

**Historic building recording at
Orchard Cottage, Seven Star Green,
Eight Ash Green, Essex
CO6 3QB**

February 2020



**report prepared by
Mark Baister**

**commissioned by
Ian Hurst**

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Colchester Archaeological Trust
Roman Circus House,
Roman Circus Walk,
Colchester,
Essex, CO2 7GZ

tel.: 01206 501785
email: mb@catuk.org

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1 Summary

A programme of historic building recording was carried out by Colchester Archaeological Trust at Orchard Cottage, Seven Star Green, Eight Ash Green, Essex in February 2020.

The building is a small, one-and-a-half-storey, timber-framed/brick-built structure located on the east side of Seven Star Green, a historic parcel of common south of Halstead Road in Eight Ash Green. Despite a large number of modern additions, extensions and alterations, enough historical fabric (including a large fireplace and a first-floor supported by a substantial binding-beam) remains to suggest the building was initially constructed sometime between the 15th and 17th centuries, possibly as a small hall-house.

2 Introduction (Fig 1)

This is the archive report on a historic building recording of Orchard Cottage, Eight Ash Green, in advance of the building's proposed demolition. The recording work was commissioned by Ian Hurst and carried out by Colchester Archaeological Trust (CAT) in February 2020. The site is located on the eastern edge of Seven Star Green, approximately 5.7km north-west of the centre of Colchester. The site located at NGR TL 93887 25797 (Fig 1).

The site is currently in a pre-planning application stage for a *proposed demolition* of the building.

The Colchester Borough Council Archaeological Advisor (CBCAA) recommended that a Historic England Level 2 building survey be made of the cottage prior to its demolition (CBC 2020). This recommendation was given based on the site's potential to contain undesignated heritage assets (as highlighted by the CHER). This recommendation was made based on the National Planning Policy Framework (MHCLG 2018).

In response to this recommendation, a Written Scheme of Investigation (WSI) for the building recording was prepared by Colchester Archaeological Trust (CAT 2020) and agreed with the CBCAA. All work was carried out in accordance with this WSI.

All work was carried out according to standards and practices contained in the Chartered Institute for Archaeologists' *Standard and guidance for the collection, documentation, conservation and research of archaeological materials* (2014a), *Standard and guidance for archaeological investigation and recording of standing buildings or structures* (2014b), *Management of research projects in the historic environment* (Historic England 2015), *Standards for field archaeology in the East of England* (EAA 14) and *Research and Archaeology Revised: A Revised Framework for the East of England* (EAA 24). In addition, the guidelines contained in *Understanding Historic Buildings, A guide to good recording practice* (Historic England 2016) were followed.

3 Aims

The aim of the building recording was to provide a detailed record and assessment of the building. The building recording was carried out to Level 2 (Historic England 2016) which defines a Level 2 survey as:

“...a descriptive record, made in similar circumstances to Level 1 but when more information is needed. It may be made of a building which is judged not to require a more detailed record, or it may serve to gather data for a wider project. Both the exterior and interior of the building will be seen, described and photographed. The examination of the building will produce an analysis of its development and use and the record will include the conclusions reached, but it will not discuss in detail the evidence on which this analysis is based. A plan and sometimes other drawings may be made but the drawn record will normally not be comprehensive and may be tailored to the scope of a wider project.”

In particular the record considered the:

- Plan and form of the site.
- Materials and method of construction.
- Date(s) of the structure.
- Original function and layout.
- Original and later fixtures and fittings.
- Significance of the site in its immediate local context.

4 Methodology

The following are included in this report:

- A documentary, cartographic and pictorial survey of the evidence pertaining to the history and evolution of the site.
- A large-scale block plan of the site.
- Annotated and phased elevations and floor-plans of the building at a scale of 1:50.
- A description of the building. The description addresses features such as materials, dimensions, method of construction and phasing.
- A photographic record, comprising digital photographs of both general shots and individual features. Selected examples of the photographic record are clearly tied into the drawn record and reproduced as fully annotated photographic plates supporting the text. The photographic record is accompanied by a photographic register detailing location and direction of shot (Appendix 1).

5 Historical background (Fig 1)

The following historical background draws on cartographic sources, the Colchester Historic Environment Record (CHER) accessed via the Colchester Heritage Explorer (www.colchesterheritage.co.uk), the Essex Records Office (ERO) and the Essex Historic Environment Record (EHER) accessed via Heritage Gateway (www.heritagegateway.org.uk).

Orchard Cottage lies immediately to the east of Seven Star Green, a historic parcel of common land shown on the Chapman and André map of 1777 (although it is not named). This map (Map 1) contains no evidence of Orchard Cottage, or indeed any building on the east side of the green, with the exception of Maltings House, a listed 18th-century red brick dwelling (NHLE no. 417694, CHER MCC4028).



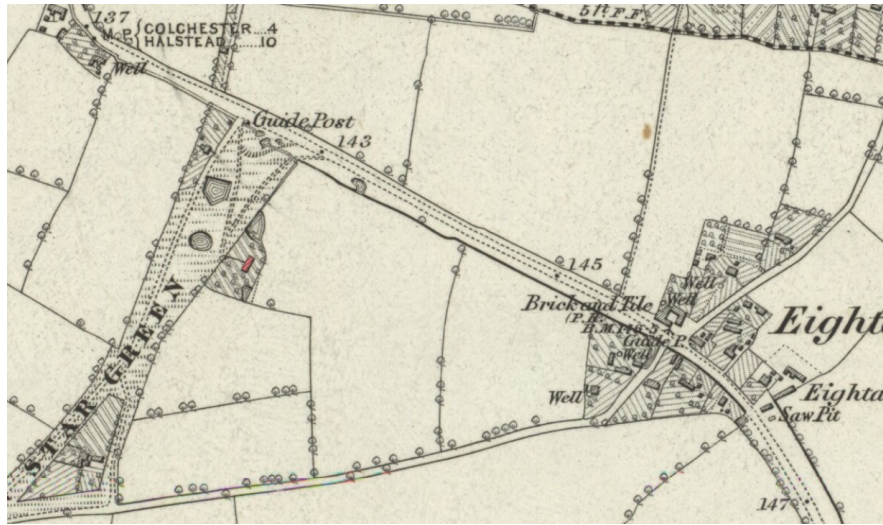
Map 1 Chapman and André map of Essex, 1777. Seven Star Green highlighted in green, Malting House highlighted in blue, and approximate location of Orchard Cottage highlighted in red.

The 1839 tithe map of Copford shows Orchard Cottage for the first time (Map 2). Although not exceptionally detailed, the map shows the building with a simple square footprint. The accompanying tithe apportionment to the map lists the site as a 'Cottage and Garden', occupied by a David Cowlin and owned by the trustees of Henry Skingley (ERO D/CT 105A). David Cowlin also occupied several fields nearby to the cottage, as shown on the map below.



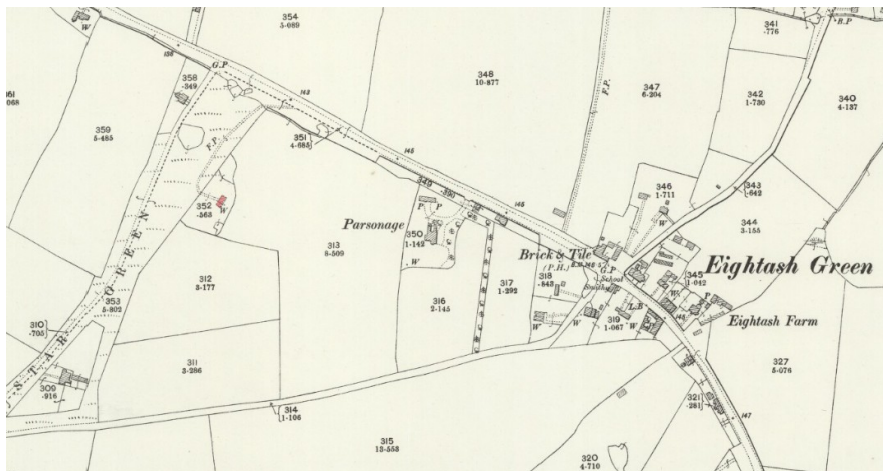
Map 2 Tithe map of Copford, 1839. Orchard Cottage highlighted in red, with associated fields (owned and occupied by the same individuals) highlighted in blue. ERO D/CT 105B.

The first edition OS map of 1876 (Map 3) again shows the cottage, now with an elongated rectangular footprint, suggesting it may have been extended in size sometime in the mid 19th century. The map also shows Seven Star Green in more detail, including pathways from Halstead Road to the north leading to the cottage.

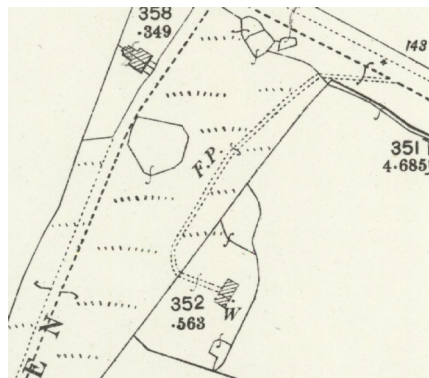


Map 3 First edition 6-inch OS map, 1876. Orchard Cottage highlighted in red.

