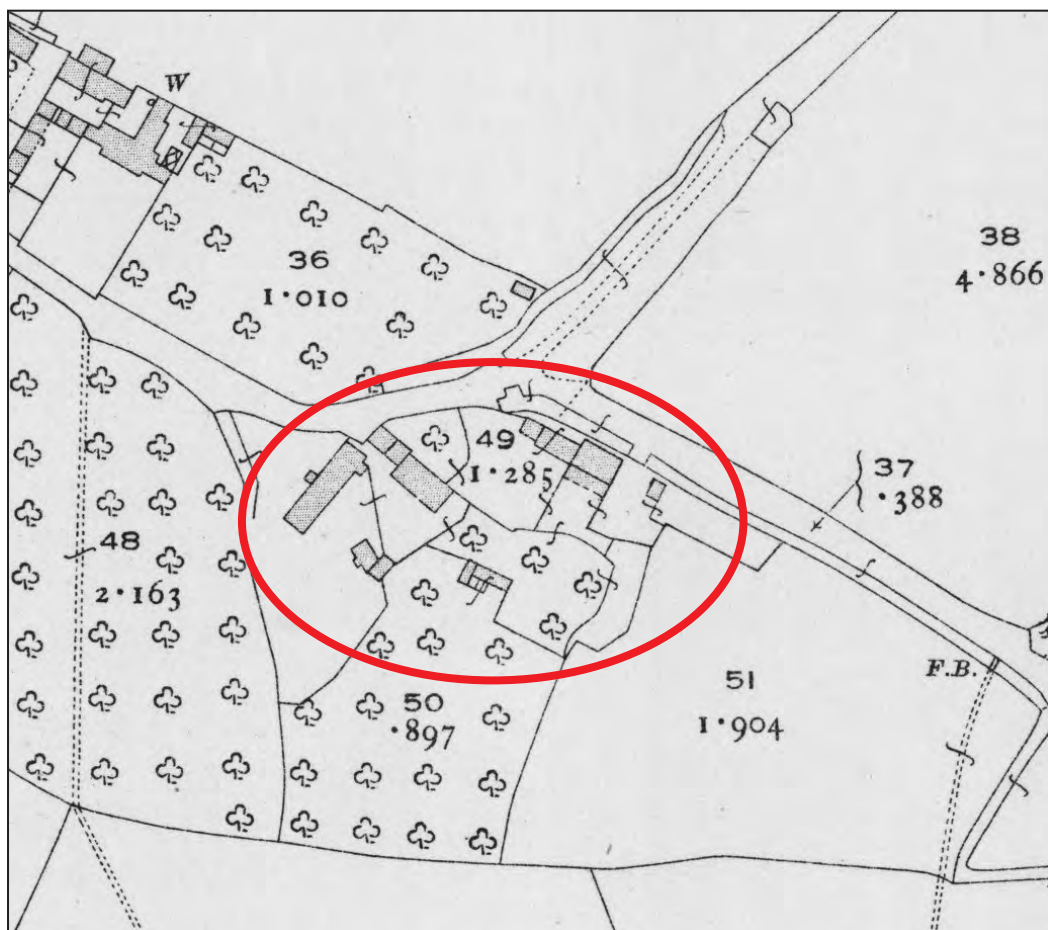


Figure 6: 1921 25 inch OS map, showing Shepperdine Farm

