

**Knolton Hall
Nr. Overton
Wrexham
Flint**
NGR: SJ 352 405

**A
Photographic
Survey**

June 2018
Mercian Heritage Series No.1254

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1. Introduction

Planning permission has been granted for repairs and minor alterations to Knolton House, a large Grade II* listed house set in extensive grounds just to the west of Overton-on-Dee and on the edge of Flintshire, close to the Shropshire border (OVE P/2017/0691).

The earliest parts of the house probably date to around 1600 and are of timber-framing, probably with a hall and cross wings. It was remodelled and extended, in brick, at least twice in the 18th century and further remodelled between 1857 and 1868 to the designs of the architect John Cunningham of Liverpool for a Mr R C Cotton.

One of the conditions (18/01749/DIS) of the planning permission was that:

6. No works shall commence until an appropriate photographic survey, equivalent to an English Heritage Level 1 study, of the existing building/s has been carried out in accordance with details to be submitted to, and approved by, the Local Planning Authority. The resulting digital photographs should be forwarded on a CD to the Local Planning Authority and the Development Control Archaeologist, Clwyd-Powys Archaeological Trust, 41 Broad Street, Welshpool, Powys, SY21 7RR. Email: markwalters@cpat.otg.uk Tel: 01938 553670. After approval by the Local Planning Authority, a copy of the photographs should also be sent to the Historic Environment Record Officer, Clwyd Powys Archaeological Trust for inclusion in the regional Historic Environment Record.

The Level 1 survey is the most basic level in the Historic England guidance. It is described simply as ‘*A general view or views of the building*’.¹ No scaled or squared-up elevational views of the exterior are required, nor any internal photographs.

This consultancy was commissioned to undertake the necessary work, which was completed in June 2018. Photographs were taken on a Nikon D3 full frame DSLR and in both RAW/NEFF and JPEG settings.

¹ English Heritage, 2016, *Understanding Historic Buildings: A Guide to Good Recording Practice*, 4.4.8



Pl.1: The east, or entrance front, viewed from the drive.



Pl.2: View of the house from the lower grounds to the south-east.



Pl.3: View of the house from the gardens to the south-west.



Pl.4: View of the house from the north-west.



Pl.5: View of the east, or entrance front.



Pl.6: The house from the south-east.



Pl.7: The south, or garden front.



Pl.8: The house from the south-west.



Pl.9: The west elevation of the house.



Pl.10: Detail of the southern end of the west elevation.



Pl.11: Detail of the northern end of the west elevation.



Pl.12: The north elevation of the projecting western wing of the house.



Pl.13: Outbuildings in the rear yard area to the north-west of the house.



Pl.14: The north elevation of the house.

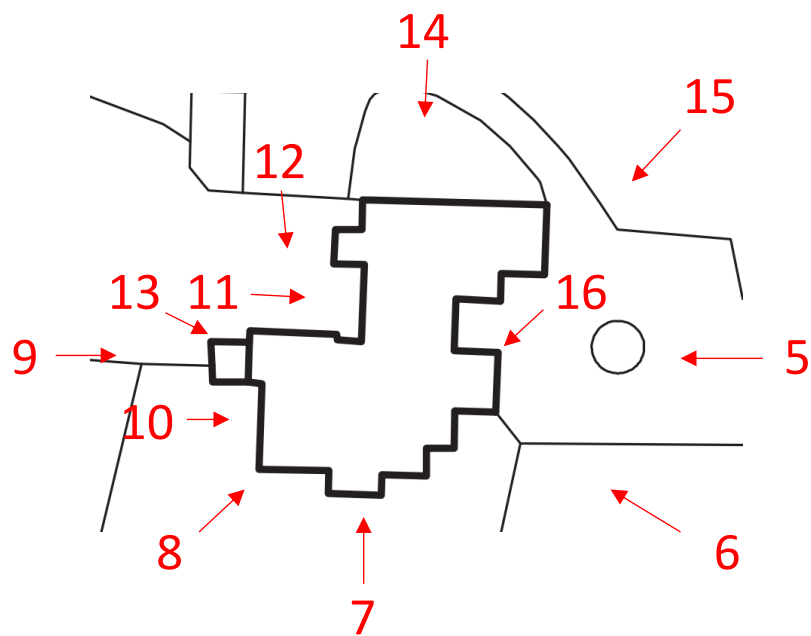
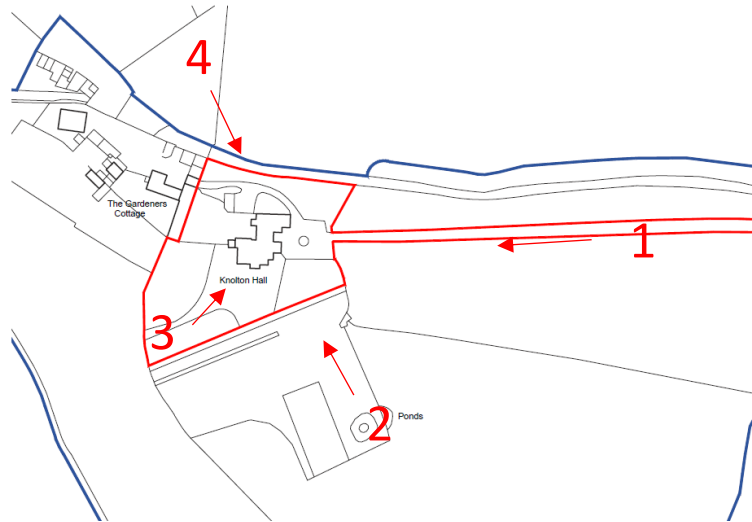


Pl.15: The house from the north-east.



Pl.16: Detail of much altered original south-east wing and 19th century turret beyond.

2. Viewpoints





The Consultancy

Richard K Morriss founded this Consultancy in 1995 after previously working for English Heritage and the Ironbridge Institute of the University of Birmingham and spending eight years as Assistant Director of the Hereford Archaeology Unit. Although Shropshire-based the Consultancy works throughout the UK on a wide variety of historic buildings for clients that include the National Trust, the Landmark Trust, English Heritage, the Crown Estates, owners, architects, planning consultants and developers. It specialises in the archaeological and architectural analysis of historic buildings of all periods and planning advice related to them. It also undertakes broader area appraisals and Conservation Plans.

*Richard Morriss is a former Member of the Institute of Field Archaeologists and of the Association of Diocesan and Cathedral Archaeologists, archaeological advisor to four cathedrals, occasional lecturer at Bristol and Birmingham universities, and author of many academic papers and of 20 books, mainly on architecture and archaeology, including *The Archaeology of Buildings* (Tempus 2000), *The Archaeology of Railways* (Tempus 1999); *Roads: Archaeology & Architecture* (Tempus 2006) and ten in the *Buildings of* series: Bath, Chester, Ludlow, Salisbury, Shrewsbury, Stratford-upon-Avon, Warwick, Winchester, Windsor, Worcester (Sutton 1993-1994). The latest work is an Historic England funded monograph on the Houses of Hereford (Oxbow 2018). He was a member of the project team responsible for the restoration of Astley Castle, Warwickshire, winner of the 2013 RIBA Stirling Prize.*