The second edition OS map shows the site as much the same, although now shows an internal division within the building, suggesting it may indeed have been extended to the south (Map 4).

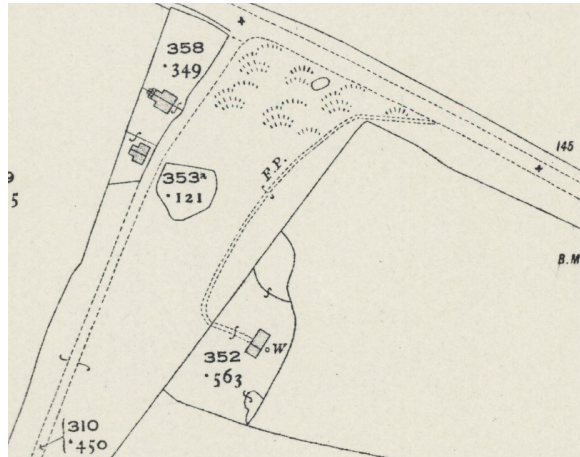


Map 4a 25-inch OS map, 1896. Orchard Cottage highlighted in red.



Map 4b Detail of 25-inch OS map, 1896. Division within Orchard Cottage visible, alongside labelled footpath to property.

The 1920 OS map shows the site as fundamentally unchanged, although more development is beginning to appear on the west side of Seven Star Green and the ponds nearer to Halstead Road have reduced in size (Map 5).



Map 5 25-inch OS map, 1920.

By the time of the 1963 OS map, the west of Seven Star Green has been significantly developed (Map 6). Several buildings have also been added to the east of the green, although Orchard Cottage itself (named as such for the first time on this map), appears unchanged.



Map 6 1:2500 OS map, 1963. Orchard Cottage highlighted in red.

According to a recent Heritage Statement, by 1976 the cottage had been the subject of significant alteration (Athena Architectural Services 2018). Several extensions were added to the west and north, resulting in the footprint that exists today (Fig 1). The statement also goes on to say that during the 1980s and 1990s extensive works were carried out to the structure in an attempt to “make the building more habitable”.

In summary, Orchard Cottage first appears on cartographic sources in 1839 (Map 2). This, at the very least, contradicts the Heritage Statement’s assertion that the building was constructed in 1868 (Athena Architectural Services 2018). It appears the building initially had a square footprint which by the end of the 19th century had changed into a more elongated rectangular one, possibly as the result of an extension to the south (Map 3). In the last three decades of the 20th century the building underwent significant alterations, with the construction of several extensions to the east and north and intensive internal and external modifications and works. Evidence of these alterations was observed during the survey and is noted in the descriptive record below.

6 Building recording descriptive record (Figs 2-4)

Orchard Cottage is a north-east/south-west aligned structure measuring approximately 15m x 8m in size and covering around 110 square metres. It is a single-storey building throughout, although the attic space has been converted and partially subdivided. The building is partially constructed of timber and partially of brickwork, with the timber elements of the structure usually indicating original sections of the cottage (see below).

Exterior

All the windows detailed below are modern insertions or replacements.

The main range of the cottage has a gabled roof, with the extensions to the east having single-pitches. The entire roof is covered in pan-tiles (Photograph 1). A chimney projects from the central range of the cottage. The entire exterior of the building is rendered, with the exception of the top of the gables at each end of the structure, which are covered in weatherboarding (Photograph 2).



Photograph 1 The north-west elevation of the building, showing imitation timber-framing. Photograph taken facing south-east.

The ground slopes slightly down in the direction of Halstead Road (Fig 1) so the north of the building is supported on a brick plinth to keep the structure level. This brick plinth is constructed of grey bricks laid in stretcher bond with dimensions of 215mm x 95mm x 75mm.

The north-west elevation of the building has four wooden-framed casement/awning windows, alongside a six-panel door. The doorway is surrounded by an open porch (Photograph 1). This elevation also has imitation timber-framing, made of several thin machine-cut timbers attached to the outside of the render.



Photograph 2 North-east elevation of the building, showing modern extensions. Photograph taken facing south-west.

The north-east elevation of the building has a large plastic-framed fixed single-light window at ground-level on the main range and a smaller wooden-framed awning window in the gable above (Photograph 2). The northern extension of the building also has a three-light wooden-framed awning/casement window.

The south-east elevation of the building is dominated by the two modern extensions (Photograph 3). The larger of the two extensions projects further out, and has plastic-framed French doors leading into the garden, alongside a large single-pane window. Also on this elevation are four wooden-framed awning/casement windows, and a plastic-framed door on the smaller extension.



Photograph 3 South-east elevation of the building, showing modern extensions. Photograph taken facing north-west.

The south-west elevation of the building has a wooden-framed casement/awning window on the central range, with a smaller one in the gable above (Photograph 4). The two eastern extensions on this elevation also have windows; a wooden-framed awning one on the smaller extension and a plastic-framed single-pane one on the larger extension.



Photograph 4 South-west elevation of building. Photograph taken facing north.

Interior

For ease of description the rooms of the cottage have been assigned numbers from 1-15 (Figs 2-3).

Room 1

This room is within the eastern extensions and is of clear modern construction, with a vinyl floor and accessed by a modern door from room 6 (Photograph 5).



Photograph 5 Interior of room 1. Photograph taken facing east.

Room 2

Designated as a 'Sun Lounge' on the architects plans, this room is within the eastern extensions and is of modern construction. A machine cut binding-beam is supported by brick pillars on the north-west and south-east sides of the room (Photograph 6). This room has floorboards which measure 110-115mm in width, significantly narrower than the floorboards of the adjacent room 8 (see below). The room is accessed by a half glazed modern door from room 8.



Photograph 6 Interior of room 2. Photograph taken facing east.

Room 3

This room is a small lobby into the building from the south-east, within the eastern extensions. It has a concrete screed floor (Photograph 7). It has an opening into room 9, with no door.



Photograph 7 Interior of room 3.
Photograph taken facing north-east.

Room 4

This room is a bathroom within the eastern extensions, with a vinyl floor. It is accessed via a modern doorway from room 3.

Room 5

This room is within the northern extension and has a tiled floor (Photograph 8). No features are present within this room, but it is notable as it has particularly thin brick exterior walls, apparently only a single course thick. A binding-beam is aligned north-east/south-west across the ceiling, it is concealed by panelling but given its clear lack of support on either elevation it is probably a metal beam. The room is access via a modern door from room 6.



Photograph 8 Interior of room 5. Photograph taken facing south-east.

Room 6

This room is a small hallway between rooms 1, 5, 7 and 8, and also contains the stairway up to the attic floor (Photograph 9). The divisions between this hallway and room 7 are all inserted stud walls, suggesting originally rooms 6 and 7 were combined. The ceiling of room 6 contains several hand-sawn joists that match the spacing and size of the ones in room 7 (Photograph 10), suggesting they were until recently one room. Also partially visible on the northern and eastern walls of the room are hand-sawn girding-beams, with the northern one being chamfered (Photograph 9). No studs or sill-beams are visible, but they may be hidden within the wall, behind the plaster facing. The floor of room 6 is tiled. All the doors leading from room 6 are modern, but the one leading into room 8 has a lock plate and a hook on its rear that may be reused from elsewhere in the building.



Photograph 9 Interior of room 6, showing chamfered girding-beam and staircase up to attic floor. Photograph taken facing north.



Photograph 10 Interior of room 6, showing joists in ceiling. Photograph taken facing south-west.

Room 7

This room, as mentioned above, is only divided from room 6 by a modern stud wall. Taking up a large section in the east of this room is the inserted staircase up to the attic floor (Photograph 11). As with room 6, the ceiling of this room has several north-east/south-west aligned joists, measuring between 50-70mm in width. The majority of these are hand-sawn, but some are very clearly machine cut (Photograph 11). On the west and north walls of this rooms are a series of studs, with the girding-beam also visible on the north wall (Photograph 12). All of these timbers are hand-sawn and seem likely to be original to the building, but there has clearly been some modern alterations carried out on the timber-frame. The northern wall is supported on a replacement, or moved, sill-beam, as no mortices are present and the studs appear to be sitting or nailed onto it, rather than jointed. The studs on the western wall have been cut short and no longer join with the (concealed) sill-beam (Photograph 11). Additionally, the girding-beam on the north wall (which is chamfered, just as in room 6) is also cut short and does not meet the western elevation. It is supported by a machine-cut brace cutting across the timber-frame and supported on the sill-beam (Photograph 12). The floor of the room is tiled.



Photograph 11 Interior of room 7, showing exposed timber-frame, joists and inserted staircase. Photograph taken facing north.



Photograph 12 Detail of exposed studwork in room 7, showing girding-beam cut short and supported by modern brace. Photograph taken facing north-east.

