Colchester Archaeological Trust

CAT Report 2293
Issued June 2026

Historic building recording of the barn at Glebe Farm, Rectory Road, Langham, Essex, CO4 5PP

April 2026



CAT project ref.: 2025/09g
CHER code: ECC4924

Historic building recording of the barn at Glebe Farm, Rectory Road, Langham, Essex, CO4 5PP

NGR: TM 03252 32892 (centre)

Planning district: Colchester
Planning ref.: 252662

CAT project ref.: 2025/09g
CAT Report 2293

CHER code: ECC4924
CCC monitor: Dr Richard Hoggett
OASIS id: colchest3-538501

Commissioned by Ian Alderton, Architectural Management Ltd On behalf of the landowner

Prepared by:	Sarah Veasey ACIfA	Project Officer (Archaeology & Historic Buildings)
Reviewed and approved by:	Chris Lister MCIfA	Director, Business Operations
Issued:	22/06/2026	
Revised:	07/07/2026	

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

tel.: 01206 501785
email: services@catuk.org
web: www.catuk.org

Contents

1 Summary 1
2 Introduction 2
3 Aims 4
4 Methodology 5
5 Historical background 7
6 Building recording descriptive record 13
7 Discussion 30
8 Acknowledgements 32
9 References 32
10 Abbreviations and glossary 34
11 Archive deposition 35
12 Contents of digital archive 35

Appendix 1 Full digital photographic record 37
OASIS data collection form

List of maps

Map 1	Extract from Samuel Lewis' 1769 survey of Glebe lands in Langham (ERO D/R 154/3/1). The barn highlighted in orange.	5
Map 2	Extract of the 1777 Chapman and André map. Glebe Farm highlighted in orange.	6
Map 3	Extract of 1810 map of Glebe lands in Langham (ERO D/P 154/3/2). The barn highlighted in orange.	6
Map 4	Extract of an 1823 map of Langham (ERO D/DQ 34/1). The barn highlighted in orange.	7
Map 5	Extract of the 1784 6-inch OS map, the barn highlighted in orange.	8
Map 6	Extract of the 1896 6-inch OS map, the barn highlighted in orange.	8
Map 7	Extract of the 1902 25-inch OS map, the barn highlighted in orange.	9
Map 8	Extract from the 1920 25-inch OS map, the barn highlighted in orange.	9
Map 9	Extract from the map accompanying the 1927 sales catalogue (ERO SALE/A260). The barn highlighted in orange.	10
Map 10	Extract from the 1961 OS map, the barn highlighted orange.	10

List of plates

Plate 1	Record for Glebe Farm which accompanies Map 4 (ERO D/DQ 34/1), highlighting the entry for plot 583.	7
Plate 2	Annotated truss cross section of the barn, drawing by Richard Shackle.	17
Plate 3	Example of a crown post roof construction, reproduced from Harris 1993.	18
Plate 4	Annotated frame drawing of the barn, drawing by Richard Shackle.	20
Plate 5	Frame drawing of the barn by Richard Shackle.	21

List of photographs reproduced in text

Cover	Overview of barn and building A. Photograph taken facing north-east.	
Photograph 1	The eastern elevation of the barn in the early 1990's (photograph reproduced from Alderton 2025).	11
Photograph 2	Western elevation of the barn in the 1990's (photograph reproduced from Alderton 2025).	11
Photograph 3	Eastern elevation. Photograph taken facing west.	12
Photograph 4	Western elevation. Photograph taken facing north-east.	12
Photograph 5	Detail of brick plinth of lean-to D. Photograph taken facing east.	13
Photograph 6	Detail of windows in southern elevation of lean-to A. Photograph taken facing north-east.	14
Photograph 7	Detail of brickwork of lean-to C. Photograph taken facing west.	15
Photograph 8	Eastern elevation of lean-to D. Photograph taken facing west.	15
Photograph 9	Remains of barn. Photograph take facing north-east.	16
Photograph 10	Extract from photograph two, showing the remains of the crown post roof structure. Red arrows pointing to the collars, pink arrow highlighting the crown plate, orange arrows highlighting the crown posts and blue arrow pointing to the braces.	18
Photograph 11	Remains of barn. Photograph taken facing south-east.	19
Photograph 12	Detail of jowled corner post in western wall of the barn. Photograph taken facing north-east.	22
Photograph 13	Detail of northern truss, green boxes highlighting the evidence of a removed brace and blue arrow highlighting the central post. Photograph taken facing north-east.	22
Photograph 14	Detail of timber-framing in southern wall of the barn. Pink arrows pointing the primary bracing and yellow arrows pointing to the secondary bracing. Photograph taken facing south-east.	23
Photograph 15	Detail of fallen wall-plate or girding beam, mortices with timber-pegs highlighted in green. Photograph taken facing west.	23
Photograph 16	Detail of possible stave holes, circled in blue, in fallen wall-plate or girding beam. Photograph taken facing north-east.	24
Photograph 17	Interior of lean-to A. Photograph taken facing north-east.	25
Photograph 18	Interior of lean-to B. Photography taken facing north north-east.	25
Photograph 19	Detail of possible blocked doorway visible in the western wall of lean-to B. Photograph taken facing west north-west.	26
Photograph 20	Remains of lean-to C. Photograph taken facing north.	26
Photograph 21	Interior of lean-to D, with the empty mortices along the tie-beam highlighted in pink. Photograph taken facing south-east.	27

List of figures

Fig 1	Site Location.	3
Fig 2	Floor plan. Location and direction of photographs reproduced in the text shown	6
Fig 3	Floor plan. Location and direction of photographs in the archive shown.	36

1 Summary

A programme of historic building recording was carried out by Colchester Archaeological Trust on a barn at Glebe Farm, Rectory Road, Langham, Essex in April 2026. The recorded building comprises a threshing barn with four lean-tos. The timber-frame of the barn has largely collapsed, and the lean-tos are in varying states of disrepair.

The barn is Grade II listed and proposed to have origins in the 16th century, some techniques used in the framing, however, suggest it could be earlier. Historic photographs and frame drawings record that the barn originally had a crown post roof, with jowled posts and secondary bracing in the wall-framing. The framing has had primary braces added, as well as replacement curved knee-braces. The northern and southern walls of the barn are the most well preserved, with another two trusses partially surviving. The crown post roof has completely collapsed.

Lean-to D is the most likely candidate for the first addition to the barn, with a simple hand-sawn timber-frame and a rough English bond plinth suggesting a construction date in the mid to late 16th century. From the presence of a primary brace in the timber-frame of lean-to A, along with a brick plinth laid in English bond, we can infer than this was added to the barn in the late 16th or early 17th century. The only still standing wall of lean-to C, in contrast, comprises Flemish bond, suggesting it was added after the 17th century while historic mapping provides a date of pre-1875 for construction. The bricks used for the wall suggest the date is later in this range, as they are regular in size, with some creasing and mostly sharp arises. The final lean-to added to the structure is B, with a concrete plinth and simple timber-framed structure. Historic mapping indicates it was constructed in the 20th century.

2 Introduction

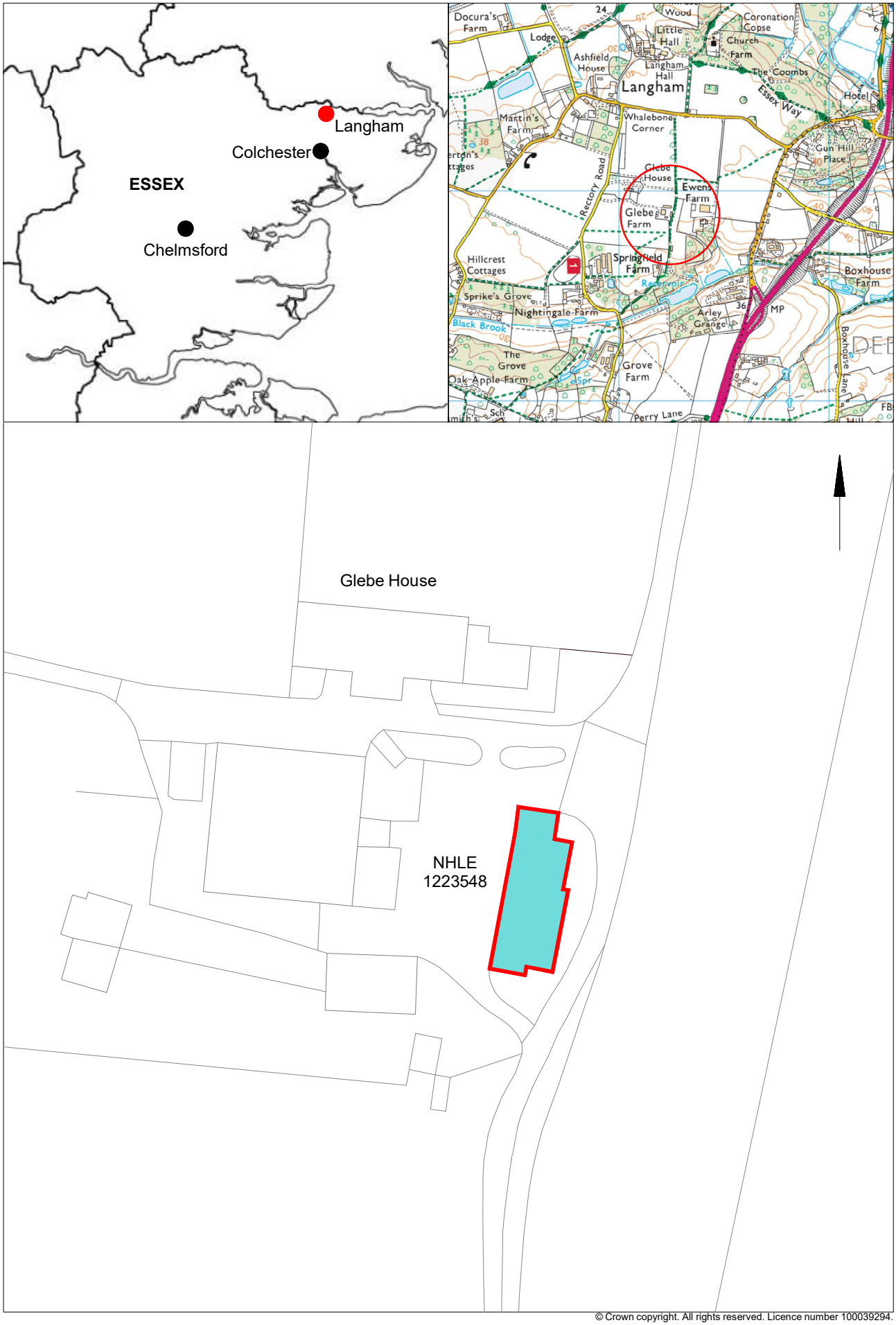
This is the archive report of an historic building recording carried out on a barn at Glebe Farm, Rectory Road, Langham, Essex. The work was commissioned by Ian Alderton (Architectural Management Ltd) on behalf of the landowner and was carried out by Colchester Archaeological Trust (CAT) on 9th April 2026. The site is located at NGR TM 03252 32892 (centre) (Fig 1).

