

Clees Hall Bungalow, Clees Hall, Althamstone, Essex. CO8 5DZ.
Description and analysis of the bungalow. Surveyed 19 06 2012.



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Clees Hall in 2006 from Google earth.



Clees Hall identifying the main buildings. Google earth 2006.

Location

Clees Hall Bungalow is situated across a narrow lane to the west of the complex of Clees Hall farm buildings. Its main facade is to the west and it sits within its own plot with a garden and garage. Grid Ref. TL8813034408.

Listing

Neither Clees Hall itself nor Clees Hall Bungalow are Listed. There is however a Listed Barn and Granary on the site of Clees Hall. Also there is a remnant of an older wall associated with the original hall which is Listed.

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© Mr Frank Swift (from the NW)

IoE Number:114792

Location:BARN APPROXIMATELY 55 METRES SOUTH EAST OF CLEES HALL,
ALPHAMSTONE, BRAINTREE, ESSEX

Photographer: Mr Frank Swift . Date Photographed: 27 July 2001

Date listed: 24 February 1982

Date of last amendment: 24 February 1982

Grade II

ALPHAMSTONE. TL 83 SE. 4/3 (27/90) Barn approx. 55 metres south-east of Clees Hall.
GV II. 24.2.82

Barn. Late C15/early C16. Timber framed, thatched roof with valleys of hand-made red clay tiles, aisle roofed with corrugated iron. 6 bays aligned E-W with C17 midstrey to S of W bay. Reported by RCHM to have been then of 10 bays and 120 feet long, the 4 western bays later removed, reportedly to North America. Originally without aisles, aisle added to N in C18. Jowled posts, heavy studding and girts in E and S walls, edge-halved and bridled scarfs in wallplates, queen post roof. One pair of arched braces to tiebeam present, others replaced by hanging knees in C17/C18. Some wattle and daub present in S wall. E bay bricked and floored in C20. Moated site. RCHM 4.

Listing NGR: TL8813034408.



© Mr Frank Swift (from the SW).

IoE Number:114794

Location:GRANARY APPROXIMATELY EAST SOUTH EAST OF CLEES HALL, ALPHAMSTONE, BRAINTREE, ESSEX

Photographer:Mr Frank Swift . Date Photographed: 27 July 2001

Date listed:24 February 1982. Date of last amendment: 24 February 1982

Gradell

ALPHAMSTONE. TL 83 SE. 4/5 (27/9B) Granary approx. 25 metres east-south-east of Clees Hall GV II. 24.2.82

Granary. Mid C18. N and S walls of red brick in Flemish bond, E and W walls timber framed and weatherboarded, roofed with handmade red clay tiles. Gambrel roof half-hipped at both ends. 2 storeys. External ladder access at W end.

Hanging knees to beams. Lodged side purlin roof with intermediate collars.

