

Blyth Conservation Area Appraisal and Management Plan

November 2012



BASSETLAW
DISTRICT COUNCIL
NORTH NOTTINGHAMSHIRE

Document details

Title: Bassetlaw District Council: Blyth Conservation Area Appraisal and Management Plan.

Summary: This document is the Council's appraisal of the special architectural and historic interest of Blyth Conservation Area and a management plan with proposals for enhancement and preservation.

Approved: This document was approved by Planning Committee on the 7th November 2012.

Consultation summary:

The Council has undertaken public consultation with local residents and property owners, English Heritage, Blyth Parish Council, Pories Historical Society, Retford and Worksop Historical Societies, Nottinghamshire County Council and other relevant consultees.

Document availability:

Copies of the appraisal document are available at Bassetlaw District Council (Planning Services) and on the Council's website:

www.bassetlaw.gov.uk/

A public meeting was held on 26th July 2012 at Barnby Memorial Hall, High Street, Blyth. The outcomes of this meeting (and wider public consultation on the draft appraisal and management plan) are summarised in a consultation report, also presented at Planning Committee on the 7th November 2012. The Consultation Report is available on the Council's website and from Planning Services by request.

For further information on this document or the Conservation Area designation and appraisal processes, please contact the Council's Conservation Team on (01909) 533484, 533191 or 533427 or email Michael.Tagg@bassetlaw.gov.uk.

Front page: Photographs of Blyth Conservation Area and its environs (source: Bassetlaw District Council, 2009-2012)

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1. INTRODUCTION

- 1.1 Blyth is a historic former market town in the north west of Bassetlaw District alongside the River Ryton, approximately nine kilometres to the north east of Worksop, ten kilometres north west of Retford, seven kilometres south east of Tickhill and seven kilometres south west of Bawtry. The Blyth Conservation Area comprises the majority of the historic core and part of the former park to Blyth Hall. The Conservation Area was originally designated in January 1978 and was extended on the 17th October 2012. The centre of Blyth is characterised by the regular plan form of its buildings, set either side of a wide and straight road running north to south.
- 1.2 The settlement of Blyth dates to at least the Anglo-Saxon period, as Blyth is mentioned in Domesday (1086) as a hamlet in Hodsock parish, with the earlier Saxon Lord 'Wulfsi' being replaced by 'Tuold' (as tenant of Roger de Busli) shortly after the Norman Conquest. Blyth lies on one of the main routes through medieval Nottinghamshire, being on the straight road between Bawtry (to the north, once part of Blyth parish) and Ollerton/Nottingham (to the south). Although the origins of this route are unknown, evidence of Roman occupation has been found along its length and in the vicinity of Blyth. The road was certainly in use by the 9th century, as Danish invaders used it in 867 on their way to Nottingham. In addition, the prominent hill known as Blyth Law Hill (immediately to the south of Blyth) is thought to be Anglo-Saxon in date, probably 6th-7th century¹. The Oldcotes road may also have Roman origins, as a villa was found alongside its route at Oldcotes.
- 1.3 At the northern end of Blyth is the Parish Church of St Mary and St Martin, the earliest parts of which are late-11th century in date. This was once part of a Benedictine Priory, founded in 1088, with rights to hold markets (probably on Thursdays) and two annual three-day fairs (8th-10th October for St Denis and over the Ascension Day period) also awarded at that time. With the exception of the Parish Church, most of Blyth Priory was lost during the dissolution of 1536. Part of the former Priory Cloisters was adapted to form a hall, known as Blyth Abbey, later in the 16th century. The hall was rebuilt in the 17th century, remodelled in the late 18th century and sadly demolished in 1972. Much of the wider landscape around Blyth was once part of Blyth Hall's private park, with the surviving features relating to a remodelling in the late 18th century.
- 1.4 The importance of Blyth in the medieval period is epitomised by it once having two medieval hospitals, these being the Hospital of St John the Evangelist (located off Spital Road, the site now occupied by Spital Farm) and the Hospital of St Edmund (this was probably located off Bawtry Road).

What is a Conservation Area?

- 1.5 Conservation Areas were first introduced by the Civic Amenities Act 1967. Since then, over 9033 Conservation Areas have been designated across England. The various heritage-related acts were consolidated under the

¹ According to a member of the Worksop Archaeological and Local History Society, who took part in excavations on the site in 1964.

Planning (Listed Buildings and Conservation Areas) Act 1990. The Act defines Conservation Areas as:

“areas of special architectural or historic interest the character or appearance of which it is desirable to preserve or enhance” (section 69 (1))²

- 1.6 Unlike listed buildings, which are designated by central government, Councils designate Conservation Areas locally. The Local Planning Authority has a duty to designate Conservation Areas where it identifies places of special architectural or historic interest. An area may warrant designation if, for example, it has an historic layout of streets or a group of historic buildings that reflect the materials and style of the region. It may also be an area reflective of a particular historical period, or it could be that the relationships between buildings and spaces create a unique historic environment. Designation does not prevent change, but enables the Local Planning Authority to positively manage and protect areas from neglect, decay or inappropriate development.
- 1.7 Conservation Areas are classified as *designated heritage assets* and are afforded statutory protection. Along with other types of designated heritage asset, Conservation Areas require a special level of consideration in the planning process³. Designation results in special duties and controls for the Local Planning Authority.
- 1.8 Designation brings certain duties and controls to the Local Planning Authority:
 - Proposals will need to be formulated from time to time for the preservation and enhancement of Conservation Areas in the form of a management plan;
 - In exercising their planning powers, the local planning authority must pay special attention to the desirability of preserving or enhancing the character or appearance of Conservation Areas;
 - The local planning authority is able to carry out urgent works to preserve unoccupied unlisted buildings in a Conservation Area; and
 - The Local Planning Authority has a duty to review existing Conservation Areas from time to time, extending and designating where appropriate⁴.

What is an appraisal?

- 1.9 This document is an assessment of the character and appearance of the Blyth Conservation Area and surrounding areas. It clearly defines and records the special interest of the area. This will ensure that there is an understanding of what is worthy of preservation. The appraisal will be used to assess the boundaries of the existing Conservation Area, formulate policies for the preservation and enhancement of the area as a whole and to provide material information for decision makers regarding future development. Conservation Area Appraisals are based upon guidelines set out in the English Heritage publication *Understanding Place: Conservation Area Designation, Appraisal and Management* (2011).
- 1.10 The following themes have been explored in the preparation of this appraisal:

² From Section 69 (1) of the 1990 Act.

³ See, Policy DM8 of the Bassetlaw CS&DMP DPD (December 2011) and Section 12 of the NPPF (March 2012).

⁴ As discussed in Section 66 (2) of the 1990 Act.

- Archaeological and historical sites/monuments/buildings;
- Social, economic and demographic background;
- Current and past land use;
- Geological and topographical mapping;
- Building types, groups of buildings, density of buildings;
- Place names and historical references (e.g. road and transport evolution);
- Aerial photos;
- Important views, vistas and landscapes;
- Historic environment record (HER) data; and
- Plot layout/building orientation and the importance of gaps between buildings and any wider open spaces.

1.11 Within the Conservation Area Appraisal, important buildings, structures and topographical features have been identified because they contribute positively to the character and appearance of the Conservation Area⁵. **The exclusion of any building or feature within the appraisal does not necessarily indicate that it makes no positive contribution to the character and appearance of the Conservation Area. Advice should always be sought from the Council's Conservation Team to enable an early assessment of significance. Positive buildings, structures and features are identified within the appraisal and listed in the appendix.**

1.12 The **Nottinghamshire Historic Environment Record (HER)** identifies a number of individual buildings, structures and other features of local interest. Where appropriate, these are identified as positive buildings within the Conservation Area. Outside of the Conservation Area, but possibly within its setting or nearby, local interest buildings identified on the HER are shown in this appraisal, where appropriate, as non-designated heritage assets. In addition, Bassetlaw District Council has produced a methodology for recognising non-designated heritage assets⁶ (adopted in January 2011). This methodology has been used to identify assets and where necessary, the existing information on the HER has been updated. Determining the significance of assets requires careful consideration of a number of factors, including architectural/artistic and historic merit, past and present use, archaeological value, relationship to the historic street layout and group value.

1.13 It should be noted that all planning proposals will be treated on their own merits. The Local Planning Authority will always assist applicants in identifying heritage assets⁷, whether designated or non-designated, at the earliest possible stage⁸.

1.14 The Council's website contains general guidance and advice on many aspects of conservation practice. Visit the 'Planning and Building' section of our website at www.bassetlaw.gov.uk and follow the link to 'Conservation and Heritage'.

1.15 The Council carries out regular reviews of the District's Conservation Areas. For updates on these reviews, appraisals (whether draft or adopted) and consultations, please call the Conservation Team or visit the Council's website. Contact details are included at the rear of this document.