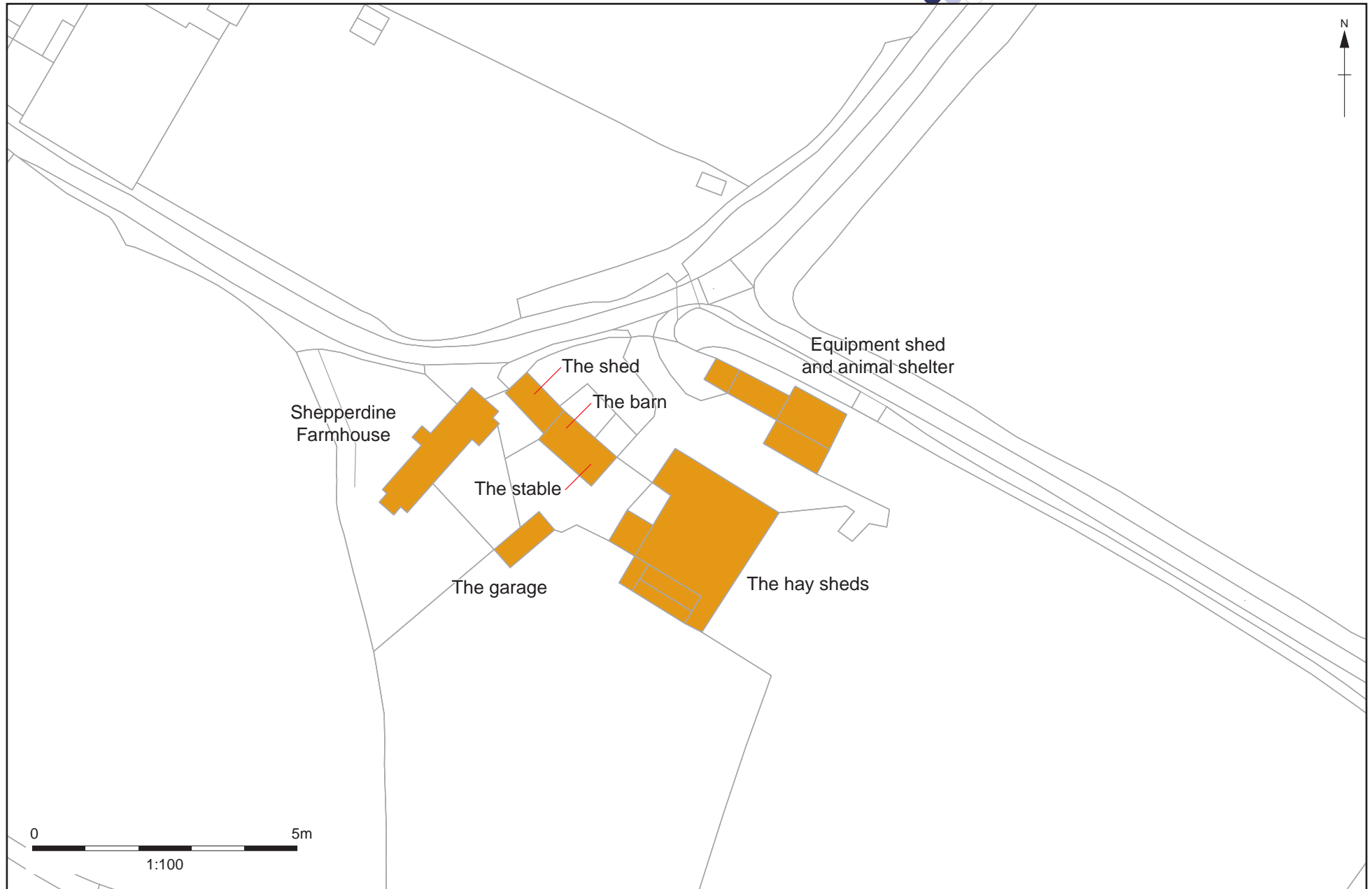
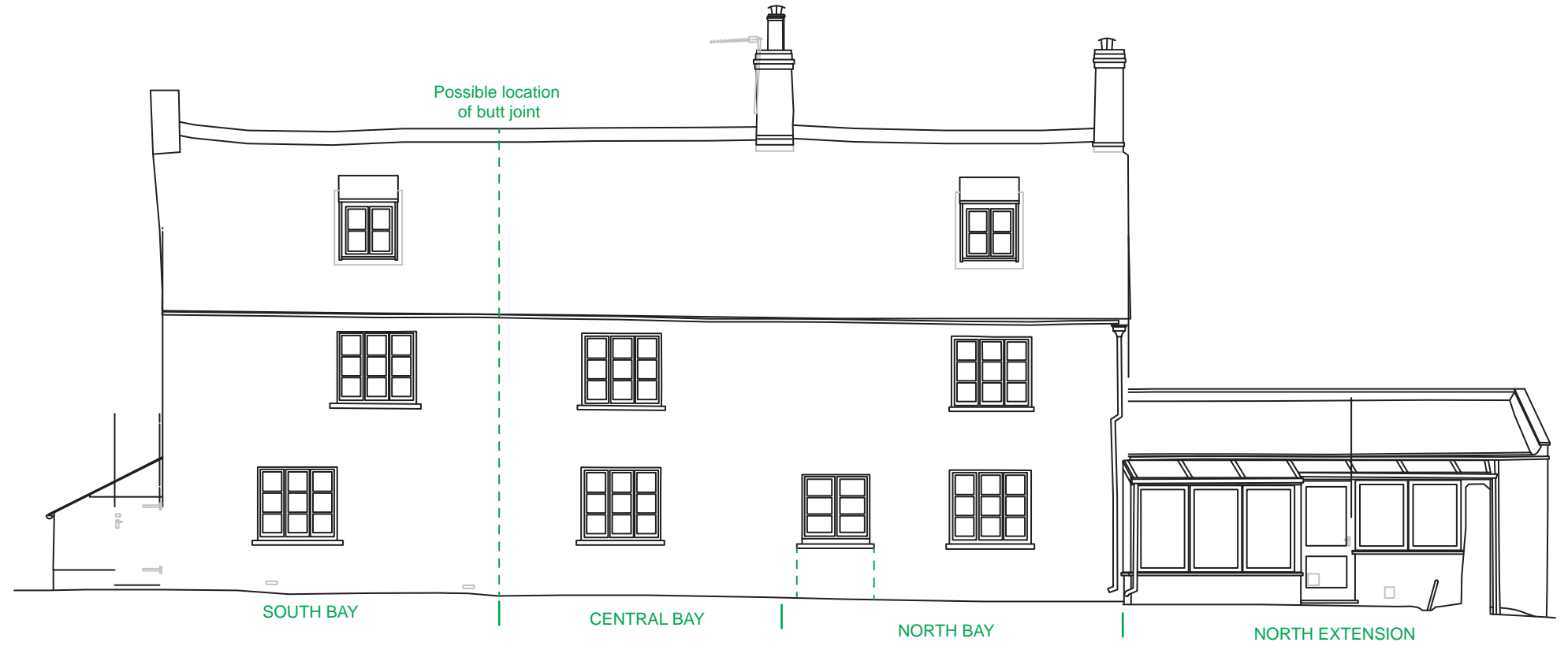