During two pre-application enquiries and discussions with the Conservation Officer, it was established that an Historic Building Recording of the barn would be necessary to record the extant barn to inform future planning applications. This advice was given due to the Grade II listed status of the barn, following recommendation set out in the National Planning Policy Framework (MHCLG 2025). A planning application has since been submitted proposing the *Dismantling and storage of barn prior to reconstruction* (Planning Application No. 252662, December 2025).

All archaeological work was carried out in accordance with a *Brief for Level 3 Historic Building Recording at Glebe Farm, Langham*, written by Dr Richard Hoggett (CCCAA 2025). A Written Scheme of Investigation (WSI) was prepared by CAT (2026) in response to the brief and agreed with the CCCAA in advance of the fieldwork.

In addition to the project brief and WSI, all fieldwork and reporting was undertaken in accordance with:

- *Management of Research Projects in the Historic Environment* (*MoRPHE*) (Historic England 2015),
- Professional standards of the Chartered Institute for Archaeologists, including its *Code of Conduct* (CIfA 2020a-c, 2025),
- East of England standards and frameworks published by East Anglian Archaeology (Brown & Glazebrook 2000, Gurney 2003, Medlycott 2011) and the recent review updates on https://researchframeworks.org/eoe/
- *Understanding Historic Buildings: A Guide to Good Recording Practice* (Historic England 2016)
- Relevant health and safety guidelines and requirements (CAT 2026).



© Crown copyright. All rights reserved. Licence number 100039294.

Fig 1 Site location.

3 Aims

The aim of the building recording was to provide a detailed record and assessment of the building prior to its dismantling and storage. The building recording was carried out to Level 3 (Historic England 2016) which is defined as:

"Level 3 is an analytical record and will comprise an introductory description followed by a systematic account of the building's origins, development and use. The record will include an account of the evidence on which the analysis has been based, allowing the validity of the record to be re-examined in detail. It will also include all drawn and photographic records that may be required to illustrate the building's appearance and structure and to support an historical analysis.

The information contained in the record will for the most part have been obtained through an examination of the building itself. The documentary sources used are likely to be those which are most readily accessible, such as historic Ordnance Survey maps, trade directories and other published sources. The record may contain some discussion the building's broader stylistic or historical context and importance. It may form part of a wider survey of a number of buildings which will aim at an overall synthesis, such as a thematic or regional publication, when the use of additional source material may be necessary as well as a broader historical and architectural discussion of the buildings as a group."

In particular, the record considered:

- Plan and form of the site.
- Materials and method of construction.
- Date(s) of the structure(s).
- Original function and internal layout.
- Original fixtures and fittings.
- The 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 floorplan of the buildings at a scale of 1:100.
- A description of the buildings. 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).
- Due to the condition of the structure, the recording was undertaken from the exterior of the structure using a combination of a zoom-lens camera and a camera on an extendable pole.

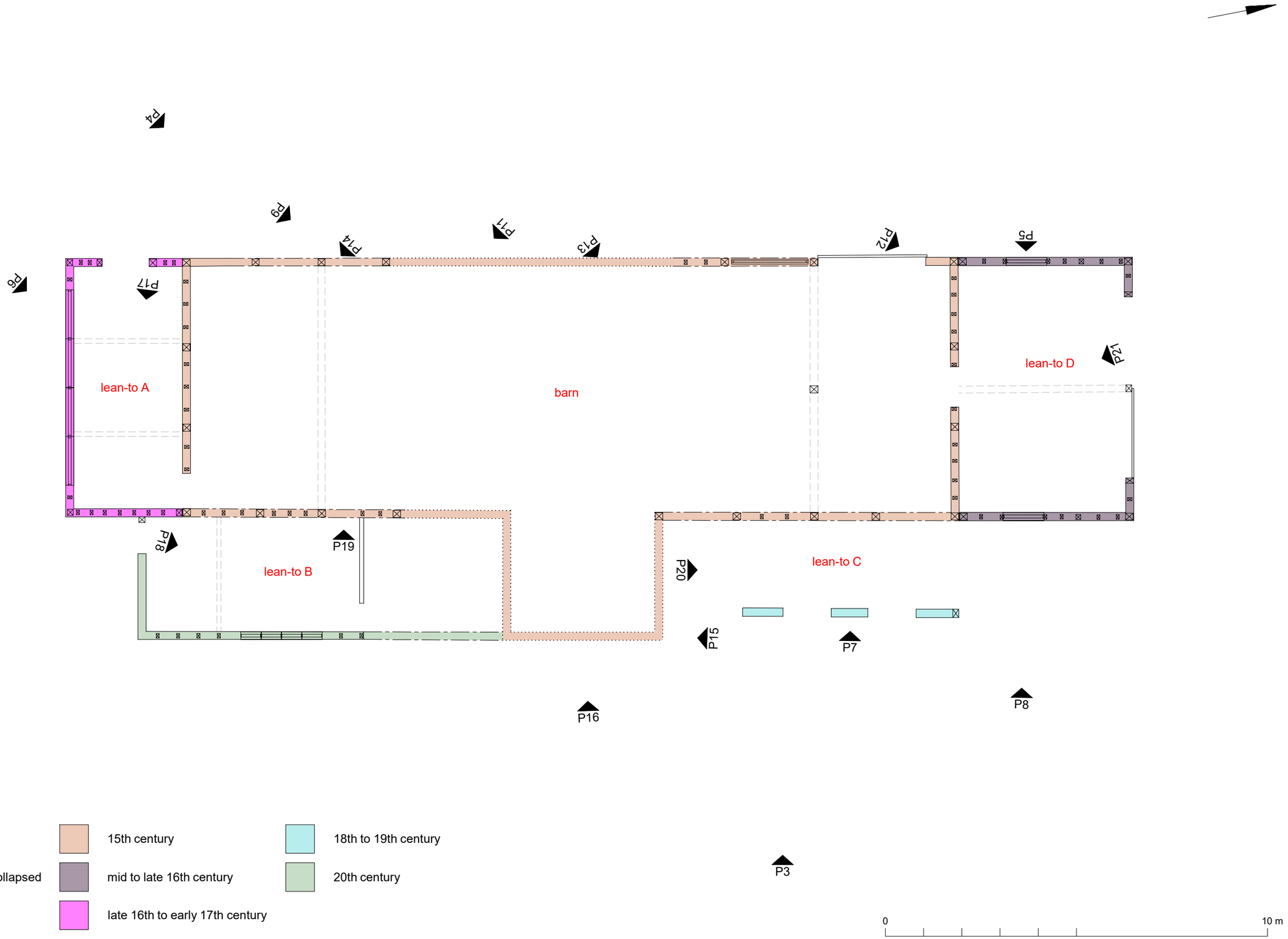


Fig 2 Floor plan. Location and direction reproduced in the text shown.

5 Historical background

The following archaeological background includes extracts of the Essex Historic Environment Records (EHER) held at the Essex Records Office, Warf Road, Chelmsford.

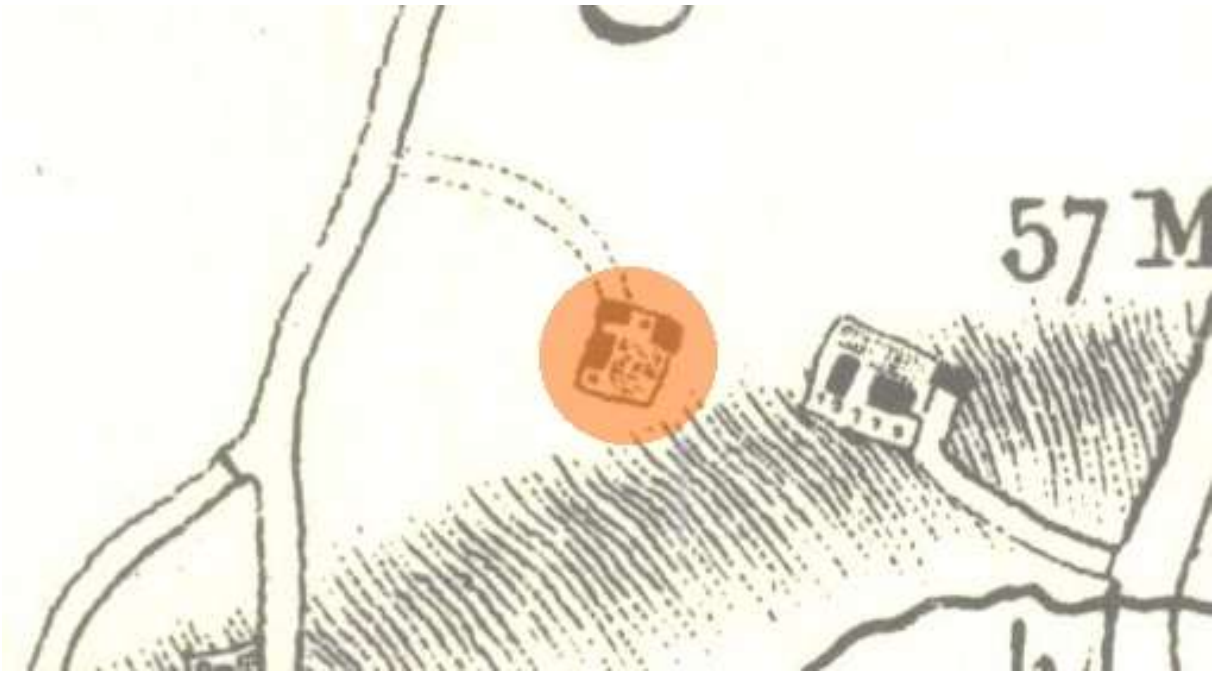
The building detailed in this report comprises a timber-framed barn, the frame of which has mostly collapsed, with four lean-tos. The barn is a Grade II listed building (NHLE No. 1223548), the listing for which reads:

> *"C16 barn. Timber-framed and black weatherboarded, with ridged and gabled roofs, mainly pantiled. South end hipped. One midstrey facing east and lean-to's either side of it."*

Located on Glebe Farm, the earliest cartographic evidence of the barn is provided by a survey of Glebe lands by Samuel Lewis in 1769 (Map 1, ERO D/P 154/3/1). The map depicts the barn in little detail, as a long rectangular structure, located to the west of a small cluster of structures, the largest of which presumably represents the Glebe Farmhouse (NHLE No. 1223526). Chapman and André's map from 1777 (Map 2) provides the next cartographic evidence for Glebe Farm, although in even less detail than the map from 1769. The farmstead is shown as comprising three rectangular structures, each roughly the same size with the eastern-most representing the barn.

