

Dear Mr Fillmore,

Clippesby Windmill

I have owned Clippesby Windmill since 1987, and have kept it in a reasonable state of repair since then. The mill has been used as a kind of dwelling since the late 1950s and has rudimentary living accommodation and electricity. The mill was probably built in the early 1800s, and ceased working just before World War 2, when the sails and fantail were removed

Included in my property is the former brick-built steam Pump House, constructed in the early 1900s. This supplemented the windmill, and finally superseded it when converted to electric power in the 1930s. The Pump House is now disused and getting into poor condition, although I have carried out repairs from time to time.

Having kept the property stable for 20 years, I would now like to improve it, and make it more viable so that it has a chance of surviving in good order into the future. I would like to do this by restoring the windmill and converting the pump house to a dwelling. Most of the riverside mills once had associated cottages, but these have mostly been knocked down leaving the mills isolated and derelict.

I realise that there is a presumption against development on the marshes, but this mill and pump house have been historic landmarks by the river Bure for a long time and deserve to be saved. The mill is Listed Grade 2, and still has its original cap and much of the machinery intact. It would benefit greatly from being properly restored, and may even be useful for power generation when suitable hardware is developed.

I am an experienced millwright, so the restoration of the mill will not be a problem to me. I have carried out restoration work for the Norfolk Windmills Trust on Thurne Dyke Mill as well as Polkey's Mill and Cadge's Mill on Reedham Marshes.

Regarding the Pump House, this is 9.5m x 7m, and I would like to add an extension 12.5m x 11.6m to form an "L" shape (See sketch plan). Half of this would form a workshop/garage/exhibition area to facilitate future repairs, periodic public opening etc. I would propose that the extension be timber framed on a brick plinth with black weatherboard cladding and a slated roof. It would need to be a little taller than the Pump House, about 1.5m, to allow for a higher ground floor.

I am writing this as an informal consultation to seek your opinions on the project, and to find out what conditions you might consider necessary. I have not involved an architect yet, but will do so when I have heard from you.

I would be pleased to meet someone in your office or on site if you think that would be useful, and I could then explain my plans more fully.

I attach your Questionnaire, a sketch and a current photograph of the mill etc.

Thank you,

Vincent Pargeter