Room 8

This room has the highest number of timbers within the cottage. The ceiling consists of a central large, chamfered, hand-sawn binding-beam aligned north-east/south-west across the room, with multiple hand-sawn joists jointed into it and projecting to the eastern and western walls, where they rest on girding-beams (Photograph 13). The joists vary in thickness from 70-90mm, making them universally more substantial than the ones in room 7 (see above). A small number of the joists have evidence of reuse in the form of empty mortices. Three hand-sawn studs are visible on the western wall, the southern two of which are cut short and don't reach the sill-beam below (Photograph 14). The girding-beam on the western wall has been heavily rebuilt, with several sections bolted together to form a contiguous whole (Photograph 15). In the northern corner of this room, adjacent to the full height stud, is a section of brick-nogging, laid in stretcher-bond with measurements of 220mm x 100mm x 65mm (Photograph 13).



Photograph 13 Interior of room 8, showing exposed timber-frame and binding-beam. Photograph taken facing west.



Photograph 14 Cut-off studs on the western wall of room 8. Photograph taken facing north-west.



Photograph 15 Detailed shot of western girding-beam in room 8, showing repairs/replacement timbers bolted together. Photograph taken facing west.

The room is dominated by a large multi-phase brick fireplace on the southern wall. The fireplace opening seems to have been reduced in size successively since it was initially constructed (Photograph 16 and Fig 4). The original phase of the fireplace is constructed of red bricks laid in English-bond, measuring 215mm x 90-95mm x 45-50mm in size, above substantial hand-sawn mantel-beam supported on posts. It appears subsequent phases have bricked up segments of the original fireplace opening and new timbers have been added to form a fresh surround each time (Fig 4). At the top of the fireplace on its western side is a projection into the room that undoubtedly indicates the underside of a staircase (Photograph 17). No stairs were observed corresponding to this projection, either in the attic or in room 9, but there is a possibility nonetheless this projection is the remnants of an earlier attic access. This is examined in detail in the discussion (pg 20).



Photograph 16 Fireplace in room 8. Projection for staircase visible in top right. Photograph taken facing south-west.

Room 8 is accessed from the outside via a small lobby to the west of the fireplace (Fig 2). The door between room 8 and this lobby is modern, as is the exterior door itself (see exterior description above). The door between room 8 and 9 is modern but has a lock plate that may have been reused from an elsewhere in the building (Photograph 18).

This room has regular-sized floorboards measuring 160mm wide.



Photograph 17 Detail of underside of staircase projecting into room 8 above fireplace. Photograph taken facing north-west.



Photograph 18 Detail of reused lock plate on modern door between rooms 8 and 9. Photograph taken facing north-east.

Room 9

This room is a corridor connecting rooms 3, 8, 10 and 11. It has a concrete screed floor. The corridor is largely occupied by the eastern side of the chimney-breast, although this has clearly been recently rebuilt and is quite different to the fireplace's appearance in room 8 (Photograph 19). The regular brickwork suggests that the ostensibly 'blocked' fireplace opening (complete with mantel-beam) is almost certainly an imitation. The genuine mantel-beam of the fireplace in room 8 projects into this room, suggesting that the modern brickwork does not fully replicate the extent of the original chimney-breast (Photograph 20). Also visible in room 9 is the girding-beam supporting the floor in room 8, as well as several machine-cut timbers and modern brickwork on the eastern wall, which are probably modern additions (Photograph 20).



Photograph 19 Rebuilt chimney-breast in room 9, with imitation mantel-beam and blocked fireplace opening. Photograph taken facing north-west.



Photograph 20 Interior of room 9, showing door between room 8 and 9 and the mantel-beam of the fireplace in room 8 projecting into this room. Photograph taken facing north-east.

Room 10

This room is a modern inserted bathroom divided from rooms 9 and 11 by stud walls. Its floor is concrete screed.

Room 11

This room is a kitchen and has clearly been recently modernised. The chimney-breast forms the northern wall of this room but it has been entirely obscured so no observation of its fabric was possible. A small channel containing a cupboard and counter-top projects approximately 600mm into the chimney-breast, perhaps indicating that there was a fireplace in this room, as well as in room 8 (Photograph 21).

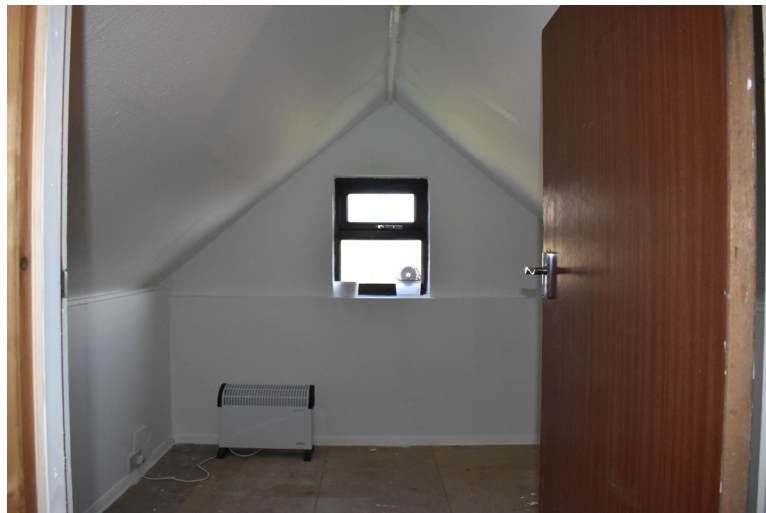


Photograph 21 Interior of room 11, showing obscured south-side of fireplace. Counter-top and cupboard in centre might indicate location of fireplace. Photograph taken facing east.

Adjacent to the chimney-breast in this room is a modern cupboard constructed of machine-cut timber.

The room has a vinyl floor.

Room 12, 13 and 14



Photograph 22 Interior of room 12. Photograph taken facing north-east.

All of these rooms are modern insertions into the attic space with stud walls and MDF boards as flooring (Photographs 22 and 23). Room 13 contains the staircase down to the ground-floor. Room 14 has collars visible that appear to join every other pair of rafters (Photograph 23). These rooms do not take up the entire width of the building (Fig 3).



Photograph 23 Interior of room 14. Photograph taken facing south-west.

Room 15

This 'room' is the remnants of the original attic space not affected by the insertion of rooms 12, 13 and 14 (Fig 3). The chimney-stack continues up from the floor below and narrows as it reaches the roofs apex; the northern side of the stack is painted but a section on the southern side is uncovered and shows plain soot-charred brickwork with bricks varying in size fairly substantially; with ranges of 180-210mm x 85-100 x 45-50mm (Photograph 24).



Photograph 24 South side of chimney-stack in room 15, showing exposed original brickwork. Photograph taken facing north-east.

The roof of the building has been entirely rebuilt and is all constructed of modern machine-cut timber. The rafters of the building meet at a ridge-board and are supported by a purlin on each roof pitch and collars to the north of the chimney (as noted above).

The wall-plates of the building are some 300-500mm higher than the floor-level in the attic, which is unusual. Usually the attic floor (including the joists) is suspended directly on the wall-plates. Whether this slightly enlarged attic space is an original feature of the building, or is the result of later alterations, is examined in the discussion (pg 21). Certainly there is no evidence on the wall-plates that there was originally a higher floor level.

The original wall-plates of the building are obvious and measure approximately 150mm x 150mm in size, are hand-sawn and quite sinuous (Photograph 25). They have multiple timbers nailed onto them to provide additional support, but most of these additional timbers also appear hand-sawn. The posts and studs rising from the ground-floor are morticed into the wall-plate and pegged into place, although there are several modern replacements on both elevations (Photograph 25). These hand-sawn wall-plates end in line with the southern extent of the chimney-stack (Fig 3), where they are replaced with a machine-cut wall-plates (on the western elevation) and brickwork (on the eastern) (Photograph 26). The attic space to the north of the building was not as accessible, but the original wall-plates appeared to survive all the way to the beginning of the northern extension (Fig 3).



Photograph 25 Detail of eastern wall-plate of the building in the attic. Original studs visible, as well as modern replacements. Photograph taken facing east.



Photograph 26 Showing the end of the eastern wall-plate in the attic, abutting against modern brickwork. Photograph taken facing south.

The multiple timbers attached to the face of the wall-plates made identifying any scarf-joints difficult, but one example was observed at the southern end of the building, although its form could not be identified (Photograph 27, Fig 3).



Photograph 27 Detail of possible scarf joint on eastern wall-plate, with timber addition to face of wall-plate visible. Photograph taken facing south-east.

No carpenter's marks were observed on the building's surviving timber-frame, but there may be some on the exterior of the building, hidden by the plaster and modern alterations.

7 Discussion

As suggested by the heritage assessment (Athena Architectural Services 2018), Orchard Cottage has very clearly undergone significant alteration and modernisation in the last 30 years. Equally as clear, however, is that there are significant historical elements to the building's fabric, including multiple hand-sawn timbers and historical brickwork. This could imply that the structure has an older origin than is suggested by either the heritage assessment or its absence on the earliest cartographic source (Chapman and André's 1777 map of Essex; Map 1).

The exterior of the building has been completely homogenised and is devoid of any historical fabric or dating evidence. Consequently examination of the interior fabric is the only method by which an interpretation of the building can be formed.

As mentioned previously, large numbers of modern alterations to the interior of the building were observed during the survey for this report; most notably the complete rebuilding of the roof (including the rebuilding of the chimney-stack above the ridge-line), the insertion of attic rooms (with associated access stairs), the replacement of all the windows with modern examples and the recent extensions to the north and east of the building (Figs 2-3). It was clear even from an initial cursory examination that rooms 1-5 and rooms 12-14 are all of modern construction and can safely be disregarded as of little interest architecturally or historically.