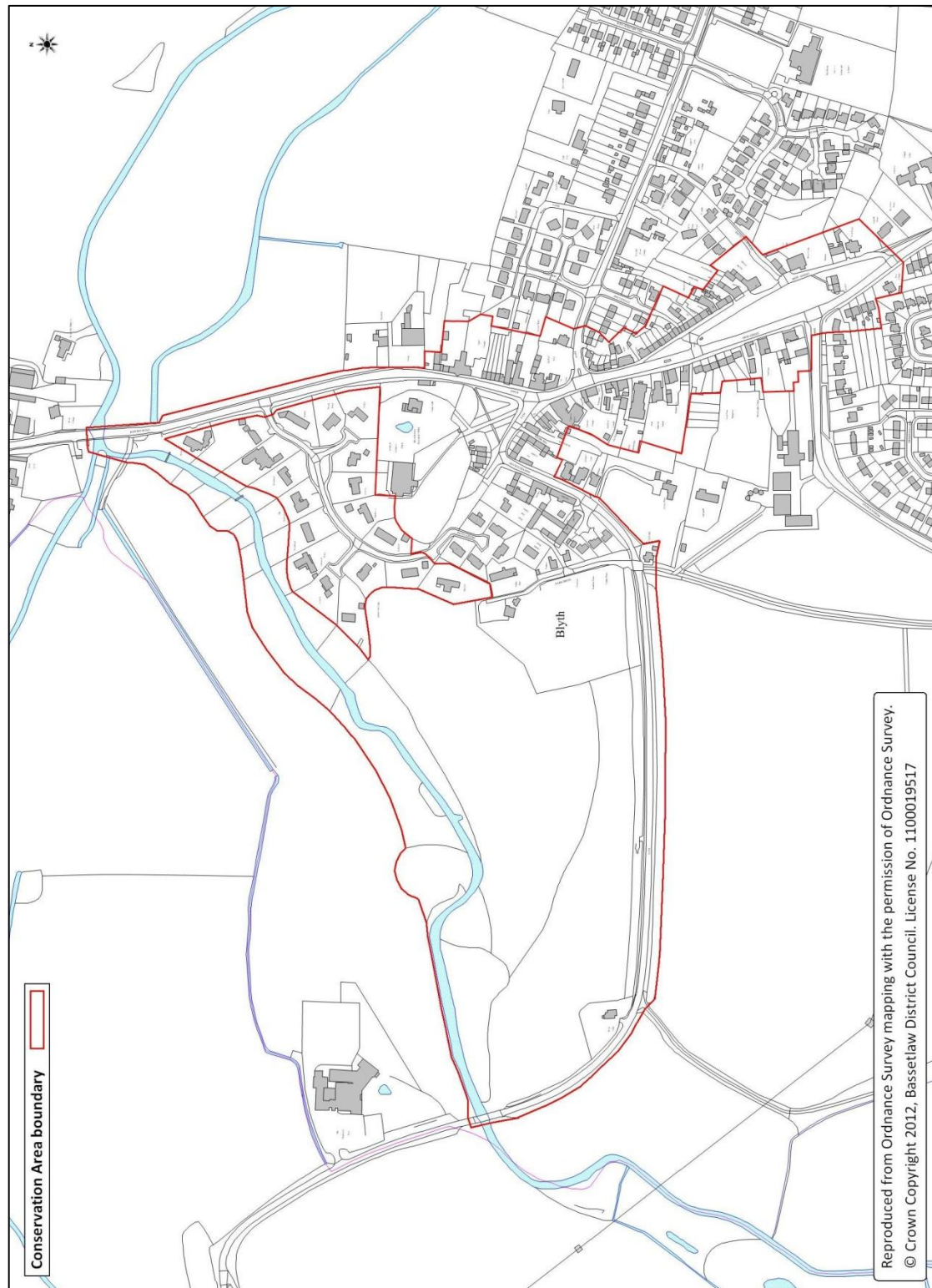
⁵ As advised in English Heritage's *Understanding Place: Conservation Area Designation, Appraisal and Management* (2011).

⁶ Bassetlaw District Council, 2011: *Non-Designated Heritage Assets – Criteria*.

⁷ Including buildings of historic or architectural interest, areas of archaeological significance and historic landscapes.

⁸ This is consistent with Section 12 of the NPPF.

Map 1 – Blyth Conservation Area boundary

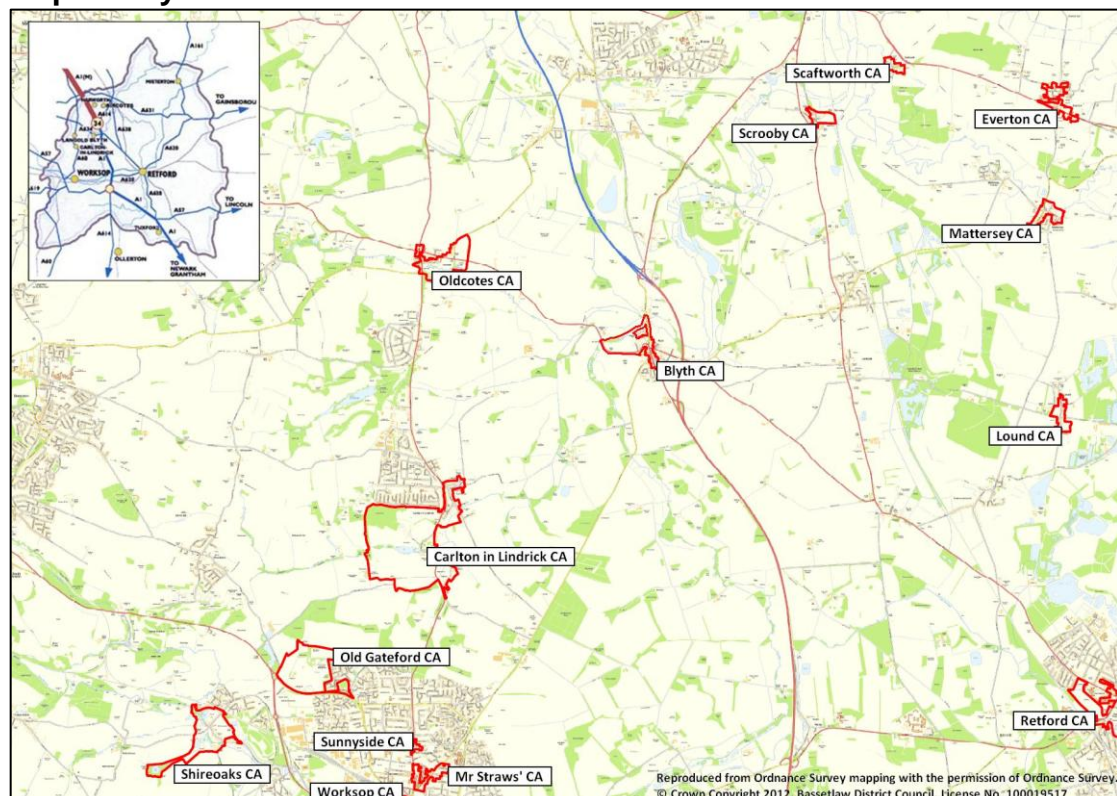


2. GEOGRAPHIC AND HISTORIC CONTEXT

Location and population

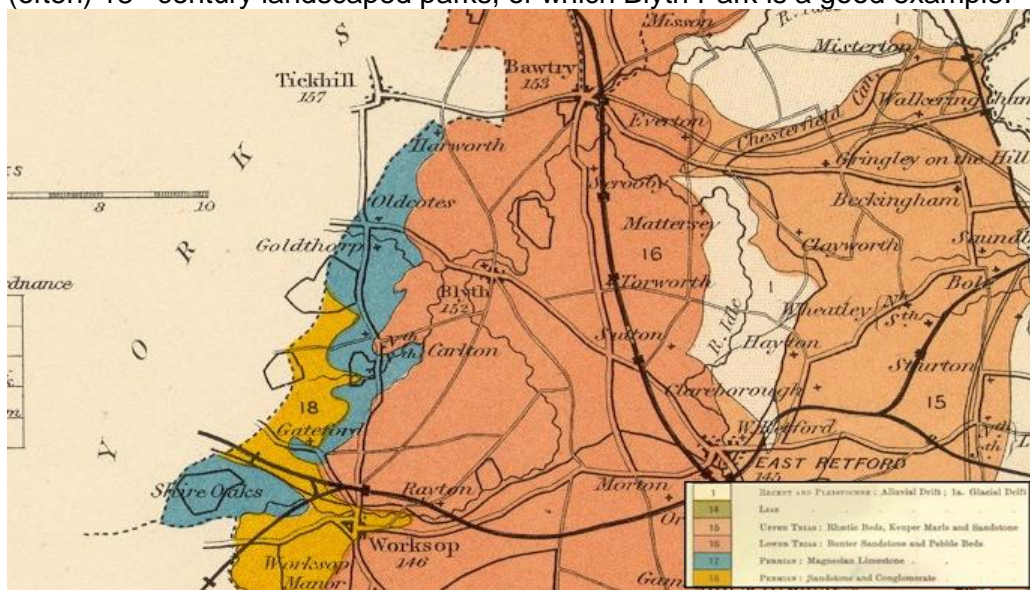
- 2.1 Blyth is one of the larger villages in Bassetlaw District, with a population of over 1200 (mid-2000 estimate). Sited on the eastern bank of the River Ryton, the former market town is bisected by two main routes running north-south (between Bawtry and Nottingham) and west to east (between Sheffield/Rotherham and Retford). The river valley and the two historic routes are important elements of Blyth's historic and geographic setting.
- 2.2 The Blyth Conservation Area straddles Bawtry Road/High Street and Sheffield Road, covering most of the historic core including the medieval church, the village green, the former park to Blyth Hall and other numerous historic buildings and sites. The Conservation Area covers around 0.28 square kilometres.
- 2.3 A substantial number of the buildings within the central part of the Conservation Area are commercial properties including a number of inns, although the majority are residential. Running through the centre of the Conservation Area is a line of open space, including the churchyard, the church green and the village green. To the west is the former parkland to Blyth Hall.

