

- Irreplaceable repositories of local crafts, skills and techniques, in harmony with the surroundings and using traditional materials;
  - Important wildlife habitats, including bats and barn owls
- 15.5 Conversion of farm buildings to alternative non-farm uses will usually have an impact on their contribution to the agricultural character of the farm holding and the wider landscape. Consequently, the best option for retaining the overall historic and landscape integrity of traditional farming landscapes is wherever possible, to keep buildings in active agricultural use or related low-key usage. Alterations required in these situations may be less detrimental to the historic character of the farmstead than to convert the same building to a non-agricultural use or the addition of new buildings to accommodate displaced farm functions.
- 15.6 When considering converting an agricultural building into a different use, it is important not to 'over domesticate' the building. Original features, doors, shutters, internal partitions, etc. are significant and the presumption is that they will be retained in situ.
- 15.7 English Heritage provides advice and guidance on retaining the special interest of traditional farm buildings, and their use, on its website. It recommends that Local Authorities should:
- Adopt a positive attitude to agreeing sensitive changes, which facilitate the continuing active agricultural use of the farm buildings
  - Broaden the focus from registered agricultural holdings to include small-scale "family" and "lifestyle" farms, as they can deliver important benefits in terms of maintenance of traditional farm building stock and countryside character
  - Encourage the re-use of buildings for farm business related purposes where continued active or low-key agricultural use is no longer practicable. For example, sensitive conversion to farm offices, workshops and farm shops will generally help to retain the overall agricultural character of the farm building and farmstead
  - Encourage regular maintenance of buildings as the costs of major repairs far exceed the costs of ongoing management
  - Consideration should be given for conversion to a new use, only when satisfied that a traditional farm building no longer has a viable mainstream or low-key agricultural use

## **BARNS**

- 15.8 These are often the oldest and largest timber framed and weather boarded buildings to be found on farms. The harvested corn crop needed to be processed

and kept dry in well-ventilated conditions. In England the grain was beaten from the crop with flails and then separated from the husks by winnowing, both operations taking place on a threshing floor between opposed doors. The form and plan of threshing barns remained comparatively unaltered between the 12<sup>th</sup> and early 19<sup>th</sup> centuries: they typically had blank exteriors with provision for ventilation to the storage bays and doors opening into the threshing floor. In South Cambridgeshire barns were generally five bays, although larger barns are not unknown. Barns constructed prior to the 18<sup>th</sup> century were generally aisled on both sides but without porches or midstreys seen in other parts of East Anglia. Pseudo aisles were sometimes incorporated within the rear elevation of 18<sup>th</sup> and 19<sup>th</sup> century barns.

- 15.9 Barn interiors are generally open and plain, but may reveal evidence of reused timbers, former partitions, doors and windows. Threshing floors, often of wood, brick or earth, are now very uncommon.

*Thatched tithe barn  
Landbeach*



## **GRANARIES**

- 15.10 Detached granaries are generally of 18<sup>th</sup> and 19<sup>th</sup> century date, any earlier examples being of great rarity. Grain needed to be kept in dry, secure and well-ventilated conditions. Granaries were often built over stables and cart-sheds, and combined cart-shed / granary ranges are from the 18<sup>th</sup> and even the late 17<sup>th</sup> centuries in parts of East Anglia. Complete granary interiors, with plastered walls and wooden partitioning to grain bins, are rare.

*Granary in Wraggs Farm,  
Arrington*



## STABLES

- 15.11 After the barn, the stable is often the oldest building on the farmstead. The value of horses as draught animals meant that stables were well built and often placed near the house. Stables needed to be well ventilated and provided with plenty of light for grooming and harnessing. Freestanding stables began to be built from the 16<sup>th</sup> century and were often two-storey with a hayloft above constructed of timber, but also found in brick. Floors were cobbled, and later brick, with drainage channels laid across the floors. High-status examples could have plastered ceilings to prevent dust falling into the horse's eyes. Complete interiors – with stalls, mangers and feed racks – of the 19<sup>th</sup> century or earlier are rare and there is a presumption that they will be retained.