The hand-sawn wall-plates observed in the attic appear to define the original extent of the building (Fig 3). It seems when it was first constructed Orchard Cottage comprised rooms 6, 7 and 8, along with part of room 9. Disregarding the modern additions and subdivisions in these rooms the original plan form appears to have been a central bay with a small wing to the north (Fig 2). This small footprint seems to correspond with its appearance on the tithe map of 1839 (Map 2).

That the building is shown with an elongated rectangular footprint on the first and second edition OS maps (Maps 3 and 4) would seem to suggest that the southern extension (containing rooms 10 and 11) was constructed sometime in the mid-late 19th century. Presumably this would also serve to date the insertion of the staircase into the attic floor that projects into room 8 above the fireplace (Fig 4). Although this staircase appears to have been entirely blocked and is not visible in either the attic or room 11, it seems likely that it was originally accessed from room 11 and added to the structure when the extension was constructed on the south of the building. This also serves to probably date the second phase (partial blocking up) of the fireplace in room 8 (Fig 4). It seems likely that the addition of a staircase within the chimney-breast would have necessitated blocking up part of the fireplace, which originally was much larger (Fig 4).

Although we can be relatively confident in defining the original plan form of the building, identifying original features within it is a more difficult matter. The significant modernising work undertaken on the building, as well as affecting the elements described above, has also had a tremendous impact on its 'readability'. Most problematically, the heritage assessment notes that during the modernisation works, as the sill-beam had completely rotted away, multiple "timber studs were removed and replaced with new timbers" and additionally several "fake beams and studs were added to the property" (Athena Architectural Services 2018). The sawn-off studs visible in rooms 7 and 8 are the result of this alteration work; they were cut short due to rot and left 'floating' above the new sill-beam. These kind of alterations to the core fabric of the building can make determining original features, such as entrances, windows and even floors, very difficult.

Additionally, a large portion of the building's timber-frame is masked with plasterboard or other coverings, making analysis impossible. Most notably the wall between rooms 7 and 8, at the centre of the original plan form, is entirely obscured.

All these factors make any high-level determination of the building's original layout almost impossible, and so instead the discussion will focus on two key questions as

best as they can be answered by the available evidence: what is the age of the building, and is the attic-floor level, with its unusual location below the level of the wall-plates, original to the structure?

The key piece of evidence in determining the answer to both these questions is the chimney-stack and fireplace in room 8, even though, as with all other elements of the building, it has been heavily altered (Fig 4). The initial phase of the chimney-stack is constructed of narrow bricks, with measurements varying from 180-215mm x 85-100mm x 45-50mm. Narrow bricks and irregular measurements are indicative of early brick-making and, although dating structures by the size of their bricks alone is not an exact science (Brunskill 1990, 39), the measurements of these bricks do suggest they are late medieval or early post-medieval in origin. Bricks 47mm-57mm in thickness are common from the 15th century until the mid-17th century (Brunskill 1990, 37). Additionally the bricks of the fireplace are laid in English-bond, an early form of bonding which passed out of general use in the early 17th century (Brunskill 1990, 51).

These factors combined suggest that the original phase of the chimney was constructed between the 15th and 17th centuries. The question becomes, then, whether the chimney is original to the building or a later insertion. Early brick chimney-stacks, from the 16th century onwards (Forrester 1975, 7), are often inserted into pre-existing open-hall structures (Stenning 1989, 94) and this may be what happened with Orchard Cottage.

The conventional form of medieval hall-houses was single- or double-ended, with a central hall open to the roof and two-storey wings attached at one or both ends (Brunskill 2000, 104). In this interpretation Orchard Cottage would be a single ended small hall-house, with room 8 as an open hall, and rooms 6 and 7 as the ground-floor of a two-storey wing. Although rooms 6 and 7 have an attic-floor above them today, given its lack of binding-beam and the multiple machine cut joists, the current floor-level is probably the result of modern alteration or rebuilding.

If the building were a hall-house, the cross-passage would most likely have been at the northern end of room 8, and the brick chimney a later addition to the exposed southern end of the hall, probably in the 16th century. In this interpretation, by necessity, the attic-floor above room 8 must also be a later insertion, and would have been added to the building at the same time as the chimney. Not only is its binding-beam supported by the brickwork of the chimney-breast (Fig 4), but also originally the open-hall would have had a central hearth, with smoke rising to the rafters and filtering out via louvres (Brunskill 2000, 119).

This interpretation may also account for the peculiar arrangement of the attic-floor level (and it sitting below the wall-plates). When converting the entire building into a two-storey structure, more height would be required in the second-storey than would have ever been considered when the frame was originally raised, leading to the insertion of a girding-beam a short distance below the wall-plate, allowing for suitable headroom. Alternatively it may be that the current girding-beam is the original wall-plate of the building, and that when the second-storey was added the walls were heightened, with a new wall-plate on top, again to allow suitable headroom. It should also be noted that as the entire roof has been rebuilt we do not know the original height of the ridgeline. It seems quite likely that it would have been higher than it is currently and thus would have provided more headroom. This would be particularly true if the original roof covering was thatch, which can be laid on a much steeper pitch than roofing tiles (Brunskill 1994, 60).

It is unfortunate that the attic-space above rooms 6 and 7 could not be closely examined (occupied as it is largely by modern rooms), as if the building was originally a hall-house there may be surviving evidence for the upper-storey (solar) of the north-wing in this location.

An alternative interpretation is that the building was not a hall-house at all but that it was originally constructed as a small 'two-unit' building (after Brunskill 2000, 106), complete with chimney and attic-floor. This would probably date the structure as being closer to the 17th century than the 15th. This interpretation does nothing to explain the positioning of the attic floor-level, save as a peculiar vernacular architectural decision.

Finally, a more tentative interpretation is that the building is in fact of late 18th/early 19th-century date, as suggested by its lack of appearance on Chapman and André map. In this scenario, the historical fabric within its make-up is explained as the significant reuse of older building materials, presumably from a demolished 16th- or 17th-century structure within close proximity. This would include all the first phase of brickwork from the chimney, all the ceiling timbers in room 8 and the all the wall-plates. Such an interpretation is appealing as a simple solution to the phasing of the building, but is probably without much merit - even with the significant modern alterations of the structure there remains far too much contiguous historical fabric with no evidence of reuse. For such an interpretation to be correct based on the observable fabric would mean suggesting that, for example, the entire chimney and fireplace from this hypothetical earlier building was removed brick-by-brick and rebuilt in the current structure, before being altered later in the 19th century. Similarly, the first-floor above room 8, binding-beam and all, would have to have been dismantled and then inserted into the current building. While these situations are within the realms of possibility, they are not particularly likely.

Ultimately, however, without the complete exposure and close examination of the timber-frame, which of the above interpretations is correct is impossible to prove categorically. While the extensive nature of the modern alterations means there is no guarantee that key diagnostic elements of the timber-frame still survive, an examination of it during the demolition works may well provide a more sound insight into the origin and nature of this enigmatic building.

8 Acknowledgements

Colchester Archaeological Trust would like to thank Ian Hurst for commissioning and funding the historic building recording.

The recording was carried out by Mark Baister.

Figures are by Mark Baister, adapted from architects plans by Athena Architectural Services.

The project was monitored by Dr Jess Tipper for Colchester Borough Council.

The text was reviewed and edited by Philip Crummy, director of CAT.

9 References

Note: all CAT reports, except for DBAs, are available online in .pdf format at

<http://cat.essex.ac.uk>

Athena Architectural Services	2018	<i>Heritage Statement: Orchard Cottage Seven Star Green</i>
Brunskill, R.W.	1990	<i>Brick Building In Britain (1st ed)</i>
Brunskill, R.W.	1994	<i>Timber Building In Britain (2nd ed)</i>
Brunskill, R.W.	2000	<i>Vernacular Architecture: An Illustrated Handbook</i>
CAT	2020	<i>Written Scheme of Investigation (WSI) for a Historic Building Recording at Orchard Cottage, Seven Star Green, Eight Ash Green, Essex, CO6 3QB</i>
CBC	2020	<i>Brief for Level 2 Historic Building recording at Orchard Cottage, Seven Star Green, Eight Ash Green CO6 3QB by J. Tipper</i>
CIfA	2014 a	<i>Standard and guidance for the collection, documentation, conservation and research of archaeological materials</i>
CIfA	2014 b	<i>Standard and guidance for archaeological investigation and recording of standing buildings or structures</i>
Digital Curation Centre (DCC)	2013	<i>Checklist for Data Management Plan v.4.0</i>
Forrester, H.	1975	<i>Timber Framed Houses of Essex (2nd edition)</i>
MHCLG	2018	<i>National planning policy framework</i>
EAA 14	2003	<i>Standards for field archaeology in the East of England East Anglian Archaeological occasional papers 14 by Gurney, D.</i>
EAA 24	2011	<i>Research and Archaeology Revisited: A Revised Framework for the East of England, East Anglian Archaeological occasional papers 24 by Medlycott, M</i>
Historic England	2015	<i>MoRPHE: Management of Research Projects in the Historic Environment</i>
Historic England	2016	<i>Understanding Historic Buildings. A guide to good recording practice</i>
Stenning, D.F.	1989	'Early brick chimney stacks' in <i>Essex Archaeology and History</i> 20, 92-102

