
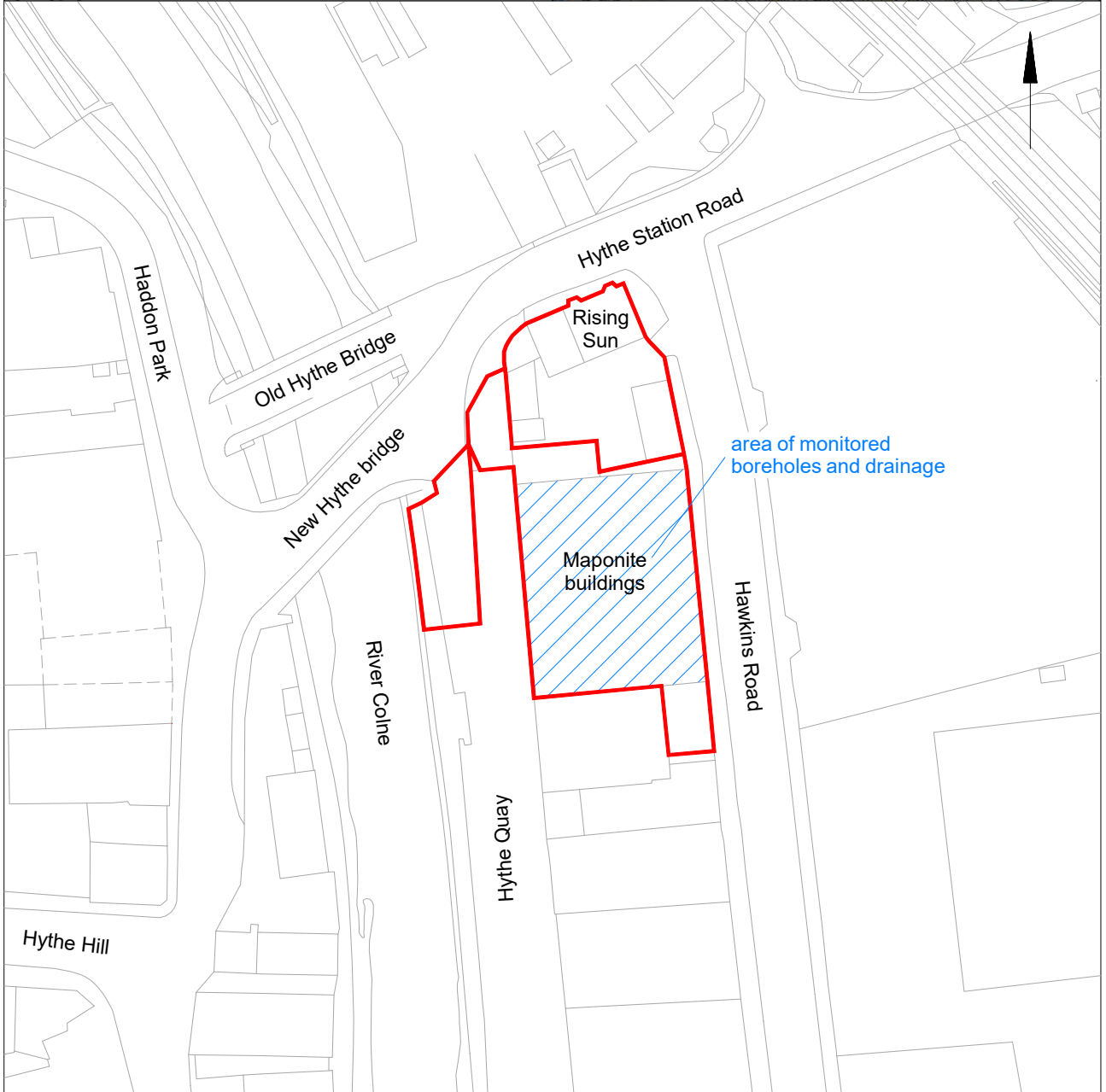
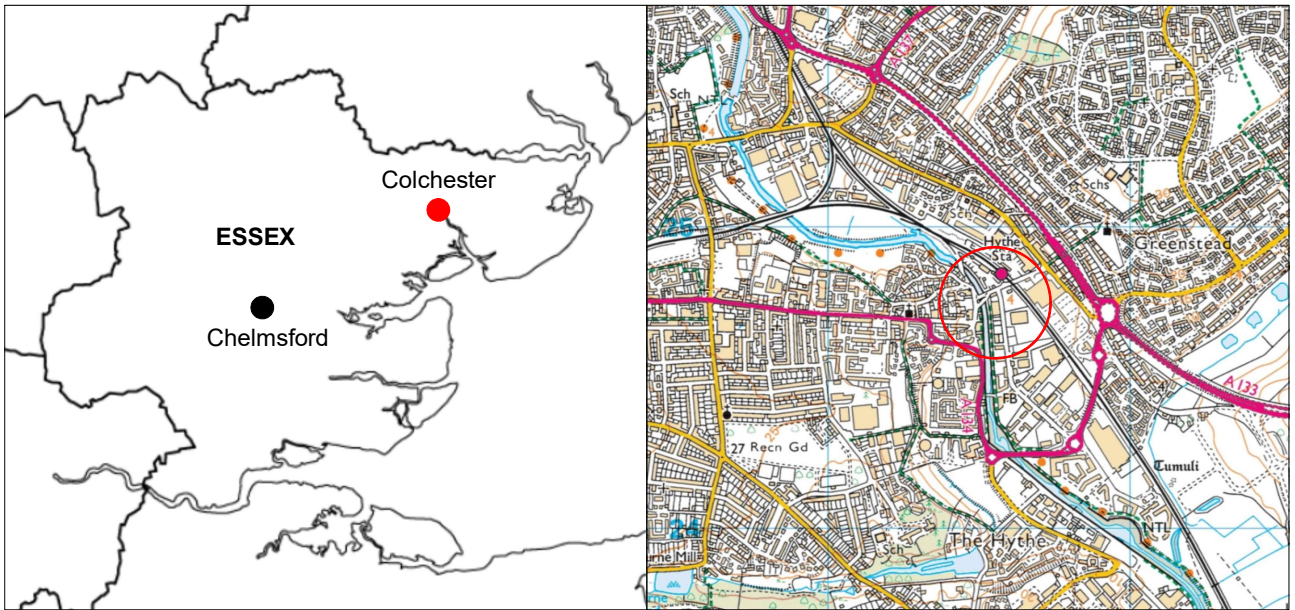