Moated site. Listing NGR: TL8810934442



© Mr Frank Swift

IoE Number:114793

Location:WALL APPROXIMATELY 20 METRES SOUTH EAST OF CLEES HALL, ALPHAMSTONE, BRAINTREE, ESSEX

Photographer: Mr Frank Swift . Date Photographed: 27 July 2001

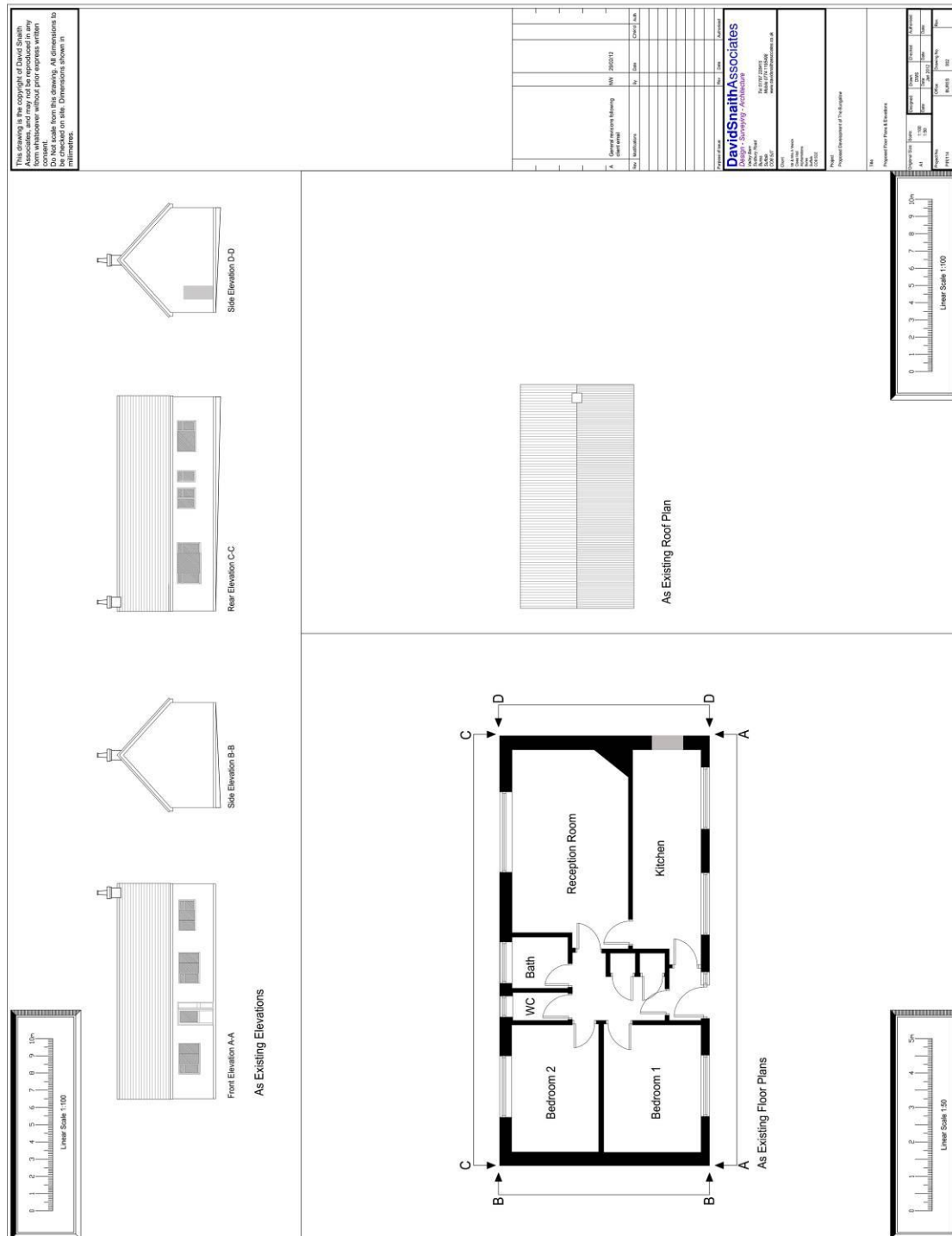
Date listed: 24 February 1982. Date of last amendment:24 February 1982

Grade II

ALPHAMSTONE

TL 83 SE4/4 (27/9A)Wall approx. 20 metres south-east of Clees Hall.GVII. 24.2.82.

ALPHAMSTONE TL 83 SE 4/4 (27/9A) Wall approx. 20 metres 24.2.82 south-east of Clees Hall. GV II Wall. Early C16. Red brick, lime mortar, mainly of header bond on W side with some courses of stretcher bond. Approx. 5 metres long, 2 metres high, 0.33 metre thick, thicker at base. Now forms the W side of a C20 ancillary building, originally part of or associated with the former Clees Hall. Moated site.



Plans as existing by David Snath Associates. January 2012.

The Setting of the Bungalow



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The Bungalow(LHS) in relation to the Listed Barn. Looking S.



The Bungalow from across the stable yard. Looking NE.



The rear of the Bungalow in its own garden. Garage at left. Looking NW.

Description – External – The Bungalow.



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Western Elevation

The western elevation is the front of the house and has the front door and three casement windows. The brickwork is LC20th textured 65x110x210mm Flettons set in grey cement in stretcher bond. The openings are dressed with single header courses. The roof is clad with concrete interlocking double roman tiles with dry verges. The rainwater goods are of painted metal.



The front door and LC20th casement.

The front door is a LC20th half-glazed unit with a full height side glazed panel hidden from the road by an evergreen tree. The joinery is of the same style as the large fixed pane with opening casements and top-lights common in the 1970's onwards.

At the southern end of the roof there is a small red brick chimney with a cannon barrel chimney pot and brick banding set in lime mortar heavily repointed with grey cement and flashed with lead.



The southern elevation has a blocked doorway to the west.