10 Abbreviations and glossary

binding-beam	a large timber running from post-to-post and providing intermediate support to floor- joists
carpenter's marks	symbols scratched, incised or chiselled into timbers to assist in assembly
CAT	Colchester Archaeological Trust
CBC	Colchester Borough Council
CIfA	Chartered Institute for Archaeologists
collar	a horizontal timber in a roof spanning between a pair of inclined timbers (such as rafters)
collar-purlin	a horizontal timber running the length of the roof supported at bay intervals by crown-posts
crown-post	post rising from a tie beam to support a collar-purlin
EHES	Essex Historic Environment Record, held by the ECC
ERO	Essex Records Office
English-bond	a brickwork bond created from alternate courses of headers and stretchers
girding-beam	a timber beam placed horizontally in a wall frame at a level between the sill and the tie-beam or wall-plate. Often used to support joists for a floor.
HE	Historic Environment
joist	a horizontal timber that supports floorboards above. Will sometimes carry boarded or plastered ceilings
medieval	from AD 1066 to 1500
modern	period from the 19th century onwards to the present
NGR	National Grid Reference
OASIS	O nline A ccess to the I ndex of A rchaeological I nvestigations, http://oasis.ac.uk/pages/wiki/Main
pantile	a roof tile curved to form an S-shaped section, fitted to overlap its neighbour
post	in wall frames vertical members which rise the full height of the frame, being either principal posts at the bay divisions or intermediate posts within the bay
post-medieval	from AD 1500 to 1800
purlin	a longitudinal timber giving support to the common rafters of a roof and normally set at right-angles to the slope of the rafters
rafter	an inclined timber following the slope of the roof
ridge-board	a plank-like timber running below the apex of the roof and receiving the ends of the rafters
sill-beam	the beam at the foot of a timber-framed wall from which rise all the studs (and usually the posts)
stud	in wall frames the upright smaller section timbers between the main posts of the frame
vernacular	a style of architecture used in the construction of domestic and functional buildings for ordinary people, as opposed to public or monumental buildings
wall-plate	a timber running horizontally along the top of a wall to receive the ends of common rafters

11 Archive deposition

The paper archive is currently held by the Colchester Archaeological Trust at Roman Circus House, Roman Circus Walk, Colchester, Essex CO2 7GZ, but will be permanently deposited with Colchester Museum under CHER number ECC4433.

The digital archive resulting from the work will be deposited with the Archaeology Data Service (archaeologydataservice.ac.uk) to safeguard the long-term curation of the digital records. The CBCAA will be notified when the digital archive has been deposited. Prior to deposition CAT's data management plan (based on the official guidelines from the Digital Curation Centre [DCC 2013]) will ensure the integrity of the digital archive.

12 Contents of archive

Paper and digital record

One A4 document wallet containing:
The report (CAT Report 1536)
Original site record (plans, elevations and notes)
Site digital photos and log

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Distribution list

Mr Ian Hurst
Dr Jess Tipper, CBCAA
EHER



Colchester Archaeological Trust

Roman Circus House
Circular Road North,
Colchester,
Essex CO2 7GZ

tel.: 01206 501785
email: mb@catuk.org

checked by: Philip Crummy
date: 27/03/2020

Appendix 1:
Full digital photographic record
(images on accompanying CD)

- ECC4433_Photo graph_001.JPG North- and south-west elevation of building. Photograph taken facing east.
- ECC4433_Photo graph_002.JPG North-west elevation of building. Photograph taken facing south-east.
- ECC4433_Photo graph_003.JPG South-west elevation of building. Photograph taken facing north-east.
- ECC4433_Photo graph_004.JPG North-east elevation of building. Photograph taken facing south-west.
- ECC4433_Photo graph_005.JPG North-east and south-east elevations of building. Photograph taken facing west.
- ECC4433_Photo graph_006.JPG South-east and south-west elevations of building. Photograph taken facing north.
- ECC4433_Photo graph_007.JPG South-east elevation of building. Photograph taken facing north-west.
- ECC4433_Photo graph_008.JPG South-east elevation of building. Photograph taken facing north-west.
- ECC4433_Photo graph_009.JPG South-east and south-west elevation of building. Photograph taken facing north.
- ECC4433_Photo graph_010.JPG South-west and north-west elevation of building. Photograph taken facing east.
- ECC4433_Photo graph_011.JPG North-west elevation of building, showing porch. Photograph taken facing south-east.
- ECC4433_Photo graph_012.JPG North-west elevation of building, showing imitation timber-framing. Photograph taken facing south.
- ECC4433_Photo graph_013.JPG Interior of room 5. Photograph taken facing south.
- ECC4433_Photo graph_014.JPG Interior of room 5, showing large single-pane window. Photograph taken facing north.
- ECC4433_Photo graph_015.JPG Interior of room 1. Photograph taken facing east.
- ECC4433_Photo graph_016.JPG Interior of room 1. Photograph taken facing west.
- ECC4433_Photo graph_017.JPG Interior of room 2. Photograph taken facing east.
- ECC4433_Photo graph_018.JPG Interior of room 2. Photograph taken facing west.
- ECC4433_Photo graph_019.JPG Interior of room 2, showing binding-beam. Photograph taken facing west.
- ECC4433_Photo graph_020.JPG Interior of room 8, showing doorway into room 9. Photograph taken facing south.
- ECC4433_Photo graph_021.JPG Interior of room 3. Photograph taken facing south-east.
- ECC4433_Photo graph_022.JPG Interior of room 3, showing back of modern timber and brick insertion. Photograph taken facing north-east.
- ECC4433_Photo graph_023.JPG Interior of room 3, showing back of modern timber and brick insertion. Photograph taken facing north-east.
- ECC4433_Photo graph_024.JPG Interior of room 4. Photograph taken facing south-west.
- ECC4433_Photo graph_025.JPG Interior of room 9, showing rebuilt chimney-breast with imitation mantel-beam and blocked fireplace. Photograph taken facing north-west.
- ECC4433_Photo graph_026.JPG Interior of room 9, showing rebuilt chimney-breast with imitation mantel-beam and blocked fireplace. Photograph taken facing north-west.
- ECC4433_Photo graph_027.JPG Interior of room 9, showing door to room 8. Mantel-beam of fireplace in room 8 projecting into room to left of frame. Photograph taken facing north-east.
- ECC4433_Photo graph_028.JPG Interior of room 9, showing detail of mantel-beam of fireplace in room 8 projecting into room. Photograph taken facing north.
- ECC4433_Photo graph_029.JPG Interior of room 9, showing lock plate on door to room 8. Photograph taken facing north-east.
- ECC4433_Photo graph_030.JPG Interior of room 9, showing lock plate on door to room 8. Photograph taken facing north-east.
- ECC4433_Photo graph_031.JPG Interior of room 9, showing inserted modern bathroom room 10. Photograph taken facing south-west.
- ECC4433_Photo graph_032.JPG Interior of room 10. Photograph taken facing east.
- ECC4433_Photo graph_033.JPG Interior of room 11. Photograph taken facing north-west.
- ECC4433_Photo graph_034.JPG Interior of room 9, showing doorways into rooms 10 and 11. Photograph taken facing west.
- ECC4433_Photo graph_035.JPG Interior of room 11. Photograph taken facing south-east.
- ECC4433_Photo graph_036.JPG Interior of room 11, showing rear of chimney-breast and cabinet and countertop in possible blocked fireplace. Photograph taken facing east.
- ECC4433_Photo graph_037.JPG Interior of room 11, showing cupboard adjacent to chimney-breast. Photograph taken facing north-east.

ECC4433_PhotoGraph_038.JPG Interior of room 11, showing cupboard adjacent to chimney-breast. Photograph taken facing north-east.

ECC4433_PhotoGraph_039.JPG Interior of room 11, showing interior of cupboard adjacent to chimney-breast. Photograph taken facing east.

ECC4433_PhotoGraph_040.JPG Interior of room 8. Photograph taken facing north.

ECC4433_PhotoGraph_041.JPG Interior of room 8. Photograph taken facing east.

ECC4433_PhotoGraph_042.JPG Interior of room 8. Photograph taken facing south.

ECC4433_PhotoGraph_043.JPG Interior of room 8. Photograph taken facing south.

ECC4433_PhotoGraph_044.JPG Interior of room 8. Photograph taken facing west.

ECC4433_PhotoGraph_045.JPG Interior of room 8, showing fireplace. Photograph taken facing south-west.

ECC4433_PhotoGraph_046.JPG Interior of room 8, showing fireplace. Photograph taken facing south-west.

ECC4433_PhotoGraph_047.JPG Interior of room 8, showing east side of fireplace. Photograph taken facing south-west.

ECC4433_PhotoGraph_048.JPG Interior of room 8, showing west side of fireplace. Photograph taken facing south-west.

ECC4433_PhotoGraph_049.JPG Interior of room 8, showing mantel-beam above fireplace. Photograph taken facing south.