## DOVECOTES

- 15.12 Pigeons have been bred as a source of meat during the winter since Roman times. The Normans possibly introduced the practice of keeping doves in dovecotes and certainly in medieval times it was the custom of the Lord of the Manor to have a dovecote for his own needs. In the 17<sup>th</sup> century they became more widespread and the 18<sup>th</sup> and early 19<sup>th</sup> century saw a great increase in their number. As farming developed in the 19<sup>th</sup> century the importance of keeping pigeons decreased and many dovecots were converted into labourer's cottages (Kingston, Guilden Morden, and Harlton). Others were converted to granaries or used as stables or stores. More recently some have been converted to studios or garages.
- 15.13 Most dovecotes were sited within the farmyard and close to a source of water and were built independently from other buildings, but there are examples of some forming an integral part of a range of outbuildings (Coton) or being housed above a double barn range (Westwick). Several dovecotes occupy the first floor above a granary (Fen Ditton) and many more were constructed in the apex of gable roofs in a variety of other buildings.
- 15.14 The earliest known plan form was round and of this type there are two 18<sup>th</sup> century examples (Newton, Homefarm and Haslingfield). By far the most common plan type is square with a central boarded doorway in one side (Swavesey and Bassingbourn). Larger rectangular planned dovecotes are also found (Newton, Coach House Lane, and Grantchester). The majority of the dovecotes are timber framed but there are several brick examples, the most notable of which is Haslingfield, and one of clunch (Newton).
- 15.15 There are 51 dovecotes in South Cambridgeshire, the majority of which are Listed Grade II.

## CART SHEDS

- 15.16 To enable direct access to the fields, cart-sheds often face away from the farmyard and may be found close to the stables and roadways. They are characterised by

being open fronted and sometimes open at each end. The cart sheds are generally timber framed and weather boarded, with a hipped or gabled thatched or clay pantiled roof.

### **STOCK SHEDS**

- 15.17 These open-fronted structures facing into cattle yards mostly date from the late 18<sup>th</sup> or 19<sup>th</sup> century. The folding of stock in strawed-down yards and feeding them with root crops became more general in the 19<sup>th</sup> century, together with the subdivision of yards into smaller areas and the construction of loose boxes and other distinctive building types including bullpens, associated with more intensive fattening and management.

### **SMITHIES**

- 15.18 The blacksmith's part in the daily needs of village life was vital. He was highly skilled in farriery and he made and repaired tools and equipment for local farms and households. The smithy or forge usually stood in the centre of the village, often on the village green or near a crossroads. Sometimes outside there would be an iron wheel plate embedded in the ground for use when a wooden wheel was to be shod with an iron tyre. A chestnut tree was often grown nearby for the shade it cast on hot sunny days. Many smithies were timber framed and weather boarded, but brick, flint and clay lump were also used particularly in the 19<sup>th</sup> century. Inside, the hearth and the fire form the forge proper, although now the word "forge" usually refers to the whole of the smith's working premises. The fire was on a raised brick hearth with a canopy and chimney over it. A water trough was kept at the front of the fire for cooling tools and quenching certain work. Bellows created the draught of air needed to bring the fire to sufficient temperature to heat the iron for working. Shoeing horses generally took place outside but some smithies were subdivided to provide a separate covered shoeing area with its own access. Several smithies survive relatively unaltered but none are in regular use, although the one on the green in Thriplow is used occasionally.

### **BAKE HOUSES / WASH HOUSES**

- 15.19 In the 18<sup>th</sup> and early 19<sup>th</sup> century bread ovens were introduced and were generally small domed structures with an iron door located in the side of inglenooks. The Manor House or large farmhouse, providing food for a large number of indoor and outdoor staff, required a larger oven, which was usually of rectangular plan with a wagon-vault roof. These are normally found in separate bakehouses, or rear extensions of the main building, sometimes twinned with a wash boiler (copper) or brewing vat on opposite sides of the main chimney. In Papworth St Agnes a charitable squire provided a public bakehouse in the 19<sup>th</sup> century. Most bakehouses were constructed from brick or clay lump with a slate or tiled roof. The replacement of wood fuel with coal from the mid 19<sup>th</sup> century and the introduction of kitchen ranges designed solely for coal brought the use of bread ovens to an end. Bread made by the village baker and delivered to the door brought the standards of

the town to the countryside, and most countrywomen regarded this as an improvement. Many detached bakehouses / washhouses remain and most are little altered and used as stores. A bakehouse in Haslingfield was recently dismantled and rebuilt in the Meadow, together with a privy, and bread is baked several times a year.

