

Archaeoleg Cambria
Neuadd y Sir
Stryd Caerfyrddin
Llandeilo
Sir Gaerfyrddin
SA19 6AF

Ffon 01558 823131
Ffacs 01558 823133
Ebost: cambria@acadat.com



Cambria Archaeology
The Shire Hall
Carmarthen Street
Llandeilo
Carmarthenshire
SA19 6AF

Telephone 01558 823131
Fax 01558 823133
Email: cambria@acadat.com

TIR GOFAL MANAGEMENT PLAN: HERITAGE MANAGEMENT INFORMATION (HE2)

Prepared for:
Waunfawr



Tir Gofal Reference No
W/11/4815

Prepared by
Will Steele

Report No. **2005/43**

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Other documents enclosed:
Historic Landscape Character Area 15: Cambrian Mountains

A) INTRODUCTION AND OBJECTIVES

2. Historic landscape character & archaeological and historical content

Historic Landscape Character

Waunfawr consists of two separate land holdings in Ceredigion. The home farm holding (W/11/4815) is centred on NGR SN6577582 in Tregaron community. It is situated along an important line of communication between the towns of Lampeter and Tregaron. The modern A485, historically used by drovers and later turnpiked, defines the southeastern boundary of the holding.

Above the valley, the land is undulating with fields divided by low earth banks with grown out hedges. The pattern of regular, straight sided fields in some areas can largely be attributed to enclosure in the late eighteenth or early nineteenth century when many thousands of acres of common or waste land were enclosed and improved. Dispersed farmsteads form the dominant settlement component and are typically stone built of the late eighteenth or nineteenth centuries, with a handful of earlier buildings adding time depth.

A separate holding (W/11/4815a) is situated some 15 kilometres to the northeast on the edge of the Cambrian mountain range. The surrounding area is designated as the Upland Ceredigion Landscape of Outstanding Historic Interest HLW (D) 2) in recognition of its considerable landscape value. It has been further assessed under the Historic Landscape Characterisation Project and lies within area 15: Cambrian Mountains Historic Landscape Character Area. These are non-statutory designations to raise awareness and understanding of areas with significant landscape value, to aid their protection and conservation.

This is an upland area with land rising to over 500m in places. Unimproved, rough grazing predominates with blanket bog at higher levels and peaty deposits in most hollows and valleys. There is some improved grazing, mostly on the lower slopes where there are some wire fences. This land holding comprises about 600 hectares of open land above the Claerddu and Claerwen Rivers. The Claerwen Reservoir borders the eastern fringe and Teifi lakes lie a short distance outside the western boundary of the holding. A few important routeways cross the area. These are long established, possibly ancient lines of communication, but are best known for their use by drovers in the historic period.

Archaeological and Historic Content

The earliest evidence of human activity at Waunfawr (W/11/4815) is from a record of a burnt mound (PRN 9524) on the home farm holding. These sites typically date to the Bronze Age and are variously identified as cooking hearths or saunas. The mound is now ploughed out and no surface traces survive.

Remaining archaeological content is post-medieval in character. Much of the surrounding land remained unenclosed until the nineteenth century and an estate map of 1791 (NLW Vol 36) shows Waunfawr consisting predominantly of open land with some small fields around the farmstead. By the time the tithe map was published in 1842 this layout had changed dramatically and the present pattern of regular, straight sided fields is recorded for the first time.

Waunfawr is recorded with few buildings in 1791 and by the time of the 1st edition OS map (1889) had developed into a substantial farmstead with clear aspirations to gentry status. The farmstead (PRN 52425) retains many of its nineteenth century features including an unusual ornate coach house (PRN 53429) and an impressive stone outbuilding range (PRN 53428) with large threshing barn. The size of this building is probably a reflection of the relative crop rearing potential of this part of Teifi valley - a characteristic which, interestingly is reflected in the nearby place name *Pant-y-blawd* meaning valley of flour.

Recorded archaeological content on the upland holding (W/11/4815a) is confined to an earthwork of unknown status identified on aerial photographs. This holding was not visited during the archaeological farm visit.

