



**Plas yn Llan, Cilcain, Mold,
CH7 5PB.**

**February 2018
V 1.0**



aeon archaeology



Historic Building Record Level 2/3
Project Code: A0152.1
Report no. 0159



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Plas yn Llan, Cilcain, Mold, CH7 5PB.

February 2018

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Historic Building Record Level 2/3

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Project Code: A0152.1

Date: 9/2/2018

Client: Mr & Mrs Skates

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1.0 INTRODUCTION

Aeon Archaeology was commissioned by Mr & Mrs Skates (hereafter the Client) to produce a level 2/3 historic building record of Plas yn Llan, Mountain Road, Cilcain, Mold, CH7 5PB (centred on **NGR SJ 17562 65177** in advance of conversion of an outbuilding.

The archaeological recording was completed as part of Listed Building Consent for the conversion of the outbuilding to 2no. holiday units (**Planning Reference: 056631**).

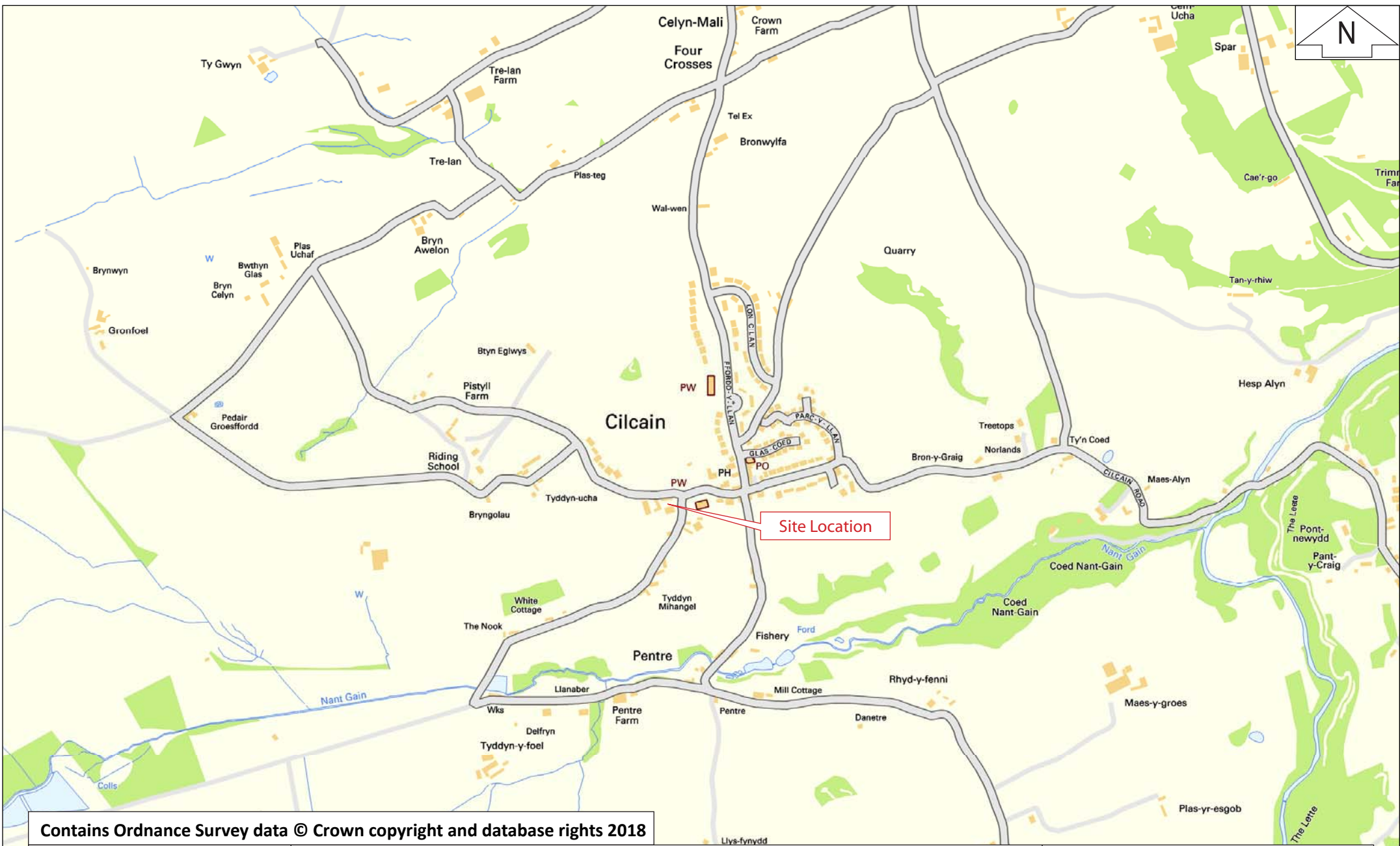
The Clwyd Powys Archaeological Trust (CPAT) Development Control Archaeologist did not prepare a mitigation brief for this project, but requested that the following planning condition be assigned to the application should permission be granted:

6. Prior to commencement of development a photographic survey to either Level 2/3 Building Recording Survey, inclusive of the carpenters and other marks visible on the trusses is required to be undertaken and the details forwarded to the local planning authority .

REASON: To ensure a record of these features is retained in the interests of the historic and architectural interest of the building .

The use of such a condition is in line with the guidance set out in Paragraph 141, Section 12 (Conserving and Enhancing the Historic Environment) of the National Planning Policy Framework (2012), published by the Department for Communities and Local Government; Planning Policy Wales, Technical Advice Note 24 (TAN 24); and the Historic Environment Act (Wales) 2015.

This design and all subsequent mitigation will conform to the guidelines specified in English Heritage 'Understanding Historic Buildings: a guide to good recording practice' (2016) & Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings or Structures (Chartered Institute for Archaeologists, 2014).



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Figure 01: Location of outbuilding to be converted at Plas yn Llan, Cilcain, Flintshire, CH7 5PB.
Scale at 1:10,000 @ A4

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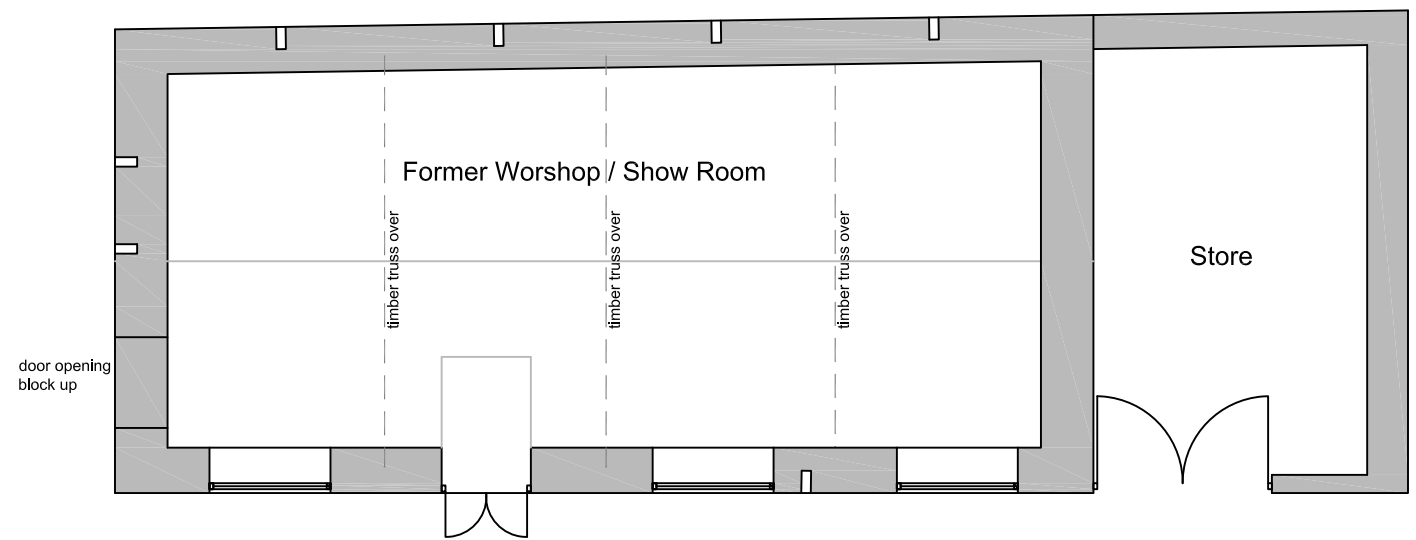
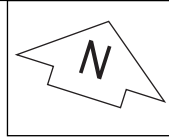


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Figure 02: Location of outbuilding to be converted at Plas yn Llan, Cilcain, Flintshire, CH7 5PB.
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1:100



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Figure 03: Ground plan of outbuilding at converted at Plas yn Llan, Cilcain, Flintshire, CH7 5PB.
Scale at 1:100 @ A4

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2.0 REQUIREMENTS

2.1 Building Record

The requirements were for an archaeological building record to be prepared of the stone outbuilding at Plas yn Llan, Cilcain prior to the alteration and refurbishment work, however should observations or desk-based research suggest the potential for significant features to be encountered during the renovation and site clearance/ground work, the archaeological contractor should make arrangements to undertake any appropriate supplementary recording work during the development. The Development Control Archaeologist at CPAT had requested that the building record be roughly commensurate with the English Heritage '*Understanding Historic Buildings: a guide to good recording practice*' (2016) **Level 2/3**.