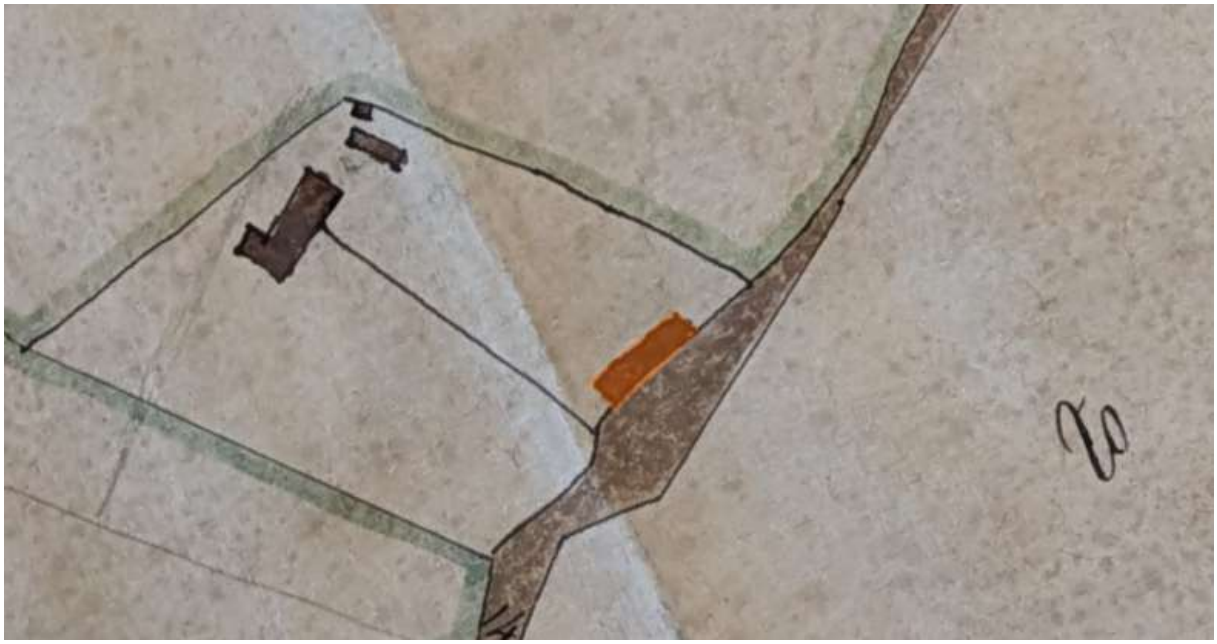


Map 1 Extract from Samuel Lewis' 1769 survey of Glebe lands in Langham (ERO D/P 154/3/1). The barn highlighted in orange.



Map 2 Extract of the 1777 Chapman and André map. Glebe Farm highlighted in orange.

An 1810 map (Map 3, ERO D/P 154/3/2), detailing the Glebe lands in Langham, uses the 1769 map as a base and as such shows the barn again as a long rectangular structure with three buildings to the west. Thirteen years later, Pete Le Neve surveyed the parish of Langham, producing a map that detailed the state of cultivation of each field (Map 4, ERO D/DQ 34/1). The barn is on a plot labelled as 583, which is recorded as a *house, yard and pightle*, part of Glebe land which appears to be farmed by a Hugh Green Senior (Plate 1).



Map 3 Extract of the 1810 map of Glebe lands in Langham (ERO D/P 154/3/2). The barn highlighted in orange.



Map 4 Extract of an 1823 map of Langham (ERO D/DQ 34/1). The barn highlighted in orange.

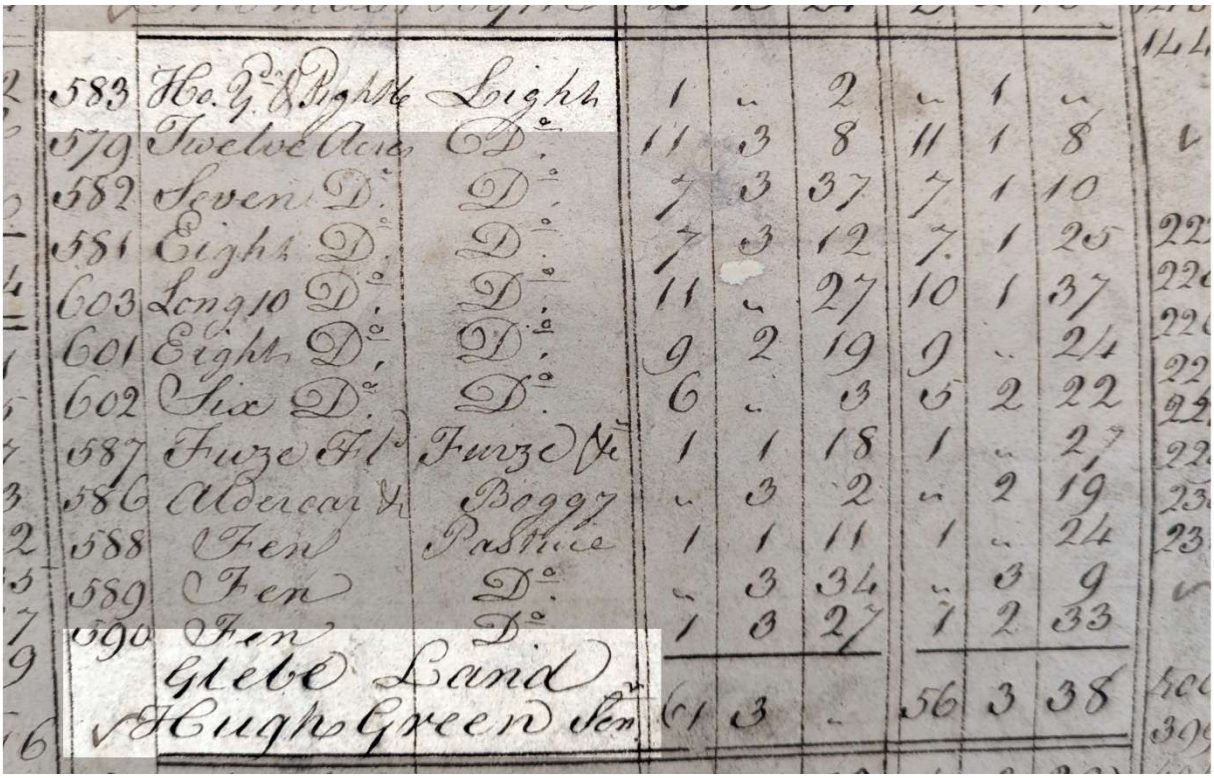


Plate 1 Record for Glebe Farm which accompanies Map 4 (ERO D/DQ 34/1), highlighting the entry for plot 583.

The first detailed depiction of the barn is provided by the 1st edition 6-inch OS map (Map 5, 1874), on which it is shown as an irregular shaped structure, providing evidence of a midstrey on the eastern elevation and small lean-tos projecting from all elevations (representing lean-tos A, C and D). On the 1896 OS 6-inch map (Map 6), however, the barn is shown as simple T-shaped structure. As the 1902 25-inch OS map (Map 7) shows the barn in more detail, with a footprint mimicking that of the 1874 map, it seems likely this disparity in shape is probably due to the lack of detail in the 1896 map.



Map 5 Extract from the 1874 6-inch OS map, the barn highlighted in orange.

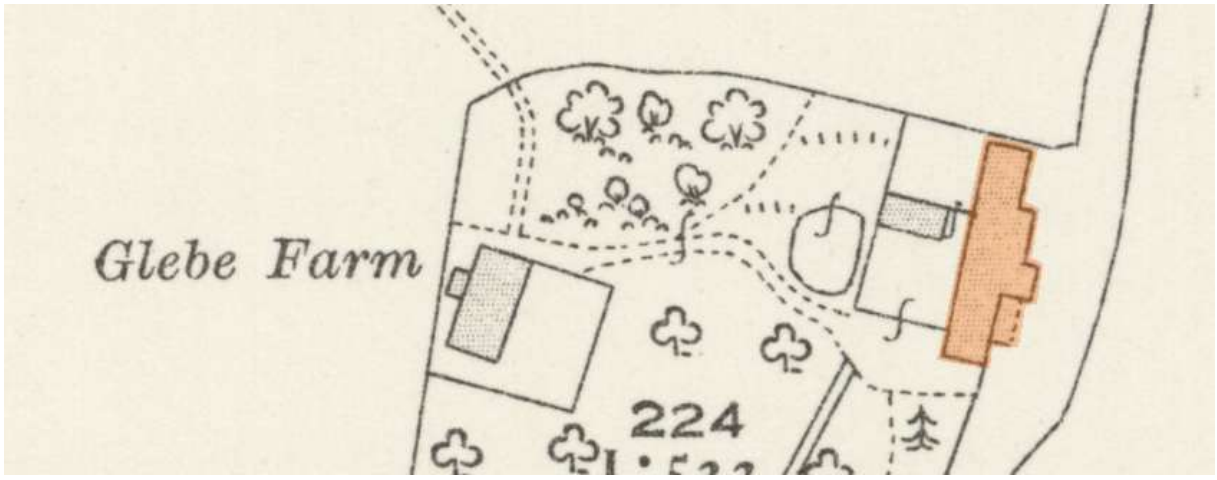


Map 6 Extract from the 1896 6-inch OS map, the barn highlighted in orange.

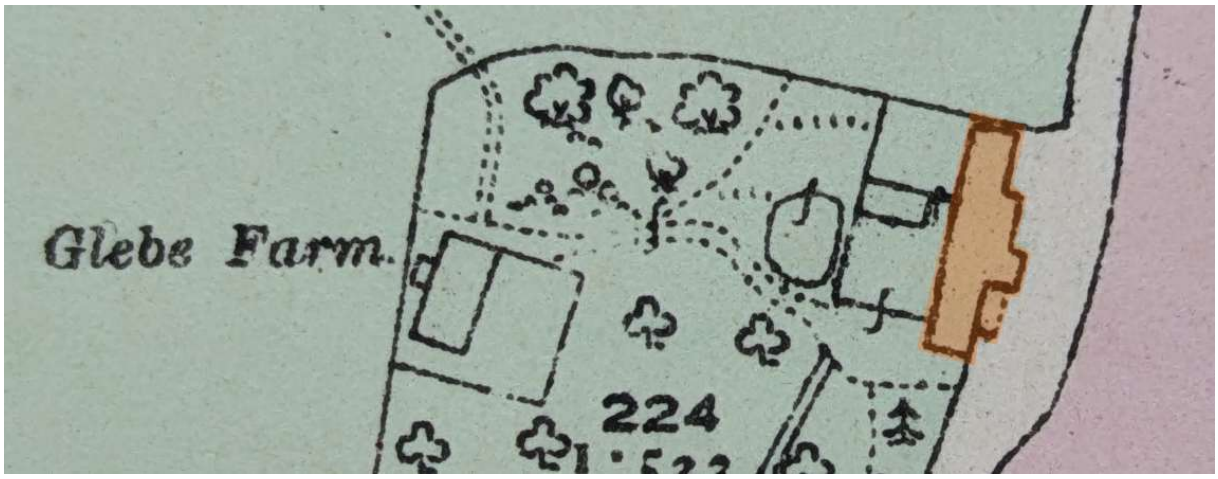


Map 7 Extract from the 1902 25-inch OS map, the barn highlighted in orange.