Colchester Archaeological Trust

Roman Circus House, Roman Circus Walk, Colchester, Essex, CO2 7GZ
Tel.: 01206 501785 Email.: services@catuk.org

CAT Report 1558 Archaeological monitoring at The Rising Sun and Maponite Buildings, 3 Hythe Road, Colchester, Essex, CO2 8JZ: December 2018-June 2020	Planning reference: 163196
	CHER Event no.: ECC4272
	OASIS ref.: colchest3-331483
	Grid Reference: TM 0155 2474 (centre)
	Number of site visits: 3
	Dates of visits: 5th December 2018 and 4-5th June 2020
Nature of the work: Observation of a geotechnical investigation borehole and a new drainage run.	
Reason for condition: The Rising Sun is a late 18th-century Grade II listed building and the 19th-century Maponite Buildings are also considered to be of historical interest. The area was utilised as a port from at least the 13th century and it is thought that a Roman bridge may have existed in the vicinity.	
% of total seen: 100% of the groundworks.	
Results: All groundworks were monitored by a CAT archaeologist in response to a brief set by Dr Jess Tipper of Colchester Borough Council Planning Services. The following groundworks were observed: a) a geotechnical investigation borehole, 0.1m wide and approximately 10m deep; b) a new drainage run, 212.5m long, 0.4m wide and 0.7-1m deep. Two layers were recorded: a) 19th-century made ground L1, a hard, dry medium grey/brown sandy-silt with CBM, clinker, ash pieces, c 0.7-1m thick; b) alluvial clay L2.	
	
Photograph Drainage trenching shot – view north-west	
No archaeological features or material were encountered.	
Recorded by: Dr Elliott Hicks (eh2@catuk.org)	Date: 26.10.2020
Checked by: Philip Crummy (pc@catuk.org)	Date: 26.10.2020



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Fig 1 Site location.



