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Comisiwn Brenhinol
Henebion Cymru
Royal Commission on the Ancient and Historical Monuments of Wales

20 February 2026

FAO Lauren Rowlinson

RE: P/2026/0063. Mill House Farmhouse, Bersham. *Listed building consent for single storey rear extension.*

Thank you for consulting us on the plans for Mill House Farmhouse at Bersham, application number P/2026/0063. The remit of the Royal Commission permits us to comment only on the historical significance and context of a monument or structure and on the adequacy or otherwise of the record.

Located in the small township of Bersham which stretches westwards from Wrexham, between the rivers Gwenfro and Clywedog, Mill House Farmhouse was likely built in the first half of the 18th century. It has been extended twice; the first such extension was probably to accommodate the accounts office for the local ironworks which, from the early 1730s produced cast iron goods when under the ownership of John Hawkins, but later gained its reputation for being the first place at which cast iron was bored to produce cannon and cylinders for steam engines. The second extension – a separate wing to the rear – dates to the late 19th century. Dormers were also added and the building re-roofed. The original house is one and a half storeyed, a two-unit plan with a central entrance. The mill and its assorted buildings are depicted on the Tithe map of 1841, occupied at the time by Joseph Griffiths and owned by Thomas Fitzhugh Esq. A stable associated with the farmhouse was demolished in 2001. The surviving farmhouse, which was Grade II Listed in 1995, remains a good example of an early 18th century farmhouse with an important association with the Bersham ironworks.

The proposal seeks a rear extension to the farmhouse which will detract slightly from the existing elevations. Supplementary to the drawings provided as part of the application, we would recommend a **Level 2 photographic record** is carried out prior to works commencing, in order to secure a thorough visual record of the building as it is. Details of what a level 2 photographic record entails can be found in section 5 (p.26) of Historic England's *Understanding Historic Buildings: A Guide to Good Recording Practice* (2016). Digital copies of the resulting survey photographs should then be deposited with the National Monuments Record of Wales in Aberystwyth. Photographs are to be in TIFF format and 300dpi.

Yn gywir / Yours sincerely

Meilyr Powel

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