

T H A M E S V A L L E Y

ARCHAEOLOGICAL

S E R V I C E S

**Poplar Cottage, Poplar Lane,
Hurst, Berkshire**

Building Recording

by Genni Elliott

Site Code: PCH14/77

(SU 8010 7456)

**Poplar Cottage, Poplar Lane,
Hurst, Berkshire**

Building Recording

For Ms Laura Godsal

by Genni Elliott

Thames Valley Archaeological Services Ltd

Site Code PCH 14/77

May 2014

Summary

Site name: Poplar Cottage, Poplar Lane, Hurst, Berkshire

Grid reference: SU 8010 7456

Site activity: Building Recording

Date and duration of project: 1st May 2014

Project manager: Steve Ford

Site code: PCH 14/77

Summary of results: The cottage was built between 1812 and 1842 as a simple two-up two-down house. Extensions to the rear between 1842 and 1899 increased the size of the ground floor. The barn was built between 1899 and 1912.

Location and reference of archive: The archive is presently held at Thames Valley Archaeological Services, Reading and will be deposited at Berkshire Record Office in due course.

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www.tvas.co.uk/reports/reports.asp.*

Report edited/checked by: Steve Ford✓ 22.05.14 Steve Preston✓ 21.05.14

Poplar Cottage, Poplar Lane, Hurst, Berkshire Building Recording

by Genni Elliott

Report 14/77

Introduction

This report documents the results of building recording at Poplar Cottage, Poplar Lane, Hurst, Berkshire (SU 8010 7456) (Fig. 1). The work was commissioned by Ms Laura Godsal, 19 Redcliffe Mews, London, SW10 9JT.

Planning consent (appln no. F/2013/2035) has been granted by Wokingham Borough Council for the demolition of the existing Poplar Cottage and curtilage buildings to be replaced with a single detached building and associated works. The consent is subject to a condition (4) which requires a building recording. This report documents the results of the building survey.

This is in accordance with the Department for Communities and Local Government's *National Planning Policy Framework* (NPPF 2012), and the Borough's policies on the historic environment. The fieldwork was undertaken by Genni Elliott and Dan Strachan on 1st May 2014 and the site code is PCH 14/77.

The archive is presently held at Thames Valley Archaeological Services, Reading and will be deposited at Berkshire Record Office and a copy sent to the National Monuments Record in due course.

Location, topography and geology

Poplar Cottage was located to the south of Twyford and north-east of Hurst on the south side of Poplar Lane, which runs between the A321 and the B3018 (Fig. 2). The site lies at approximately 40m above Ordnance Datum and the underlying geology is Valley Gravel (BGS 1946).

Historical Background

A range of Ordnance Survey and other historical maps of the area were consulted online and at Berkshire Record Office in order to show the development of the site. The Hurst enclosure map of 1812 (Fig. 3) does not show Poplar Cottage. Although it is sometimes the case with these maps that not all buildings are necessarily depicted, other isolated buildings are shown in this area, so the absence can be taken to be significant. Poplar Lane is in existence by this point and the fields on either side of the road are shown as belonging to Samuel Nichols MP. The first map to show Poplar Cottage is the 1842 Hurst tithe map (Fig. 4) which shows the cottage as a simple rectangular building within a small field numbered 396. The First Edition Ordnance Survey map of 1872 (Fig. 5)

shows the cottage in more detail. There is now an extension seen on the rear (nearest to Poplar Lane) in the form of an outbuilding. To the east a path has been marked out and a possible pump is marked ('P') alongside the road. By 1899 (Fig. 6) the rear extension has increased in size to match the width of the house and a well has been marked, in approximately the position of the former 'P'. No further changes occur to the cottage. A barn has been built by 1912 (Fig. 7) to the east of the cottage, along with another building further to the east. To the south-west of the cottage there is now a small building. No further changes occur to the cottage or the barn.

Methodology

The building survey was carried out in accordance with guidelines set out by the Royal Commission on Historic Monuments for a level 2 record. The survey comprised a photographic survey, paying attention to the methods of construction, chronological development and alterations, and features of special interest. The building has been recorded photographically both digitally and on 35mm format using colour print and black and white media which are catalogued (Appendix 1).

Description

The Cottage (Figs 8–10)

Exterior

The cottage was set back slightly from Poplar Lane and aligned northwest–southeast and could be sub-divided into the main cottage and a lean-to. The front entrance was in the southeast face looking out over the fields. The cottage itself was brick built and rendered with unpainted concrete pebble dash. No bricks within the main walls were accessible for measurement, and no particular bonding pattern could be discerned for the main building. The lean-to extension to the north was, however, laid in stretcher bond, though no bricks were accessible. The only accessible bricks for measurement were located at the base of the western chimney; these measured 229mm x 102mm x 76mm (9" x 4" x 3"). The roof was a pitched, gable-end roof hung with red ceramic tiles. The windows were casement style windows with wooden frames, painted white with clay tile window sills.

The southeast (front) elevation (Pl. 1) contained a slightly off-centre door with a triple casement window on either side. On the first floor were two triple casement windows. The one at the east end was slightly off-set to the west from the one below whilst the westernmost window was directly above that of the ground floor. The front door contained two panes of glass above a central brass letter box. Beneath the letter box was a single plain wooden panel.

The northeast elevation (Pl. 2) of the main cottage contained no features within the wall; a chimney stack was present at the apex of the roof. Within the lean-to was a door and a window set within weatherboards, above which was a timber lintel, supporting presumably rendered brickwork.

The southwest elevation (Pl. 3) contained an external chimney stack, set slightly off-centre, towards the southern end of the façade. A sash window was present at the northern end of the wall on the ground floor and consisted of a two-over-two pane sash window with horns. Within the lean-to was a door, the same as that found on the front elevation and accessed via two steps up from ground level.

The northwest elevation (Pl. 4) consisted of the rear of the lean-to on the ground floor and the first floor of the cottage. On the ground floor were two small, two-paned casement windows. On the first floor were two larger two-paned casement windows.

Interior

Internally the cottage could be divided into four rooms on the ground floor (1–4) and two rooms on the first floor (6 and 7), arranged around a central staircase (5).

The front door opened into room 1 which was rectangular in shape with a small opening in the northwest wall (Pl. 5) and a fireplace on the east wall (Pl. 6). The small opening was presumably once a window, though it had recently been boarded up, looking into the lean-to. The fireplace was brick built with a tile hearth and a simple wooden mantle surround. Access to the small hallway was through a door at the north end of the west wall. The door was of simple plank and batten style, and typical of the original doors within the cottage. A beam was present within the ceiling, running from the front to the back of the cottage (northwest–southeast). It was most probably of oak, cut by a band saw and chamfered on either side; it had been stained and varnished.

A small, square lobby gave access to stairs to the first floor, room 2 and the bathroom, room 4. The stairs were fairly narrow with a plain wooden banister rail on the northeast wall (Pl. 7). At the top of the stairs was a small square lobby with a further step up on either side to rooms 5 and 6.