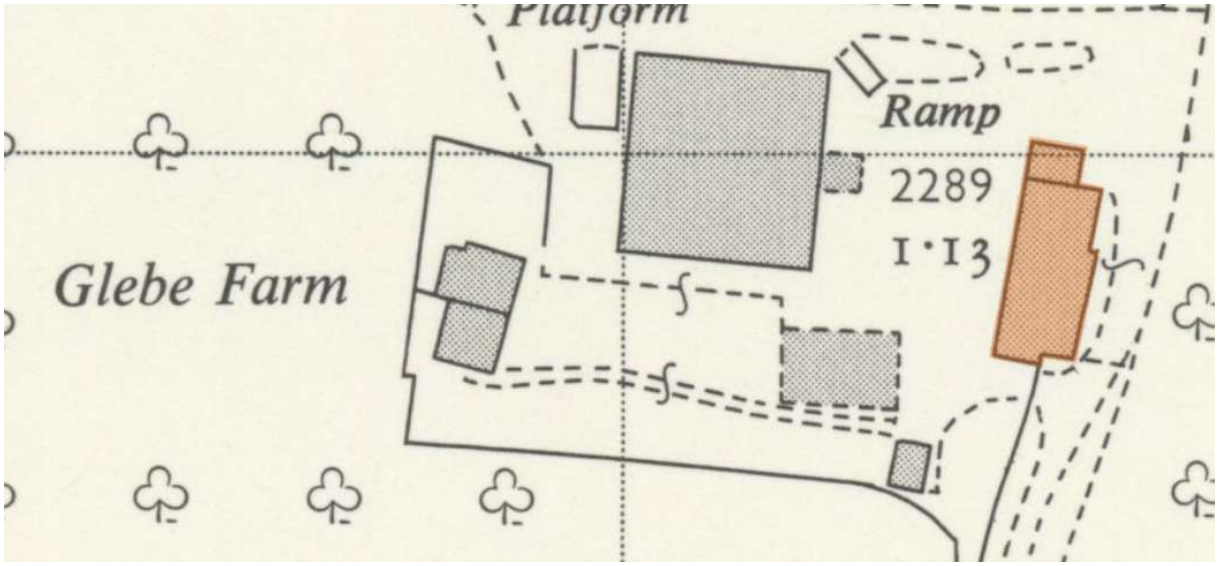
The barns footprint changes very little over the next twenty years, with the only difference shown on the 1920 25-inch OS map being the removal of the western facing extension (Map 8). A sales catalogue from 1927 (ERO SALE/A260) details Glebe Farm as comprising *a large barn, two loose boxes with yard, lean-to shed, lean-to meal store, yard with two-stall stable, open and enclosed shed, and a lose box*. The accompanying map (Map 9) depicts the barn with the same arrangement as the 1920 OS map. OS mapping dating to 1961 (Map 10) shows the barn with an almost rectangular layout mirroring the current footprint, evidencing that lean-to B was added between 1920 and 1961.



Map 8 Extract from the 1920 25-inch OS map, the barn highlighted in orange.



Map 9 Extract from the map accompanying the 1927 sales catalogue (ERO SALE/A260). The barn highlighted in orange.



Map 10 Extract from the 1961 OS map, the barn highlighted orange.

6 Building recording descriptive record (Fig 1, Plates 2, 4 and 5)

The building detailed in this report comprises a timber-framed threshing barn with a number of lean-to extensions (referred to as lean-to A, B, C and D). In a state of despair, the barn's framing has largely collapsed (Photographs 3 and 4), while the lean-tos are in differing states of dilapidation. As a whole, the structure has a roughly rectangular footprint which covers an area of approximately 214m^2. It is on a north/south alignment and the barn was likely divided into at least five bays.



Photograph 1 The eastern elevation of the barn in the early 1990's (photograph reproduced from Alderton 2025).



Photograph 2 Western elevation of the barn in the 1990's (photograph reproduced from Alderton 2025).



Photograph 3 Eastern elevation. Photograph taken facing west.



Photograph 4 Western elevation. Photograph taken facing north-east.

Exterior

Photographs of the barn from the 1990's (Photograph 1 and 2) show that it had a pan-tiled roof that was gabled at the northern end and hipped to the south with a gabled roof covering the midstrey. The roof is shown as extending into catslide roofs covering lean-tos A and C. Lean-to's B and D both have mono-pitched roofs. At the time of recording, the roofs covering lean-tos A and D are the only parts of the structure with an intact roof, while the roof of lean-to B partially survives, all of which have a corrugated covering. The photographs also show that all elevations of the building were clad with weatherboarding.

The main range of the barn is supported on a red brick plinth, although a concrete sheathing made it impossible to ascertain brick dimensions and bonding pattern. Lean-to A has a plinth comprising red bricks (brick dimensions: 225 x 105 x 65-70mm) laid in English bond while lean-to B has a tall concrete plinth. Also with a red brick plinth is lean-to D (brick dimensions: 230 x 110 x 65-70mm), which is laid in a rough English bond (Photograph 5).



Photograph 5 Detail of brick plinth of lean-to D. Photograph taken facing east.

A midstrey is shown projecting from the eastern elevation of the barn, although none of the structure remains intact today. Photograph 1 shows that a large set of double doors were set into the eastern elevation of the midstrey, above which was some kind of window. Photograph 2 depicts that the barn had a large sliding door in the centre of the western elevation, with another sliding door at the northern end of the elevation and several window openings set across the barn. Only the northern sliding door and adjacent window remain today.

Lean-tos A and D are the only components of the structure that have completely intact elevations, while lean-to B has partially surviving elevations and lean-to C has almost completely collapsed. Lean-to A has a western facing doorway, although no door survives in the opening, as well as a number of fixed windows flanking an awning window in the southern elevation (Photograph 6). The eastern elevation of lean-to B is partially collapsed, with a four-light fixed window, while a large opening is present in the southern elevation. The eastern elevation of lean-to C is constructed from red bricks (brick dimensions: 230 x 115 x 65-70mm) laid in Flemish bond (Photograph 7). Two openings are present in the brickwork, both of which are flanked by queen closers, suggesting they are original to the elevation. Window openings are in both the eastern and western elevations of lean-to D (Photograph 8), while the northern elevation is dominated by a wide doorway.



Photograph 6 Detail of windows in southern elevation of lean-to A. Photograph taken facing north-east.



Photograph 7 Detail of brickwork of lean-to C. Photograph taken facing west.



Photograph 8 Eastern elevation of lean-to D. Photograph taken facing west.

Interior

The barn

In 1993, prior to the barn's complete collapse, the late Richard Shackle produced frame drawings of the barn (Plates 2, 4 and 5). This descriptive record will draw on both these drawings and observations made during the on-site recording.



Photograph 9 Remains of barn. Photograph take facing north-east.

Shackle records that the barn originally had a crown post roof, none of which is still standing, an example of which can be seen in Plate 3. The roof of the barn at Glebe Farn comprised pairs of rafters which ascended from the wall-plates and met at the apex of the roof. A high collar was secured between each pair of rafters, on the underside of which was a crown plate, which traversed the length of the roof. A crown post would have projected from each tie-beam, supporting the underside of the crown plate. Curved braces were also present, rising from the northern and southern faces of the crown posts to meet the underside of the crown plate. The remains of crown post roof can be seen in Photograph 10. We can presume that the original roof structure comprised hand-sawn timbers.

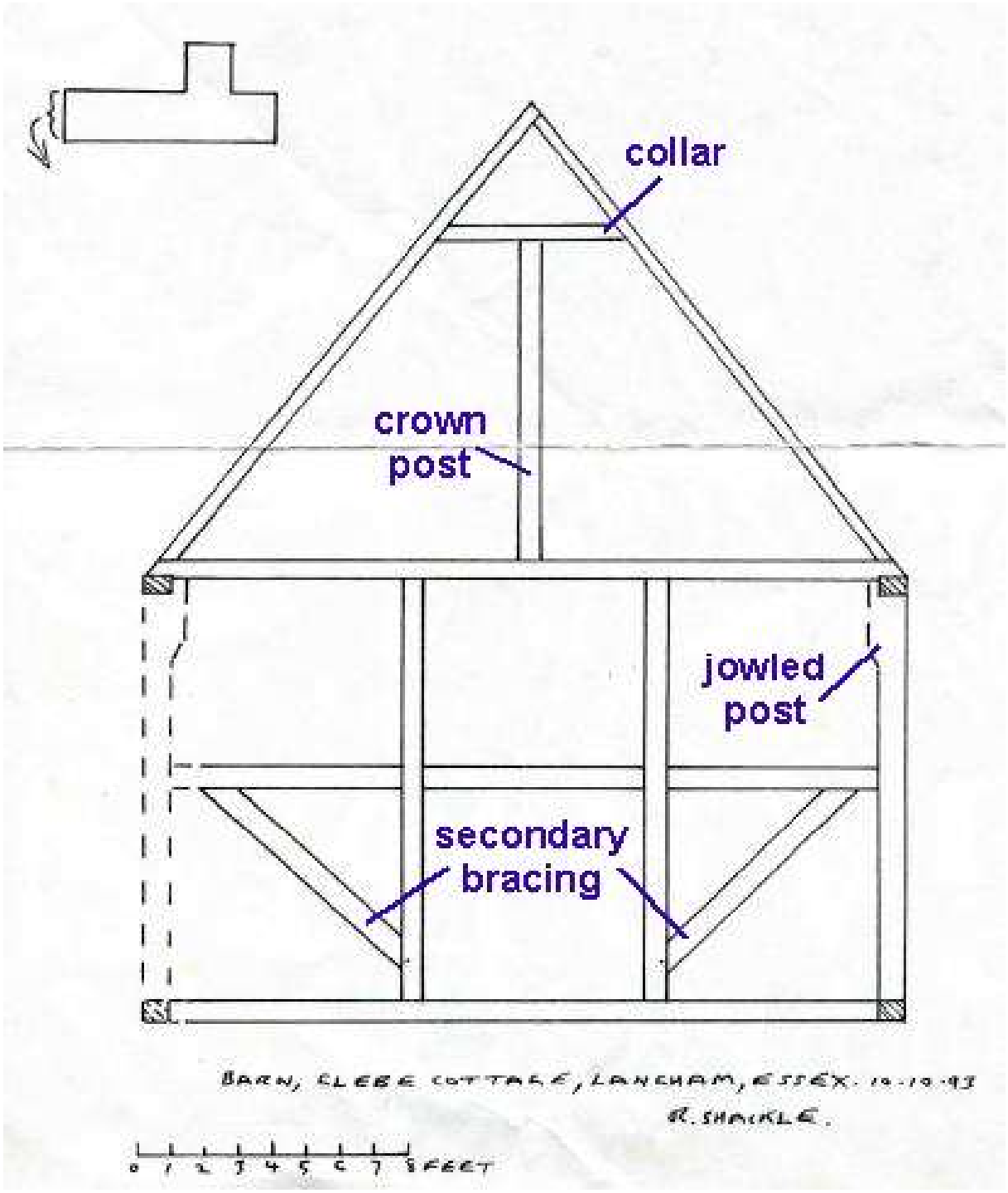


Plate 2 Annotated truss cross section of the barn, drawing by Richard Shackle.