Both the exterior and the interior were viewed, described and photographed. The record presents conclusions regarding the building's development and use, but does not discuss in detail the evidence on which these conclusions are based.

The detailed photographic record consisted of English Heritage '*Understanding Historic Buildings: a guide to good recording practice*' (2016) elements:

- written account: 1-3, 6
- drawings: sometimes 1, sometimes one or more of 2-7
- photographs: 1,2,4

3.0 METHOD STATEMENT

3.1 Level 2/3 Record

3.1.1 Written Account

The written account included:

- The building's precise location as a National Grid Reference and address form;
- A note of any statutory designation and non-statutory designation;
- The date of the record, name(s) of the recorder(s) and archive location;
- A summary of the building's form, function, date, and sequence of development.

3.1.2 Photographs

The photographic record included:

- A general view or views of the building;
- The building's external appearance. Typically a series of oblique views will show all external elevations of the building and give an impression of its size and shape;
- The overall appearance of the principal rooms and circulation areas.

A Digital SLR (Canon 600D) set to maximum resolution was used throughout.

3.1.3 Drawings

The drawn record included:

- A site plan showing the location and orientation of photographs. This will label all room spaces and indicate any architectural features of note.

3.2 Processing data, illustration, report and archiving

Following completion of the record as outlined above, a report was produced incorporating the following:

- A copy of the design brief and agreed specification
- A site location plan
- A plan illustrating the location and direction of photographs
- Basic background and relevant historical, descriptive or analytical detail
- A full bibliography of sources consulted
- Illustrations, including plans and photographs, will be incorporated within the report.

4.0 ARCHAEOLOGICAL AND HISTORICAL RECORD

The origins of the settlement of Cilcain are difficult to find in historic references and any information prior to 13th century is almost non-existent. The church of St. Mary's has a raised, sub-rounded shape (morphology) which is most often attributed to early medieval foundation. The elements of the name (nomenclature) are *cil* (nook or corner) and *cain* (fair or pleasant) making *fair corner* a reasonable interpretation. Although there have been suggestions that the settlement takes its name from Nant Gain, or that it takes its name from the ridge of Moel Famau above or that it is a reference to a person called Cain (CPAT 2018), a personal name.

The main house at Plas yn Llan, Cilcain is mentioned as a notable house by Edward Lhwyd in 1707 when the heir was said to be one Nathaniel Edwards who was a mercer. This is a complex house of various building phases, the earliest identifiable being of a sub-medieval plan form with an external lateral chimney stack. This phase is similar in its form and carpentry details to several hall houses in the area, however at present the precise evolution of the early history of the building is unclear. In the mid-17th century a two storey, single cell extension was added to the south. There is evidence of an (circa. 1700) internal remodelling and to the west separated by a covered passageway are later alterations and extensions.

This is listed as an interesting and important example of a lower gentry house which retains many features from its complex building history including evidence of a sub-medieval plan form. The outbuilding which is to be converted is listed as having a small well finished room in the interior and for its group value with Plas-yn-Llan (British Listed Buildings 2018).

The historic mapping for the area of Plas yn Llan shows that the building has been present in its current form since at least the late 1830's, the Cilcain tithe map is dated 1841. Plas yn Llan is shown as plot 1073 which the tithe apportionment records as having been owned by Gabriel Roberts Esq and tenanted by William Thomas. Furthermore the building remains unchanged in its form according to the OS six inch maps from 1871, 1878 and 1910.



Figure 04. Tithe Map showing location of Plas Yn Llan (Tithe apportionment in blue) and location of the outbuilding recorded (Red outline).



Figure 05: Location of outbuilding (red outline) to be converted at Plas yn Llan (blue outline), Cilcain, Flintshire on OS Six inch 1871.

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Figure 06: Location of outbuilding (red outline) to be converted at Plas yn Llan (blue outline), Cilcain, Flintshire on OS Six inch 1898.