Map 2 - Blyth in a wider context

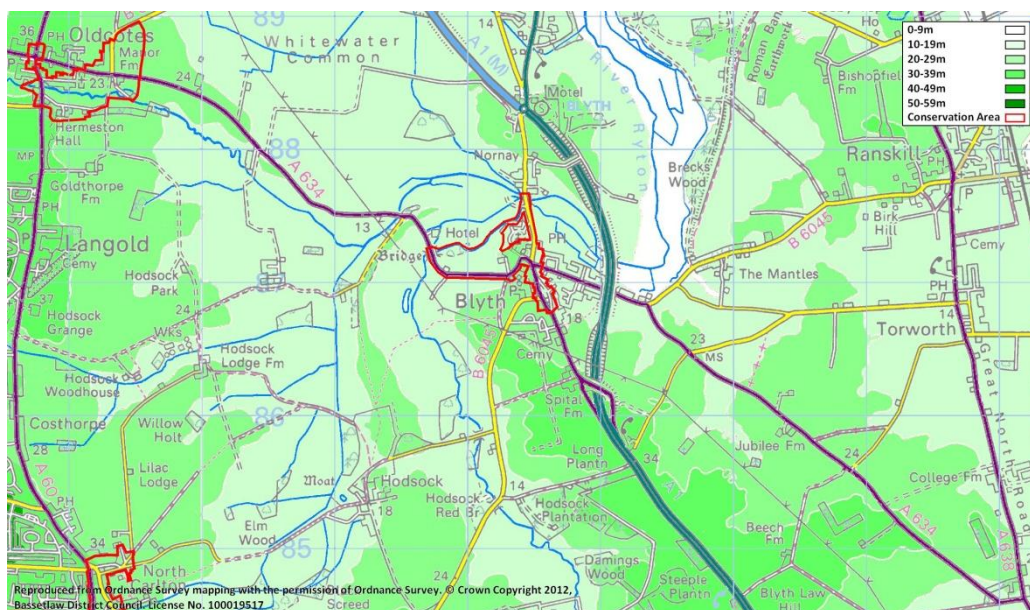


Landscape setting and topography

- 2.4 The Conservation Area lies to the south of the River Ryton, a tributary of the River Idle. From Bilby, the river flows south to north, forming a loop around the former parkland to Blyth Hall to the west, before turning eastwards and being crossed by Bawtry Road between Blyth and Nornay. Like most of the west of Bassetlaw, Blyth lies within the Sherwood/Bunter Sandstone (Lower Trias) geological area. Blyth is also within the Sherwood Landscape Character Area, as identified by Natural England. This area is typified by its rolling landforms containing predominantly arable land uses (due to the abundance of infertile sandy soils) and a mixture of narrow river valleys, large areas of woodland and (often) 18th century landscaped parks, of which Blyth Park is a good example.



Map 3: Extract from Ian West's Geological Map of Nottinghamshire, 2001 (Based on Woodward's "Stanford's Geological Atlas" (1904) and "Reynold's Geological Atlas" (1860 and 1889). Map source: University of Southampton (<http://www.soton.ac.uk/~imw/Geology-Britain.htm>), 2012).



Map 4: Terrain map of Blyth, using Ordnance Survey contours, accessed 2012.

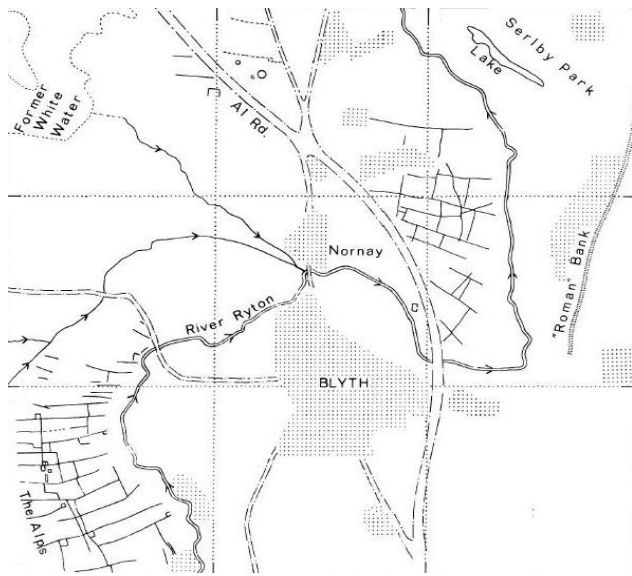
- 2.5 Blyth is sited on a gentle slope from south to north, which affords impressive views of the settlement, especially of St Mary & St Martin's Church, when

approaching from the south. Blyth sits on the crossroads of two main regional routes, those being from Rotherham to Retford (west to east) and from Bawtry to Nottingham (north to south).

Origins and historic development

2.6 Evidence of prehistoric settlement around the vicinity of Blyth is rare, with most archaeology relating to the Romano-British period onwards. Nevertheless, during Derrick Riley's work on aerial photography during the 1980s, a small number of sites were identified which are of interest. The most significant of these lies to the north of Nornay, where several circular crop marks⁹ were found which may be pre-historic. The mound known as Blyth Law Hill, immediately south of Blyth, may also have its origins in the Bronze Age (see page 14 for more detail), although no definitive evidence has been found from this period.

2.7 More substantial are the brickwork field patterns which are evident in much of the bunter sandstone geological area that underlies much of this part of the District (see Map 3). These patterns survive particularly well at two sites near Blyth, these being immediately to the west of the River Ryton in the area known as 'The Alps' (between Blyth and Hodsock) and between the modern A1 and the River Ryton east of Nornay (see Riley's sketch map, right¹⁰). Whilst none of these sites have been excavated, investigations into similar sites nearby (such as at Babworth) suggest a late-Iron Age or Romano-British origin.



Map 5: Map of cropmarks around Blyth, taken from Riley, D. (1980). The circular crop marks are shown near the A1 junction (centre top) and brickwork field patterns are to the west of Blyth (bottom left) and east of Nornay (centre right). Please note that the "Roman bank" feature is actually a medieval park boundary of the Serlby estate (Map source: Riley, D. 1980).

2.8 Whilst no substantial Romano-British settlement has ever been recorded in the centre of Blyth, a number of pottery sherds and metal finds have been discovered throughout the wider area, including to the south of Blyth New Bridge (which coincide with the cropmarks shown above) and at The Mantles/Mantles Farm off Ranskill Road. In addition, in his history of Blyth, Raine (1860) describes how "two Roman urns, the larger inclosing the smaller" were found near to The Mantles. An alternative record of this suggests a Roman urn was found with a diameter of 10 inches and covered by a globular vessel, during excavation of the foundations on Mantles House in 1820¹¹.

⁹ Riley suggests these cropmarks relate either to roundhouses or barrows.

¹⁰ *Early Landscape from the Air: Studies of Crop Marks in South Yorkshire and North Nottinghamshire* (Riley, D. 1980).

¹¹ As discussed in *Nottinghamshire Extensive Urban Survey Draft Archaeological Assessment Report: Blyth* (Stroud, G. 2001).



Figure 2.1: Roman finds from Blyth, including bow-style brooch and enamelled circular brooch (left) and various coins from across the Roman period (right). Finds source: Bassetlaw Museum, accessed 2012.