ECC4433_PhotoGraph_050.JPG Interior of room 8, showing mantel-beam of fireplace. Photograph taken facing west.

ECC4433_PhotoGraph_051.JPG Interior of room 8, showing binding-beam and joists in ceiling. Photograph taken facing north-west.

ECC4433_PhotoGraph_052.JPG Interior of room 8, showing binding-beam and joists in ceiling. Photograph taken facing north-west.

ECC4433_PhotoGraph_053.JPG Interior of room 8, showing binding-beam and joists in ceiling. Photograph taken facing south-east.

ECC4433_PhotoGraph_054.JPG Interior of room 8, showing joists in ceiling. Photograph taken facing east.

ECC4433_PhotoGraph_055.JPG Interior of room 8, showing joists in ceiling. Photograph taken facing south.

ECC4433_PhotoGraph_056.JPG Interior of room 8, showing exposed mortice on joists in ceiling. Photograph taken facing south-west.

ECC4433_PhotoGraph_057.JPG Interior of room 8, showing joists supported on girding-beam on north-west wall. Photograph taken facing north.

ECC4433_PhotoGraph_058.JPG Interior of room 8, showing joists supported on girding-beam on north-west wall. Photograph taken facing north.

ECC4433_PhotoGraph_059.JPG Interior of room 8, showing underside of blocked staircase above fireplace. Photograph taken facing north-west.

ECC4433_PhotoGraph_060.JPG Interior of room 8, showing cut-short studs on north-west wall. Photograph taken facing north-west.

ECC4433_PhotoGraph_061.JPG Interior of room 8, showing rebuilt girding-beam on north-west wall. Photograph taken facing north-west.

ECC4433_PhotoGraph_062.JPG Interior of room 8, showing rebuilt girding-beam on north-west wall. Photograph taken facing north-west.

ECC4433_PhotoGraph_063.JPG Interior of room 8, showing rebuilt girding-beam on north-west wall. Photograph taken facing north-west.

ECC4433_PhotoGraph_064.JPG Interior of room 8, showing brick-nogging on north-west wall. Photograph taken facing north-west.

ECC4433_PhotoGraph_065.JPG Interior of room 8, showing girding-beam on north-east wall. Photograph taken facing south-east.

ECC4433_PhotoGraph_066.JPG Interior of room 8, showing joists supported on girding-beam on south-east wall. Photograph taken facing north-east.

ECC4433_PhotoGraph_067.JPG Interior of room 6, showing doorway into room 8. Photograph taken facing south-west.

ECC4433_PhotoGraph_068.JPG Interior of room 6, showing doorway into room 8. Photograph taken facing south-west.

ECC4433_PhotoGraph_069.JPG Interior of room 6, showing lock plate on doorway into room 8. Photograph taken facing south-west.

ECC4433_PhotoGraph_070.JPG Interior of room 6, showing hook on back of doorway into room 8. Photograph taken facing south-west.

ECC4433_PhotoGraph_071.JPG Interior of room 6, showing handle on doorway into room 8. Photograph taken facing south-west.

ECC4433_PhotoGraph_072.JPG Interior of room 6, showing joists. Photograph taken facing south-west.

ECC4433_PhotoGraph_073.JPG Interior of room 6, showing joists and chamfered girding-beam on north wall. Photograph taken facing south-west.

ECC4433_Photo_074.JPG Interior of room 6, showing staircase up to attic floor, as well as chamfered girding-beam. Photograph taken facing north.

ECC4433_Photo_075.JPG Interior of room 7, showing timber-frame. Photograph taken facing north.

ECC4433_Photo_076.JPG Interior of room 7, showing staircase up to attic floor. Photograph taken facing east.

ECC4433_Photo_077.JPG Interior of room 7, showing timber-frame on northern wall. Photograph taken facing north-east.

ECC4433_Photo_078.JPG Interior of room 7. Photograph taken facing south.

ECC4433_Photo_079.JPG Interior of room 7. Photograph taken facing south.

ECC4433_Photo_080.JPG Interior of room 7, showing detail of door into room 6. Photograph taken facing south-east.

ECC4433_Photo_081.JPG Interior of room 7, showing timber-frame on northern wall. Photograph taken facing north-east.

ECC4433_Photo_082.JPG Interior of room 6, showing staircase up to attic floor. Photograph taken facing north-west.

ECC4433_Photo_083.JPG Interior of room 12. Photograph taken facing north-east.

ECC4433_Photo_084.JPG Interior of room 14. Photograph taken facing south-west.

ECC4433_Photo_085.JPG Interior of room 14, showing timber visible below MDF board floor. Photograph taken facing south-west.

ECC4433_Photo_086.JPG Interior of room 15, showing north-east side of chimney-stack. Photograph taken facing south-west.

ECC4433_Photo_087.JPG Interior of room 15, showing wall-plate on south-east elevation. Photograph taken facing east.

ECC4433_Photo_088.JPG Interior of room 15, showing wall-plate joining with stud on south-east elevation. Photograph taken facing south-east.

ECC4433_Photo_089.JPG Interior of room 15, showing wall-plate on south-east elevation. Photograph taken facing south-east.

ECC4433_Photo_090.JPG Interior of room 15, showing wall-plate on south-east elevation. Photograph taken facing south-east.

ECC4433_Photo_091.JPG Interior of room 15, showing wall-plate on south-east elevation, joining with brickwork to south. Photograph taken facing south.

ECC4433_Photo_092.JPG Interior of room 15, showing window on south-west elevation. Photograph taken facing south-west.

ECC4433_Photo_093.JPG Interior of room 15, showing southern side of chimney-stack, with exposed brickwork. Photograph taken facing north-west.

ECC4433_Photo_094.JPG Interior of room 15, showing detail of brickwork on southern side of chimney-stack. Photograph taken facing north-east.

ECC4433_Photo_095.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing north.

ECC4433_Photo_096.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing north.

ECC4433_Photo_097.JPG Interior of room 15, showing brickwork replacing wall-plate on south-east elevation. Photograph taken facing south-east.

ECC4433_Photo_098.JPG Interior of room 15, showing wall-plate on south-east elevation. Photograph taken facing east.

ECC4433_Photo_099.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing north-west.

ECC4433_Photo_100.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing north-west.

ECC4433_Photo_101.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing north-east.

ECC4433_Photo_102.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing north.

ECC4433_Photo_103.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing north-west.

ECC4433_Photo_104.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing west.

ECC4433_Photo_105.JPG Interior of room 13, showing staircase down to ground-floor. Photograph taken facing south-east.

ECC4433_Photo_106.JPG Interior of room 8, showing replacement sill-beam and cut short studs on north-west elevation. Photograph taken facing north-west.

ECC4433_Photo_107.JPG Interior of room 8, showing replacement sill-beam, stud and brick-nogging on north-west elevation. Photograph taken facing north-west.

ECC4433_Photo_108.JPG Interior of room 15, showing wall-plate on north-west elevation. Photograph taken facing west.

ECC4433_Photo_109.JPG Interior of room 15, showing wall-plate on north-west elevation.
Photograph taken facing north.

ECC4433_Photo_110.JPG Interior of room 15, showing wall-plate on north-west elevation.
Photograph taken facing north.