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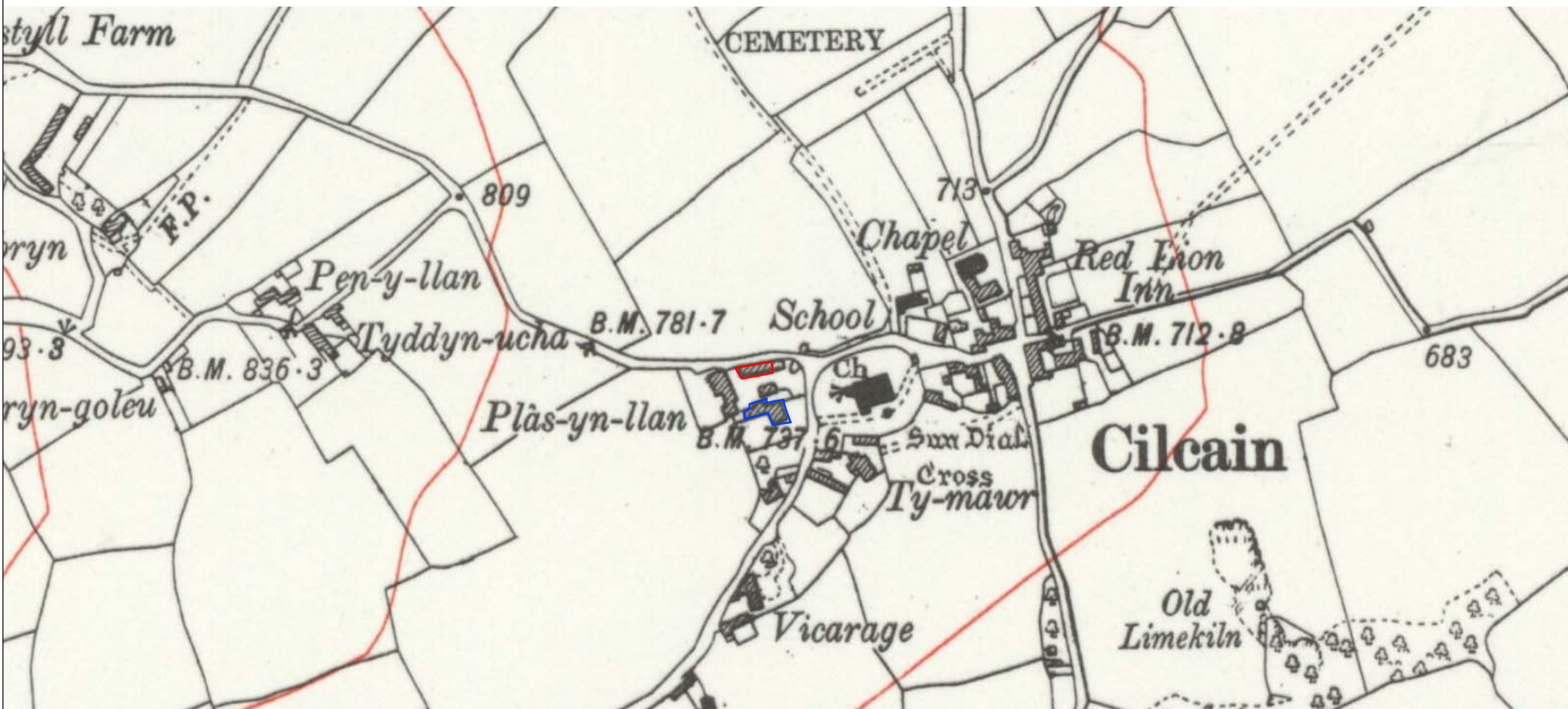


Figure 07: Location of outbuilding (red outline) to be converted at Plas yn Llan (blue outline), Cilcain, Flintshire on OS Six inch 1910.

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5.0 BUILDING DESCRIPTION

5.1 External description of the outbuilding at Plas yn Llan, Cilcain (plates 1-11)

The building is rectangular in plan and orientated east to west and is single-storey. The roof of the building is comprised of modern slates and appears to have been recently re-roofed. The western elevation is comprised of angular stone rubble bonded by mortar and a single window is situated in the upper portion of the gable. This window has nine panes within a wooden frame. Located below this window are two vertical embrasures (openings in the wall). At the very base of the wall there appears to be a blocked up opening which may have once been the drain and there is evidence of a small stone archway at this point on the elevation. Projecting from this elevation is a medium height stone wall with a stone gatepost which forms part of the entrance to the Plas yn Llan property.