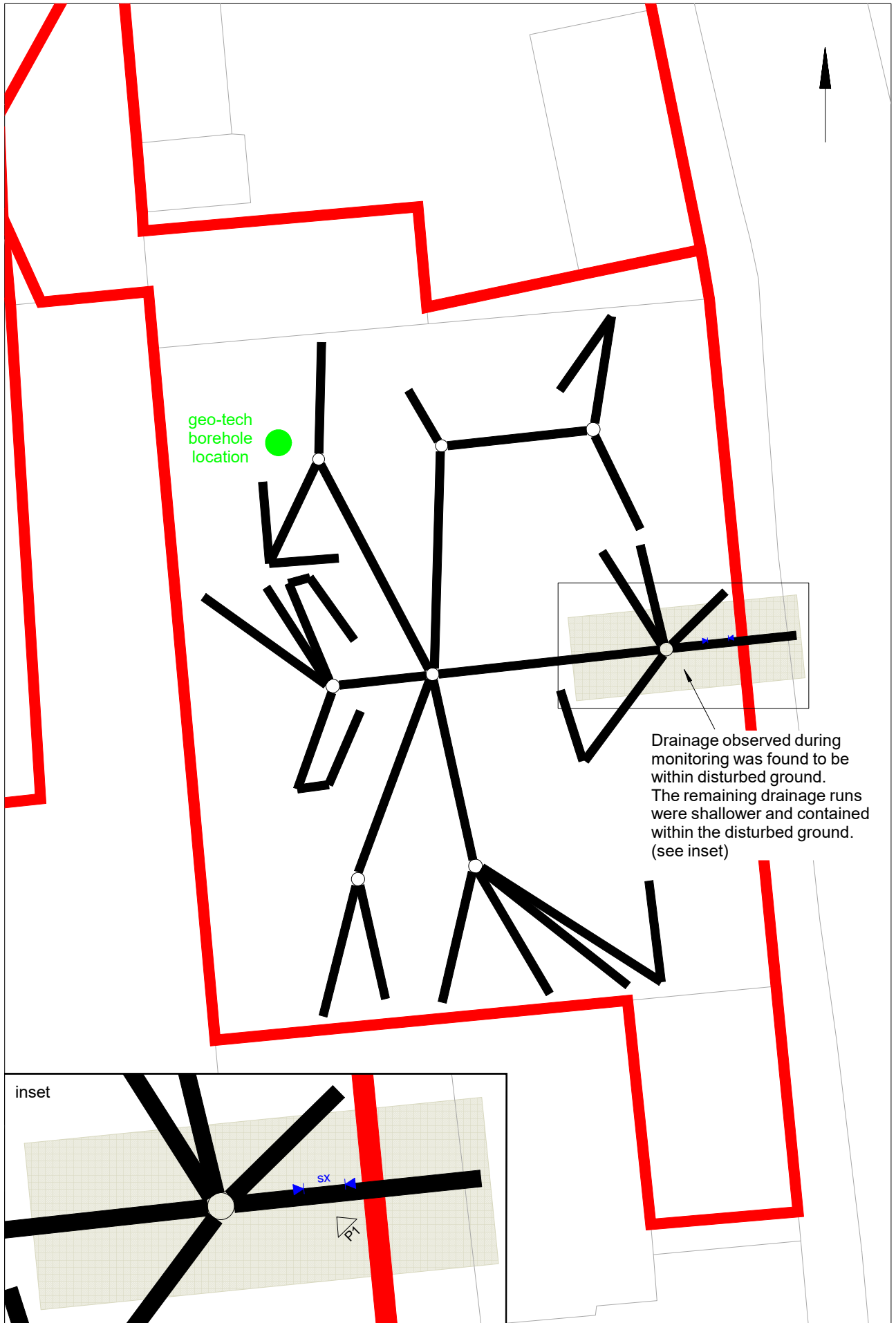


Fig 2 Drainage monitoring within the Maponite building.

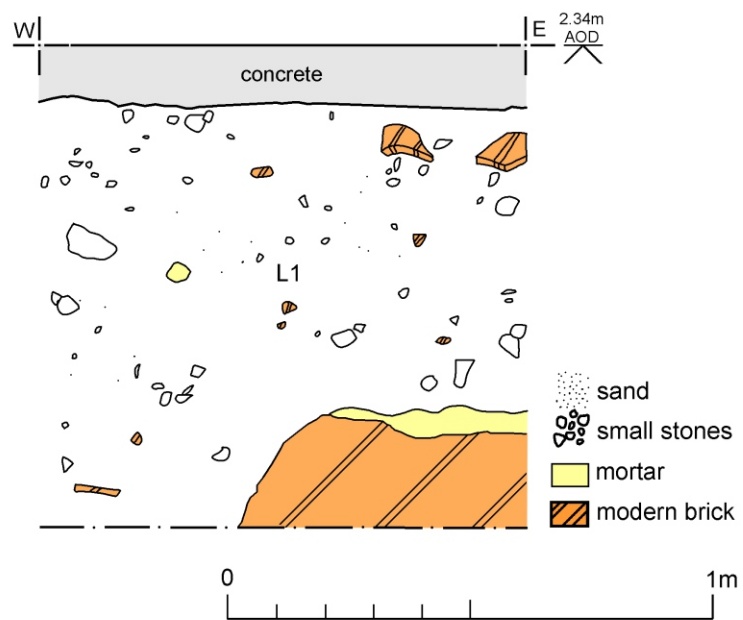


Fig 3 Representative section.

Written Scheme of Investigation (WSI) for a historic building recording and a continuous archaeological recording at The Rising Sun and Maпонite Buildings, 3 Hythe Station Road, Colchester, Essex, CO2 8JZ.

NGR: TM 0155 2474 (centre)

Planning references: 163196

Commissioned by: Steven Higgon (HGN Design Ltd)
Client: Prospect Park Property

Curating museum: Colchester

Museum accession code: historic building recording – tbc
monitoring – tbc

CHER number: historic building recording – ECC4271
monitoring – ECC4272

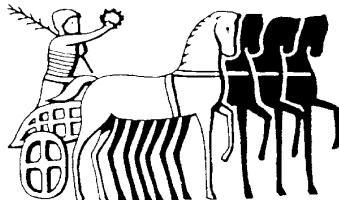
CAT project codes: historic building recording – 2018/10g
monitoring – 2018/10h

Oasis project IDs: historic building recording – colchest3-331481
monitoring – colchest3-331483

Site manager: Chris Lister

CBC monitor: Jess Tipper

This WSI written: 19/10/2018



COLCHESTER ARCHAEOLOGICAL TRUST,
Roman Circus House,
Roman Circus Walk,
Colchester,
Essex, CO2 7GZ

tel: 01206 501785

email: eh@catuk.org

Site location and description

The proposed development site lies approximately 2km southeast of the main Colchester Town Centre on the eastern side of the River Colne at the former Rising Sun and Maponite Buildings, 3 Hythe Station Road, Colchester, Essex, CO2 8JZ (Fig 1). The site falls within the eastern edge of the Hythe Conservation Area and The Rising Sun is a Grade II listed building. Site is centred at National Grid Reference (NGR) TM 0155 2474.