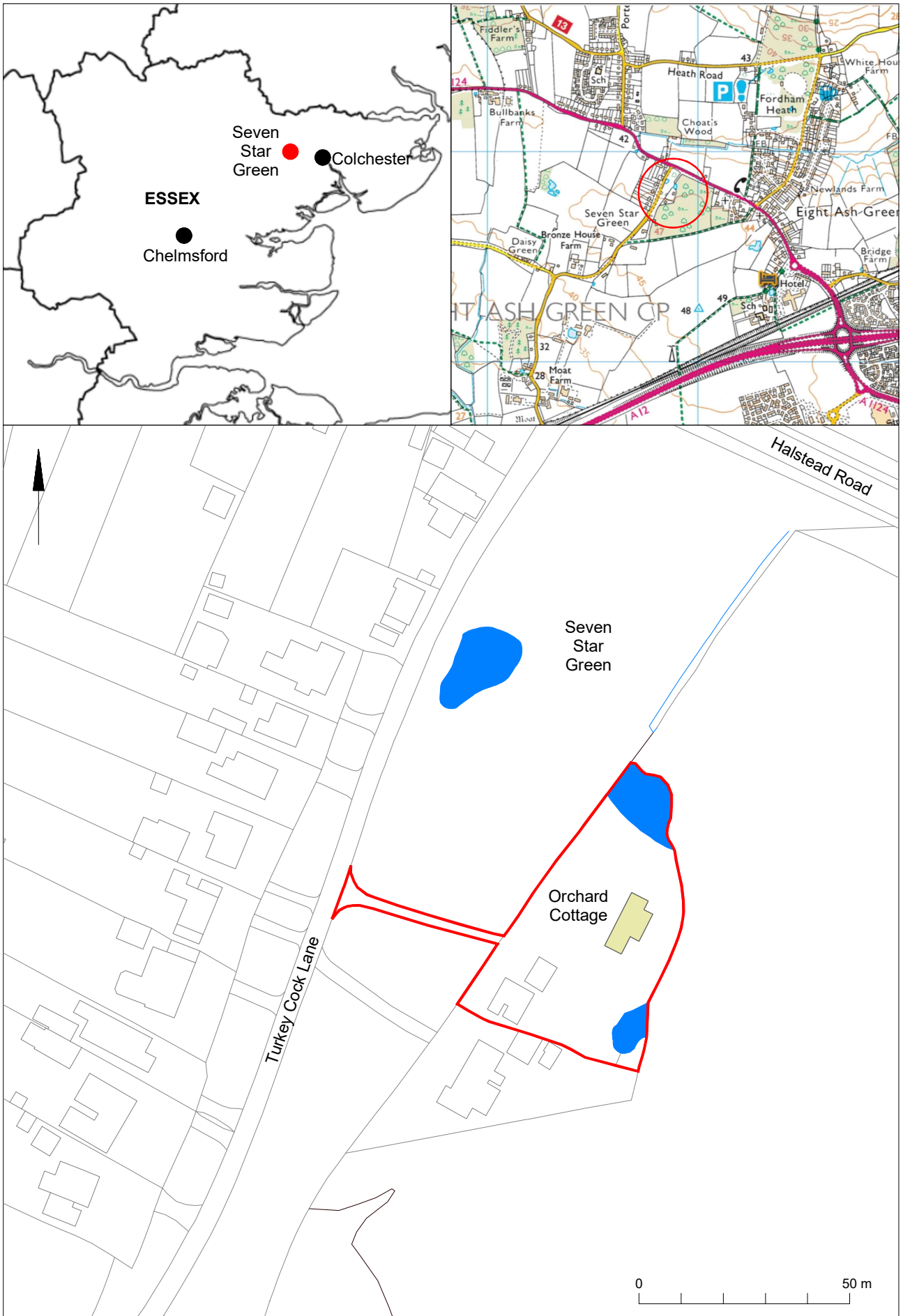


Fig 1 Site location.

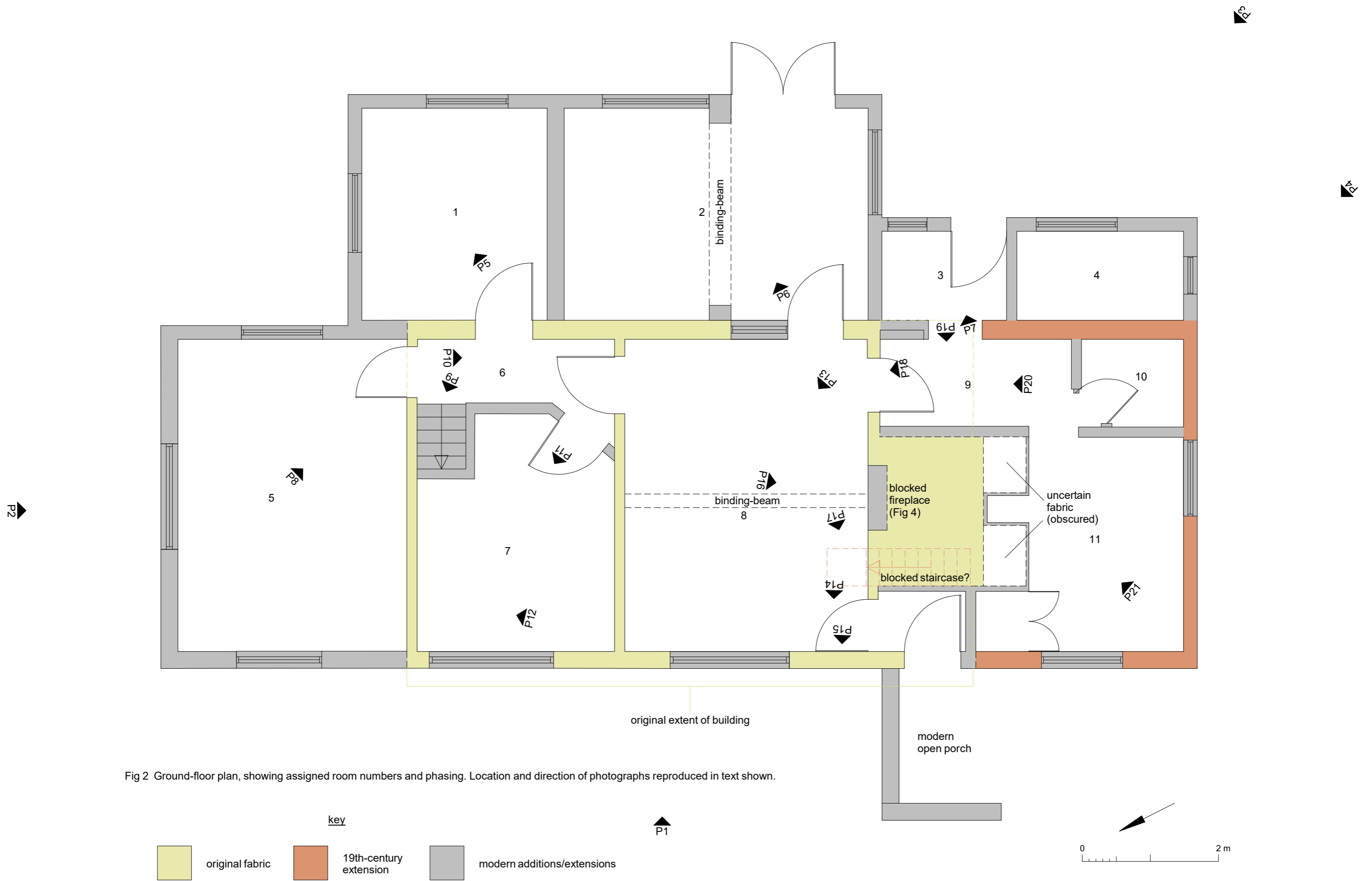


Fig 2 Ground-floor plan, showing assigned room numbers and phasing. Location and direction of photographs reproduced in text shown.

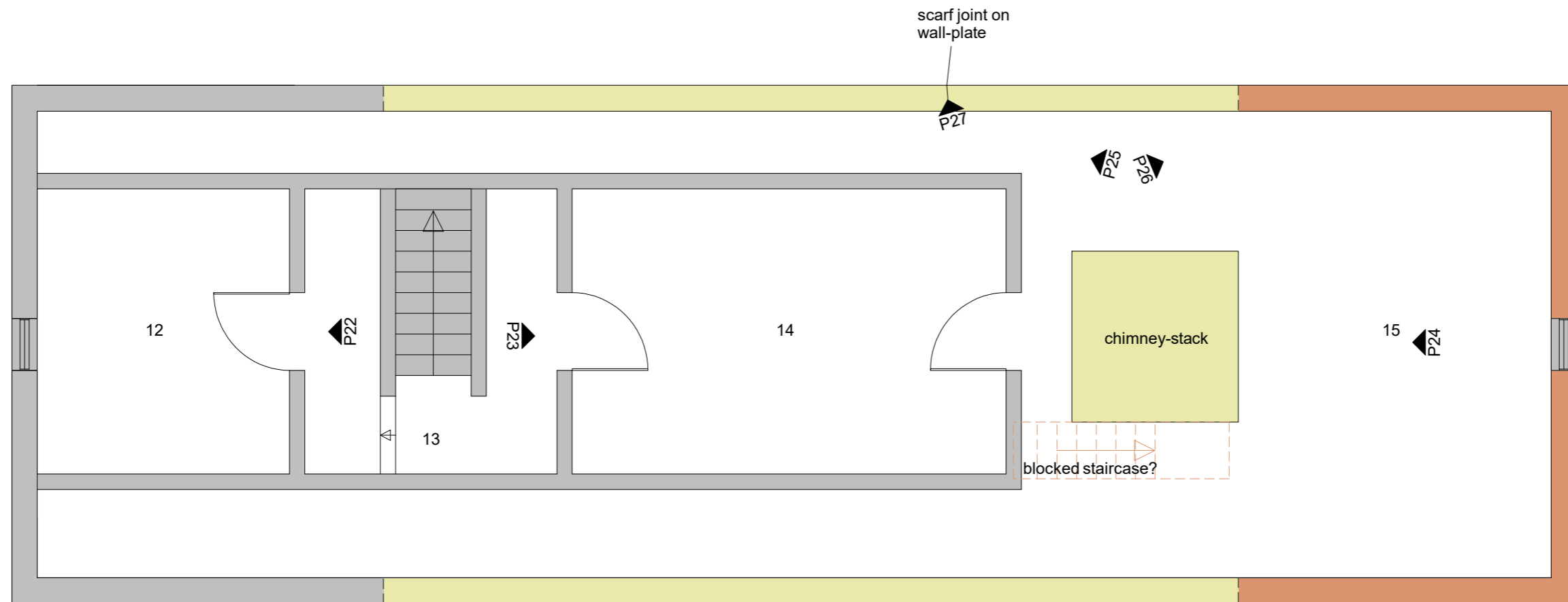
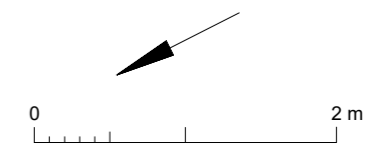
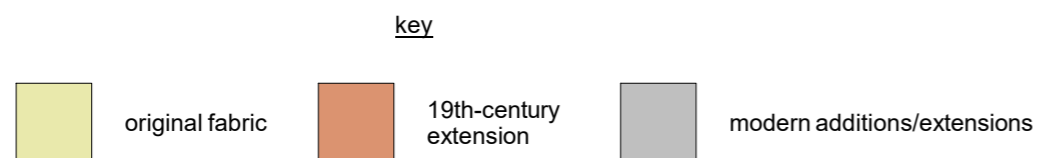


Fig 3 Attic floor plan, showing assigned room numbers and phasing. Location and direction of photographs reproduced in text shown.