- 2.9 With regard to the origins of the main routes through Blyth, it is quite possible that the line of Bawtry Road/High Street/Spital Road could date to the Roman period. Investigations elsewhere along this route (and alongside the parallel route of the Great North Road) have certainly uncovered evidence of Roman occupation. Victorian historians also suggest the road was in existence in the Roman period, with Raine in 1860¹² referring to the pagan burials found during excavations on the mound alongside High Street. Roman pottery was found during the A1 road-widening scheme in 1959-60 at Blyth Law Hill. In addition, it is likely that Danish invaders travelled southwards to Nottingham¹³ on this route in 867. Swinnerton (1910)¹⁴ describes this route in great detail, referred to as 'North Road', traceable from Rempstone to the south, through Nottingham, Ollerton, Blyth and Bawtry (now the A1/A614).



Map 6: Extract from 2012 O.S. map, showing parallel routes of 'North Road' and 'Great North Road'. Reproduced from Ordnance Survey mapping with the permission of Ordnance Survey. © Crown Copyright 2012, Bassetlaw District Council. License No. 100019517.

- 2.10 Swinnerton also suggests that the parallel road, known as the 'Great North Road', became more important from the 13th century onwards as it passed through a larger number of important settlements. The route between

¹² From *The History and Antiquities of the Parish of Blyth in the counties of Nottingham and York* (Raine, J. 1860). John Raine was the Reverend of Blyth Church at the time of writing.

¹³ From an article in *The Nottinghamshire Guardian* (Doubleday, W. 1943)

¹⁴ From *Cambridge County Geographies – Nottinghamshire* (Swinnerton, H. 1910).

Rotherham and Retford may also have been in existence in the Roman period (the Roman villa at Oldcotes being a good indicator of this).

- 2.11 Both the Rotherham-Retford and Bawtry-Nottingham routes were certainly well established at the time of the Norman invasion. The large mound immediately to the south of Blyth known as Blyth Law Hill sits alongside the ancient 'North Road' (as described by Swinnerton) and is believed to be a monument of Anglo-Saxon date, probably 6th-7th century (according to those who excavated the site in 1964) rather than Bronze Age as is more commonly thought. Local historians believe Blyth Law Hill is one of a series of Anglo-Saxon meeting places within this part of Nottinghamshire, the most well know of which are at the two sites known as Beacon Hill, located near East Markham and Gringley on the Hill. Given its prominence, the Blyth Law Hill site was later used as the location for a gallows, permitted by way of a grant in the late-13th/early-14th century allowing the Abbot of Blyth to erect a gallows on the site of 'Ymmeslowe'. Human burials were recorded in excavations in the 1930s, probably the relating to the executions on the site. it should be noted that a lodge (marking a private driveway into the Blyth Hall estate) was also built immediately to the south in the late-18th century, although was demolished in the 20th century as part of the road-widening scheme.



Figure 2.2: Surviving portion of Blyth Law Hill, immediately south of Blyth and west of the A1.

- 2.12 Other than the Anglo-Saxon references to the north-south road, as quoted in Raine (1860) and Doubleday (1943), there is no other written evidence of Blyth until the Norman Conquest. However, there are numerous mentions of an existing settlement soon after the conquest, including in the Domesday Book of 1086, with Blyth being a hamlet in the Manor of Hodsock:

"S. In Blyth, 1b. of land and the fourth part of 1 b. taxable. Land for 1 plough. 4 villagers and 4 smallholders have 1 plough. Meadow, 1 acre" (Domesday Book, 1086).

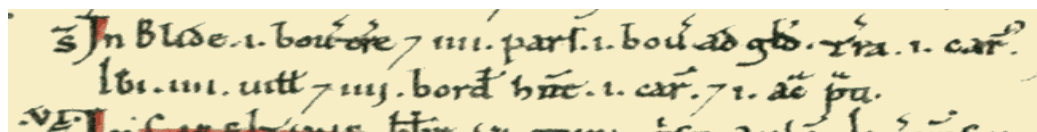
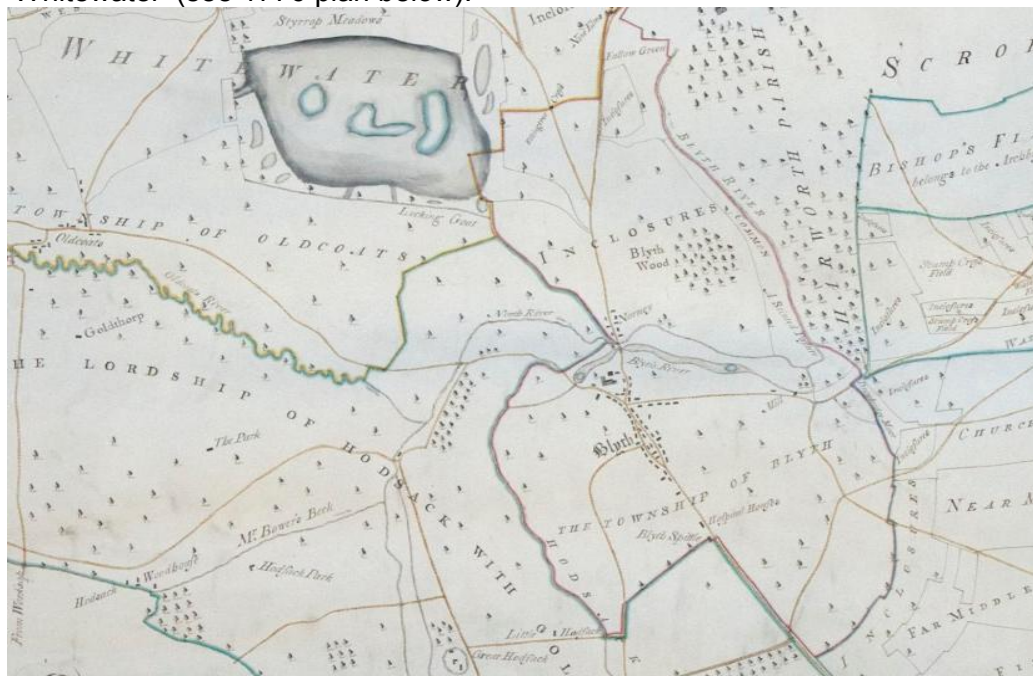


Figure 2.3: Extract from Domesday Book, 1086, regarding Blyth/'blide'. Image source: www.domesdaymap.co.uk, accessed 2012.

- 2.13 The name quoted in Domesday, *Blide*, refers to the former name of the River Ryton through this area (the entire course of the river later took the name of a small Anglo-Saxon settlement to the north east of Worksop, now known as 'Rayton'). *Blide/Blithe* was a common name for a river in the Anglo-Saxon period meaning pleasant or gentle, referring to the current of the river. There are a number of rivers/settlements called this throughout the country, including in Northumberland, Suffolk and Staffordshire.
- 2.14 At the time of Domesday, the Lord of the Manor was 'Thorold', as under-tenant of Roger de Busli, who had replaced 'Wulfsi' immediately after the Conquest. Around 2 years after Domesday was completed, Roger de Busli established the Benedictine Priory at Blyth in c1088, probably located to take advantage of the geographic location of the settlement: being on the crossroads of two main regional routes, on a promontory of higher ground (see the contour map on page 11 for confirmation of this), at both the confluence and crossing points of the River Ryton and the watercourse from Oldcotes and finally, being surrounded to the north west by the natural lake and marshy area of 'Whitewater' (see 1776 plan below).



Map 7: Extract from 1776 Map of the Parish of Blyth, showing the regional roads, River Ryton and lake/marsh area of 'Whitewater'. Map source: Trinity College Cambridge, accessed 2012.

- 2.15 Several historic texts also refer to a castle at Blyth, although there is no physical evidence to suggest this was ever at the settlement of Blyth¹⁵. It is most likely that the first castle was constructed at Tickhill, which, following the conquest, was part of the 'Honour of Blyth'.



Figure 2.4: Surviving castle 'motte' (mound) at Tickhill.

¹⁵ A siege was also recorded at Tickhill Castle in 1102. Please contact the *Priorities Historical Society* for information on the 'Blyth Castle' theories.

- 2.16 Returning to the Priory, its first monks were brought from the mother church, The Abbey of The Holy Trinity (later dedicated to St Katharine in the early 13th century) in Rouen, France¹⁶. This link between Blyth Priory and St Katharine's in Rouen lasted until the early 15th century. The Priory was awarded the whole settlement of Blyth, with full rights and privileges. As Timson (1973) states, de Busli endowed the Priory with:

“...the church and the whole vill of Blyth with its appurtenances and customs as the men of that vill used to render him...”¹⁷

- 2.17 The 1088 Charter granted (or reaffirmed from an earlier agreement) the rights of Blyth monks to hold a market (the Pigot Directory of 1828-9 suggests Wednesdays) and for the holding of two annual fairs (on 8th-10th October for St Denis and over the Ascension period). The charter also permitted the collecting of tolls from across the ‘Honour of Blyth’, an area owned by Roger de Busli which covered most of present day Bassetlaw, parts of South Yorkshire, eastern Derbyshire and a portion of Lincolnshire. This area included the important settlements of Worksop, Tuxford, Laughton en le Morthen, Tickhill, Bawtry and Appleby (Lincs). Interestingly, when East Retford was made a royal borough in 1105, control of toll collection through that town passed directly to the crown, away from Blyth Priory.