Southern and Northern Elevations.

The southern elevation presents a blank gable with evidence for a blocked doorway to the western side. The brickwork is made of orange 65x100x220mm soft handmade bricks with slightly creased faces, horizontal pressure lines and crisp arrises. They are set in a gritty white mortar. The bricks are laid in English bond up to eaves height and then change to Flemish bond to complete the gable. The quoins are finished with queen closers.

The brickwork has been lime washed and shows damage from plant and frost action. Lines indicate a removed structure. The blocked doorway has been hard rendered. The northern elevation is a reflection of the south but has no doorway. The bricks are more purple in colour due to patination.



The southern elevation is a reflection of the northern one.



The eastern elevation looking SW.

Eastern Elevation

The eastern elevation is composed of the same bricks as the gable ends and must have been the carcase of an earlier building open to the west with timber gables above the eaves. The C20th casement windows are all inserted and of the same pattern. The openings have no queen closers. Surprisingly there is no back door so the blocked doorway in the southern wall must have served this purpose.



Detail of the rear Living Room casement.

Description – Internal



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Detail of the roof void. Supplied by David Snaith, architect.

The roof is entirely LC20th, hand cut from machine sawn 2x4in softwood and laid with a hessian backed asphalt membrane. The timber is fixed with French nails and marked up with bright red merchant's marks. The design is of a simple side purlin, held with raking struts and housed in the brickwork.

Description – Internal.

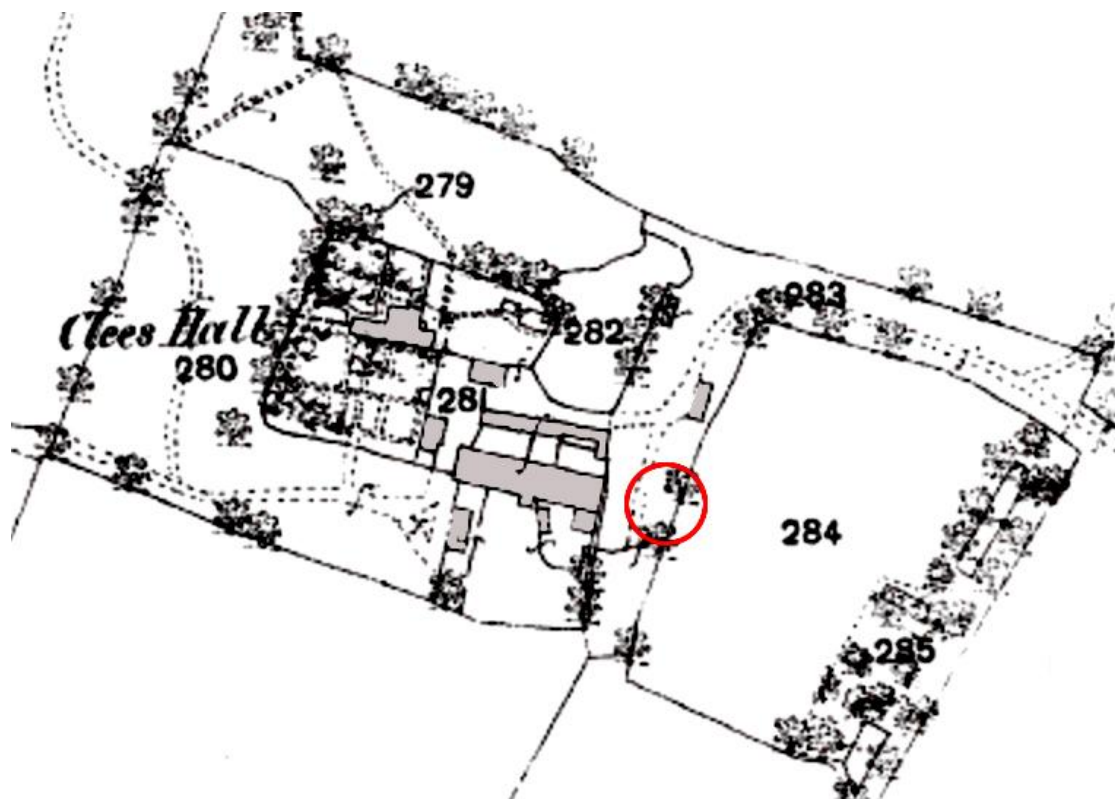
At the time of the survey the house was occupied but the occupant was absent and access was not available. However by looking through the windows it could be seen that there is no historic fabric on view. The building is finished with materials common in the LC20th.

