



## Tonedale Textiles Mill, Somerset

Premier Heritage are pleased to have been appointed to undertake Timber and Damp surveys of the former Tonedale Textiles Mill in Wellington, Somerset.



Tonedale Mill

Tonedale Mill was established in 1790 by the Fox family and was, for many years, the largest integrated woollen mill in the South West employing around 2000 local residents. The original site extended to approximately 12.6 acres and provided a range of stone and brick built Grade II and Grade II\* Listed buildings.

The Mill is of particular historic significance as it retains a full complement of buildings representing the complete manufacturing process, from processing the raw wool through to yarn spinning and the preparation of woollen and worsted cloths. During the Boer War the Tonedale dyers also developed the dye 'khaki' leading to the end of British soldiers' "redcoats".

Evidence also remains of the development of different forms of power generation: from the early water powered mill, to the steam powered mills and finally to the electrical generating complex in the centre of the site. The mills also had specialist buildings for the manufacture of metal and timber components for both buildings and machinery maintenance.

The property now benefits from detailed planning permission and listed building consent and Hydon ( [www.hydon.co.uk](http://www.hydon.co.uk) ) and their joint venture partner, Kenmore Homes, are developing in excess of 150 residential units and also commercial space, combining some minor new build with a sensitive conversion of the existing buildings, maintaining much of the original internal fabric.

As with many sites of this type, it has fallen into a state of disrepair and various buildings are now affected by significant damp ingress and varying forms of fungal decay, including dry rot.



Inside Tonedale Mill

Premier Heritage have been employed to initially undertake the timber and damp condition reports on the various stone and brick built buildings, which will include the inspection of over 800 original windows, all of which are to be completely renovated.

*To learn more about surveying the Premier Heritage way visit [www.premier-heritage.co.uk](http://www.premier-heritage.co.uk) or call 0800 0 199 211*