Figure 2.5: Blyth market would have originally been located in the area immediately south of the church, but later encroached southwards with surrounding development forming the cigar-shaped area adjacent to High Street. This would explain why Worksop Road was diverted eastwards (at some point in the later medieval period) to meet this later market place.

- 2.18 Blyth became one of the most important settlements in Nottinghamshire in the late-11th century, even being mentioned in the Robin Hood Legend (being at the edge of Sherwood Forest). Numerous writs, charters and scrolls written in the later-medieval period reaffirmed the status of Blyth and its Priory. Many were recorded in the Cartulary of Blyth Priory, a collection of documents which formed the basis of all later histories of the settlement, including the 16th century Blyth Town Book. Blyth's importance during this period was exemplified by the permitting of a tournament field ('Raker Field') by King Richard I in 1194, one of only five such sites in the country, located between Blyth and Styrrup on the northern edge of the area once known as 'Whitewater'.

¹⁶ Roger de Busli was born at Busli/Builli, near Rouen.

¹⁷ As quoted in *The Cartulary of Blyth Priory* – Thoroton Society Record Series Volumes XXVII and XXVIII (Timson, R. 1973)



Map 8: Sketch of 1804 Harworth Enclosure Map, within 'The Life and Times of Oldcotes Village, 1800-2000' (Hitchman, E. 2000).



Map 9: Extract from Plan of Serlby Hall Estate, 1930, showing 'Raker Field' near Styrrup. Map source: Bassetlaw Museum, accessed 2011.

- 2.19 With its Benedictine Priory, market and inns¹⁸, medieval Blyth became a focus for those in need. In 1216, the Lord of Hodsock, William de Cressy, founded the leper hospital of St John the Evangelist. Written/cartographic evidence suggests that the hospital was not sited on the present village green, but instead was to the south of the village, at Spital Farm. Local historians such as Raine (1860) give quite detailed arguments to support this theory. Certainly, it would have been unusual to have a leper hospital so close to the centre of the settlement. The building at the southern tip of the village green is likely to have been the chapel to that hospital. This building is recorded as a school in the 17th century and was converted for residential use in the 20th century. In 1228 a second hospital is mentioned (in letters of protection from King Henry III), dedicated to St Edmund, probably located at the northern entrance to Blyth close to the river crossing, although nothing remains.
- 2.20 Medieval Blyth is also recorded in the 14th century as having three hermits, one of which is suggested to have resided in St John's Chapel. Doubleday (1943) recounts the role of one of these, John le Mareschal, in the collecting of alms in 1335 for the construction of the road between Blyth and Mattersey (see image below) and also for the building of Mattersey Bridge (over the River Idle). A letter contained in Edward III's Patent Rolls records:

"Protection for two years for brother John le Mareschal, a hermit, staying at the chapel of St. Michael by Blythe about the making of a causey between Blythe and Mardersey and a bridge for the town of Mardersey, who is dependent upon charity for the sustenance of himself and the men working at the causey and bridge, and is going to divers parts of the realm to collect alms" (from Calendar of Patent Rolls, 1334-1338, p72).



Figure 2.6: Junction of Retford/Mattersey Road. Image source: Google Maps, accessed 2012.

- 2.21 By the early 15th century, the status of Blyth had weakened in relation to other major settlements nearby. In 1409, within the period referred to as the '100

¹⁸ The Bishop of Durham is recorded to have stayed at The Angel Inn in 1274.

years war', the link between Blyth Priory and St Katharine's in Rouen was severed, as the crown (King Henry IV) expelled the Rouen monks and took control of Blyth (as part of a wider annexation of French property¹⁹).

- 2.22 The 16th century saw the end of Blyth Priory, as part of the dissolution of the monasteries in 1536 by Henry VIII. With the exception of the Parish Church (discussed in detail in the character appraisal section), most of Blyth Priory was demolished at this time. Ownership of the rectory and tithes passed to Trinity College in Cambridge and the Lordship/Manor and the Priory site passed eventually to the Clifton and Saunderson families respectively. Part of the Priory site was kept and used as a hall (known as Blyth Abbey). This was sold to John Mellish²⁰ in 1635 and was rebuilt in 1684-6 by his son Edward Mellish. The 'Manor of Blyth' was conveyed to Edward Mellish in 1738 and in 1757, the estate and manor were inherited by William Mellish (the grandson of Edward's cousin Samuel), who carried out significant rebuilding to the hall and wider estate in the 1760s-80s, much of which was probably designed by his close friend and notable architect John Carr (including Blyth New Bridge).

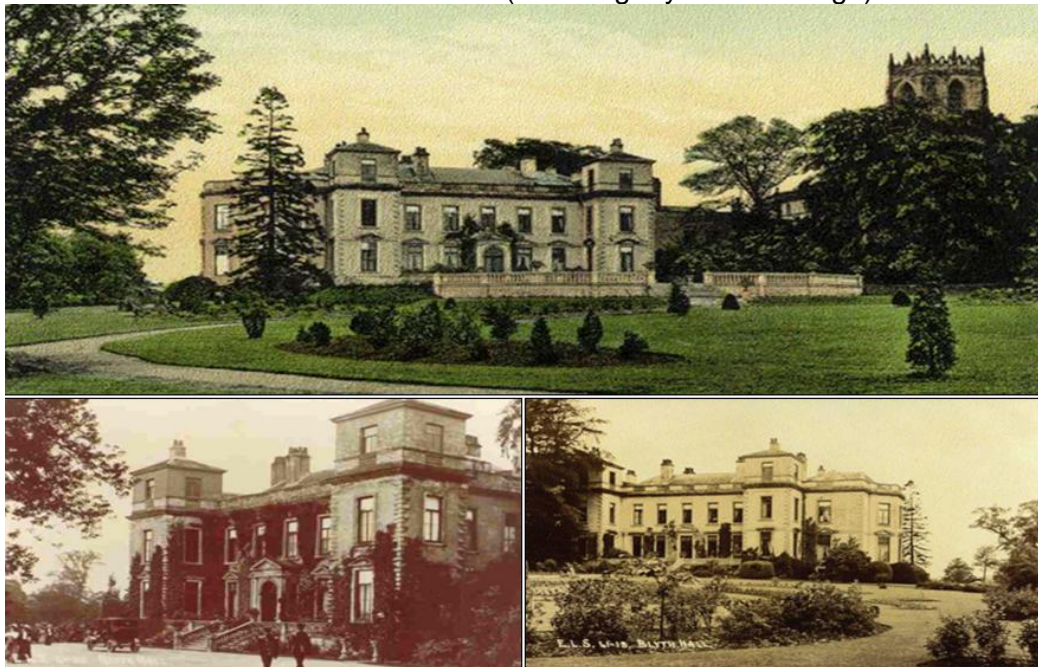


Figure 2.7: Various views of Blyth Hall in 1910, including the grand west elevation (top). Image sources: www.picturethepast.org.uk, and Bassetlaw Museum, accessed 2012.

- 2.23 William Mellish also made significant changes to the landscape around Blyth, still evident today, including the re-routing of the Oldcotes road, the construction of the Blyth New Bridge and the creation of a large naturalistic park to the west of the settlement. The creation of this park also required the removal of the formal landscape features, including the large canals to the west and north of the hall (a similar feature still exists at Shireoaks Hall, which dates to the 17th century). Interestingly, Mellish also retained some of the older field names within the new park, including those named after a well-known 15th century Lincolnshire Knight, Sir Hewe D'Ambray, with the titles 'Ambray Croft' and Hugh Ford Meadow' retained for fields west of the Hall (see 1782 map on page 19).

¹⁹ The wars between England and France during the 14th and 15th centuries. Ironically, in 1409, the two countries were at peace, until 1415 when Henry V led an invasion of France.

²⁰ The history of the Mellish family is detailed on the University of Nottingham's website: <http://www.nottingham.ac.uk/manuscriptsandspecialcollections/collectionsindepth/family/mellish/mellishfamilyhistory.aspx>.



Map 10 (top left): Extract from 'A Plan of Mr Mellish House and ground adjoining at Blythe in the County of Nottingham, 1758', showing formal 17th century landscape including canals to west and north of Blyth Hall (map source: Retford Library, accessed 2012); **Map 11** (top right): Extract from 1776 Map of the Parish of Blyth, showing the replacement of the canals with a serpentine lake (map source: Trinity College Cambridge, accessed 2012); **Map 12** (centre): Extract from 1782 Map of Part of the Parish of Blyth, showing new Oldcotes road layout and the earlier route to the north (map source: [Map Sp7] Manuscripts and Special Collections, University of Nottingham, accessed 2012); **Map 13** (bottom left): Extract from 1842 Blyth Tithe Map, showing lake, parkland and re-routed road from Oldcotes (map source: Retford Library, accessed 2012); **Map 14**: Extract from modern O.S. map showing River Ryton within the course of the former lake (Reproduced from Ordnance Survey mapping with the permission of Ordnance Survey. © Crown Copyright 2012, Bassetlaw District Council. License No. 100019517).