Room 2 was similar to room 1 in size and shape. There was a window in the centre of the southeast (front) wall (Pl. 8). In the south corner of the southeast wall was a door giving access to a cupboard under the stairs. Within the southwest wall was a brick fireplace with a tile hearth and tile mantle piece (Pl. 9). Further to the north was a small window. A pair of sliding doors gave access to the kitchen (room 3).

Room 3 was located within the lean-to extension and was latterly used as a kitchen (Pl. 10). Within the southwest wall was an external door and within the northwest wall was a low window. The ceiling sloped down to the northwest wall.

Room 4 was also located within the lean-to extension and was latterly used as a bathroom (Pl. 11). Within the northwest wall was a low window. Like the kitchen, the ceiling sloped down to the northwest wall.

A further room was located within the lean-to and accessed externally. There was no access.

On the first floor room 6 was located to the northeast and room 7 to the southwest. Both rooms were the full width of the house with a window overlooking both the front and rear of the cottage. Within room 6 was a chimney breast in the northeast wall (Pl. 12) and within room 7 was a cupboard over the stairs at the north end of the northeast wall (Pl. 13).

The Barn (Figs. 11–12)

The barn was brick built, laid in Flemish bond with a soldier course above the windows. The bricks measured 223mm x 110mm x 65mm (9" x 4" x 2 ½") and were probably bonded with lime mortar, though the barn had been re-pointed. The roof was of pitched gable end style, hung with red ceramic tiles which were stamped on the underside – RLC.

The southeast elevation fronted onto the fields and contained two door openings and a window (Pl. 14). The southwest door opening appeared to be original with a stable style door; however the one at the northeast end was more recent. A concrete lintel was above the stable style door with rebuilt brickwork, laid in stretcher bond, above that. The opening had been partially infilled with a stud wall clad in timber weatherboard. The window was of casement style with diamond leaded panes and typical of all the windows within the building. Either side of the window was a supporting pilaster style buttress.

In each of the gable ends was a two-pane casement window (Pl. 15). The rear of the building was largely obscured by foliage, but did not appear to have any features within it.

Internally the barn was divided in two by a brick wall with the southern most room further sub-divided by a modern stud wall. The floor was concrete. Within the northern room a small hay loft had been inserted in the roof space (Pl. 16). The roof itself was of queen strut construction with a single purlin on either side supporting the rafters, which met at a ridge plank.

Interpretation

The internal layout of the cottage has changed very little since it was built. The biggest change was the addition of the lean-to extension and the subsequent knocking through the rear wall of the cottage to create a kitchen and bathroom. It is possible that this removed original windows. The difference in chimney styles suggests that the external chimney stack on the southwest wall is likely to be a later addition, though this can not be confirmed due to the render.

The major change to the barn was the alteration in the northern most door opening on the southeastern façade, which had been enlarged, and presumably lowered. It is likely that the opening was made smaller at a later date with timber infill.

Conclusion

The cottage was built between 1812 and 1842 as a two-up two-down house, typical of the Victorian period. By 1872 an extension had been added to the rear of the cottage, probably in the location of the current bathroom (room 4). The extension was itself subsequently extended or replaced by 1899. At some point the rear wall of the cottage was knocked through to the extension to increase the ground floor area and include a kitchen and bathroom. The barn was added by 1912.

References

BGS, 1946, *British Geological Survey*, 1:63,360, Sheet 268, Drift Edition, Keyworth
NPPF 2012, *National Planning Policy Framework*, Dept Communities and Local Govt, London
RCHME, 1996, *Recording Historic Buildings: a descriptive specification*, 3rd edn, Roy Comm Hist Monuments (England), London

APPENDIX 1: Photographic Catalogue

A. Digital

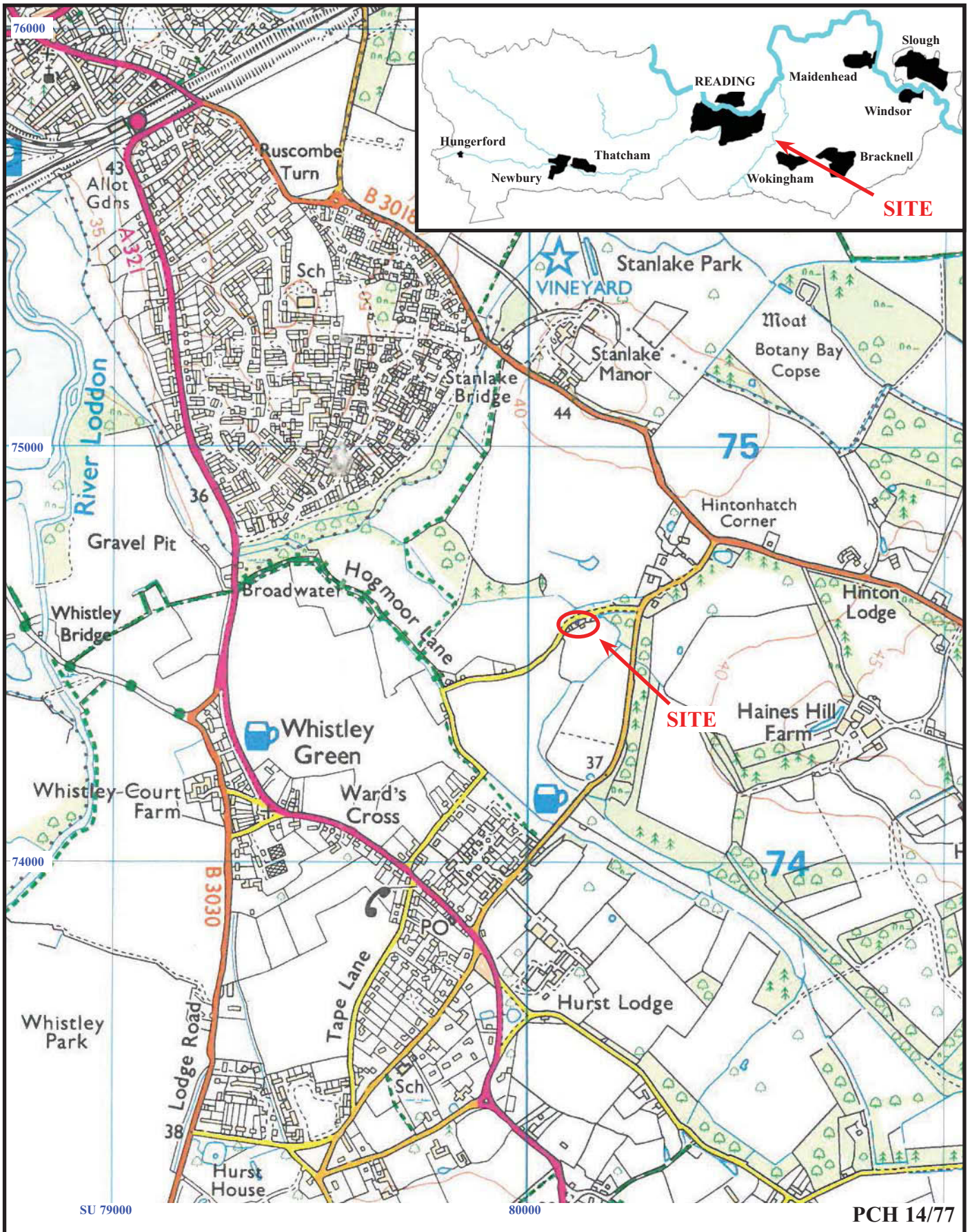
<i>Cat. No.</i>	<i>Scales</i>	<i>Location</i>	<i>Direction</i>	<i>Description</i>
1	1m+2m	Exterior	NW	Rear wall of cottage – back door
2	2m	Exterior	SW	Side wall of cottage
3	1m+2m	Exterior	SW	Front wall of cottage – oblique
4	1m+2m	Exterior	NNE	Side wall of cottage – oblique
5	1m+2m	Room 1	NE	Fireplace
6	1m+2m	Room 1	N	'Hole in wall' – window before extension – oblique
7	1m+2m	Room 1	S	Back door – oblique
8	1m+2m	Room 2	SW	Fireplace
9	1m+2m	Room 2	SE	Window + cupboard
10	1m+2m	Room 2	NW	View into room 3 from room 2 – oblique
11	1m+2m	Room 3	NW	Side door – oblique
12	1m+2m	Room 4	N	General view
13	1m+2m	Room 5	SE	Upstairs
14	1m+2m	Room 6	N	Fireplace/window – oblique
15	1m+2m	Room 6	S	General view – oblique
16	1m+2m	Room 7	N	General view – cupboard
17	1m+2m	Room 7	SE	General view – window
18	1m+2m	External	E	General view of Barn
19	1m+2m	External	SE	Oblique view of Barn
20	1m+2m	External	SW	General view of Barn
21	1m+2m	External	NW	General view of Barn
22	-	Internal	S	Looking inside extension – brick detail
23	-	Barn	NNW	General view of SW section
24	-	Barn	NW	General view of NE section
25	-	Barn	NNW	General view of roof in SW section