The northern elevation is once more comprised of angular stone bonded by mortar. At the far right-hand end of the northern elevation there are large stones near foundation level which may be incorporated onto a natural outcropping of bedrock beneath. Equally spaced along the northern elevation's length are four vertical embrasures that appear to have been blocked up behind with either masonry or brickwork. At the eastern end of the elevation the addition of a later extension of slightly lower storey appears evident. The lower extent of the stonework in this area differs from the main body of masonry (to the west) of the elevation and shares an appearance (smaller angular rubble blocks bonded by white grey mortar) with the pigsties further to the east making it the initial phase. The appearance of the wall suggests that initially the pigsties extended further to the west but subsequently, the northern elevation of these pigsties became incorporated into the extension of the outbuilding to the west, this would represent the second phase. Furthermore the extension appears to have had the majority of its eastern gable, southern elevation and upper portion of its northern elevation (under the eaves) rebuilt succeeding to the addition of the stone extension building making it the third and final construction phase visible on the eastern end of the building.

To the east of the outbuilding situated much lower down on the garden level there are a row of three pigsties. These appear to be of a similar construction to a portion of the outbuilding furthermore there is a small area of cobbling located just outside the entrance of the pigsties perhaps indicating a previous yard level in this location.

The upper portion of the eastern elevation appears to have been entirely rebuilt with redbrick bonded by mortar. The majority of the lower portion is of the same angular stone rubble bonded by mortar visible on the northern elevation. In the upper right hand corner of the elevation a small, six pane steel framed window is visible.

The western elevation has been subject to heavy modification and adjustment. There are three windows and a single doorway visible on the main part of the outbuilding (west to centre), and on right hand side there are pair of large wooden double doors. Remnants of the original stonework are still visible but these are interrupted by modern brick build sections around the doors and windows. The masonry is of angular stone rubble bonded by mortar.

The left hand side (west) of the elevation there is a large horizontal steel framed window with a brick window sill; this has ten glass window panes, the upper central three panes of which appear to open inwards in the fashion of a chute. This window has a substantial concrete lintel above and is set within modern red brickwork bonded by mortar. This brickwork has in turn been mortared into the original angular rubble masonry. To the right of this window is the wooden doorway which is set within a timber frame which has been painted green, this doorway seems to have also been added to the building; once more suggested by the modern brickwork surrounding it. Furthermore this door is protected by a wall mounted steel bar gate.

To the right of this doorway (approximately halfway along the elevation) is another window identical to the one previously described to the west, however it differs from that window in that below the window sill there is an area of brickwork which appears to fill-in what may have been an earlier doorway. To immediate right of this brickwork there is a vertical embrasure (The only one visible on this elevation). To the right of this (near the end of the elevation, before the extension) there is another window, also identical to those mentioned previously, once more with the brickwork beneath suggesting another previous doorway. To the right of this window the extension is evidenced as the height of the building drops down by 1m approx. and is roofed with asbestos sheeting as opposed to the slate. Furthermore this portion of the elevation is comprised of modern red brickwork and is dominated by large wooden double doors which have been painted black above which is situated a very substantial concrete lintel.

5.2 Internal description of the outbuilding at Plas yn Llan, Cilcain (Plates 12–27)

Former Workshop – (Western room)

The former workshop room is rectangular in plan and orientated east to west and single storey. It is currently a workshop/storage area however it is possible that once used to be a barn. The roof is comprised of modern timber batons upon which modern roofing felt had been fixed. The roof is supported by two horizontal hand-cut timber purlins which are in turn supported by three *Queen truss* frames which have been recessed into the walls and sit upon timber pads which are in turn seated upon corbel tables which are comprised of the same angular stone bonded by mortar which form the lower thirds of the wall.

The easternmost frame has been fitted with timber upright struts and this feature is unique to that frame as the others have not been modified. The central timber frame (**Plates 1 & 2**) exhibit carpenter's marks; where the *principle rafters* fit into the *tie beam* and where the angled *queen posts* fit into the tie beam - two vertical incised marks are present on the base northern rafter and queen post and on the corresponding location where they fit into the tie beam. On the base southern rafter and queen post only a single mark has been incised with a corresponding mark located at the point where these fit into the tie beam. Furthermore the frames are of mortise and tenon joint construction with the queen posts and rafters morticed into the tie beam and the upper extent of the queen posts morticed into the the principal rafters. All of the tenon joints have been secured with substantial wooden dowels. All of the purlins are then recessed onto outer part of the principal rafters.