- 2.24 This move towards a more 'natural' appearance was part of a wider movement during the 18th century led by landscape architects such as Capability Brown and more locally by William Emes (who worked on Carlton Hall, Carlton in Lindrick in 1783). At Blyth, a serpentine lake was created to the west and north of the hall site, formed by the damming of the River Ryton at the Bawtry Road bridge. Where this lake met with the newly-rerouted road to Oldcotes, a large stone bridge was constructed, to the same design as those terrace balustrades around Blyth Hall, probably designed by John Carr and erected in 1770-1780.

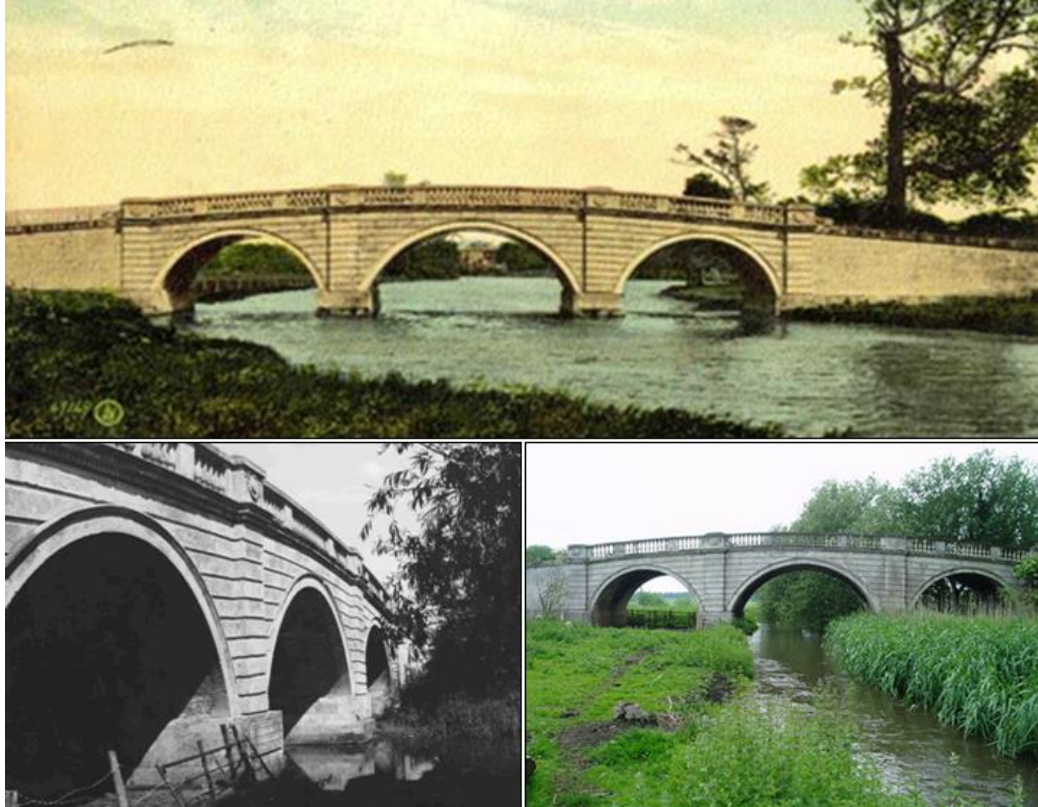
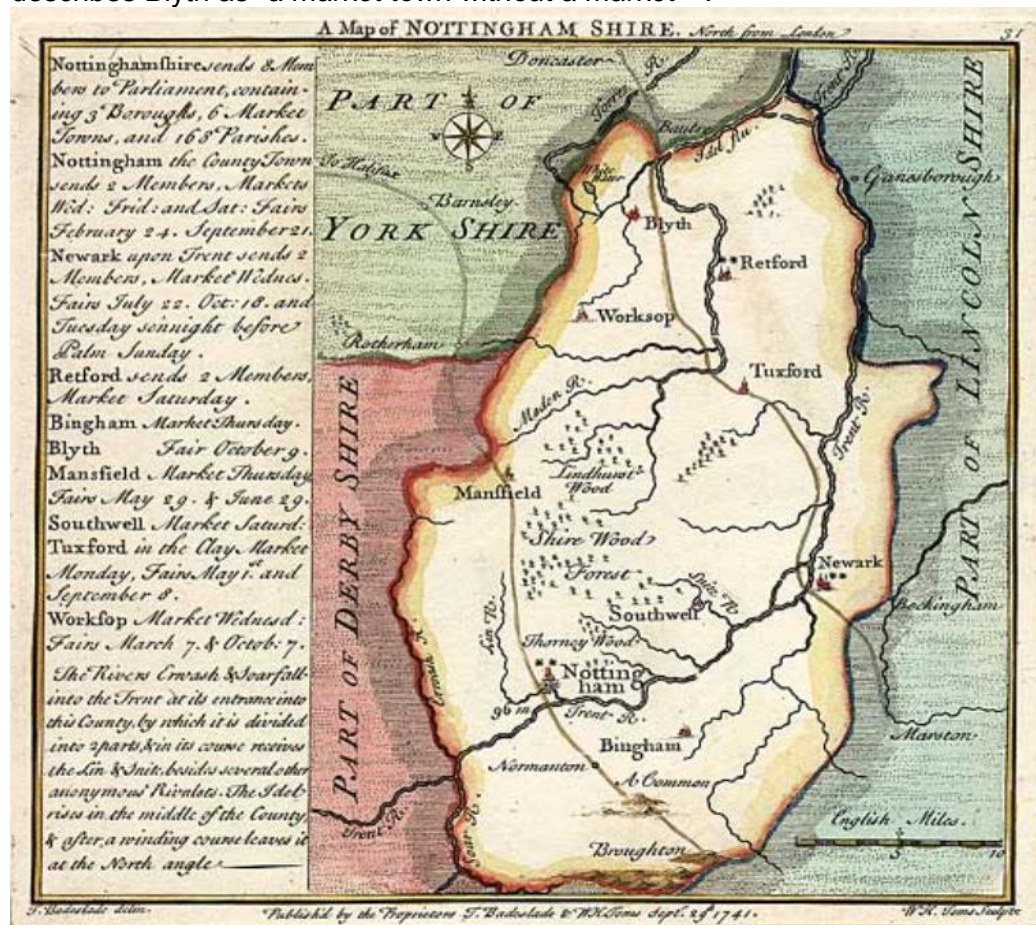


Figure 2.8: Top: West side of Blyth New Bridge, with Blyth Hall visible in the background, c1908 (Image source: www.picturethepast.org.uk, accessed 2012); Bottom left: View of bridge in 1970 (image source: Bassetlaw Museum, accessed 2012); Bottom right: View of bridge in 2012.

- 2.25 Economic growth in the 18th century also saw an increase in travel, particularly along the Great North Road to the east and along 'North Road' (as described in Swinnerton, 1910) which ran through Blyth, parallel to the Great North Road. Several coaching inns within Blyth were constructed (or rebuilt on the site of earlier structures, such as with the Angel Inn) in this period. Most have a carriage access to the side, with outbuildings including stables to the rear. In the later 18th century, William Mellish was responsible for the construction/rebuilding/refacing of a number of cottages and stables throughout Blyth, many with a distinctive estate style, including Church View Cottages and Ivy Cottages on Sheffield Road and Long Row on High Street. He also constructed a new lodge at Blyth Law Hill, with a private driveway leading northwards through the estate towards the hall. This lodge was sadly lost in the 20th century.
- 2.26 The gradual rebuilding of much of Blyth in the 18th century was not mirrored by the role and function of its historic market, which was in a steady decline. Evidence shows the market was still being held throughout the 17th and early-18th century (Blyth being included in the list of markets in Cox's *Magna Britannia*

of 1727²¹), but later in the century had fell out of use, probably due to the proximity of larger market towns such as Retford. Thomas Badeslade's 1741 map (below) identifies Blyth as a market town although the accompanying text (left) refers only to its fair in October. At the end of the century, Throsby (1790) describes Blyth as "a market town without a market"²².



Map 15: Thomas Badeslade's 'A Map of Nottingham Shire North from London', 1741. Map source: Bassetlaw Museum, accessed 2012.