Proposed work

The development comprises the conversion of former public house (The Rising Sun) and warehouses (Maponite buildings) into 27 flats, 3 commercial units (for A1, A2, A3, B1 or D1 use), parking facilities for 33 vehicles, access and amenity areas and any associated groundworks.

Archaeological background

The following archaeological background draws on the major published sources for Colchester archaeology and the Colchester Historic Environment Record (accessed via Colchester Heritage Explorer (<https://colchesterheritage.co.uk/map>)).

The Rising Sun (CHER MCC3410) is a former Public house which later became an Inn. The Inn has a Grade II listed status (Listed building no.1306772). The Heritage Impact Assessment and Statement of Significance gives a detailed background on the Inn and its known history (Purcell 2016, section 4). In summary the impact assessment shows that the public house is not on the Chapman and André map of 1777, but must have been built soon after that as the first recorded innkeeper, John Sadler, managed the Inn in 1798. That the internal layout and unsymmetrical northern facade suggests the Inn may have been built in two stages. That in the 1837 tithe apportionment the Inn was part of a plot along the river which included a dock yard, Sun Inn and Coal Yards etc. and gives information on subsequent sales of the land and what buildings were part of those sales. The Inn was constructed to serve the growing mercantile community in the Hythe and would have benefited from traffic using the railway station. The buildings' appearance seems relatively unchanged since the early 19th century (Purcell 2016: 45).

The Maponite buildings (CHER MCC10100) are a group of quayside warehouses listed by the Colchester Historic Forum (www.colchesterhistoricbuildingsforum.org.uk) as being buildings of interest. The entry records them as A group of four abutting quayside warehouses of different dates. Survivals from the Hythe's days as an active port. At least one of the units is said to have been a bonded warehouse (not verified). The northern three warehouses were built sometime between 1848 and 1881 probably sequentially over a short period of time c.1850 starting with the most northerly building. The warehouses are of grey brick. The northern two look to be of the same design. At least one more warehouse was to be added to the row (see SE quoin of third warehouse). The warehouses may have been erected soon after the construction very nearby in 1847 of a goods railway station. Many years later, a further warehouse was added but this was of red brick and shorter in length. It was built between 1887 and 1924, probably around 1900. All four warehouses have been altered to limited degrees. Their original metal windows survive but not doors. The impact assessment tells us that Maponite Ltd were established in the late 1890s for the production of golf and cricket balls (Purcell 2016: 34). Unfortunately their design was considered too hard for wooden clubs and the company liquidated in 1903.

The Hythe area has been the port for Colchester probably since the Norman period. The name derives from an Old English word for landing place, and the area was originally known as 'New Hythe'. This appears to be with reference to an earlier landing place at Old Heath (*Ealdehythe* – the old landing place), located closer to the mouth of the River Colne, which New Hythe superseded. The earliest reference to Old Heath, implying the existence of the New Hythe, is in 1272. The nearby Hythe parish church of St Leonard's (MCC24, MCC3402 and MCC9031) is referenced in 1237, and the earliest reference to the Hythe itself appears to date from 1276 (CAR 1, 47). There are numerous references to private quays, wharfs and warehouses from the 14th century onwards, and by 1823 the quays at the Hythe extended

along both sides of the river (CAT Report 232, 21). There are numerous records of current or demolished historic houses and shops within close proximity of the site including the 15th-16th century former Perseverance Inn (MCC27), the late 17th century house at 106 Hythe Hill (MCC3404) to the 18th century brick house at 100 Hythe Hill (MCC3400).

There is also the possibility of a Roman quay or bridge in this area, as a Roman road can be traced to within half a mile of the Hythe, from the direction of Mistley. The projected line of this road suggests a crossing point on the river close to the bottom of Hythe Hill.

So far most of the archaeological investigations within the Hythe area has been small sites and carried out on areas some way back from the present river frontage including 79 Hythe Hill (Brooks 2000); 64-76 Hythe Hill evaluation (ECC2627 and MCC2663-6, Shimmin 2004 and CAT Report 36) and subsequent excavation (ECC2590, Benfield 2004 and CAT Report 125); 9-11 Hythe Quay evaluation (MCC5310, MCC5311 and MCC5312, CAT Report 100), and no trace of the medieval quay or any Roman structures has yet been located at the Hythe.

In 2006 CAT watched four test pits being machine dug at 28 Hythe Quay (CAT Report 388, CHER MCC5461), next to the retaining quay wall. They were mostly dug through 18th-19th century brick rubble with some post-medieval pottery. There was no evidence of Roman or medieval activity but a large timber located at the base of one of the concrete structures is thought to have possibly have been part of an earlier quay.