Key Objective

Particular attention should be given to preserving and maintaining features, which contribute to the overall appearance of the farmstead.

B2) HISTORIC ENVIRONMENT FEATURES

All known historic environment features are marked on Map 1 of this agreement

These are divided into three types:

- i) Archaeological and Historic Features: Archaeological sites, earthwork monuments, ruined structures and individual historic garden features.
- ii) Traditional Buildings: Structures built before 1918 using traditional materials and methods of construction.
- iii) Historic Parks and Gardens: Discrete areas of land laid out in an ornamental way for the pleasure of the owner.

All historic environment features have been allocated categories of importance:

Site Status A: Sites and Monuments of National Importance.

Site Status B: Sites/Features of Regional Importance.

Site Status C: Sites/Features of Local Importance.

Site Status D: Minor and damaged sites.

Site Status U: Sites requiring further investigation.

General requirements

Historic earthworks, stone structures, archaeological sites, traditional buildings, parks and gardens must all be retained and protected against damage. The management of these features must comply with the following general requirements.

- Do not remove any material from archaeological sites or historic features, or deposit spoil, farm waste or rubbish.
- Ensure contractors and all other workers on the farm are aware of the historic environment features and comply with the requirements of this agreement. They should take appropriate measures to avoid accidental damage.
- Do not carry out any excavation, erect any new structure or plant any trees without the prior approval of the Project Officer.
- Do not site new fencing or vehicular tracks on archaeological or historic sites without the prior approval of the Project Officer.
- Ensure that the use of metal detectors and the reporting of discoveries complies with the Treasure Act 1996 and associated codes of practice. The Portable Antiquities Scheme website (<http://www.finds.org.uk>) provides valuable guidance and information.
- Please report all discoveries of archaeological interest to Cambria Archaeology (01558 823131). This enables them to maintain an up-to-date record of archaeological discoveries.

"Scheduled" Ancient Monuments (SAMs) have statutory protection and consent from Cadw may be required for works to these monuments. Consult the Project Officer for advice.

"Listed Buildings" also have statutory protection and permission from the Local Planning Authority may be required for some works. This also applies to

buildings within the curtilage of a listed building. Consult the Project Officer for Advice

In addition to these general requirements you must comply with the specific sets of prescriptions set out below:

i) ARCHAEOLOGICAL AND HISTORIC FEATURES:

Archaeological sites, earthwork monuments, ruined structures and individual historic garden features.

Location and description:

A search of the regional Historic Environment Record (HER) held by the Cambria Archaeology has identified the following sites and monuments which are indicated on Map 1.

Other sites may be known to the landowner and these should be identified to the Project Officer who will pass the information to Cambria Archaeology.

Name (& PRN)	Period/Site type	NGR	Status	SAM/listing	Management required
ESGAIR WEN (8367)	Unknown unknown	SN812667	U		Generic
Earthwork of unknown significance. Site not visited.					
WAUNFAWR (9524)	Prehistoric burnt mound	SN65535852	A		Generic
A damaged burnt mound recorded by University College Wales Lampeter in 1979. The site lies within a pasture field which is ploughed periodically. No surface traces of a mound were identified.					
(52423)	Post Medieval quarry	SN65675870	C		Generic
A small quarry is shown at this location on the OS 1st edition map (1890). It is evident as a semi-circular cut in the hillslope at the break between two fields. The site is now partly infilled with rubbish.					

[\(52424\)](#)

**Post Medieval
quarry**

SN65945842 C

Generic

A small linear quarry shown on the OS 1st edition map (1890). Stone was extracted in recent years but the pit has since been filled in. A shallow depression in pasture now marks the site.



WAUNFAWR [\(52425\)](#)

**Post Medieval
farmstead**

SN65785828 B

Generic

A working farmstead. Surviving traditional buildings reflect a nineteenth century plan with relative constructional sophistication for the time. A large threshing barn with cattle housing attached and a cartshed on the end is positioned at right angles to a stable and granary building. Several smaller buildings scattered about are now lost, most have been demolished to make way for modern structures.