B. Colour Slides

<i>Cat. No.</i>	<i>Scales</i>	<i>Location</i>	<i>Direction</i>	<i>Description</i>
1	1m+2m	Exterior	NW	Rear wall of cottage – back door
2	2m	Exterior	SW	Side wall of cottage
3	1m+2m	Exterior	SW	Front wall of cottage – oblique
4	1m+2m	Exterior	NNE	Side wall of cottage – oblique
5	1m+2m	Room 1	NE	Fireplace
6	1m+2m	Room 1	N	'Hole in wall' – window before extension – oblique
7	1m+2m	Room 1	S	Back door – oblique
8	1m+2m	Room 2	SW	Fireplace
9	1m+2m	Room 2	SE	Window + cupboard
10	1m+2m	Room 2	NW	View into room 3 from room 2 – oblique
11	1m+2m	Room 3	NW	Side door – oblique
12	1m+2m	Room 4	N	General view
13	1m+2m	Room 5	SE	Upstairs
14	1m+2m	Room 6	N	Fireplace/window – oblique
15	1m+2m	Room 6	S	General view – oblique
16	1m+2m	Room 7	N	General view – cupboard
17	1m+2m	Room 7	SE	General view – window
18	1m+2m	External	E	General view of Barn
19	1m+2m	External	SE	Oblique view of Barn
20	1m+2m	External	SW	General view of Barn
21	1m+2m	External	NW	General view of Barn
22	-	Internal	S	Looking inside extension – brick detail
23	-	Barn	NNW	General view of SW section
24	-	Barn	NW	General view of NE section
25	-	Barn	NNW	General view of roof in SW section

APPENDIX 1: Photographic Catalogue
C. Monochrome Images

<i>Cat. No.</i>	<i>Scales</i>	<i>Location</i>	<i>Direction</i>	<i>Description</i>
1	1m+2m	Exterior	NW	Rear wall of cottage – back door
2	2m	Exterior	SW	Side wall of cottage
3	1m+2m	Exterior	SW	Front wall of cottage – oblique
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5	1m+2m	Room 1	NE	Fireplace
6	1m+2m	Room 1	N	'Hole in wall' – window before extension – oblique
7	1m+2m	Room 1	S	Back door – oblique
8	1m+2m	Room 2	SW	Fireplace
9	1m+2m	Room 2	SE	Window + cupboard
10	1m+2m	Room 2	NW	View into room 3 from room 2 – oblique
11	1m+2m	Room 3	NW	Side door – oblique
12	1m+2m	Room 4	N	General view
13	1m+2m	Room 5	SE	Upstairs
14	1m+2m	Room 6	N	Fireplace/window – oblique
15	1m+2m	Room 6	S	General view – oblique
16	1m+2m	Room 7	N	General view – cupboard
17	1m+2m	Room 7	SE	General view – window
18	1m+2m	External	E	General view of Barn
19	1m+2m	External	SE	Oblique view of Barn
20	1m+2m	External	SW	General view of Barn
21	1m+2m	External	NW	General view of Barn
22	-	Internal	S	Looking inside extension – brick detail
23	-	Barn	NNW	General view of SW section
24	-	Barn	NW	General view of NE section
25	-	Barn	NNW	General view of roof in SW section