At an evaluation undertaken in April 2018 at Bridge House, Hythe Quay (CAT Report 1264), CAT excavated three medieval pits in trench T1 with a medieval pit and linear in trench T4, dating from the late 11th to the 13th/14th century. In trench T4 there was a medieval (late 12th to 14th century) wall foundation of medium to large compacted stones. Looser patches of compacted medium stones and chalk may represent a second later wall foundation (15th to 17th century) but could also be the remains of either a plinth or surface. These structural remains are possibly associated with medieval activity at Hythe Quay

Planning background

A planning application was made to Colchester Borough Council in December 2016 (application No.163196) proposing the conversion of former warehouses and public house (The Rising Sun) to 27 no. flats, 3 no. commercial units for A1, A2, A3, B1 or D1 use, 33 no. Off-street parking spaces and amenity areas.

As the site lies within an area highlighted by the CHER as having a high potential for archaeological deposits, an archaeological condition was recommended by the Colchester Borough Council Archaeological Advisor (CBCAA). The recommended archaeological condition is based on the guidance given in the *National Planning Policy Framework* (MHCLG 2018).

Requirement for work

The required archaeological work will consist of two distinct parts, a historic building recording and continuous archaeological monitoring and recording of all groundworks. Details are given in the two Project Briefs written by CBCAA (CBC 2018).

Historic building recording

The first phase of archaeological work will be to make a detailed record of the buildings prior to their conversion.

The record will consider:

- Plan form of the site
- Materials and method of construction
- Date(s) of the building

- Function and internal layout
- Fixtures and fittings
- Context of the buildings within the landscape

Monitoring and recording

Followed by a monitoring and recording of any groundworks. Specifically, this is being undertaken to identify and record any surviving archaeological deposits that may exist on site.

If unexpected remains are encountered the CBCAA will be informed immediately and the CBCAA will decide if amendments to the brief are required to ensure adequate provision for archaeological recording.

General methodology

All work carried out by CAT will be in accordance with:

- professional standards of the Chartered Institute for Archaeologists, including its *Code of Conduct* (CIfA 2014a, b)
- Standards and Frameworks published by East Anglian Archaeology (Gurney 2003, Medlycott 2011)
- relevant Health & Safety guidelines and requirements (CAT 2018)
- the Project Brief issued by the CBCAA (CBC 2018).

Professional CAT field archaeologists will undertake all specified archaeological work, for which they will be suitably experienced and qualified.

Notification of the supervisor/project manager's name and the start date for the project will be provided to CBCAA one week before start of work.

Unless it is the responsibility of other site contractors, CAT will study mains service locations and avoid damage to these.

At the start of work (immediately before fieldwork commences) an OASIS online record <http://ads.ahds.ac.uk/project/oasis/> will be initiated and key fields completed on Details, Location and Creators forms. At the end of the project all parts of the OASIS online form will be completed for submission to Essex Historic Environment Record (EHER). This will include an uploaded .PDF version of the entire report.

A unique HER event number will be obtained from the CBCAA prior to the commencement of fieldwork alongside a project or site code from the curating museum. This code will be used to identify the project archive when it is deposited at the curating museum.

Staffing

The number of field staff for this project is estimated as follows:

Building recording: M Baister

Monitoring: One CAT officer for the duration of the groundworks.

Building Recording Methodology

A Historic England Level 3 survey will be undertaken.

A documentary, cartographic and pictorial survey of the evidence pertaining to the history and evolution of the section of wall will be made. Sources consulted will include:

- Essex Historic Environment Record.
- Colchester Historic Environment Record.
- Essex Records Office.
- The site owner.

A large-scale block plan will be made of the site using the current OS 1:2500 map extract.

Plans and elevations at a scale of 1:100 will be made of the wall, tied into the descriptive text and accompanying photographic record.

The wall will be viewed, described and photographed. The description will seek to address materials, dimensions, method of construction and phasing.

A full photographic record will be made comprising colour digital photographs. This record will include both general shots and details of features (ie structural detail). A photographic scale will be included in the case of detailed photographs. Rectified photographs will be created of the entire section of wall. The photographic record will be accompanied by a photographic register detailing (as a minimum) location and direction of shot.

The completed plans will be clearly annotated to show the location and orientation of photographs taken as part of the survey.

Fully annotated photographic plates supporting the text will be reproduced as colour laser copies.

The guidelines contained in *Historic England: Understanding Historic Buildings. A guide to good recording practice (2016)* will be adhered to. In addition, RCHME: *Descriptive Specification 3rd Edition*, ClfA's *Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings or Structures (2014)* and the appropriate sections of the *Standards for Field Archaeology in the East of England (East Anglian Archaeology occasional paper 14, 2003)* and *Research and Archaeology Revised: A Revised Framework for the East of England (EAA 24, 2011)* and *Management of research projects in the historic environment (MoRPHE)* will be used for additional guidance in the design of the project specification, the contents of the report, and for the general execution of the project.

Monitoring methodology

There will be sufficient on-site attendance by CAT staff to maintain a watch on all contractors' ground works to record, excavate or sample (as necessary) any archaeological features or deposits.