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Carpentry and Timber Marks, Apotropaic Marks and Grafitti

Apart from the red merchant's marks on the timbers in the roof there were no marks of any kind on the house.

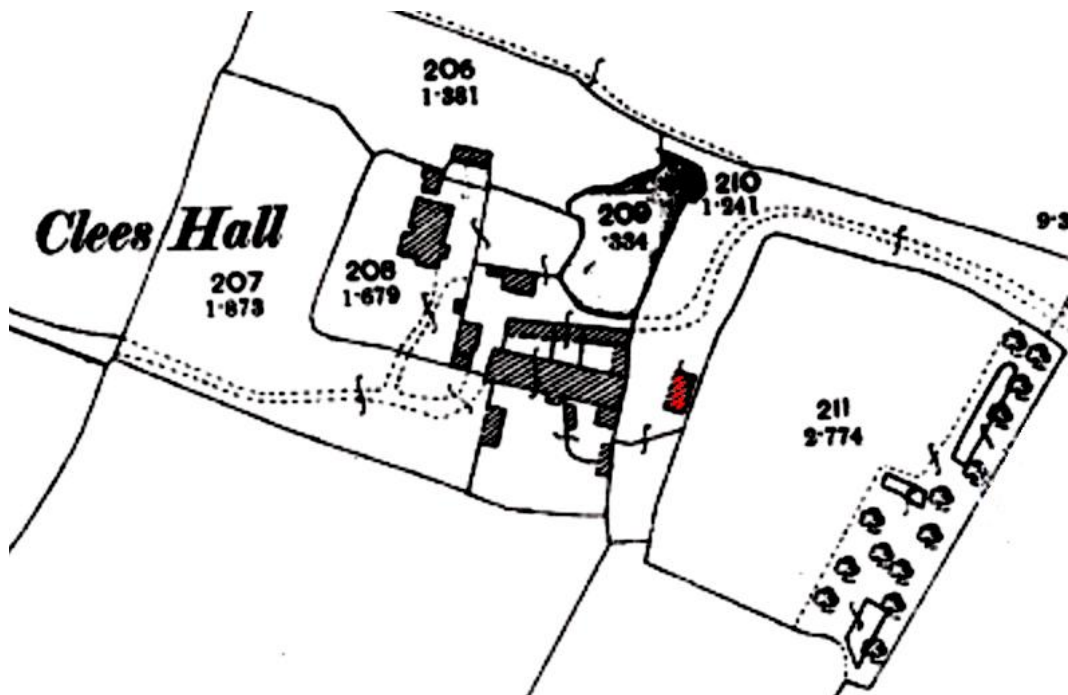
Topographical Survey from Maps



1876 First Edition Ordnance Survey.

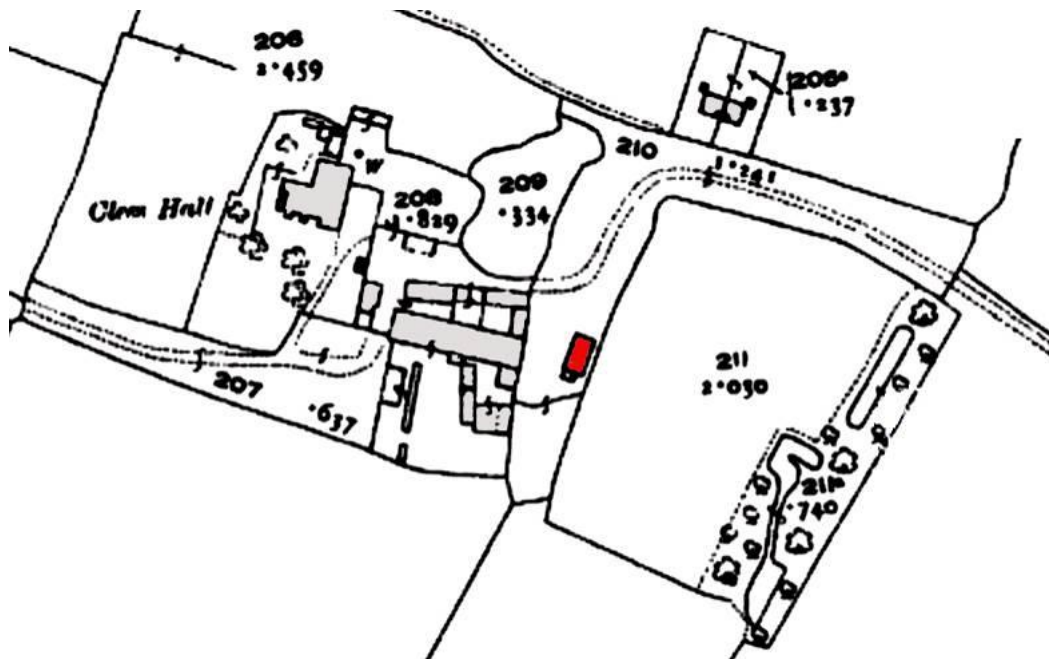
The building does not feature on any mapping prior to the 1897 Second Edition Ordnance Survey. The 1876 edition shows there was a similar sized open-sided building to the north of the site of the Bungalow.