Photograph 10 Extract from photograph two, showing the remains of the crown post roof structure. Red arrows pointing to the collars, pink arrow highlighting the crown plate, orange arrows highlighting the crown posts and blue arrow pointing to the braces.

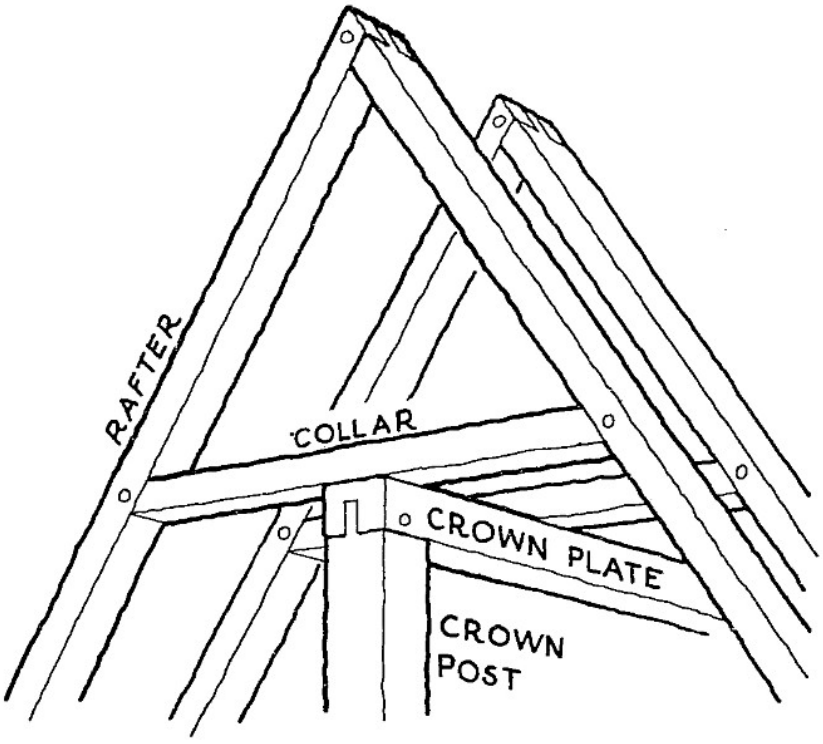


Fig. 5. Roof with crown plate.

Plate 3 Example of a crown post roof construction, reproduced from Harris 1993.

The wall framing of the barn was also constructed from hand-sawn timbers, some of which display evidence of reuse. Each corner post, all of which are still standing, is jowled (Photograph 12) while Shackle's frame drawings show that the wall-plate and sill-beam were continuous. A girding beam was present in each wall, some lengths of which are still intact, dividing the upper and lower registers of the frame. The principal posts interrupted the girding beam, as did the intermediate posts set with in both walls of each bay. Curved knee braces supported the tie-beams on each principal post, replacements for earlier straight or curved braces as evidenced by the empty mortices and peg-holes on the post and tie-beams (Photograph 13).

The northern and southern walls are the most well preserved. Visible in both registers of the southern wall are straight secondary braces, which fall from the corner posts to meet the girding beam in the upper register while in the lower register they rise from the intermediate posts to meet the girding beam (Photograph 14). Two partial trusses are still standing in the barn, both of which have a cambered tie-beam and straight principal posts with curved knee braces. The northern truss has a central post, presumably inserted to provide support to the framing (Photograph 13).

A series of empty mortices, visible in a collapsed wall-plate or girding-beam, each have an associated timber peg, suggesting that each individual stud was fixed with a timber peg (Photograph 15). Along a fallen timber, possibly a wall-plate or girding beam, a series of circular holes were observed which could represent stave holes for a wattle and daub infill of the frame (Photograph 16), similar to observations made in Shackle's drawings (Plate 5) .



Photograph 11 Remains of barn. Photograph taken facing south-east.

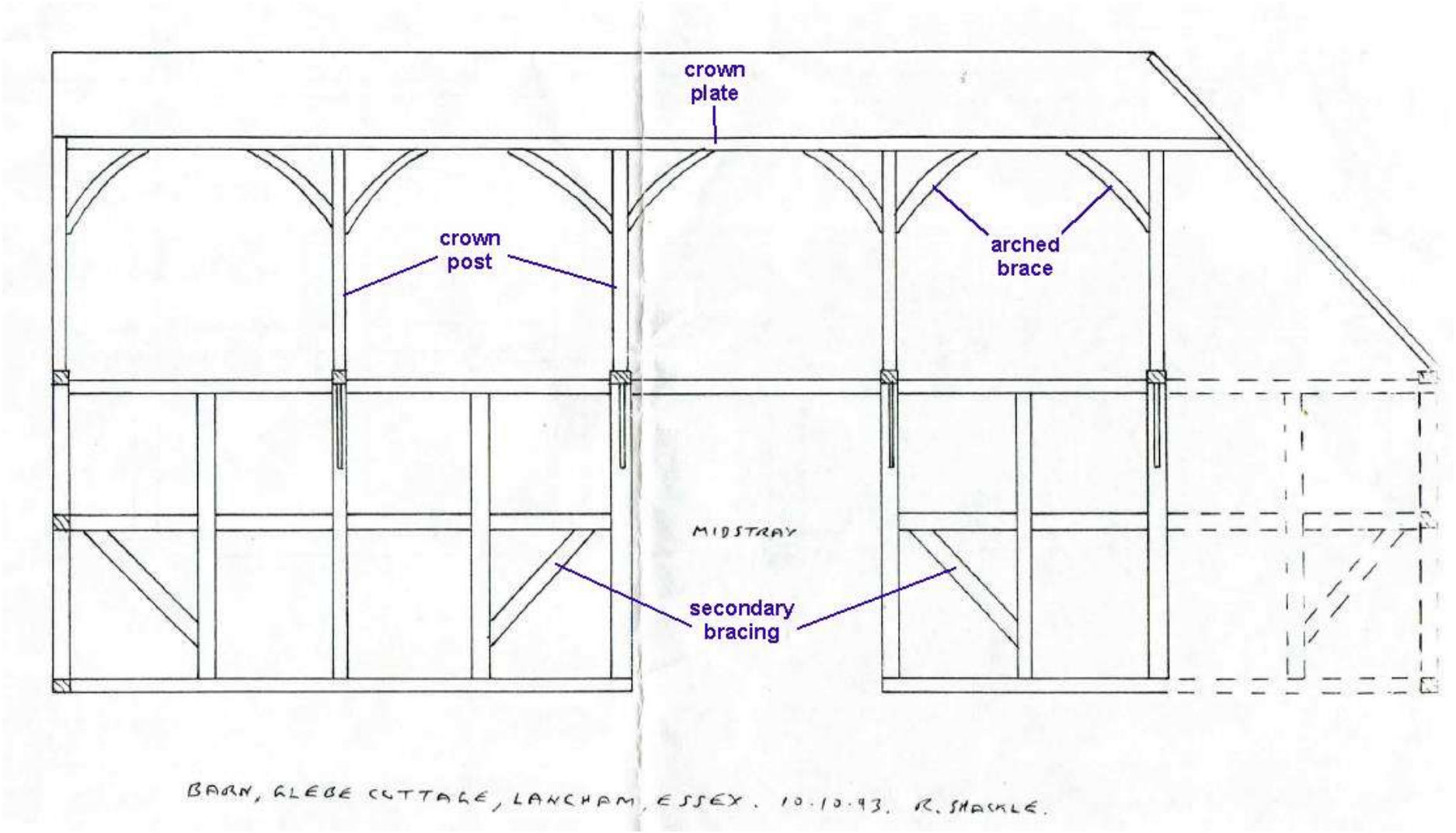

crown plate
crown post
arched brace
MIDSTRAY
secondary bracing
BARN, GLEBE COTTAGE, LANGHAM, ESSEX. 10.10.93. R. SHACKLE.