All topsoil removal and ground reduction will be done with a toothless bucket.

If archaeological features or deposits are uncovered, time will be allowed for these to be planned and recorded.

If any features or deposits uncovered are to be destroyed by the proposed development, time will be allowed for these features to be excavated by hand. This includes a 50% sample of discrete features (pits, etc), 10% of linear features (ditches, etc) and 100% of all complex features and burials (see Human Remains policy below).

Fast hand-excavation techniques involving (for instance) picks, forks and mattocks will not be used on complex stratigraphy.

A metal detector will be used to examine spoil heaps, and the finds recovered.

Individual records of excavated contexts, layers, features or deposits will be entered on pro-forma record sheets. Registers will be compiled of finds, small finds and soil samples.

Site surveying

Normal scale for archaeological site plans and sections is 1:20 and 1:10 respectively, unless circumstances indicate that other scales would be more appropriate.

The site grid will be tied into the National Grid. Corners of excavation areas and trenches will be located by NGR coordinates.

Environmental sampling policy

CAT has an arrangement with Val Fryer/Lisa Gray whereby any potentially rich environmental layers or features will be appropriately sampled as a matter of course, but only if they are datable. Any processing and reporting will be done by VF/LG. If any complex or outstanding deposits are encountered, VF/LG will be asked onto site to advise. EH Regional Adviser is available for further advice.

Human remains

CAT follows the policy of leaving human remains *in situ* unless there is a clear indication that the remains are in danger of being compromised as a result of their exposure. If circumstances indicated it were prudent or necessary to remove remains from the site during the monitoring, the following criteria would be applied; if it is clear from their position, context, depth, or other factors that the remains are ancient, then normal procedure is to apply to the Department of Justice for a licence to remove them. In that case, conditions laid down by the license will be followed. If it seems that the remains are not ancient, then the coroner, the client, and CBCAA will be informed, and any advice and/or instruction from the coroner will be followed.

Photographic record

Will include both general and feature-specific photographs, the latter with scale and north arrow. A photo register giving context number, details, and direction of shot will be prepared on site, and included in site archive.

Finds

All significant finds will be retained.

All finds, where appropriate, will be washed and marked with site code and context number.

Matthew Loughton (CAT) normally writes our finds reports. Some categories of finds are automatically referred to other CAT specialists:

- prehistoric and Roman pottery: Matthew Loughton
- post-Roman pottery: Howard Brooks
- animal bones (small groups): Alec Wade / Adam Wightman
- small finds, metalwork, coins, etc: Laura Pooley
- flints: Adam Wightman
- environmental processing: Robin Mathieson

or to outside specialists:

- animal bones (large groups) and human remains: Julie Curl (*Sylvanus*)
- environmental assessment and analysis: Val Fryer / Lisa Gray
- conservation/x-ray: Laura Ratcliffe (LR Conservation) / Norfolk Museums Service, Conservation and Design Services

Other specialists whose opinion can be sought on large or complex groups include:

- prehistoric and Roman pottery: Stephen Benfield
- Roman brick/tile: Ernest Black / Ian Betts (MOLA)
- Roman glass: Hilary Cool
- Prehistoric pottery: Stephen Benfield / Paul Sealey / Nigel Brown
- Other: EH Regional Adviser in Archaeological Science (East of England).

All finds of potential treasure will be removed to a safe place, and the coroner informed immediately, in accordance with the rules of the Treasure Act 1996. The definition of treasure

is given in pages 3-5 of the Code of Practice of the above act. This refers primarily to gold or silver objects.

Requirements for conservation and storage of finds will be agreed with the appropriate museum prior to the start of work, and confirmed to CBCAA.

Results

Notification will be given to CBCAA when the fieldwork has been completed.

An appropriate archive will be prepared to minimum acceptable standards outlined in *Management of Research Projects in the Historic Environment* (English Heritage 2006).

The report will be submitted within 6 months of the end of fieldwork, with a copy supplied to CBCAA as a PDF.

The report will contain:

- Location plan of the groundworks in relation to the proposed development. At least two corners of the site will be given 10 figure grid references.
- Section/s drawings showing depth of deposits from present ground level with Ordnance Datum, vertical and horizontal scale.
- Archaeological methodology and detailed results including a suitable conclusion and discussion and results referring to Regional Research Frameworks (Medlycott 2011).
- All specialist reports or assessments
- A concise non-technical summary of the project results.

An EHER summary sheet will also be completed within four weeks and supplied to CBCAA.

Results will be published, to at least a summary level (i.e. round-up in *Essex Archaeology & History*) in the year following the archaeological field work. An allowance will be made in the project costs for the report to be published in an adequately peer reviewed journal or monograph series

Archive deposition

It is a policy of Colchester Borough Council that the integrity of the site archive be maintained (i.e. all finds and records should be properly curated by a single organisation), with the archive available for public consultation. To achieve this desired aim it is assumed that the full archive will be deposited in Colchester Museums *unless otherwise agreed in advance*. (A full copy of the archive shall in any case be deposited).