The western elevation is the gable end of the building which appears to be comprised of angular stone bonded by mortar and painted white, the four horizontal purlins are also recessed into this wall. Located in the upper portion of this wall is a single wooden framed window, which is recessed into the elevation. It has nine glass window panes; the upper three of which open as a light. The lower third of the wall appears to have been rendered heavily and projects into the room. On the left hand side, about 2/3 of the way up the wall there is a horizontal timber lintel, this has bowed and appears to quite clearly have been infilled with masonry. Furthermore there are other cavities in the wall which have also been filled up with mortar and masonry; in particular the central area on the elevation, below the window there is a small opening with a cavity visible behind it which is perhaps the embrasure visible on the exterior. Apart from these elements the wall is featureless.

The northern wall is mainly constructed from angular stone bonded by mortar painted white, however the upper 0.50 m of the wall is constructed from brick (also painted white). This brickwork appears to be a later addition which perhaps was implemented as part of a prior re-roofing of the building. The tie beams of the timber queen post trusses are located upon indistinct corbel tables on this elevation, these rough corbel tables and the rest of the masonry

sit at the boundary between the angular masonry and the modern brickwork. A strip of rendering runs from left to right across the elevation, approximately half of the way up the wall which perhaps covers the embrasures visible on the exterior. The majority of the wall is obscured by items now in storage.

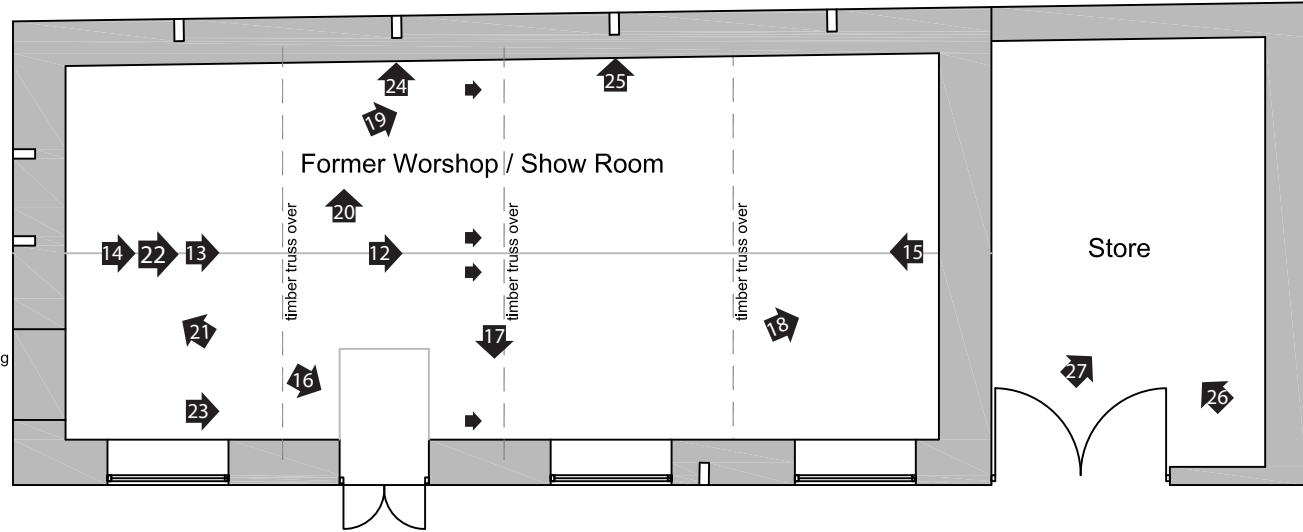
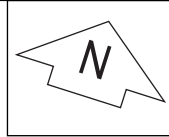
The eastern elevation it's similar to the western elevation in that it is comprised of angular stone rubble bonded by mortar which has been painted white, however the lower half of the elevation has been rendered and this render sits proud of the wall by approximately 0.25 m. Also there is a flue which runs from the floor to the roof and some staining is visible on the wall around the general alignment of this flue. The flue is not currently connected to any kind of ignition source. The majority of the elevation to right hand side (southern portion) is mainly obscured by a large shelving unit.