Figure 7: Plan of Shepperdine farm with locations of all the buildings



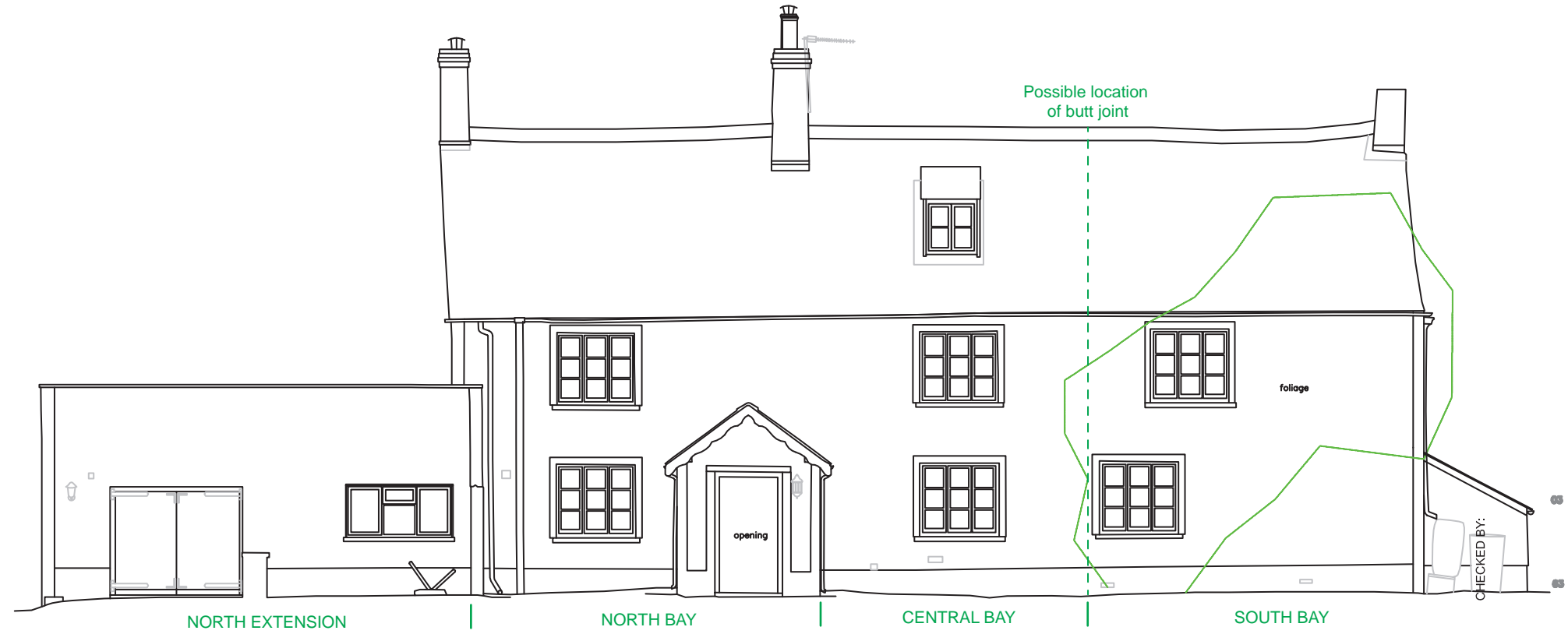
SOUTH ELEVATIONS



EAST ELEVATIONS



NORTH ELEVATIONS



WEST ELEVATIONS

0 5m
1:100

Figure 8: Elevations of Shepperdine farmhouse

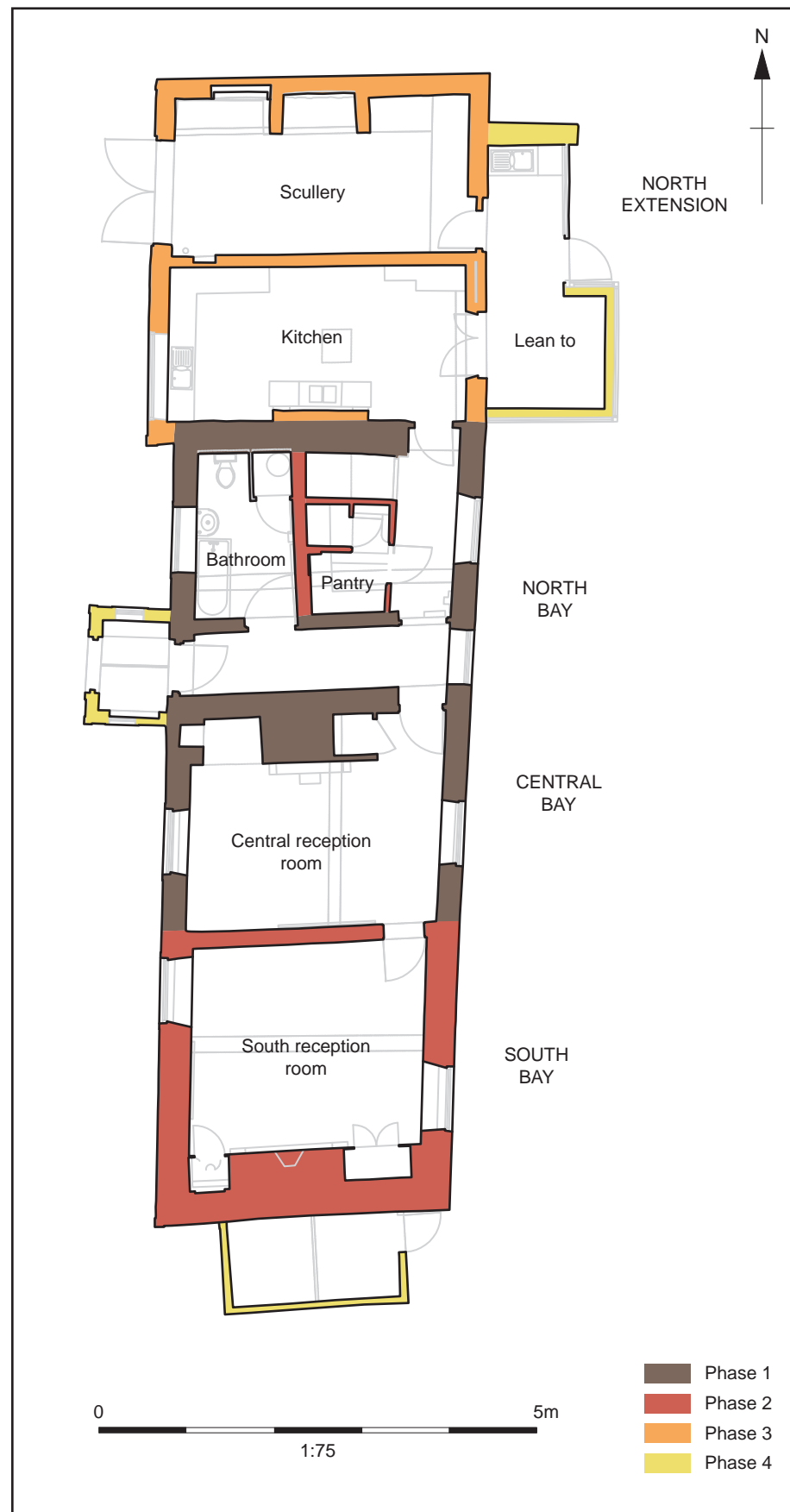


Figure 9: Phased ground floor plan of Shepperdine farmhouse

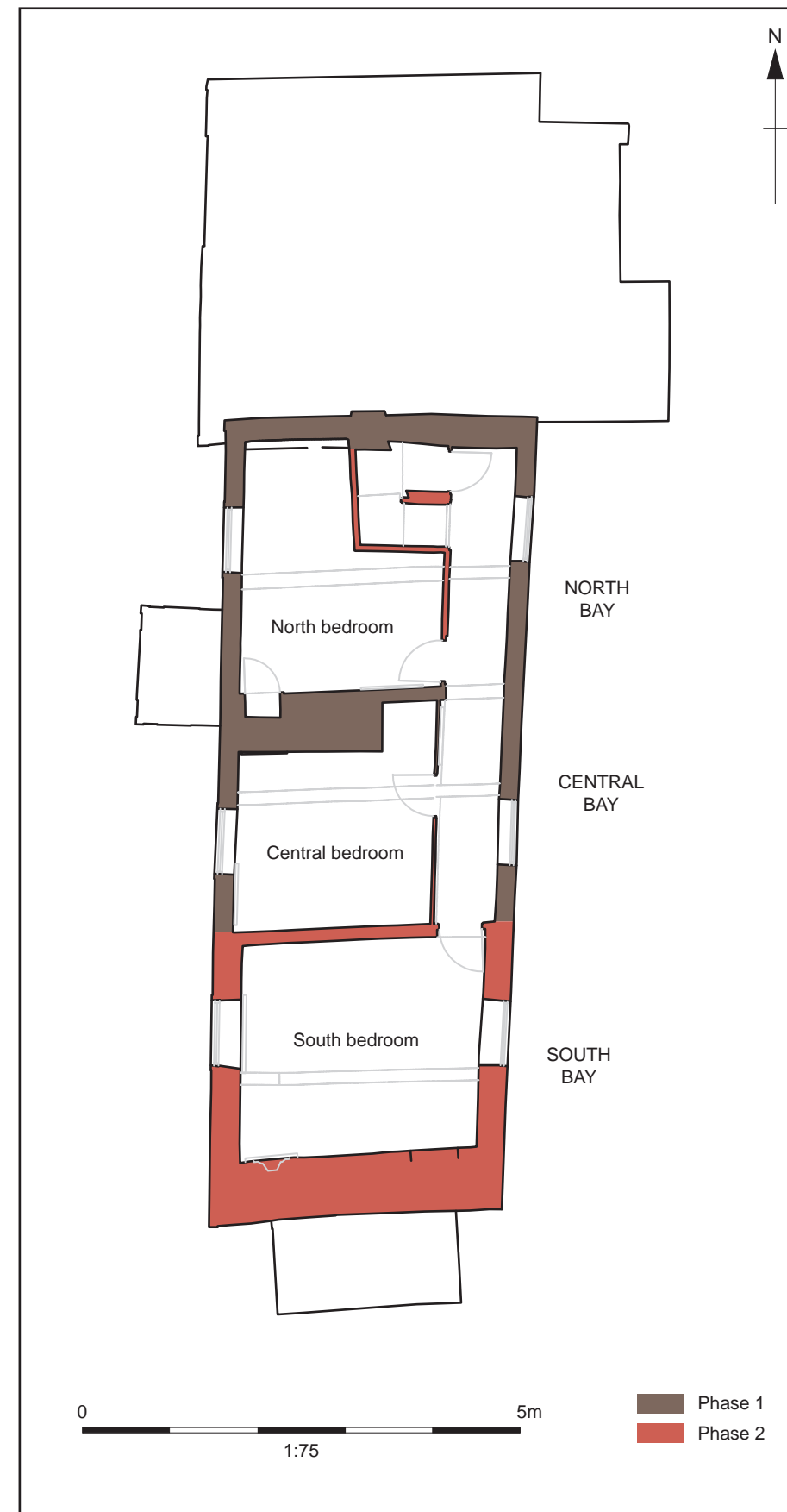


Figure 10: Phased first floor plan of Shepperdine farmhouse

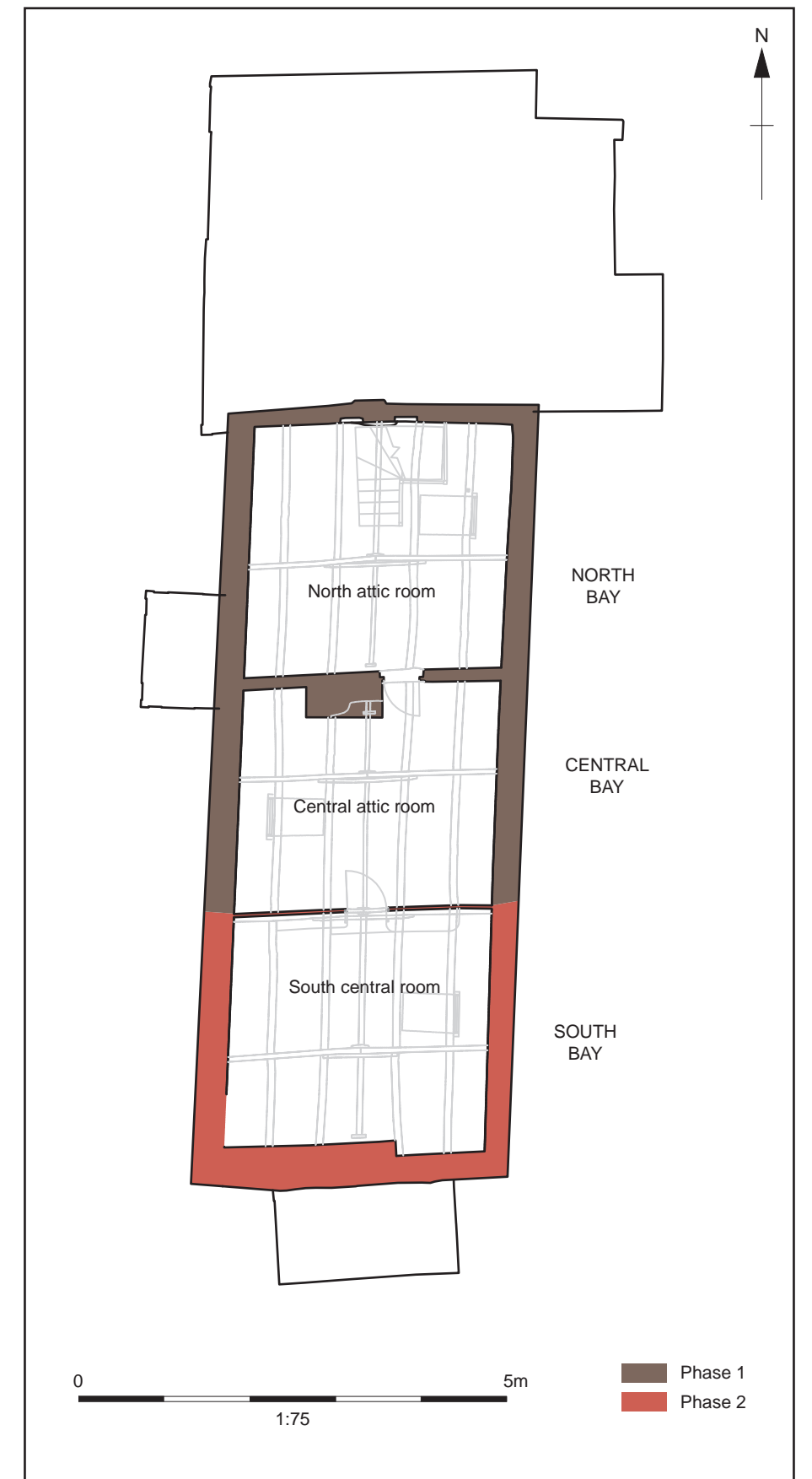


Figure 11: Phased attic plan of Shepperdine farmhouse



Figure 12: Elevation of Shepperdine Farm outbuildings



Figure 13: Phased plan of Shepperdine Farm outbuildings



Plate 1: Sheppardine Farm, looking east from Nupdown Road



Plate 2: West elevation of Sheppardine farmhouse, looking east



Plate 3: The porch on the west elevation of Sheppardine farmhouse, looking south-east