Of interest is the shape of the main house and the plan of the Listed Barn which is shown as being considerable longer than today with a central midstrey.



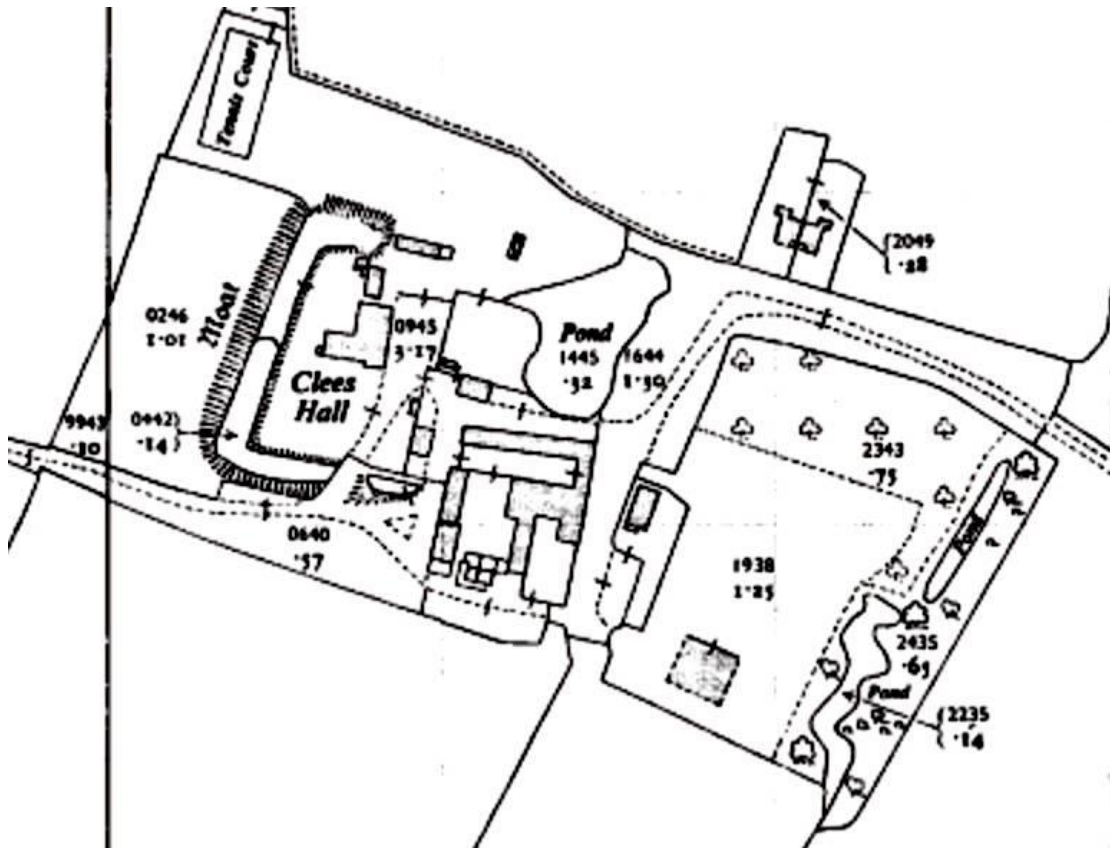
1897 Second Edition Ordnance.