- 2.27 The population and urban growth of Blyth was also affected by the proximity of the neighbouring market towns of Worksop, Retford, Bawtry and Tickhill. Throughout the 18th and 19th century, the population remained somewhat stable, much different to the rapid growth of those neighbouring towns (Worksop and Retford in particular). Into the 19th century, the earlier importance of Blyth (particularly during the 16th and 17th centuries) had subsided, with Pigot & Co's *Nottinghamshire Directory* for 1828-9 recording that Blyth:

"...Contains many very ancient monuments. This is a place of great antiquity, and was anciently a market-town; it is now scarcely to be recognised as such, and the town has retrograded, in consequence, to the rank of an inconsiderable village. The market-day (now of little or no importance) is Wednesday; and the fairs, also but thinly attended, are on Holy Thursday and October 20th, for horses, cattle, sheep and swine" (From Pigot & Co's *Nottinghamshire Directory*, 1828-9. Source: Worksop Library, accessed 2012).

²¹ As quoted in 'A Tapestry Map of Nottinghamshire', *Transactions of the Thoroton Society* 38 (Clayton, M. 1934).

²² As quoted in *The Antiquities of Nottinghamshire* (Edited and enlarged by Throsby, J. 1790).

2.28 The 19th century also saw a change in the ownership of Blyth Hall, with Rotherham iron founder Joshua Walker purchasing the estate in 1806. It appears that Walker quickly made his mark on the village, by replacing many of the windows on the estate's buildings on High Street/Sheffield Road, with the distinctive iron-framed units (manufactured at his Masbrough site) still existing today.



Figure 2.9: Distinctive iron-framed windows at Long Row, High Street.

2.29 This period also saw infrastructure and agricultural changes in Blyth. Although much of the village had been enclosed for many years, parliamentary enclosure of Blyth was by an Act of 1814 (parts of Nornay having been enclosed along with Styrrup, Oldcotes and Farworth in 1806). The Enclosure Map of 1817, below, shows the new field enclosures, particularly to the east of Blyth.

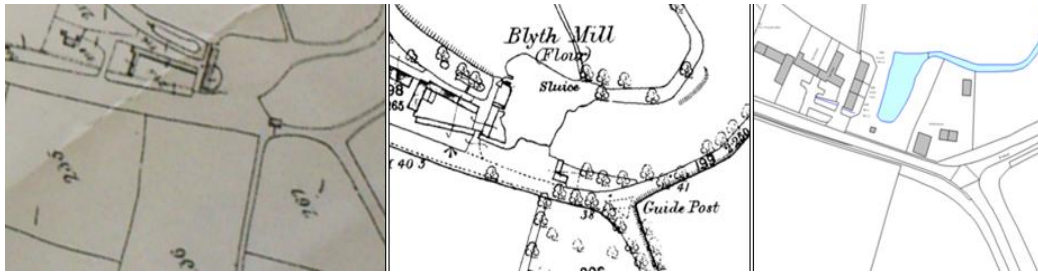


Map 16: Extract from 1817 Blyth Enclosure Map (b) – the second of 5 maps contained within the Enclosure Award for Blyth, all dated 1817 and drawn by local cartographer J. Young.

2.30 In 1826, the Rotherham to Barnby Moor road was turnpiked, although this was the only road through Blyth which received such treatment. A toll bar was added to the east of the village adjacent to the mill site, with the toll house still surviving (as 'Willowbrook', earlier called 'Bar House') although much altered in the 20th century (see maps on page 23). An associated grade II listed milestone (see right) also survives, adjacent to the former Blyth Hall stables on Sheffield Road.



Figure 2.10: Rotherham to Barnby Moor Turnpike Road Milestone adjacent to former stables to Blyth Hall, Sheffield Road.



Map 17 (left): Extract from 1842 Blyth Tithe Map, showing toll bar and house to east of Blyth Mill (map source: Retford Library, accessed 2012); **Map 18** (centre): Extract from 1886 O.S. Map, showing surviving toll house (Map source: Bassetlaw District Council, accessed 2012); **Map 19** (right): Extract from 2012 O.S. Map, showing toll house, now 'Willowbrook' (Reproduced from Ordnance Survey mapping with the permission of Ordnance Survey. © Crown Copyright 2012, Bassetlaw District Council. License No. 100019517).

- 2.31 In c1840, Joshua's son, Henry, constructed the estate's second lodge (Park Lodge) at the eastern end of Sheffield Road, on the private driveway which led from the earlier lodge at Blyth Law Hill. Henry's son, Henry Frederick, built a third lodge in 1861 at the western end of Sheffield Road near to Blyth New Bridge. This lodge was placed next to an existing entrance and driveway into the estate, which first appears on the 1842 Tithe Map (see below).



Map 20: Extract from 1842 Blyth Tithe Map, showing new driveway through Blyth Park. Map source: Retford Library, accessed 2012.

- 2.32 With regard to local industries, trade directories throughout the 19th century record the population employed as farmers, blacksmiths, wheelwrights, millers, saddlers, butchers and basket-makers (probably using locally-sourced reed, an industry that survived until the 1970s).



Figure 2.11: Blyth Mill on Retford Road in c1990 (left) and Mr Beeston (right), a basket-maker from Blyth, taken in c1970. Image source: Bassetlaw Museum, accessed 2012.

- 2.33 Other changes in the 19th century included the addition of a girls' school at the junction of High Street and Worksop Road in 1842, the construction of a

Methodist Chapel (now known as 'The Old Village Hall') in 1822 and the separation of Bawtry from the Parish of Blyth in 1858.



Figure 2.12: Former girls' school at junction of High Street and Worksop Road (left) and distinctive half-round window at former Methodist Chapel, High Street (right).

- 2.34 In 1888, the last of the Walker family died and the hall and estate reverted to the Court of Chancery. The hall and estate were eventually sold, in 1895, to Francis Willey, Lord Barnby (the first Baron Barnby from 1922), a wool merchant from Bradford. Lord Barnby was responsible for a number of developments during his time in Blyth, including the erection of distinctive semi-detached cottages for his estate workers/labourers, all of which still survive on High Street, at Spital Farm and at Nornay. The cricket ground was also formed on the edge of the village within the boundary of the formerly private park. However, it is perhaps the construction of the Memorial Hall, built in the 1920s to give thanks for the safe return of his son from the First World War, which is the most notable addition to Blyth during this period. Soon after the death of the first Baron, the Second Baron sold the Blyth Estate in 1929-30 (including much of the internal decoration) and the hall would never again be occupied.



Figure 2.13: Estate workers' cottages on Spital Road (left) and Barnby Memorial Hall, High Street (right).

- 2.35 The 1950s onwards saw a number of changes to the form and character of Blyth, particularly with regard to highway infrastructure and residential development. The most notable change was the construction of the Blyth by-pass, which was built to the east of the settlement (opened in December 1960) connecting a point to the north of Nornay (now referred to as Blyth Services) and a point just south of Blyth Spital Farm. This formed part of the new route of the A1 (which previously ran to the east along the current A638), using parts of the former A614 to the north and south of Blyth. The Blyth by-pass was one of a series of similar schemes constructed along the route in the 1950s/60s, which is notable for its innovatively designs bridges (supported by the Royal Fine Arts Commission at the time), featuring jacking beams that allowed for movement caused by mining subsidence.

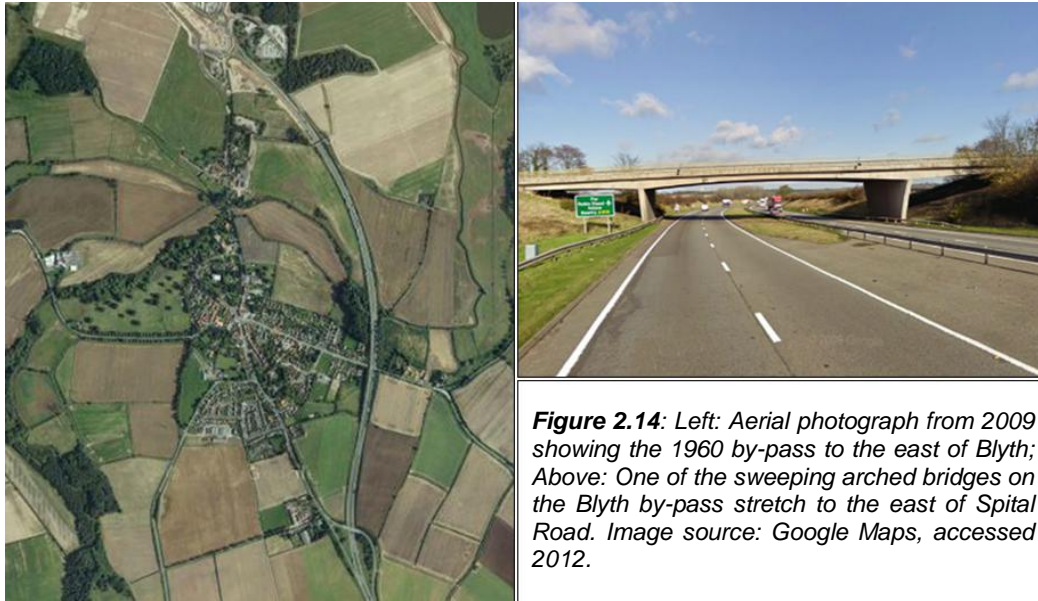


Figure 2.14: Left: Aerial photograph from 2009 showing the 1960 by-pass to the east of Blyth; Above: One of the sweeping arched bridges on the Blyth by-pass stretch to the east of Spital Road. Image source: Google Maps, accessed 2012.