By accepting this WSI, the client agrees to deposit the archive, including all artefacts, at Colchester & Ipswich Museum.

The requirements for archive storage will be agreed with the curating museum.

If the finds are to remain with the landowner, a full copy of the archive will be housed with the curating museum and provision must be made for additional recording (e.g. photography, illustration and analysis) as appropriate.

The archive will be deposited with Colchester & Ipswich Museum or an alternate repository (approved by COLEM and CBCAA) within 3 months of the completion of the final publication report, with a summary of the contents of the archive supplied to CBCAA.

Monitoring

CBCAA will be responsible for monitoring progress and standards throughout the project, and will be kept regularly informed during fieldwork, post-excavation and publication stages.

Notification of the start of work will be given to CBCAA one week in advance of its commencement.

Any variations in this WSI will be agreed with CBCAA prior to them being carried out.

CBCAA will be notified when the fieldwork is complete.

The involvement of CBCAA shall be acknowledged in any report or publication generated by this project.

References

Note: all CAT reports, except for DBAs, are available online in PDF format at <http://cat.essex.ac.uk>

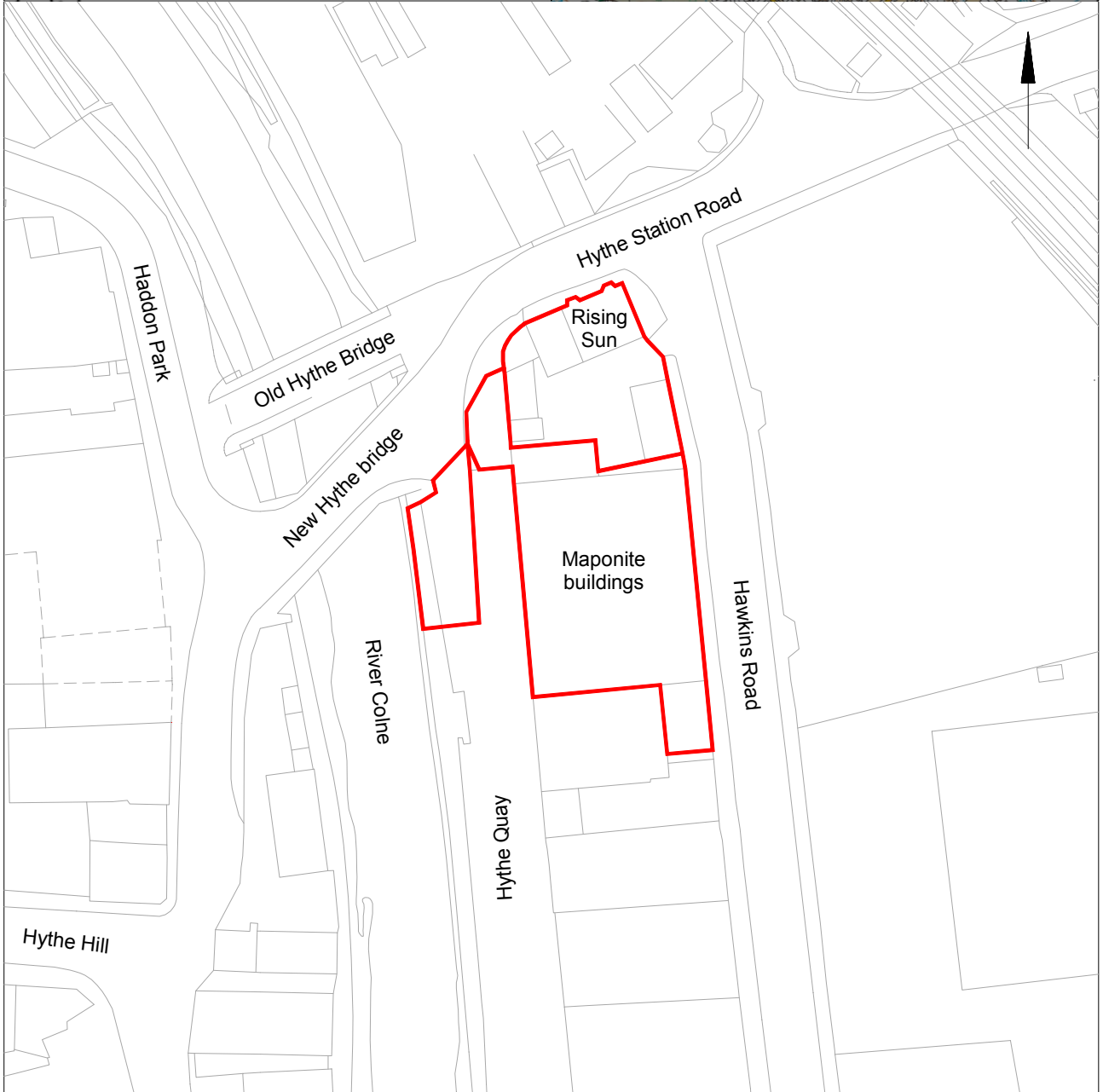
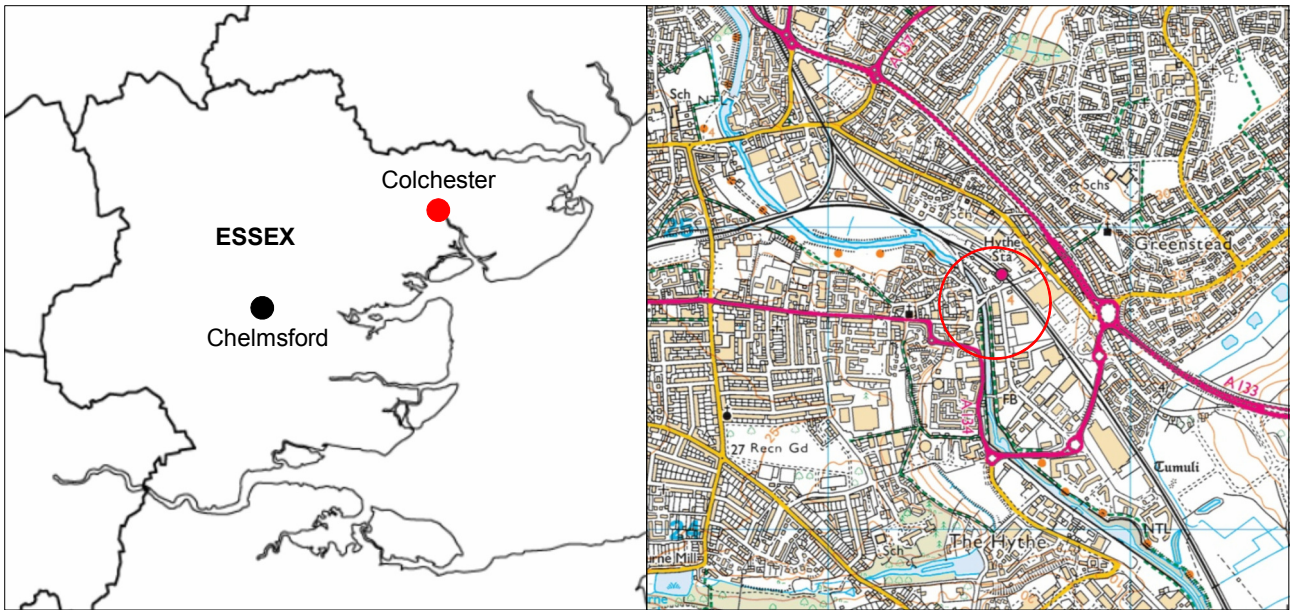
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E Holloway