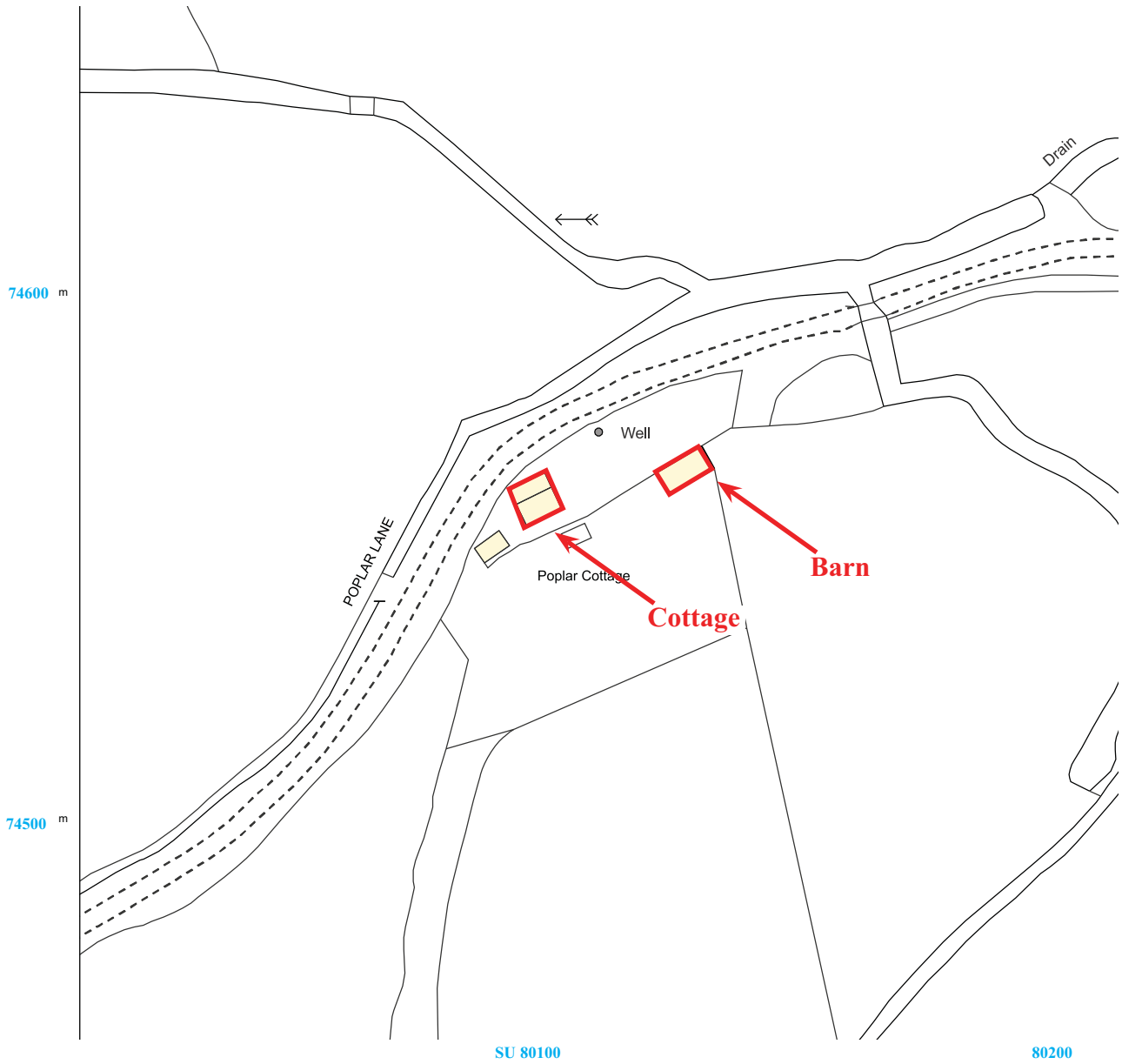


**Poplar Cottage, Poplar Lane, Hurst,
Berkshire, 2014
Building Recording**

Figure 1. Location of site within Hurst and Berkshire.

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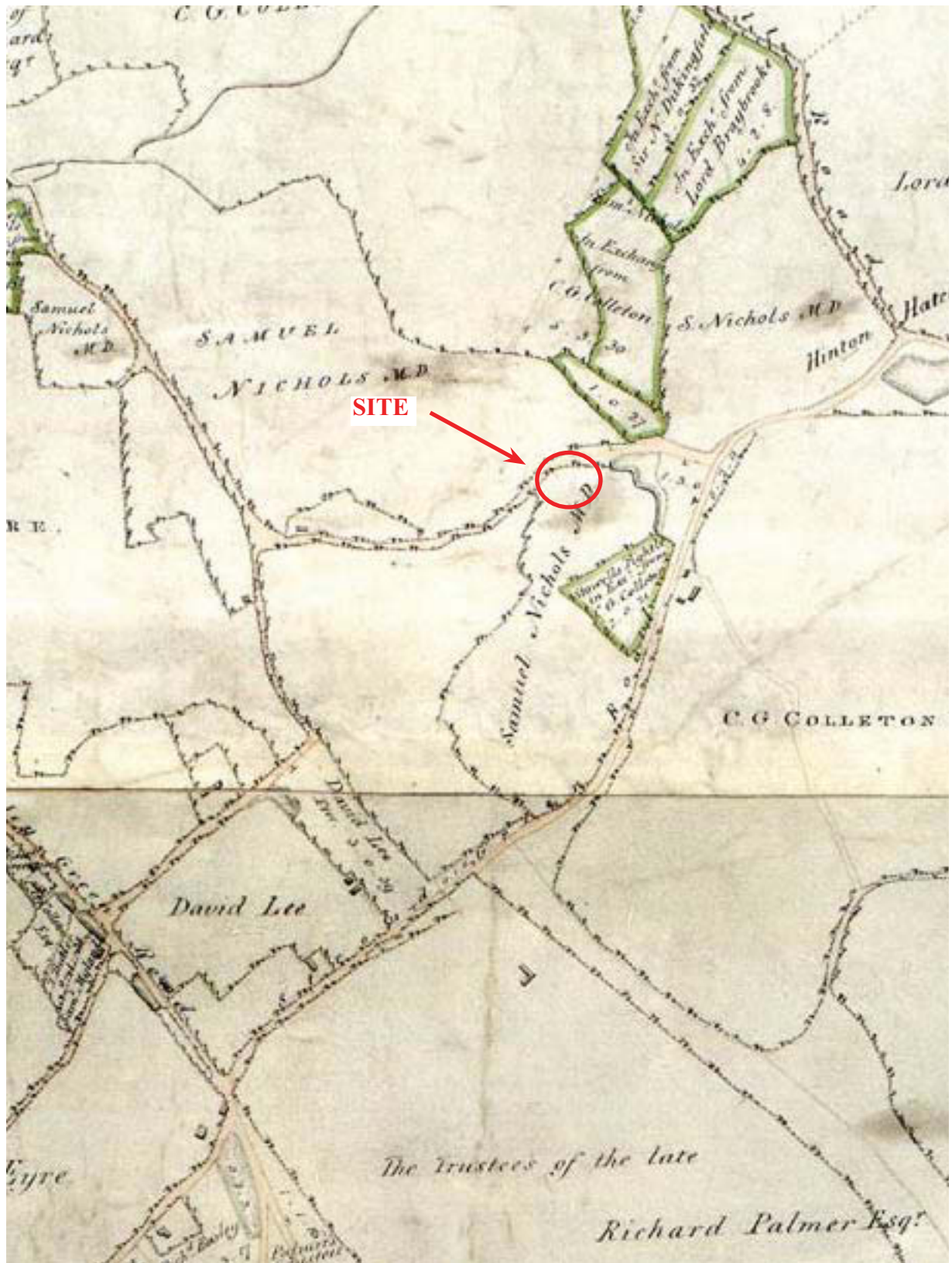


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Figure 2. Detailed location of site off Poplar Lane.

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Figure 3. Hurst Enclosure Map, 1812.