Plate 4

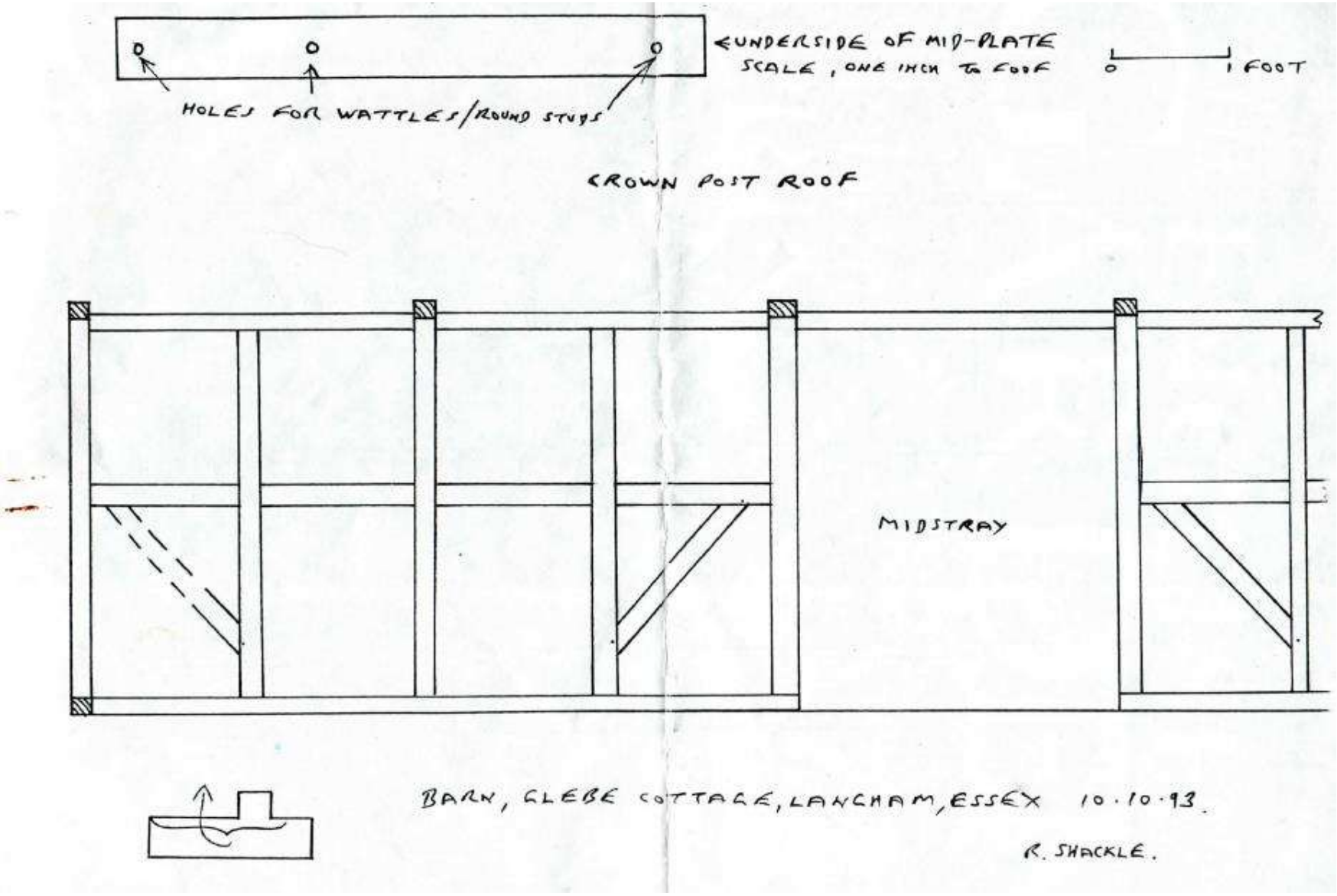
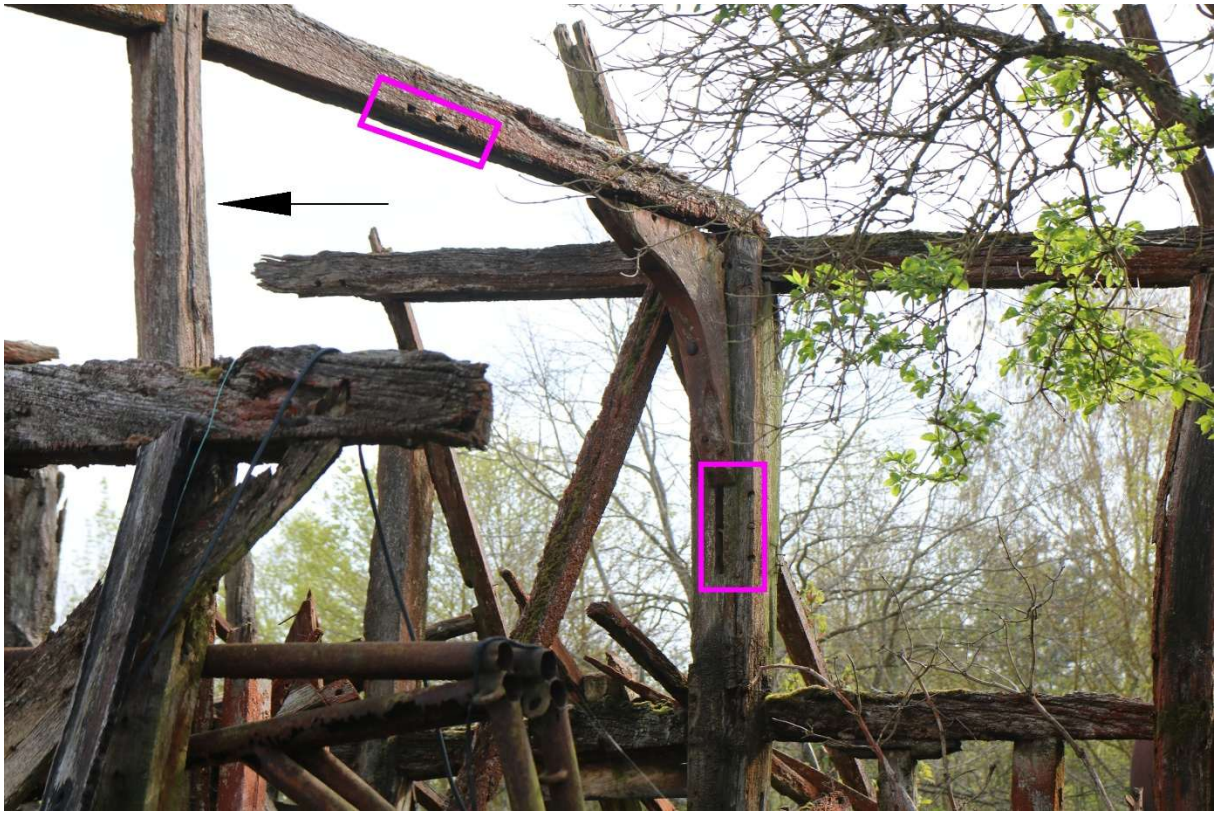


Plate 5 Frame drawing of the barn by Richard Shackle.



Photograph 12 Detail of jowled corner post in western wall of the barn. Photograph taken facing north-east.



Photograph 13 Detail of northern truss, pink boxes highlighting the evidence of a removed brace and black arrow highlighting the central post. Photograph taken facing north-east.



Photograph 14 Detail of timber-framing in southern wall of the barn. Black arrows pointing to the primary bracing and white arrows pointing to the secondary bracing. Photograph taken facing south-east.



Photograph 15 Detail of fallen wall-plate or girding beam, mortices with timber-pegs highlighted in white. Photograph taken facing west.



Photograph 16 Detail of possible stave holes, circled in black, in fallen wall-plate or girding beam. Photograph taken facing north-east.

Lean-to A

The roof of lean-to A (Photograph 17) comprises single rafters, which rise from the southern wall-plate to meet the bottom of the southern pitch of the barn's roof. A purlin runs the length of the roof pitch and is clasped by a series of collars. Two tie-beams are present in lean-to A, both of which are relatively sinuous. The roof framing is constructed from hand-sawn timbers. The wall-framing of the lean-to was difficult to determine as the southern wall was dominated by a series of windows and a large work bench. A single diagonal primary brace was observed in the eastern wall, which was also hand-sawn. Doorways are present in the northern and western walls.

Lean-to B

Lean-to B (Photograph 18) has a mono-pitched roof which is constructed from a series of single rafters, projecting from the eastern wall-plate and meeting the eastern elevation of the barn. A single purlin is present along the roof pitch, which is supported on inclined struts which project from the tie-beams. The roof and wall framing comprise a combination of hand and machine processed timbers.

A dividing wall is present in the centre of the lean-to, although the structure to the north of this has largely collapsed. There is a vertically planked door in the dividing wall while a wide opening is present in the southern wall. Evidence of a possible blocked doorway in the western wall is provided by a break in the weatherboarding (Photograph 19). A series of fixed single-light windows are in the eastern wall, although no panes of glass are present in the openings.



Photograph 17 Interior of lean-to A. Photograph taken facing north-east.



Photograph 18 Interior of lean-to B. Photography taken facing north north-east.



Photograph 19 Detail of possible blocked doorway visible in the western wall of lean-to B. Photograph taken facing west north-west.



Photograph 20 Remains of lean-to C. Photograph taken facing north.

Lean-to C

Of the four lean-tos, C is in the worst state of disrepair (Photograph 20). The roof has completely collapsed, as have the northern and southern walls. The western wall comprises red brick with two full-height openings (Photograph 21). A timber wall-plate survives on top of the brickwork, which presumably would have supported the rafters of the catslide roof. The western wall of the lean-to, clad in weatherboard, is formed from the eastern wall of the barn, within which are the remains of a doorway.

Lean-to D

From above the tie-beams, the roof structure of lean-to D appears to be a machine-cut replacement. A large, reused tie-beam crosses the centre of the structure, which has a series of empty mortices along the western face (Photograph 22). A number of other timbers in the framing have evidence they have been reused, also in the form of unused mortices. The wall-framing, which appears to be formed from hand-sawn timbers, is simple in construction, comprising a series of studs. An edge halved scarf-joint is present in the western wall-plate. A window opening is present in both the eastern and western walls while a large doorway dominates the northern wall with a smaller doorway in the southern wall.



Photograph 21 Interior of lean-to D, with the empty mortices along the tie-beam highlighted in pink. Photograph taken facing south-east.

7 Discussion

As the cartographic evidence for Glebe Farm can only provide a date of pre-1769 for the construction of the barn, we must turn to the carpentry techniques used in the timber-framing to propose a more precise date. Several different methods that have been utilized in the timber-framing of the barn point to a construction date in the 15th century.

Although the roof of the barn has completely collapsed, historic photographs and the late Richard Shackle's frame drawings show that it was originally of crown post construction. By 1300, the crown post roof had been adopted across East Anglia and was the prevailing choice for roofing until the middle of the 16th century when it was superseded by side purlin construction (Stenning 2008). Jowled posts were used in the framing of the barn, where the head is larger than the rest of the post. This was a style that appeared before the 14th century and used widely until the 16th century, after which time they quickly fell out of popularity (Walker 2002). Within the surviving wall-framing of the barn are a number of straight secondary braces, where the brace is only half the thickness of the wall and does not interrupt the studwork. Secondary bracing was used in timber-framed buildings in Essex up until the introduction of primary bracing in the 16th century. As the braces appear to the on the exterior of frame, this suggests that the framing predates the end of the 15th century, after which time braces were typically added to the interior of the framing (Walker 2002).

It is evident from the some of the wall-framing that the barn was historically repaired and possibly rebuilt in places, as demonstrated by the addition of primary braces to the framing. As previously stated, primary bracing was introduced in the late 16th century and became common place in timber-framing by the 17th century, sometime after the barn was constructed. Furthermore, the curved knee braces observed projecting from several of the principal posts are visible replacements for earlier braces, as evidenced by the empty mortices and peg-holes on the principal posts and tie-beams, seen in Photograph 13. This remedial work to update the framing of the barn is unsurprising, historically barns were the most important building on a farm due to the role they played in processing crops (for which East Anglia is famed for). Before the industrial revolution, and the advent of threshing machines, threshing barns needed to be maintained to allow the continued processing of large volumes of cereal.

English bond brickwork is the earliest identifiable bond of brickwork and was the prevailing bond type up until the early 17th century, after which Flemish bond took over as the popular choice (Brunskill 1990). The English bond for the brick plinths of the lean-tos A and D can help propose construction dates for them. It is generally accepted that English bond emerged in the second half of the 16th century, the rough nature of the English bond used for lean-to D can be used to suggest a construction date around this time. Lean-to A, however, has a more regular pattern used for the plinth and has at least one primary brace in its framing, indicating it is slightly later in date, likely built in the late 16th/early 17th century. Cartographic and structural evidence provide the construction date for lean-to C, the Flemish bond red brickwork indicates a 17th-century or later origin, while historic maps attest that it was built by 1875. The types of bricks used fit the description in Ryan (1996) for 18th/early 19th

century red bricks; they have irregular rounded and sharp arises, creased or smooth faces and range in colour from orange to brown, suggesting that lean-to C was built later in the proposed time frame.

The barn at Glebe Farm is proposed to have origins in the 16th century by its Historic England listing. However, as demonstrated in this discussion, many techniques in the discussion suggest the barn originated in the 15th century. Evidently a part of a successfully farmstead, as indicated by the continued expansion of the structure, the barn has now clearly outlived its purposefulness. Given the advanced deterioration of the structure, the proposed planning application to dismantle and store the timber frame represents the most sustainable solution. This method will hopefully maximise the recovery of original material from the collapsed structure for meaningful reinstatement within the reconstructed building.