The southern elevation is probably constructed from angular stone rubble bonded by mortar, however most of this stonework is obscured by modern render which has in the main been painted white. The elevation has three separate windows and a single doorway. The windows have narrow timber lintels and what appears to be brickwork located above the openings and these have been painted white. On the left hand side (eastern) there are two metal framed windows which are recessed into the wall each with concrete sills. These windows have ten glass window panes and the central upper three of these window panes open to form chute like window lights. To the immediate right of the central part of the elevation is a timber framed double door which has been glazed in its upper portion, this door is not painted on the inside and has a wooden lintel located above. To the right of the door is another window identical to those ones previously described. The floor of this room is a cast concrete however running along the southern side of the floor there appears to be a cavity which may be for services.

Storage area - (Eastern Room)

This room is rectangular in plan and orientated north to south. The room is currently a workshop/storage area. This room is also single-storey although lower than the room to the west by approximately 1m at the roof pitch. The ceiling is comprised of six horizontal purlins and central ridge beam, upon these timbers asbestos roof sheets have been fixed. The western elevation is comprised of angular stone rubble bonded by mortar and this appears to have been at least partially rendered in the past although now most of the render is no longer present. The northern elevation is comprised of stone rubble bonded by mortar however a dual course of bricks is present at the joint between ceiling and wall in the eaves. This wall was mostly obscured by a large wooden shelving unit and as such a visible description could not be made. The eastern elevation is almost entirely built from red bricks bonded by mortar, this brickwork steps out into the room at about 1/3 height down from the ceiling by 0.25 m which forms a shelf of sorts which has been capped with concrete. At the far left hand side (northern) of the elevation there is a small window recessed into the brickwork, this window has a metal frame with six glass panes the upper two of which open as a light. Around the window the brickwork is present however visible in this area are the only remnants angular rubble masonry bonded by mortar visible on this elevation; this tapers down rapidly towards the southern elevation. This elevation appears to have been subject to heavy re-modelling in the past.

The southern elevation is comprised of redbrick bonded by mortar. This elevation is dominated by a pair of wooden doors which open outwards permitting access to the courtyard. Situated above this doorway is a substantial concrete lintel which sits upon brickwork to the east and is cast onto the masonry in the west. The floor is comprised of cast concrete.



↑ 2 Exterior shot

↑ 25 Interior shot



1:100



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Figure 08: Ground plan of outbuilding showing archaeological photography at Plas yn Llan, Cilcain, Flintshire, CH7 5PB. Scale at 1:100 @ A4

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Plate 01: Plas Yn Llan, Cilcain, Flintshire. External shot - left hand end of southern elevation - From the south - no scale



Plate 02: Plas Yn Llan, Cilcain, Flintshire. External shot - central portion of southern elevation - From the south - no scale



Plate 03: Plas Yn Llan, Cilcain, Flintshire. External shot - right hand end of southern elevation (Stores) - From the south - 1m scale



Plate 04: Plas Yn Llan, Cilcain, Flintshire. External shot - oblique shot showing southern & eastern elevations - From the southeast - 1m scale



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Plate 12: Plas Yn Llan, Cilcain, Flintshire. Carpenter's marks on the central timber truss inside the former workshop - From the west - no scale



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Plate 22: Plas Yn Llan, Cilcain, Flintshire. Internal shot - Queen truss timber frame context shot from above (central) - from the west - no scale



Plate 23: Plas Yn Llan, Cilcain, Flintshire. Internal shot - Queen truss timber frame context shot from below (southern) - from the west - no scale



Plate 24: Plas Yn Llan, Cilcain, Flintshire. Internal shot - example of corble table on northern elevation - from the south - no scale



Plate 25: Plas Yn Llan, Cilcain, Flintshire. Internal shot - another example of corble table on northern elevation - from the south - no scale