The house is to the north and reached by a separate drive. It is now modernised but little altered in plan. The 1st edition OS map shows formal gardens, shelter belts and plantation trees adding a formal quality to the farmstead and surrounding farmland and although this is reduced today many interesting features survive including some fine outbuildings (PRN 53428) and an unusual ornate coach house of weatherboard, slate and corrugated iron construction (PRN 53429). There is every suggestion that by the later nineteenth century this was a substantial farmstead with aspirations to gentry status.

WAUNFAWR [\(53424\)](#)

**Post Medieval
croquet lawn**

SN65855826 B

Generic

Marked as a rectangular enclosure of approximately 22 by 15m on the OS 1st edition map and said to be a former croquet lawn by the owner. The site lies within a pasture field and has been ploughed in the past.

WAUNFAWR [\(53425\)](#)

**Post Medieval
gateway**

SN65825823 B

Generic

A gateway featuring stone piers with round finials and an ornamental wrought iron gate. Provides access to the main and farmstead drives at Waunfawr. Probable nineteenth century origins.

WAUNFAWR [\(53426\)](#)

**Post Medieval
orchard**

SN65755831 B

Generic

An orchard in front of Waunfawr farmhouse, marked in this general location on the OS 2nd edition map. Now derelict but includes a few veteran trees.

Historic Environment Objectives:

The purpose of the management is to:

- Ensure the survival of visible features.
- Ensure archaeological deposits beneath the ground surface are not disturbed.
- Prevent progressive degradation by adopting sustainable farming practices.

In order to achieve this you will need to observe the following:

Generic Management Prescriptions - see also General Requirements - Section B2

1. Maintain the agreed stocking level to encourage a sound grass sward or low growing vegetation, without poaching or causing erosion.
2. Do not install new drains or underground services.
3. Locate feeding and watering stations away from archaeological and historic features.
4. Avoid using heavy machinery on sites or close to archaeological and historic features, especially in wet weather.
5. Do not plough archaeological or historic features, or cultivate so close as to cut into the remains. A minimum buffer zone of 2m is advised. In the case of monuments already under cultivation and where the agreement does not exclude the monument from cultivation, ensure that the depth of cultivation is not increased.
6. Remove any dead and unstable trees from the vicinity of archaeological and historic features with care, leaving roots to rot in situ. Ensure that machinery does not cause further disturbance. Agree with the Project Officer a suitable method for repairing any damage caused, for example, by wind-throw.
7. Control scrub on archaeological and historic features by cutting. Roots must be left in the ground and must not be pulled or dug out. Treatment with an approved herbicide may, exceptionally, be permitted in agreement with the Project Officer. (Capital Works Option).
8. Do not burn materials on site.
9. Ensure that rabbits are kept under control, but not by excavating within an archaeological or historic feature.
10. Consult your Project Officer a suitable method for repairing any damage caused by burrowing animals. (Capital Works Option)

ii) TRADITIONAL BUILDINGS:

Location and Description:

Traditional buildings are those built before c.1918 using traditional materials and methods of construction, to serve the needs of customary farming practices. Typically, they will use locally available materials and skills, though mass-produced materials (bricks, corrugated iron) may sometimes be locally characteristic.

The following traditional buildings have been identified:

	Name (& PRN)	Period/Site type	NGR	Status	SAM/listing	Management required
1	WAUNFAWR (53428)	Post Medieval agricultural building	SN65765824	B		Specific

A barn, cow house and cart shed range at Waunfawr. The range is of masonry construction under a slate roof and retains many original features. It was probably built in the nineteenth century on a similar alignment to an earlier building.

The barn, positioned centrally within the range, is large for the region with opposing tall double doors with half lofts on either side. Attached, to the south is a large stock shed with one small opening and two large arched openings in the front wall. Modern cattle stalls line the rear wall. At the opposite end of the building is a lofted cartshed with cut stone arch and external stone steps on the end wall.