*Haslingfield Bakehouse  
(newly restored)*



## MILLS

- 15.20 South Cambridgeshire has a milling tradition and although no windmills or watermills are now commercially operated, some are still capable of functioning as a mill. They provide a reminder of the importance of wheat growing in the area. If a substantial amount of the original internal and external workings of the mill remain, all efforts will be made to retain them. Consent will not be given to any proposal which might compromise the future restoration of the mill. This would include works that could affect the power supply, diversion of water and any open land surrounding the mill.
- 15.21 The Society for the Protection of Ancient Buildings (SPAB) has a separate section for the care, maintenance and advice on Mills. For further information go to: [www.spab.org.uk](http://www.spab.org.uk).



*Bourn Mill, Bourn*



*Impington Smock Mill. Impington*

## TANNERIES

- 15.22 Tanning, the conversion of animal hides and skins into leather took place in tanyards, open-sided buildings with large pits in which the hides were soaked in liquid containing tannin. When the soaking was completed, the skins, now leather, were hand scrubbed and finally rolled with a hand roller. The process required a regular supply of water and tanneries were generally sited near rivers or streams.
- 15.23 One of the few surviving examples in the country is at Sawston, where a tanyard was first recorded on the site in 1649. The buildings date from the mid 19<sup>th</sup> century and include a timber framed and louvered skin drying shed, a water tower, engine and boiler house in addition to numerous smaller buildings. The rarity of the drying shed is recognised in its Grade II\* Listing and the majority of the remaining buildings are Listed Grade II. The site is still in use today for the production of chamois leather.

## MALTINGS

- 15.24 East Anglia has a long tradition of growing barley and it has been grown and malted for brewing since the Middle Ages. The invention of Porter in the 18<sup>th</sup> century, which required brown malt, saw an increase in the number of maltings in the area. These were generally small-scale buildings associated with existing farmhouses although larger maltings were built in the centre of some villages.
- 15.25 The malting process involved steeping the barley in a cistern of water for several days; allowing it to germinate and then roasting it to the desired type, amber, brown, chocolate or black. Maltings are therefore generally long, low buildings with the protruding dome of the kiln three quarters of the way along the length. The overall length of the building varies depending on the age and location of the building. Early maltings such as the 17<sup>th</sup> century maltings in Fulbourn, which is the best-preserved example, were timber framed and rendered with a brick walled malting floor and one and a half storeys high. The dome of the kiln, circular or square, was usually of a lightweight timber construction plastered internally, tiled or slated externally and surmounted by a cowl. Later maltings were usually all brick and often two storeys (Linton).
- 15.26 Fragmentary remains of several maltings survive including ones at Haslingfield, Great Chishill and Linton and although they have been incorporated or converted into dwellings, some still include features of their former use.

## SCHOOLS

- 15.27 There are both primary schools and village colleges within the District which are Listed:
- Barrington Primary School, 1839

- Madingley Primary School, 1844
- Fowlmere Primary School, 1861
- Sawston Village College, 1930
- Linton Village College, 1937
- Impington Village College, 1938/9

15.28 Each type of building has differing requirements and solutions. The Council liaises with the County Council and school Governors to ensure that the best interests of the building are considered when proposals for change are discussed.

### WAR MEMORIALS

15.29 Most villages have a war memorial, some of which are protected by Listing, whilst others are sited within Conservation Areas. There are specific guidelines on how to maintain and repair any war memorial including what methods and materials are appropriate to use, depending on the memorial's condition and construction material. Not all memorials are external stone structures; some are plaques within buildings, which should be protected when changes are proposed.

15.30 English Heritage guidance, *Advice on Maintenance of War Memorials*, provides further information about maintenance and grants.

15.31 Best practice should include the following elements for any war memorial:

- Make a recording of the memorial, including inscriptions as a village archive
- Monitor the condition, legibility of inscriptions, accessibility and security of monument
- Maintenance
- Repair

*Hinxton War Memorial*