Plate 4: The interior of the south wall of the porch on the west elevation of Sheppardine farmhouse, looking south



Plate 5: The entrance doorway in the west elevation of Sheppardine farmhouse, looking east



Plate 6: The south elevation of Sheppardine farmhouse, looking north



Plate 7: Detail of masonry in the south elevation of Shepperdine farmhouse, looking north



Plate 8: The east elevation of Shepperdine farmhouse, looking north-west



Plate 9: Window in the ground floor of the east elevation of Sheppardine farmhouse, looking west



Plate 10: Window in the ground floor of Sheppardine farmhouse, looking west



Plate 11: The rear garden of Sheppardine farmhouse, looking south



Plate 12: The north elevation of Sheppardine farmhouse, looking south



Plate 13: The west elevation of the north extension to Sheppardine farmhouse, looking east



Plate 14: The north elevation of the north extension to Sheppardine farmhouse, looking south



Plate 15: The east elevations of the north extension to Sheppardine farmhouse, looking north-west



Plate 16: The entrance hallway on the ground floor of Sheppardine farmhouse, looking east



Plate 17: The rear corridor on the ground floor of Sheppardine farmhouse, looking north



Plate 18: Window catch in the east window of the hallway on the ground floor of Sheppardine farmhouse, looking east



Plate 19: Window stay in the east window of the rear corridor on the ground floor of Sheppardine farmhouse, looking east



Plate 20: Impression of a window seat that has now been filled in under the east window in the rear corridor of the ground floor of Shepperdine farmhouse, looking north-east



Plate 21: The ground floor bathroom of Shepperdine farmhouse, looking north



Plate 22: The ground floor bathroom of Shepperdine farmhouse, looking south



Plate 23: The door of the pantry of Shepperdine farmhouse, looking north-west



Plate 24: The pantry of Shepperdine farmhouse, looking west