By 1897 a building of the same plan as the Bungalow has appeared occupying the same site. Depicted as open sided and near the lane it was probably an implement or cart shed. It can be noted that the main house has changed plan considerably while the farm buildings have remained static. The convention of using a dotted line in this edition to show open sided buildings indicates a stock yard of shelters north of the Listed Barn.



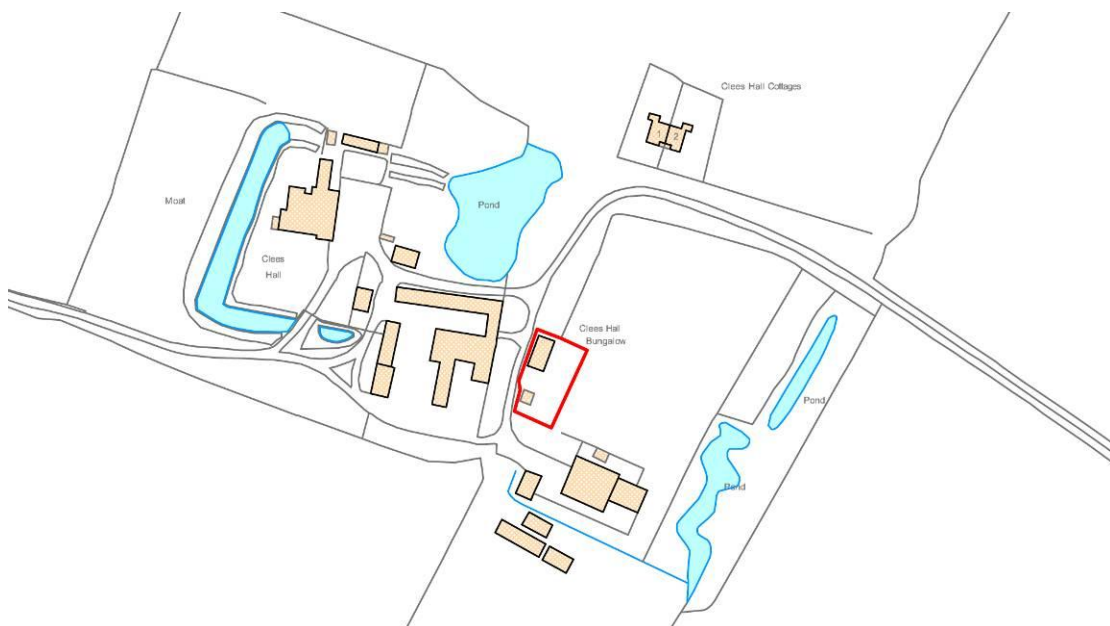
1923 Ordnance Survey.

The Bungalow is now shown with a small southern extension. The main house has altered again and the southern farm yard has been expanded with new units.



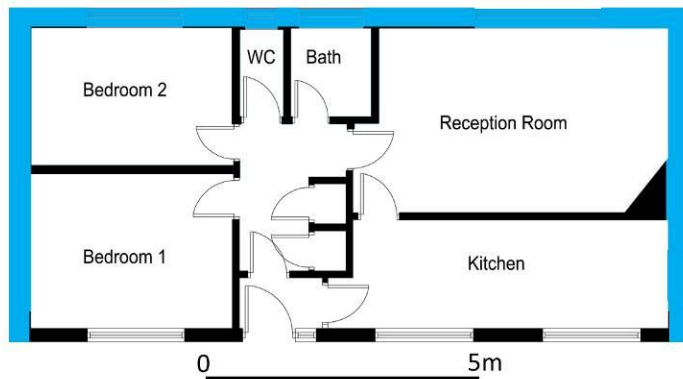
1955 Ordnance Survey.

By 1955, the Bungalow is shown in its own grounds. It also has a lane which passes down to the south of the site and a parking space. The main house now has a grand moat which did not previously exist. The Listed Barn has been cut in half and a new range of farm buildings erected. The multiple pens are probably piggeries but could serve any purpose.



2012 Location plan provided by David Snaith Associates.

Phasing the Development of the Building



Phase 1. 1876 to 1897.



1897 OS Map.

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Notwithstanding the map evidence which clearly shows there was no building on the site of the Bungalow until after the 1876 Ordnance Survey map was made, the type of bricks, their bond and the form of the building indicate a building of this period.

Built as an open sided building with eaves height brickwork laid in English bond the building probably had timber framed gables and an open side to the west supported on posts. Its position on the site suggests an implement or cart shed easily reached from the metalled lane. Its position, on the blind side of the Listed Barn, isolates it from the activities of the farm yard.