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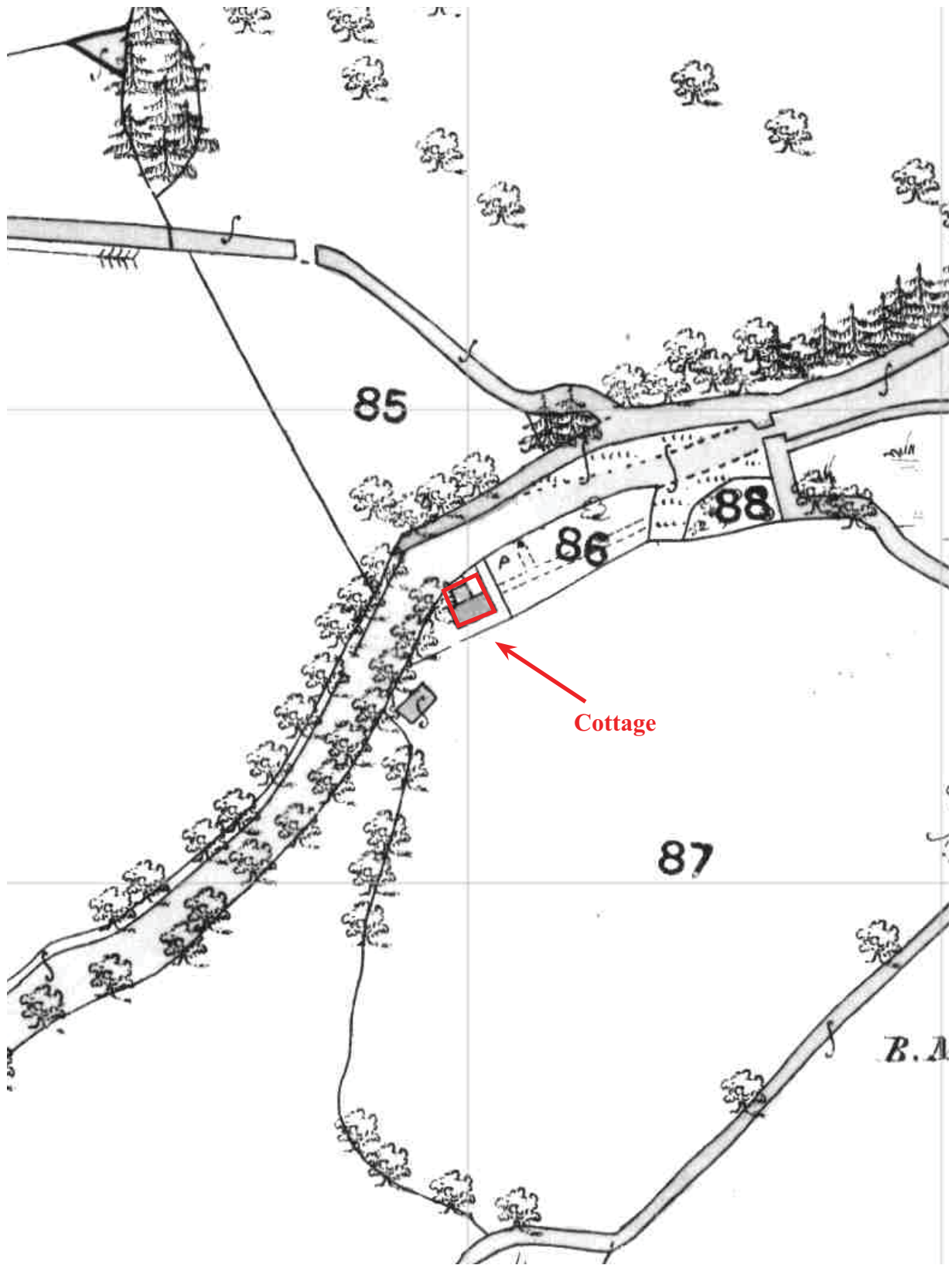


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Figure 4. Hurst Tithe Map, 1842.

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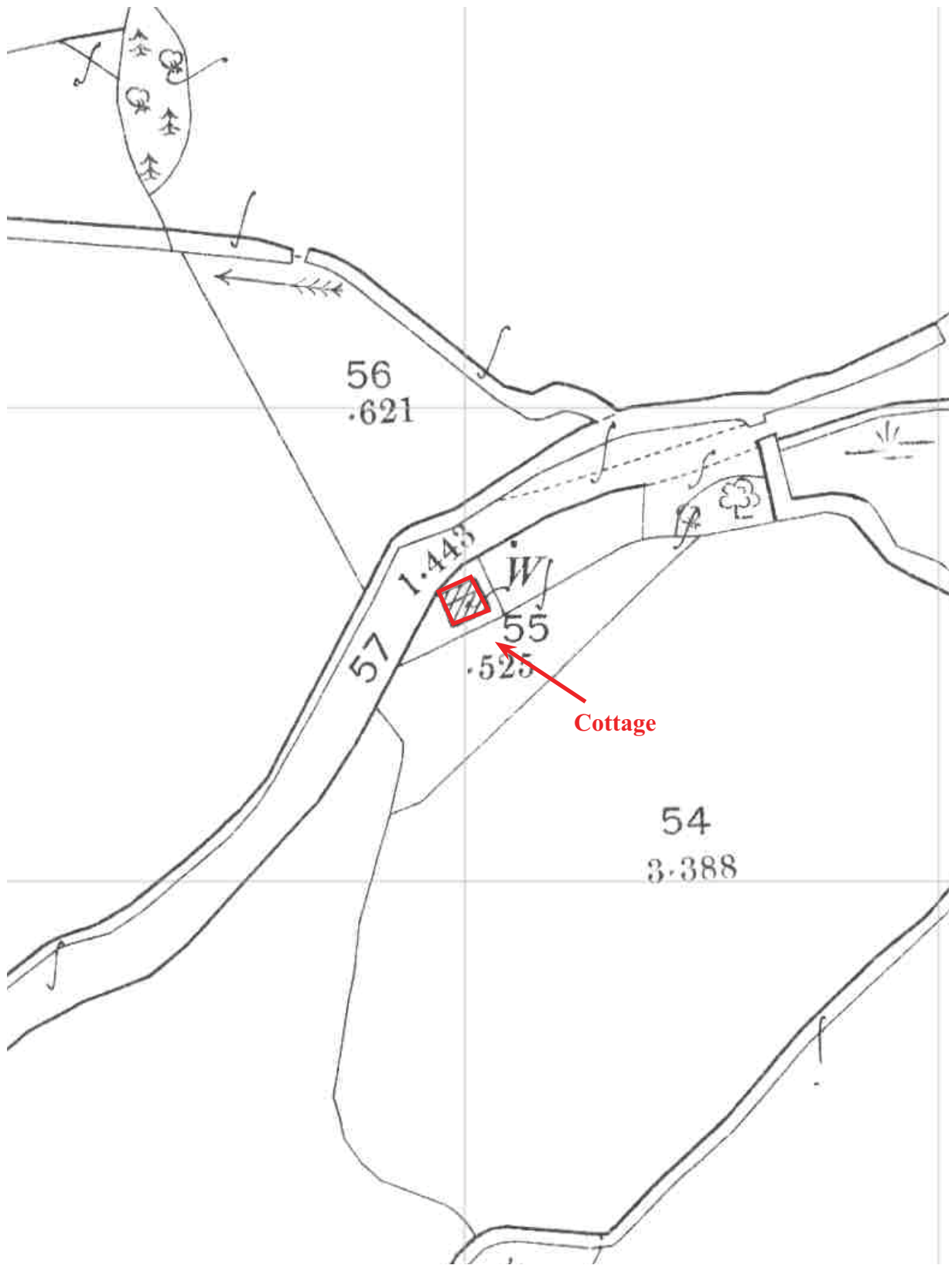


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Berkshire, 2014
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Figure 5. First Edition Ordnance Survey, 1872.