Plate 25: The pantry of Shepperdine farmhouse, looking west



Plate 26: The central reception room of Shepperdine farmhouse, looking north



Plate 27: The storage space on the east side of the chimney breast in the central reception room of Shepperdine farmhouse, looking west



Plate 28: North end of ceiling beam in the central reception room of Shepperdine farmhouse, looking north



Plate 29: The window in the west wall of the central reception room of Sheppardine farmhouse, looking west



Plate 30: The unfolded pocket shutter of the window in the east wall of the central reception room of Sheppardine farmhouse, looking east



Plate 31: The historic window catch of the window in the west wall of the central reception room of Sheppardine farmhouse, looking west



Plate 32: The historic window stay of the window in the west wall of the central reception room of Shepperdine farmhouse, looking west



Plate 33: The south reception room of Shepperdine farmhouse, looking north



Plate 34: The south reception room of Sheppardine farmhouse, looking south



Plate 35: The window in the east wall of the south reception room in Sheppardine farmhouse, looking east



Plate 36: The window in the west wall of the south reception room of Sheppardine farmhouse, looking west



Plate 37: The window surround of the east window in the south reception room of Sheppardine farmhouse, looking north-east



Plate 38: The east end of the ceiling beam in the south reception room of Sheppardine farmhouse, looking east



Plate 39: The entrance to the stairs on the ground floor of Sheppardine farmhouse, looking south-west



Plate 40: The first floor hallway of Sheppardine farmhouse, looking south



Plate 41: The doorway to the attic of Sheppardine farmhouse, looking west



Plate 42: The doorway to the south bedroom of Sheppardine farmhouse, looking south