Rear Elevation C-C



Side Elevation D-D

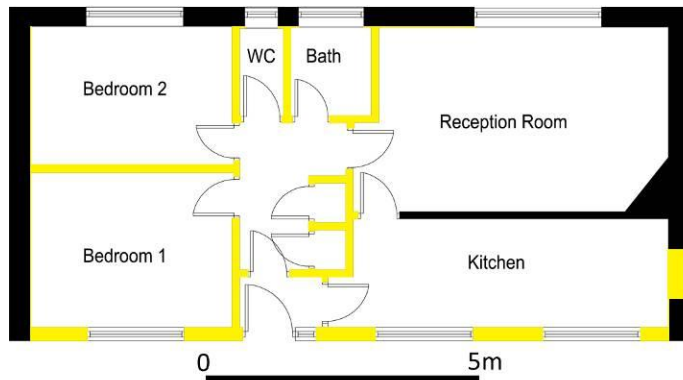


1923 OS Map.

Phase 2. 1923 to 1956

It is known by the farm workers that the Bungalow was converted in the early part of the C20th and was later burned down and rebuilt. The 1923 Ordnance Survey shows the building with a small extension to the south. The shadow of this can be seen in the limewash on the brickwork. It is likely the only remnant of this period is the triangular section of the gabled ends which are built in similar red bricks but laid in Flemish bond. The chimney is built of similar bricks.

It is also likely that the original windows were put in at this time and a doorway cut through to access the extension. The current front facade does not date from this time as the brickwork and details are more common to the 1970's than the 1920's. The 1923 OS map shows no access lane or garden so the work was later than then and prior to 1955.



Phase 3 circa 1970's.

The Bungalow underwent a substantial refit in the LC20th. The roof was completely replaced with modern trademarked sawn softwood with an asphalt lining and concrete tiles. Asphalt lining became common practice in the Mid 1960's and ran through to the 1980's when modern breathable and non-flammable membranes replaced them.

The modern brickwork and the doors and windows are very similar to those used in large developments in Braintree and the surrounding areas being erected around 1970. The internal finishes of plaster boarded studwork walls were also common by then.

Significance

The Bungalow occupies the footprint of a LC19th open sided agricultural building that was converted to a farm workers cottage in the years following 1923. Retaining only the original brickwork of the three solid walls to eaves height the building has little significance as an historical building. Converted into a MC20th dwelling it was later burned down and significantly rebuilt around 1970 into an unassuming bungalow with its own grounds and access.

Acknowledgements

I am indebted to David Snaith for recommending me to record the building. I also thank Natalie Drewett of Essex County Council Historic buildings Conservation Team for her assistance with this project.

Bibliography

G. A. T. Middleton. Modern Buildings, Their Planning, Construction and Equipment Vol6. The Caxton Publishing Company. 1921.

**ESSEX HISTORIC ENVIRONMENT RECORD
ESSEX ARCHAEOLOGY AND HISTORY
SUMMARY SHEET**

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Site name/Address: Clees Hall Bungalow, Clees Hall, Alphamstone, Essex. CO8 5DZ.	
Parish: Alphamstone	District: Braintree
NGR: TL8813034408.	Site Code: N/A
Type of Work: Historic Building Recording	Site Director/Team: Barry Hillman-Crouch
Date of Work: 19 06 2012	Size of Area Investigated: 100x100m
Location of Finds/Curating Museum: N/A	Funding source: Owner
Further Seasons Anticipated?: No	Related EHER Nos:
Final Report: Description and analysis of the bungalow. Surveyed 19 06 2012. Barry J Hillman-Crouch MStPA DipFA BSc HND.	
Periods Represented: C19th - C20th	
<p>SUMMARY OF FIELDWORK RESULTS:</p> <p>Open-sided agricultural building with red brick walls erected between 1876 and 1897 outside the complex of Clees Hall farm probably as a cart or implement shed. Converted to a farm workers cottage between 1923 and 1957. Set in its own garden with new access lane. Later burnt down and rebuilt c.1970 with new roof and brick facade. All doors and windows of this period.</p>	
Previous Summaries/Reports:	
Author of Summary: Barry J Hillman-Crouch MStPA DipFA BSc HND.	Date of Summary: 18 01 2012.