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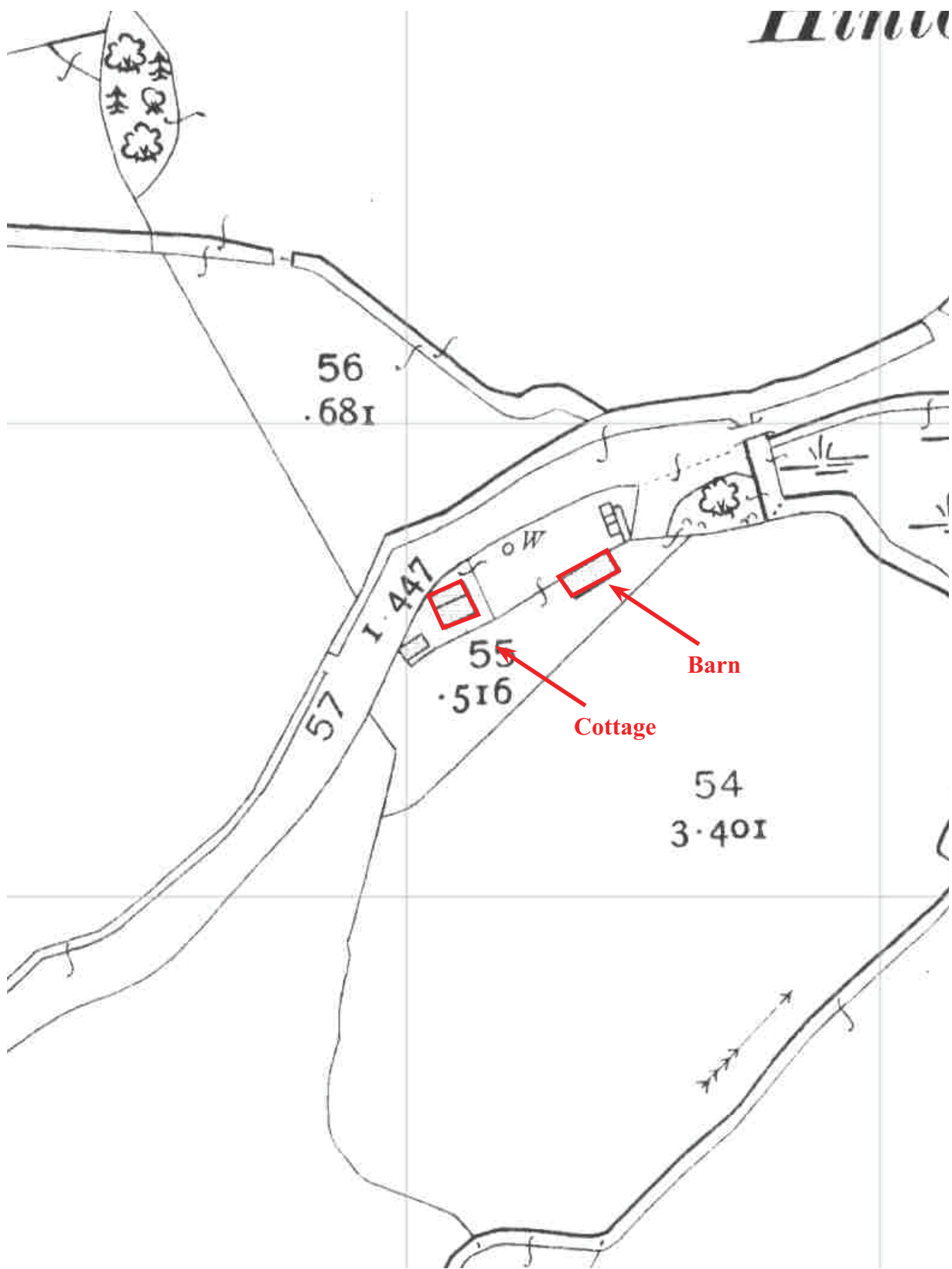
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Figure 6. Second Edition Ordnance Survey, 1899.

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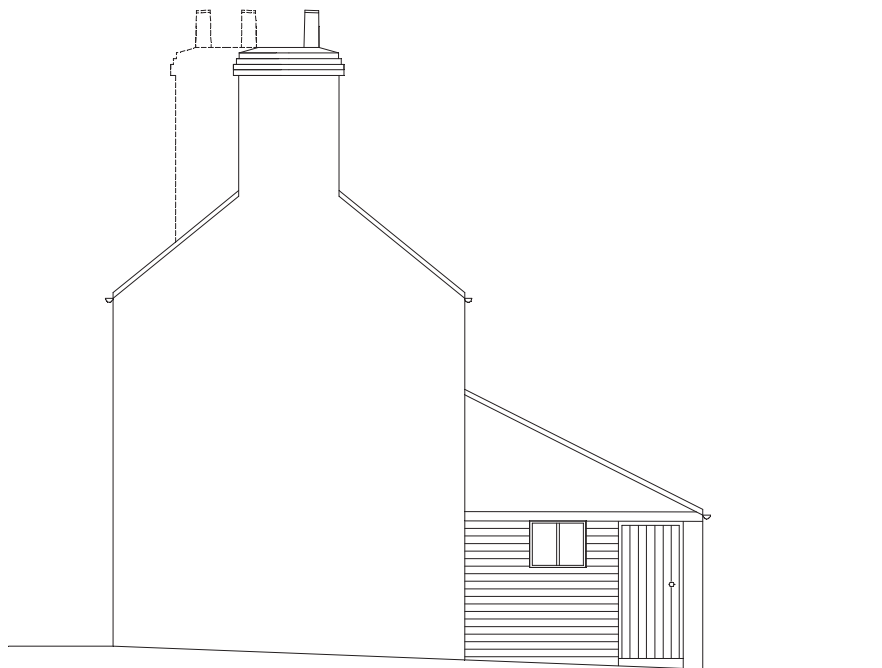


Poplar Cottage, Poplar Lane, Hurst,
Berkshire, 2013
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Figure 7. Third Edition Ordnance Survey, 1912.