8 Acknowledgements

Colchester Archaeological Trust would like to thank Ian Alderton (Architectural Management Ltd) and the landowner for commissioning and funding the historic building recording. The recording was carried out by Sarah Veasey. Figures are by Sarah Veasey. The project was monitored by Dr Richard Hoggett for Colchester City Council.

9 References

Note: all CAT reports, except for DBAs, are available online in .pdf format at https://catuk.org/report-group/cat/

Alderton, I. 2025. *Design and Heritage Statement LBC Application for Dismantling of a Traditional Barn.*

Brown, N. & Glazebrook, J. 2000. *Research and Archaeology: A Framework for the Eastern Counties 2. Research Agenda and Strategy.* East Anglian Archaeology Occasional Paper **8** (EAA **8**).

CAT. 2025. *Written Scheme of Investigation for historic building recording of a barn at Glebe Farm, Rectory Road, Langham, Essex, CO4 5PP of* By S Veasey. Colchester: Colchester Archaeological Trust.

CCCAA. 2025. *Brief for Level 3 Historic Building Recording at Glebe Farm, Langham,* by R Hoggett. Colchester: Colchester City Council.

CIfA. 2020a. *Standard and Guidance for the Creation, Compilation, Transfer and Deposition of Archaeological Archives.* CIfA Chartered Institute for Archaeologists; published 2014, revised 2020.

CIfA. 2020b. *Standard and Guidance for the Collection, Documentation, Conservation and Research of Archaeological Materials*. CIfA Chartered Institute for Archaeologist; published 2014 revised 2020.

CIfA. 2020c. *Standard and Guidance for Archaeological Investigation and Recording of Standing Buildings and Structures.* CIfA Chartered Institute for Archaeologists.

CIfA. 2025. *Code of Conduct.* CIfA Chartered Institute for Archaeologists; published 2014, revised 2022.

ERO D/P 154/3/1. 1769. *A Plan of the Glebe Lands Belonging to the Rectory of Langham in the Country of Essex. Survey'd 1769 by Saml Lewis.*

ERO D/P 154/3/2. 1810. *Map of glebe.*

ERO D/DQ 34/1. 1823. *Map of Langham.*

ERO SALE/A260. 1927. *Sale Catalogue.*

Gurney, D. 2003. *Standards for field archaeology in the East of England.* East Anglian Archaeology Occasional Papers **14** (EAA **14**).

Harris, R. 1993. *Discovering Timber-Framed Buildings.* Princes Riseborough: Shire Publications Ltd.

Historic England. 2015. *Management of Research Projects in the Historic Environment (MoRPHE).*

Historic England. 2016. *Understanding Historic Buildings: A Guide to Good Recording Practice.*

Medlycott, M. 2011. *Research and archaeology revisited: A revised framework for the East of England.* East Anglian Archaeology Occasional Papers **24** (EAA **24**).

MHCLG. 2025. *National Planning Policy Framework*. Ministry of Housing, Communities and Local Government.

Ryan, P. 1996. *Brick in Essex: from the Roman conquest to the Reformation.* Chelmsford: Pat Ryan.

Stenning, D. 2008. 'East Anglia Roofs: An Essex-centric View' in *The English Medieval Roof: Crownpost to Kingpost. Report of the Essex Historic Buildings Group Day School 2008.* Essex Historic Buildings Group.

Walker, J. 2002. 'Essex Medieval Houses: Type and Method of Construction' in *Regional Variation in Timber-Framed Building in England and Wales Down to 1550.* Chelmsford: Essex County Council.

10 Abbreviations and glossary

beam	horizontal members in timber-frames
CAT	Colchester Archaeological Trust
catslide roof	a roof continuing down beyond the main wall-plate to cover and outshot or extension
CIfA	Chartered Institute for Archaeologists
collar	a horizontal timber in a roof structure spanning between a pair of inclined timbers (such as rafters)
crown plate	longitudinal plate in a crown post roof, supported on crown posts and bearing the collars
crown post	upright timber standing on a tie-beam or occasionally a collar, supporting the crown plate and not rising beyond a collar
EHER	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
Flemish bond	a brickwork bond created from alternating headers and stretchers within a single course
gable	the triangular shaped, upper part of wall at the end of a building
girding beam	a timber placed horizontally in a wall frame at a level between the sill beam and wall plate.
HE	Historic Environment
hipped roof	a roof type where all sides slope down to the walls, forming a continuous and even plane around the building
jowled post	a post with a flared top
modern	period from 1901 to current
NGR	National Grid Reference
OASIS	**O**nline **A**cces**S** to the **I**ndex of Archaeological Investigation**S**, http://oasis.ac.uk/pages/wiki/Main
pightle	a small field or enclosure
post	vertical members in timber-frames
post-medieval	period from 1540 to 1901
primary bracing	wall bracing which is the thickness of the wall and interrupts the studs, added to the frame before studs
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
secondary bracing	wall bracing which is halved across the studs, not interrupting the studwork, added to the frame after the studs.
sill-beam	the beam at the foot of a timber-framed wall from which rise all the studs (and usually the posts)
stretcher	a brick laid parallel to the face of the wall, i.e. lengthways
stud	in wall frames the upright smaller section timbers between the main posts of the frame
tie-beam	beam tying together the post-heads of a timber-framed wall or the upper surfaces of a solid wall
truss	a consisting of several pieces of timber, jointed and triangulated in order to retain its shape under load
wall-plate	a timber running horizontally along the top of a wall to receive the ends of common rafters

11 Archive deposition

The 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 the Archaeology Data Service.

12 Contents of digital archive

The CAT WSI
The report (CAT Report 2293)
Digital plans
Site digital photos and log

© Colchester Archaeological Trust 2026

Distribution list

Landowner
Colchester City Council Archaeological Advisor
Colchester Historic Environment Record

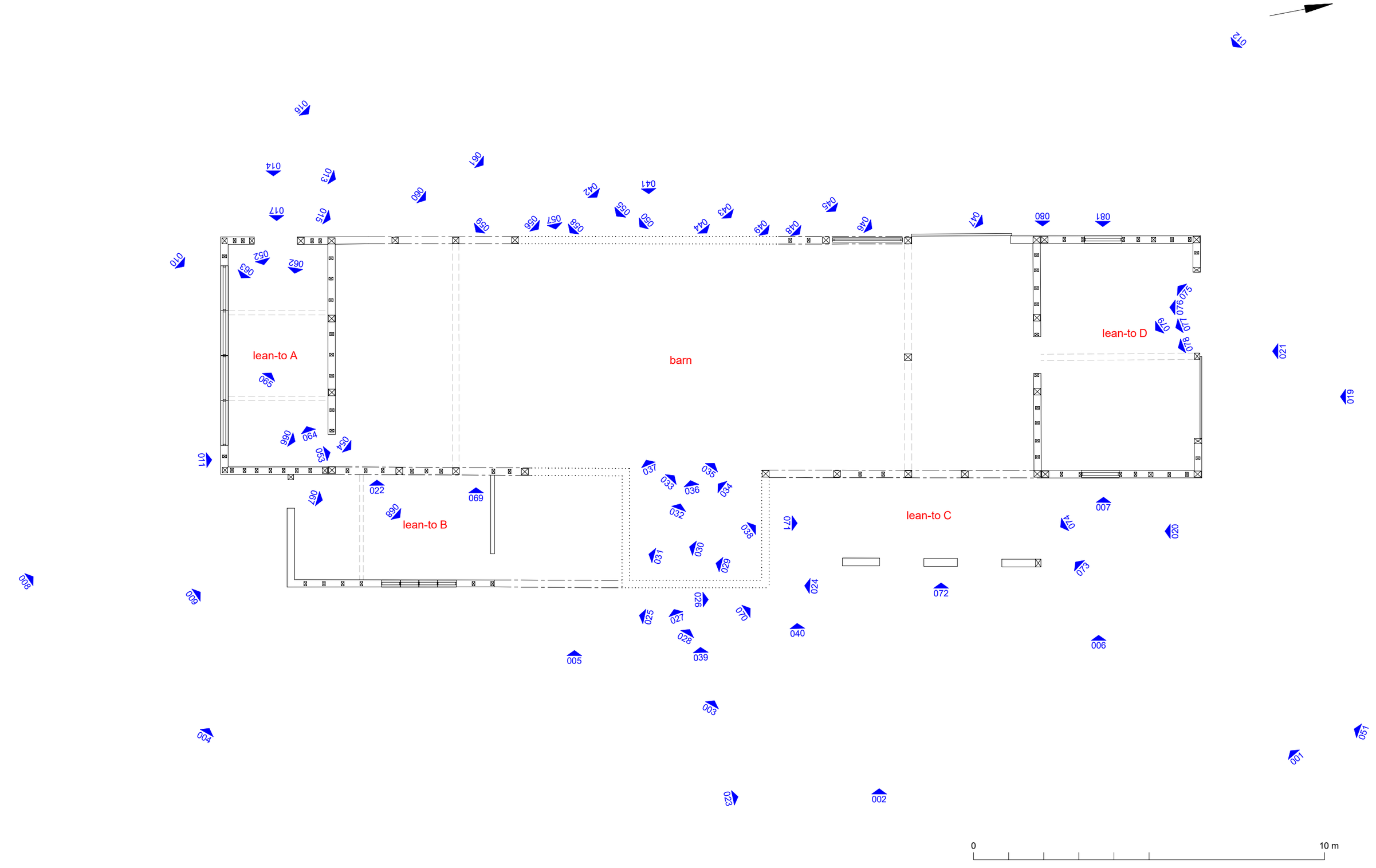


Fig 3 Floor plan. Location and direction of photographs in the archive in shown.



ECC4924_Photograph_001
Eastern elevation. Photograph taken facing south-west.



ECC4924_Photograph_002
Remains of eastern elevation. Photograph taken facing west.



ECC4924_Photograph_003
Remains of eastern elevation. Photograph taken facing north-west.



ECC4924_Photograph_004
Eastern elevation. Photograph taken facing west north-west.



ECC4924_Photograph_005
Eastern elevation of lean-to B. Photograph taken facing west south-west.



ECC4924_Photograph_006
Eastern elevation of lean-to D. Photograph taken facing west.



ECC4924_Photograph_007
Detail of window in eastern elevation of lean-to D. Photograph taken facing west.



ECC4924_Photograph_008
Southern elevation of lean-to A. Photograph taken facing north-west.



ECC4924_Photograph_009
Southern elevation of lean-to B. Photograph taken facing north-west.



ECC4924_Photograph_010
Detail of windows in southern elevation of lean-to A. Photograph taken facing north-east.



ECC4924_Photograph_011
Detail of brick plinth of lean-to A. Photograph taken facing north-west.



ECC4924_Photograph_012
Western elevation. Photograph taken facing south-east.



ECC4924_Photograph_013
Western elevation. Photograph taken facing north north-east.



ECC4924_Photograph_014
Western elevation of lean-to A. Photograph taken facing east south-east.