The barn has undergone little significant change during its lifetime and retains many of its original features. The fly wheel, in the rear wall has been retained and several old machines (threshing, winnowing etc) are stored inside. The old engine has recently been restored and now resides at a neighbouring farmstead. It is said that in the days before portable engines, power was provided by a water wheel (H.Owen pers. comm.). The wheel was sold for scrap some time ago and any traces of the former housing have also long since gone.

The range is currently in a reasonable condition but there are patches of dislodged roof slates with damage to roof trusses and floor joists below. There is a crack in the cart shed arch and wall above.

2 **WAUNFAWR** ([53429](#)) **Post Medieval** **SN65805823** **B** **Specific**
coach house

On the left side of the main drive to Waunfawr is an ornate coach house. It is of weatherboard construction with a slate roof and a low fringe of corrugated iron protecting the wall bases. Decorative detail includes the finely crafted barge boards and small pane windows with triangular heads. Internally the building is separated into two units; the coach house and tack room to the rear. A later nineteenth century date is likely as identified by map evidence (OS 1st edition).

The building is weatherproof and reasonably sound but has suffered from vandalism in recent years when part of the back wall was removed and the tack room damaged. Some sections of weatherboarding are beginning to decay.



Historic Environment Objectives:

The purpose of the management is to:

- Promote the survival of traditional buildings on the farm
- Prevent progressive decay of traditional buildings through neglect.
- Promote the sympathetic use of traditional buildings within sustainable farming practice.

In order to achieve this you will need to observe the following:

Generic Management Prescriptions - see also General Requirements section B2

1. Those traditional buildings in a weatherproof and a structurally sound condition must be maintained in a weatherproof condition.
2. Those traditional buildings or parts of traditional buildings that have not been previously modified must be maintained using traditional materials and methods of construction.
3. Characteristics and features which reflect history and function of the traditional buildings identified in this agreement must not be removed.
4. Wherever practicable, repair original features rather than replace them. (Capital Works Option)
5. Repairs should be unobtrusive and make use of appropriate traditional materials and methods of construction. (Capital Works Option)
6. When repair is not possible, replacement features must be modelled on the originals, using the same materials and methods of construction. (Capital Works Option)
7. Ensure the retention and sympathetic repair of historic coverings and finishes such as lime-wash, lime-render or weather-boarding. The appropriate traditional materials must be used. (Capital Works Option)
8. Do not disturb protected species (such as bats or barn owls) that use the building. If these species are present you will need a licence from CCW to carry out any work on the building.

Specific Management Requirements for individual Traditional Buildings:

The following individual traditional buildings are subject to specific management prescriptions which are in addition to and (in the case of conflict) take precedence over these generic requirements:

Site 1 on MAP 1

WAUNFAWR ([53428](#))

SN65765824

In addition to the Generic Management Prescriptions listed above the following management is recommended.

Building restoration is proposed under Tir Gofal capital works options.

The range is a historically interesting building with many fine original features surviving, and a central element of the nineteenth century farmstead group. Restoration should be considered a priority.

1. The owners hope to make repairs to the main part of the range, re-slating the roof and repairing roof timbers and the loft floor as necessary. It is also intended that the cracked arch and wall above the cartshed will be stabilised.

The following is recommended:

- Repairs should be based on an ethos of repair over replacement as far as is practicably possible in order to preserve the historic character of the building.
- Care should be taken to re-use the maximum number of old slates possible. New slates should, ideally match the type, colour, texture, size and thickness of the existing ones. New slates can be mixed with old ones across the roof or reserved for less prominent slopes.
- Repairs to the loft floor should endeavour to reuse as many of the existing floor boards as possible. It is understood, however that the joists may need to be replaced in order to strengthen the floor.
- It is recommended that structural works are considered in order to stabilise the arch and wall above the cart shed. This work should be carried out maintaining as much of the historic fabric as possible with similar replacement materials used where necessary.

2. Secondary to this, advice is requested for the repair/ replacement of old doors in the barn and cart shed.

The following is recommended.