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Southeast Elevation



Northeast Elevation

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Figure 8. Cottage Elevations



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Northwest Elevation



Southwest Elevation

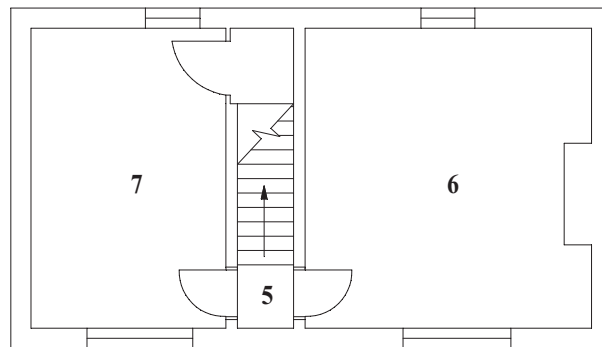
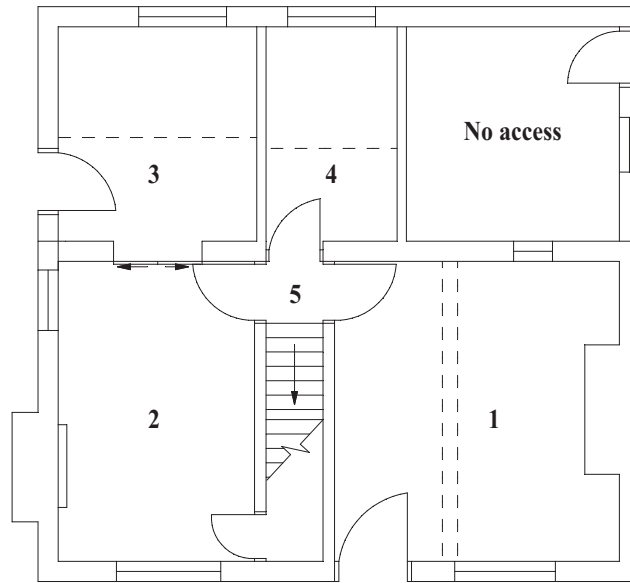
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Figure 9. Cottage Elevations



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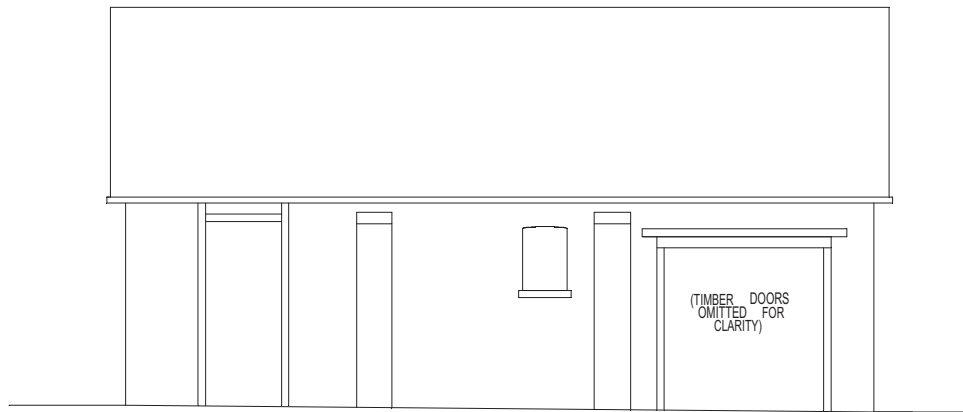


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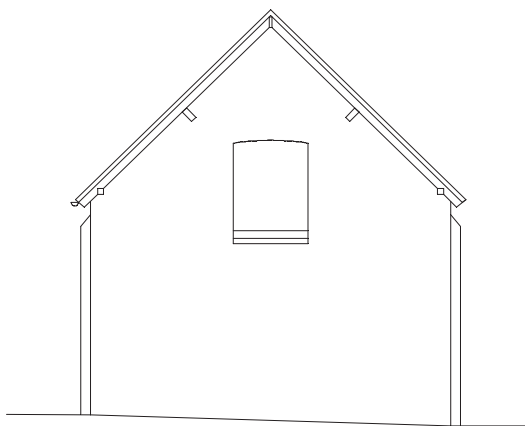
Figure 9. Cottage Elevations



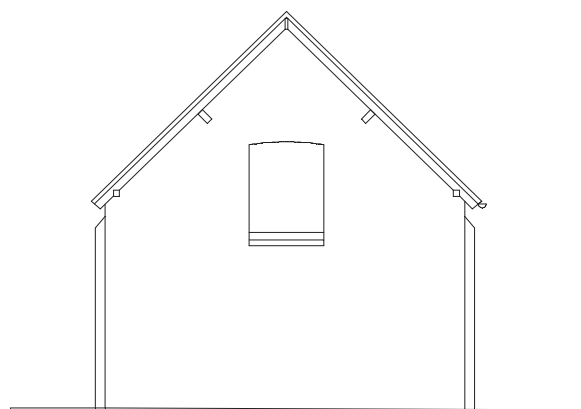
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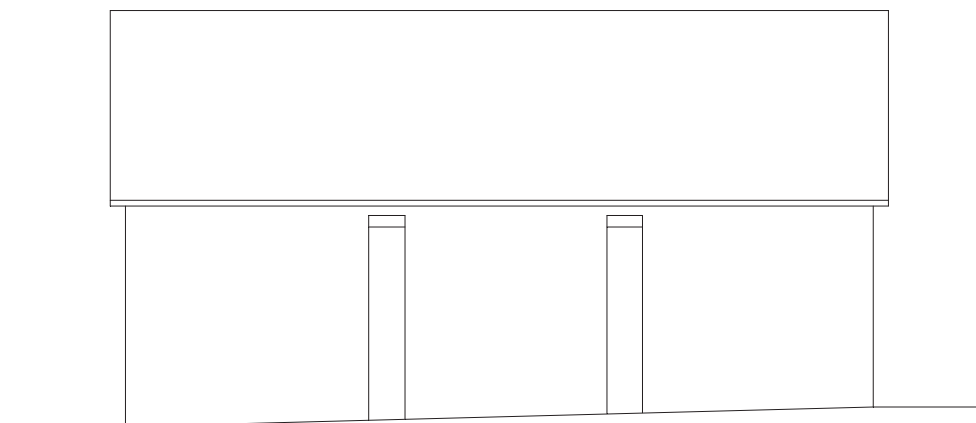
Southeast Elevation



Northeast Elevation



Southwest Elevation



Northwest Elevation

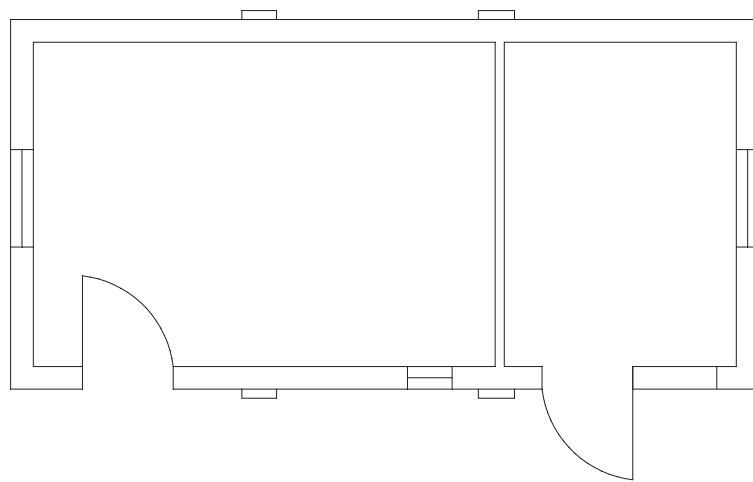
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Figure 11. Barn Elevations



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Figure 12. Barn Plan



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Plate 1. Front elevation, looking northwest,
Scales: 2m and 1m.