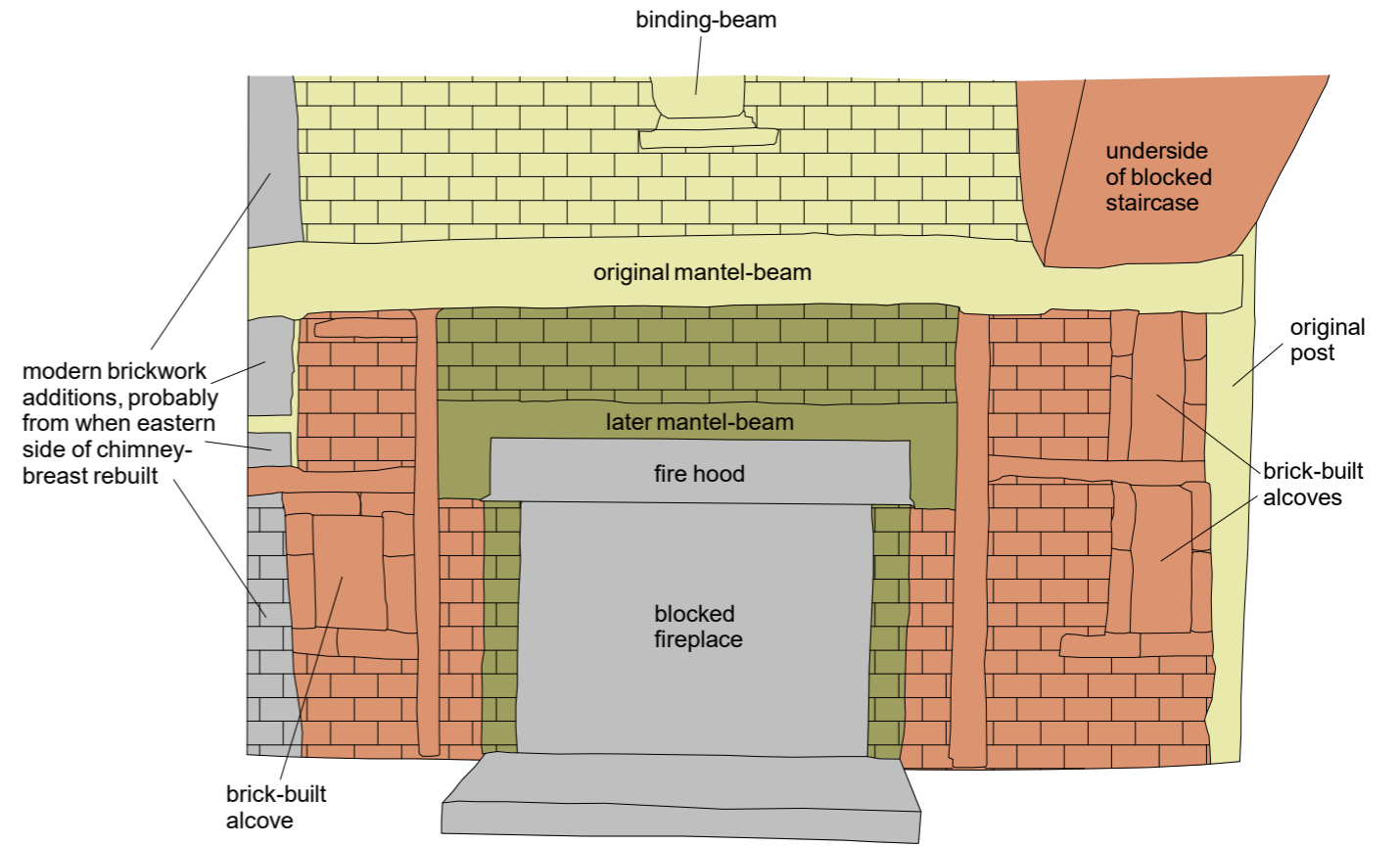






Fig 4 Photograph and plan of fireplace in room 8, showing phasing.

key

- | | | | |
|---|----------------------------------|---|----------------------------------|
|  | original fabric (16th century?) |  | second phase (mid 19th-century?) |
|  | third phase (19th-20th century?) |  | modern alterations |



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Project details

Project name	Historic Building Recording at Orchard Cottage, Seven Star Green, Eight Ash Green, Essex, CO6 3QB.
Short description of the project	A programme of historic building recording was carried out by Colchester Archaeological Trust at Orchard Cottage, Seven Star Green, Eight Ash Green, Essex in February 2020. The building is a small, one-and-a-half-storey, timber-framed/brick-built structure located on the east side of Seven Star Green, a historic parcel of common south of Halstead Road in Eight Ash Green. Despite a large number of modern additions, extensions and alterations, enough historical fabric (including a large fireplace and a first-floor supported by a substantial binding-beam) remains to suggest the building was initially constructed sometime between the 15th and 17th centuries, possibly as a small hall-house.
Project dates	Start: 28-02-2020 End: 31-03-2020
Previous/future work	No / Not known
Any associated project reference codes	2020/02a - Contracting Unit No.
Any associated project reference codes	ECC4433 - HER event no.
Type of project	Building Recording
Site status	None
Current Land use	Residential 1 - General Residential
Monument type	HALL HOUSE Medieval
Significant Finds	CHIMNEY Medieval
Prompt	National Planning Policy Framework - NPPF

Project location

Country	England
Site location	ESSEX COLCHESTER EIGHT ASH GREEN Orchard Cottage, Seven Star Green, Eight Ash Green
Postcode	CO6 3QB
Study area	110 Square metres
Site coordinates	TL 93887 25797 51.896424513725 0.818309288356 51 53 47 N 000 49 05 E Point

Project creators

Name of Organisation	Colchester Archaeological Trust
Project brief originator	CBC Archaeological Officer

Project design originator	Emma Holloway
Project director/manager	Chris Lister
Project supervisor	Mark Baister
Name of sponsor/funding body	Ian Hurst

Project archives

Physical Archive Exists?	No
Digital Archive recipient	Colchester Museum
Digital Archive ID	ECC4433
Digital Contents	"Survey"
Digital Media available	"Survey","Text"
Paper Archive recipient	Colchester Museum
Paper Archive ID	ECC4433
Paper Contents	"Survey"
Paper Media available	"Context sheet","Photograph","Plan","Report","Survey "

Project bibliography 1

Publication type	Grey literature (unpublished document/manuscript)
Title	Historic building recording at Orchard Cottage, Seven Star Green, Eight Ash Green, Essex CO6 3QB February 2020
Author(s)/Editor(s)	Baister, M
Other bibliographic details	CAT Report 1536
Date	2020
Issuer or publisher	Colchester Archaeological Trust
Place of issue or publication	Colchester
Description	A4 bound report with clear plastic front and opaque black card back.
URL	http://cat.essex.ac.uk/summaries/CAT-1536.html
Entered by	Mark Baister (mb@catuk.org)
Entered on	1 April 2020

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Essex Historic Environment Record/ Essex Archaeology and History

Summary sheet

Address: Orchard Cottage, Seven Star Green, Eight Ash Green CO6 3QB	
Parish: Eight Ash Green	District: Colchester
NGR: TL 93887 25797 (centre)	Site code: CAT project ref.: 2020/02a CHER ref: ECC4433 OASIS ref: colchest3-383880
Type of work: Historic building recording	Site director/group: Colchester Archaeological Trust
Date of work: February 2020	Size of area investigated: 110 square metres
Location of curating museum: Colchester museum accession code ECC4433	Funding source: Developer
Further seasons anticipated? Unknown	Related CHER/EHER number(s): -
Final report: CAT Report 1536	
Periods represented: medieval, post-medieval, modern	
<p>Summary of fieldwork results:</p> <p>A programme of historic building recording was carried out by Colchester Archaeological Trust at Orchard Cottage, Seven Star Green, Eight Ash Green, Essex in February 2020.</p> <p>The building is a small, one-and-a-half-storey, timber-framed/brick-built structure located on the east side of Seven Star Green, a historic parcel of common south of Halstead Road in Eight Ash Green. Despite a large number of modern additions, extensions and alterations, enough historical fabric (including a large fireplace and a first-floor supported by a substantial binding-beam) remains to suggest the building was initially constructed sometime between the 15th and 17th centuries, possibly as a small hall-house.</p>	
Previous summaries/reports: none	
CBC monitor: Jess Tipper	
Keywords: timber-frame, hall-house, chimney	Significance: *
Author of summary: Mark Baister	Date of summary: March 2020