The barn doors appear to be original but are only partially complete with some half/ quarter sections missing. The intention is to renew or repair the doors as necessary following the original design.

Standard conservation guidelines advise that;

- Wherever practicable, repairs should be carried out rather than wholesale replacement of old fixtures and fittings.
- When repair is not possible, replacement features must be modelled on the originals, using the same materials and methods of construction.
- Door furniture such as original hinges, latches etc should also be re-used wherever possible and if not should be replaced on a like-for-like basis.
- Wherever possible historic finishes should be retained. Paying particular attention to any “estate colours” as appropriate.



The doors to the threshing barn are incomplete.



Only the frame of the cart door survives.

The cart shed door no longer survives and only the wooden frames remain.

- A replacement door should replicate the original, using the same materials and methods of construction.
- As the character of the original is not known in this instance it may be necessary to seek a replacement based on comparison with other cart shed doors. Some examples are included.

In addition to the Generic Management Prescriptions listed above the following management is recommended.

Building restoration is proposed under Tir Gofal capital works options.

The owner hopes to make repairs to the coach house and replace those parts which have been lost or damaged.

The following is recommended:

- Repairs should be based on an ethos of repair over replacement as far as is practicably possible in order to preserve the historic character of the building.
- Replacement materials should be on a like for like basis taking care to match new materials with old ones paying particular attention to details such as timber type, grain and finish for example. Seek specialist advice if necessary.
- Replacement features such as windows should be modelled on similar surviving examples.

iii) HISTORIC PARKS AND GARDENS:

Location and Description:

A historic park or garden is a discrete area of land laid out in an ornamental way, originally for the pleasure and use of its owner. A sub-category of park is the deer park, laid out for management and containment of deer.

Historic parks of national importance are included on the Cadw/ICOMOS Register of Parks and Gardens of Special Historic Interest in Wales. There are also many non-registered parks of lesser quality but which, nevertheless, form an important component in the historic environment and require appropriate management.

The following parks and gardens have been identified:

Name (& PRN)	Period/Site type	NGR	Status	SAM/listing	Management required
WAUNFAWR (52426)	Post Medieval garden	SN65755831	B		Generic
A garden with regularly laid out beds and a possible orchard marked on the 1st edition OS map (1889) associated with the house at Waunfawr. The garden has fallen out of use. Only a few veteran orchard trees survive.					
WAUNFAWR (52427)	Post Medieval tree ring	SN65725835	B		Generic
A tree ring is shown in the field in front of Waunfawr farmhouse on the OS 1st edition map. The trees have been felled and the site is now identified by a shallow penannular depression in the ground surface. The landowner recalls that the trees were beech and provided useful shelter for stock.					

Historic Environment Objectives:

The purpose of the management is to:

- Maintain or restore the historic configuration and visual character of the historic garden or parkland.
- Ensure the long-term preservation of features associated with the historic garden or parkland.

In order to achieve this you will need to observe the following:

Generic Management prescriptions

1. Original features identified in the agreement must be retained and maintained. Repairs (including repairs to walling and fences) should be unobtrusive and make use of appropriate traditional materials and methods of construction. (Capital Works Option)
 2. When repair is not possible, replacement features must be modelled on originals, using the same materials and methods of construction. (Capital Works Option)
 3. Drives and historic tracks together with associated walling, revetment and bridges identified in the agreement must be maintained and, where necessary, restored using appropriate traditional materials and methods of construction. (Capital Works Option).
 4. New tracks should not be created.
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Cambria Archaeology (Dyfed Archaeological Trust), The Shire Hall, Carmarthen Street, Llandeilo,
Carmarthenshire, SA19 6AF.
tel (01558) 823131, fax (01558) 823133, email cambria@cambria.org.uk, website
www.cambria.org.uk

This HE2 report supercedes the information given in the [HE1 report](#) for this farm.

Sources consulted:

Ordnance Survey Old Series Map 1834 Sheet 57, 1"
Ordnance Survey 1890 Cardiganshire Sheet 26.04, 25"
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