Plate 43: The window in the east wall of the first floor hallway of Sheppardine farmhouse, looking east



Plate 44: Exposed floorboards in the first floor hallway of Sheppardine farmhouse, looking north



Plate 45: The ceiling beam in the first floor hallway of Shepperdine farmhouse, looking south



Plate 46: The north bedroom of Shepperdine farmhouse, looking east



Plate 47: The window in the west wall of the north bedroom of Sheppardine farmhouse, looking west



Plate 48: Detail of window in the west wall of the north bedroom in Sheppardine farmhouse, looking north-west



Plate 49: Cupboard in the south wall of the north bedroom in Sheppardine farmhouse, looking south



Plate 50: The west end of the ceiling beam in the north bedroom of Sheppardine farmhouse, looking west



Plate 51: The east end of the ceiling beam in the north bedroom of Sheppardine farmhouse, looking west



Plate 52: The central bedroom of Shepperdine farmhouse, looking north



Plate 53: The central bedroom of Shepperdine farmhouse, looking west



Plate 54: The central bedroom of Sheppardine farmhouse, looking east



Plate 55: The window in the west wall of the south bedroom of Sheppardine farmhouse, looking west



Plate 56: The south bedroom of Shepperdine farmhouse, looking south



Plate 57: The exposed doorway of the storage space in the south wall of the south bedroom of Shepperdine farmhouse, looking south



Plate 58: The storage space in the south wall of the south bedroom of Shepperdine farmhouse, looking south



Plate 59: The blocked window in the storage space in the south bedroom of Shepperdine farmhouse, looking south



Plate 60: The west end of the ceiling beam in the south bedroom of Shepperdine farmhouse, looking south (What appears to be a break in the beam on the far left is in fact an impression left by the removed paneling)



Plate 61: The north attic room in Sheppardine farmhouse, looking north



Plate 62: The dormer window on the east side of the north attic room in Sheppardine farmhouse, looking east



Plate 63: The north attic room in Shepperdine farmhouse, looking south



Plate 64: The central attic room in Shepperdine farmhouse, looking north



Plate 65: The south attic room in Sheppardine farmhouse, looking north



Plate 66: The south attic room in Sheppardine farmhouse, looking south



Plate 67: The modern lean-to on the east side of the north extension to Sheppardine farmhouse, looking north



Plate 68: The doorway into the north extension from the rear corridor of Sheppardine farmhouse, looking north



Plate 69: The kitchen in the north extension to Shepperdine farmhouse, looking west



Plate 70: The kitchen in the north extension to Shepperdine farmhouse, looking south



Plate 71: The vaulted feature in the north wall of the scullery of Sheppardine farmhouse, looking north



Plate 72: Shelving in the north wall of the scullery of Sheppardine farmhouse, looking north



Plate 73: A recess in the south wall of the scullery of Shepperdine farmhouse, looking south



Plate 74: The outbuildings to the north of Shepperdine farmhouse, looking west



Plate 75: The south elevation of the shed, looking north



Plate 76: The north elevation of the shed, looking south



Plate 77: The south elevation of the barn, looking north



Plate 78: The south elevation of the stable, looking north



Plate 79: The north elevation of the barn and stable, looking south-west



Plate 80: The interior of the shed, looking north



Plate 81: The interior of the shed, looking north-east



Plate 82: The interior of the shed, looking south



Plate 83: The stucco rose in the ceiling of the shed, looking north



Plate 84: The interior of the barn, looking north



Plate 85: The interior of the barn, looking east



Plate 86: The doorway in the west wall of the barn, looking south-west



Plate 87: Date inscription in the floor of the barn, looking east



Plate 88: The interior of the south room of the stable, looking east



Plate 89: The interior of the south room of the stable, looking north-east



Plate 90: The interior of the north room of the stable, looking east



Plate 91: The interior of the north room of the stable, looking north



Plate 92: Exterior of the equipment shed, looking north-east



Plate 93: Interior of the equipment shed, looking north-west



Plate 94: Interior of the equipment shed, looking east



Plate 95: Exterior of the hay barns, looking south-east



Plate 96: Exterior of the hay barns, looking north



Plate 97: Interior of the hay barns, looking north-east



Plate 98: Interior of the hay barns, looking north-west



Plate 99: East elevation of the garage, looking west



Plate 100: Interior of the garage, looking south



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