Plate 2. Gable end, looking southwest, Scales: 2m.



Plate 3. Gable end, looking northeast, Scales: 2m and 1m.



Plate 4. Rear elevation, looking southwest,
Scales: 2m and 1m.

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**Poplar Cottage, Poplar Lane, Hurst,
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Plates 1 - 4.**

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Plate 5. Room 1, looking north, Scales: 2m and 1m.



Plate 6. Fireplace in room 1, looking northeast, Scales: 2m and 1m.



Plate 7. Stairs, looking southeast, Scales: 2m and 1m.



Plate 8. Room 2, looking southeast, Scales: 2m and 1m.

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**Poplar Cottage, Poplar Lane, Hurst,
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Plates 5 - 8.**

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Plate 9. Fireplace in room 2, looking southwest,
Scales: 2m and 1m.



Plate 10. Room 3 (kitchen), looking northwest,
Scales: 2m and 1m.



Plate 11. Room 4 (bathroom), looking north,
Scales: 2m and 1m.



Plate 12. Room 6, looking north, Scales: 2m and 1m.

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**Poplar Cottage, Poplar Lane, Hurst,
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Plates 9 - 12.**

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Plate 13. Room 7, looking north, Scales: 2m and 1m.



Plate 14. Front barn elevation, looking northwest, Scale: 2m.



Plate 15. Gable end of barn, looking southwest, Scale: 2m.



Plate 16. Hayloft in barn, looking northwest.

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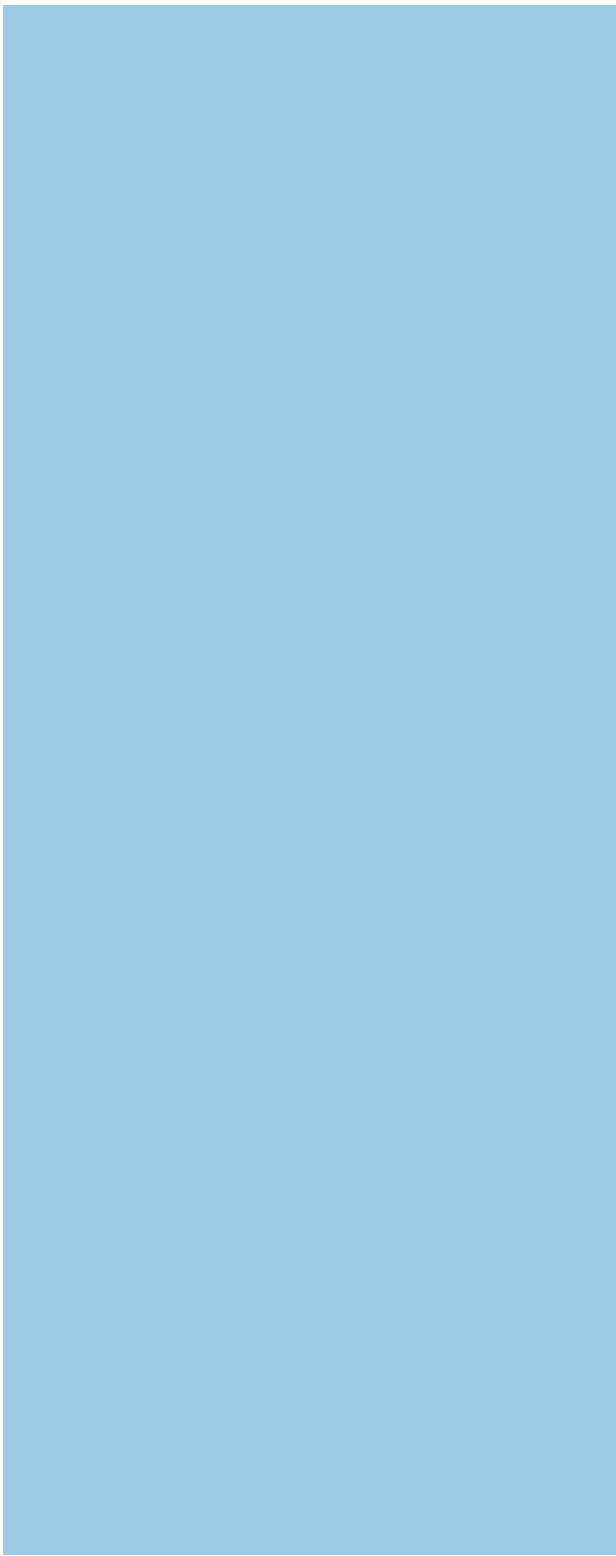
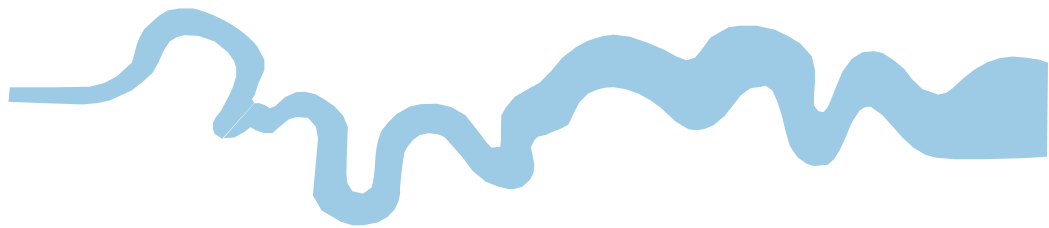
**Poplar Cottage, Poplar Lane, Hurst,
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Plates 13 - 16.**

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TIME CHART

	Calendar Years
Modern _____	AD 1901
Victorian _____	AD 1837
Post Medieval _____	AD 1500
Medieval _____	AD 1066
Saxon _____	AD 410
Roman _____	AD 43
Iron Age _____	BC/AD 750 BC
Bronze Age: Late -----	1300 BC
Bronze Age: Middle -----	1700 BC
Bronze Age: Early -----	2100 BC
Neolithic: Late	3300 BC
Neolithic: Early	4300 BC
Mesolithic: Late	6000 BC
Mesolithic: Early	10000 BC
Palaeolithic: Upper	30000 BC
Palaeolithic: Middle	70000 BC
Palaeolithic: Lower	2,000,000 BC





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