ECC4924_Photograph_015
Remains of western elevation. Photograph taken facing north north-east.



ECC4924_Photograph_016
Remains of western elevation. Photograph taken facing north-east.



ECC4924_Photograph_017
Detail of doorway in western elevation of lean-to A. Photograph taken facing east south-east.



ECC4924_Photograph_018
Detail of window in western elevation of lean-to D. Photograph taken facing east.



ECC4924_Photograph_019
Northern elevation of lean-to D. Photograph taken facing south.



ECC4924_Photograph_020
Remains of northern elevation of lean-to C. Photograph taken facing south.



ECC4924_Photograph_021
Detail of doors in northern elevation of lean-to D. Photograph taken facing south.



ECC4924_Photograph_022
Detail of barn's plinth with concrete sheath visible in lean-to B. Photograph taken facing west north-west.



ECC4924_Photograph_023
Detail of fallen jowled post, eastern side of barn. Photograph taken facing north.



ECC4924_Photograph_024
Detail of fallen tie-beam or girding-beam, eastern side of barn. Photograph taken facing west.



ECC4924_Photograph_025
Detail of fallen timbers, eastern side of barn. Photograph taken facing south-west.



ECC4924_Photograph_026
Detail of fallen ?tie-beam, eastern side of barn. Photograph taken facing north-west.



ECC4924_Photograph_027
Detail of tenons projecting from top of fallen ?principal post, eastern side of barn. Photograph taken facing west.



ECC4924_Photograph_028
Detail of fallen principal post with knee brace, eastern side of barn. Photograph taken facing north-west.



ECC4924_Photograph_029
Detail of fallen timbers, eastern side of barn. Photograph taken facing south-west.



ECC4924_Photograph_030
Detail of mortices and timber-pegs in fallen timber, eastern side of barn. Photograph taken facing south-west.



ECC4924_Photograph_031
Detail of fallen jowled post, eastern side of barn. Photograph taken facing south-west.



ECC4924_Photograph_032
Detail of remains of timber-framing in western wall of barn. Photograph taken facing north-west.



ECC4924_Photograph_033
Detail of remains of barn. Photograph taken facing north-west.



ECC4924_Photograph_034
Detail of remaining tie-beam in barn. Photograph taken facing south-west.



ECC4924_Photograph_035
Detail of remaining tie-beam with posts in barn. Photograph taken facing north-west.



ECC4924_Photograph_036
Detail of fallen principal post with knee brace, eastern side of barn. Photograph taken facing west.



ECC4924_Photograph_037
Detail of fallen principal post with knee brace, eastern side of barn. Photograph taken facing west.



ECC4924_Photograph_038
Detail of principal post with knee brace, eastern side of barn. Photograph taken facing north.



ECC4924_Photograph_39
Detail of possible stave holes in fallen timber, eastern side of barn. Photograph taken facing north-east.



ECC4924_Photograph_040
Detail of fallen ?tie-beam, eastern side of barn. Photograph taken facing south-west.



ECC4924_Photograph_041
Detail of fallen principal post with knee brace, western side of barn. Photograph taken facing east.



ECC4924_Photograph_042
Remains of barn, western side. Photograph taken facing north-east.



ECC4924_Photograph_043
Detail of remaining truss, northern end of barn. Photograph taken facing north-east.



ECC4924_Photograph_044
Detail of principal post with knee brace, eastern wall of barn. Photograph taken facing north-east.



ECC4924_Photograph_045
Detail of door and window in western wall of barn. Photograph taken facing north-east.



ECC4924_Photograph_046
Detail of principal post and tie-beam assembly in western wall of barn. Photograph taken facing north-east.



ECC4924_Photograph_047
Detail of jowled post in western wall of barn. Photograph taken facing north-east.



ECC4924_Photograph_048
Detail of fallen timbers at northern end of barn. Photograph taken facing north-east.



ECC4924_Photograph_049
Detail of northern wall framing of barn. Photograph taken facing north-east.



ECC4924_Photograph_050
Detail of fallen trust, western side of barn. Photograph taken facing south-east.



ECC4924_Photograph_051
Overview of glebe barn. Photograph taken facing south-west.



ECC4924_Photograph_052
Detail roof construction of lean-to A and barn's weatherboard and framing visible in lean-to A. Photograph taken facing north north-east.



ECC4924_Photograph_053
Remains of barn. Photograph taken facing north-west.



ECC4924_Photograph_054
Detail of barn's wall framing, western wall. Photograph taken facing south-west.



ECC4924_Photograph_055
Remains of barn. Photograph taken facing south-east.



ECC4924_Photograph_056
Remains of barn. Photograph taken facing north-east.



ECC4924_Photograph_057
Detail of fallen timbers visible from western side of barn. Photograph taken facing north-east.



ECC4924_Photograph_058
Detail of timber-framing in southern wall of barn. Photograph taken facing south-east.



ECC4924_Photograph_059
Detail of timber-framing in southern wall of barn. Photograph taken facing south-east.



ECC4924_Photograph_060
Remains of barn. Photograph taken facing north-east.



ECC4924_Photograph_061
Detail of fallen timbers in barn. Photograph taken facing north-east.



ECC4924_Photograph_062
Interior of lean-to A. Photograph taken facing north-east.



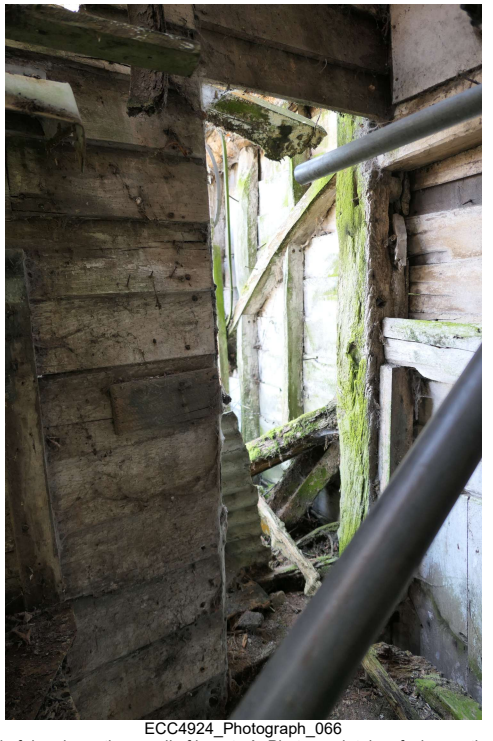
ECC4924_Photograph_063
Detail of timber-framing visible in lean-to A. Photograph taken facing south-east.



ECC4924_Photograph_064
Interior of lean-to A. Photograph taken facing south-west.



ECC4924_Photograph_065
Detail of roof construction of lean-to A. Photograph taken facing west north-west.



ECC4924_Photograph_066
Detail of door in northern wall of lean-to A. Photograph taken facing north-east.



ECC4924_Photograph_067
Interior of lean-to B. Photograph taken facing north north-east.



ECC4924_Photograph_068
Detail of eastern window and northern door in lean-to B. Photograph taken facing north-east.



ECC4924_Photograph_069
Detail of weatherboards and possible blocked doorway in western wall of lean-to B. Photograph taken facing west north-west.



ECC4924_Photograph_070
Remains of lean-to C. Photograph taken facing north-west.



ECC4924_Photograph_071
Remains of lean-to C. Photograph taken facing north.



ECC4924_Photograph_072
Detail of brickwork of lean-to C. Photograph taken facing west.



ECC4924_Photograph_073
Remains of lean-to C. Photograph taken facing south-west.



ECC4924_Photograph_074
Detail of brickwork of lean-to C. Photograph taken facing south-east.



ECC4924_Photograph_075
Interior of lean-to D. Photograph taken facing south-west.



ECC4924_Photograph_076
Interior of lean-to D. Photograph taken facing south-west.



ECC4924_Photograph_077
Interior of lean-to D. Photograph taken facing south-east.



ECC4924_Photograph_078
Interior of lean-to D. Photograph taken facing south-east.



ECC4924_Photograph_079
Detail of reused tie-beam in roof of lean-to D. Photograph taken facing south-east.



ECC4924_Photograph_080
Detail of iron strap, visible from exterior of lean-to D. Photograph taken facing north-east.



ECC4924_Photograph_081
Detail of brick plinth of lean-to D. Photograph taken facing east.

OASIS Summary for colchest3-538501

OASIS ID (UID)	colchest3-538501
Project Name	Analytical Buildings Record (Level 3) at Barn at Glebe Farm, Rectory Road, Langham, Essex
Sitename	Barn at Glebe Farm, Rectory Road, Langham, Essex
Sitecode	
Project Identifier(s)	2025/09g
Activity type	Analytical Buildings Record (Level 3)
Planning Id	252662
Reason For Investigation	Planning: Post determination
Organisation Responsible for work	Colchester Archaeological Trust
Project Dates	09-Apr-2026 - 09-Apr-2026
Location	Barn at Glebe Farm, Rectory Road, Langham, Essex NGR : TM 03252 32892 LL : 51.95735234963671, 0.956684501463707 12 Fig : 603252,232892
Administrative Areas	Country : England County/Local Authority : Essex Local Authority District : Colchester Parish : Langham
Project Methodology	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 floorplan of the buildings at a scale of 1:100. A description of the buildings. 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).

Project Results	A programme of historic building recording was carried out by Colchester Archaeological Trust on a barn at Glebe Farm, Rectory Road, Langham, Essex in April 2026. The recorded building comprises a threshing barn with four lean-tos. The timber-frame of the barn has largely collapsed, and the lean-tos are in varying states of disrepair. The barn is Grade II listed and proposed to have origins in the 16th century, some techniques used in the framing, however, suggest it could be earlier. Historic photographs and frame drawings record that the barn originally had a crown post roof, with jowled posts and secondary bracing in the wall-framing. The framing has had primary braces added, as well as replacement curved knee-braces. The northern and southern walls of the barn are the most well preserved, with another two trusses partially surviving. The crown post roof has completed collapsed. Lean-to D is the most likely candidate for the first addition to the barn, with a simple hand-sawn timberframe and a rough English bond plinth suggesting a construction date in the mid to late 16th century. From the presence of a primary brace in the timber-frame of lean-to A, along with a brick plinth laid in English bond, we can infer than this was added to the barn in the late 16th or early 17th century. The only still standing wall of lean-to C, in contrast, comprises Flemish bond, suggesting it was added after the 17th century while historic mapping provides a date of pre-1875 for construction. The bricks used for the wall suggest the date is later in this range, as they are regular in size, with some creasing and mostly sharp arises. The final lean-to added to the structure is B, with a concrete plinth and simple timber-framed structure. Historic mapping indicates it was constructed in the 20th century.
Keywords	Threshing Barn - Medieval - FISH Thesaurus of Monument Types
Funder	Private individual
HER	Colchester Borough Council - unRev - STANDARD
Person Responsible for work	
HER Identifiers	HER Event No - ECC4924
Archives	Digital Archive - to be deposited with Archaeology Data Service Archive;

Report generated on: 22 Jun 2026, 09:02