Colchester Archaeological Trust
Roman Circus House
Roman Circus Walk
Colchester
Essex
CO2 2GZ

tel: 01206 501785 opt. 4
email: eh@catuk.org



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Fig 1 Site location.



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OASIS ID: colchest3-331483

Project details

Project name	Archaeological monitoring and at The Rising Sun and Maponite Buildings, 3 Hythe Station Road, Colchester, Essex, CO2 8JZ
Short description of the project	Archaeological monitoring was carried out at the Rising Sun Inn and Maponite Buildings, Hythe Station Road, Colchester, Essex, during the excavation of a geotechnical investigation borehole and new drainage runs. The Rising Sun is a late 18th-century Grade II listed building and the 19th-century Maponite Buildings are also considered to be of historical interest. The area was utilised as a port from at least the 13th century and it is thought that a Roman bridge may have lain in the vicinity. No archaeological features were encountered as the majority of the groundworks did not penetrate beyond modern layers.
Project dates	Start: 05-12-2018 End: 05-06-2020
Previous/future work	No / Not known
Any associated project reference codes	2018/10h - Contracting Unit No.
Any associated project reference codes	163196 - Planning Application No.
Any associated project reference codes	ECC4272 - Sitecode
Type of project	Recording project
Site status	Conservation Area
Site status	Listed Building
Current Land use	Other 2 - In use as a building
Current Land use	Industry and Commerce 4 - Storage and warehousing
Investigation type	"Watching Brief"
Prompt	National Planning Policy Framework - NPPF

Project location

Country	England
Site location	ESSEX COLCHESTER COLCHESTER The Rising Sun and Maponite Buildings, 3 Hythe Station Road, Colchester
Postcode	CO2 8JZ
Study area	0.19 Hectares
Site coordinates	TM 0155 2474 51.884201336495 0.928925668127 51 53 03 N 000 55 44 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	Chris Lister

Project archives

Physical Archive Exists?	No
Digital Archive recipient	Colchester Museum
Digital Archive ID	ECC4272
Digital Media available	"Images raster / digital photography","Text"
Paper Archive recipient	Colchester Museum
Paper Archive ID	ECC4272
Paper Media available	"Miscellaneous Material","Photograph","Report"

Project

bibliography 1

Publication type Grey literature (unpublished document/manuscript)

Title Archaeological monitoring at The Rising Sun and Maponite Buildings, 3 Hythe Road, Colchester, Essex, CO2 8JZ: December 2018-June 2020

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