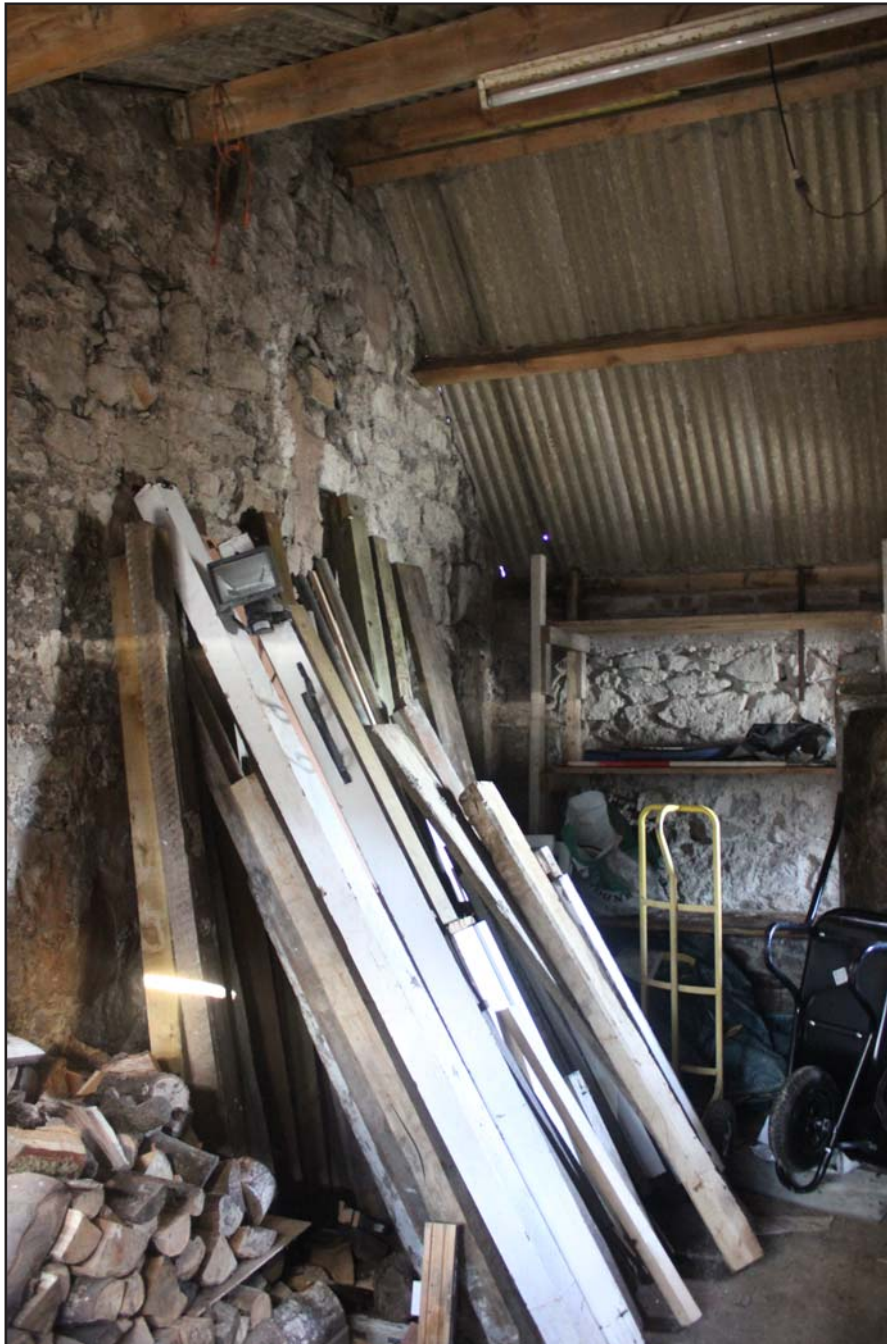


Plate 26: Plas Yn Llan, Cilcain, Flintshire. Internal shot - western and northern elevations of Stores - from the southeast - 1m scale



Plate 27: Plas Yn Llan, Cilcain, Flintshire. Internal shot - eastern and northern elevations of Stores - from the southwest - 1m scale

6.0 CONCLUSION

The outbuilding at the Plas yn Llan, Cilcain can be considered an important historical asset in accordance with its group listing with the main house of Plas yn Llan . The outbuilding that is to undergo adaptation has been subject to a level 2/3 building record. The information gathered by this record will complement the regional database of farm buildings in Flintshire and add greater detail to the form and composition of the outbuilding than was previously on record. Furthermore it will allow for a more complete impression of the character and type of similar 18th century constructions in the county; from such work it is possible to maintain or enhance local/regional identities and repeat existing narratives that could otherwise disappear.

The level 2/3 building record at Plas yn Llan, Cilcain has met the aims and objectives of planning condition 6 of application 056631 in that it has produced a time-stamped photographic and descriptive record of the property in advance of the conversion of the stone outbuilding. As such it is the recommendation of this report that the condition be discharged.

7.0 SOURCES

Maps.

Ordnance Survey Open Data maps SJ NE16, NW16, SE16, SW16.

Secondary Sources

Barns at Plas yn Llan (2018), British Listed Buildings, available online at; www.britishlistedbuildings.co.uk/300000533-barn-at-plas-yn-llan-cilcain#.WpUu3penyEc

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