- 2.36 Within the centre of Blyth, the most significant change was the demolition of Blyth Hall in 1972 (which had long since lost its roof and internal fixtures) and development of modern detached dwellings on its site and in the wider grounds. However, several of the estate's landscape features survive (most of which date to the late-18th century), including large sections of brick/stone wall, the entrance gates off Sheffield Road, numerous mature trees and the course of the former lake. In addition, two housing estates were built from the 1950s onwards to the south and east of the historic core, sited around Retford Road and on land between Worksop Road and High Street.



Figure 2.15: Top: A ruinous Blyth Hall as seen in c1960 (left) and c1961 (right); Bottom: Surviving features of the Blyth Hall grounds, including the outline of the late-18th century lake (left) and remaining kitchen garden walls (right). Overhead photo source: Blyth Parish Council, accessed 2012. Image source: www.picturethepast.org.uk, accessed 2012.

3. CHARACTER APPRAISAL

- 3.1 The Blyth Conservation Area is situated on a promontory of higher ground adjacent to the River Ryton. The settlement developed around the crossroads of two historically important regional routes, these being the A634 Sheffield Road/Retford Road (west to east) and the B6045 Bawtry Road/High Street/Spital Road (north to south, formerly the A614). Historic buildings survive from numerous periods from the Norman Conquest onwards, including the grade I listed Parish Church of St Mary and St Martin (dating to c1088, formerly part of a Benedictine Priory) the grade II listed timber-framed building known as White House (dating to c1596) and the grade I listed Blyth New Bridge (c1770).



Figure 3.1: View of St Mary & St Martin's Church, from south west.

- 3.2 The majority of surviving buildings date to the 18th and 19th centuries, although are often set within earlier land boundaries known as burgage plots, some of which later exceeded their original 'toft and croft' subsistence capacity into fully fledged farms. These plots are particularly prevalent along High Street and Bawtry Road. Several of these plots also contain former coaching inns, rebuilt/remodelled in the 18th and early-19th centuries to cater for the growth in equine travel in that period. 20th century housing developments were added to the east and south of the historic core, although relatively few modern buildings exist within the Conservation Area. Late-18th century works to the Blyth Hall estate are also a critical part of the Conservation Area's character.

Layout and plan form

- 3.3 The most dominant features of Blyth's historic layout are the roads which run through the settlement and meet to the south of the church. The B6045 Bawtry Road/High Road/Spital Road was historically an important route between the north and south of the country, splitting from the Great North Road at Bawtry and heading due south to Nottingham. Blyth developed at the point where the Bawtry to Nottingham and the Sheffield to Retford (A634) roads crossed. One large plot to the north of this crossroads contains the Parish Church of St Mary and St Martin (originally part of a Benedictine Priory), although this was split between the church and the first Blyth Hall in the 16th century, following the

demolition of the priory in the 1530s and later re-use of cloisters as a hall. To the south west of this plot, Sheffield Road originally ran westwards from Ivy Cottages, although was redirected to the south west in the late 18th century as part of the landscape scheme implemented on behalf of William Mellish.



Map 21: Extract from 'A Plan of Mr Mellish House and ground adjoining at Blythe in the County of Nottingham, 1758', showing original route of Sheffield Road. Map source: Retford Library, accessed 2012.



Map 22: Extract from 1776 Map of the Parish of Blyth, showing historic thoroughfares through Blyth. Map source: Trinity College, Cambridge, accessed 2012.

- 3.4 Notwithstanding the church and hall site, the majority of older plots are perpendicular to the historic thoroughfares, with buildings usually sited on the frontage. Most of these plots and buildings can be found on High Street and Bawtry Road and probably date to the later medieval period. Perhaps the earliest plots are those to the east of Bawtry Road, buildings on which would have overlooked the earliest market place, sited immediately to the south of the church.



Map 23: Extract from 1842 Blyth Tithe Map, showing medieval plots on east side of Bawtry Road. Map source: Retford Library, accessed 2012.



Map 24: Extract from Modern O.S. Map, showing Conservation Area boundary and surviving historic plots on east side of Bawtry Road. (Reproduced from Ordnance Survey mapping with the permission of Ordnance Survey. © Crown Copyright 2012, Bassetlaw District Council. License No. 100019517)

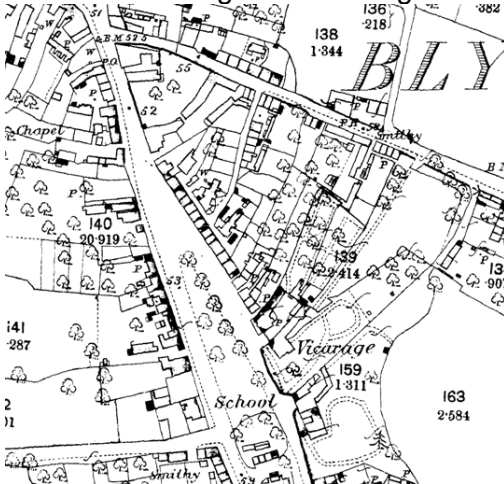
- 3.5 Into the later medieval period, the market encroached southwards and development began to take place around it, creating the familiar cigar-shaped open space which exists off High Street (this is also when the Worksop road would have been diverted eastwards to meet High Street). Within this southern part of this area is a linear mound, either a natural/geological or man-made feature, that also forms part of this open space. Stretching back from both west and east sides of High Street, many historic plots run perpendicular for a considerable length (some are particularly narrow), with buildings sited close to the highway. This is a legacy of the toft and croft agricultural economic system which would have existed in the medieval period, with small 'tofts' (small

cottages) to the front and the 'croft' (a narrow plot of land primarily associated with subsistence farming) to the rear. In the 16th, 17th and 18th centuries, a few of these plots developed into larger, more successful enterprises such as farms (i.e. Park Farm), industrial sites (such as blacksmithing) or inns (such as the former White House Inn), each with associated outbuildings constructed to the rear but within the confines of the historic plots.



Figure 3.2: Cigar-shaped space on High Street (top), and historic buildings within earlier (medieval) plots at Park Farm (bottom left) and 22-26 High Street (bottom right).

- 3.6 The subdivision or amalgamation of these plots in the 20th century (such as with St Martin's Close or along Retford Road) has caused harm to the historic layout of the Conservation Area and its setting. Fortunately, however, most modern buildings within the Conservation Area boundary are sited with the historic layout pattern of Blyth in mind, being situated close to the highway and having their main frontages also facing the road.



Map 25: Extract from c1886 O.S. Map, showing historic plot layout around High Street and Retford Road. Map source: Bassetlaw District Council, accessed 2012.



Map 26: Extract from Modern O.S. Map, showing Conservation Area boundary and surviving historic plots on High Street and Retford Road. (Reproduced from Ordnance Survey mapping with the permission of Ordnance Survey. © Crown Copyright 2012, Bassetlaw District Council. License No. 100019517)

BL1 Blyth Conservation Area – Character appraisal
Layout and plan form – Summary of special interest:

- With the exception of the Parish Church of St Mary & St Martin, the established layout is of narrow plots, both long and short, orientated perpendicular to the road, with main buildings sited close the highway.
- The majority of outbuildings are sited to the rear of the main buildings, usually following the historic plot layout.
- Outbuildings are subservient to the main buildings, both in their scale and original function.

Architecture: buildings and materials

- 3.7 The Blyth Conservation Area contains 29 listed buildings (together with those listed by association), primarily along the main thoroughfares of Bawtry Road/High Street/Spital Road and Sheffield Road. Three of these sites, namely the former Priory, the former chapel to St John's Hospital and Blyth New Bridge, are also Scheduled Ancient Monuments. All these buildings and structures are considered to contribute positively to the special character and appearance of the Conservation Area. In addition, many other buildings and structures can also be regarded as heritage assets. These are discussed in Appendix B and are set out on map 31 (page 68). Buildings not highlighted are considered to be neutral in their character, appearance or significance.
- 3.8 The oldest building within the character area is the grade I listed Priory Church of St Mary and St Martin, formerly part of the Benedictine Priory established by Roger de Busli in c1088, de Busli being awarded much of Nottinghamshire, South Yorkshire, Derbyshire and Lincolnshire soon after the Norman Conquest. The church contains some of the earliest Norman architecture in Nottinghamshire, in addition to several other significant phases of construction and decoration, both external and internal.

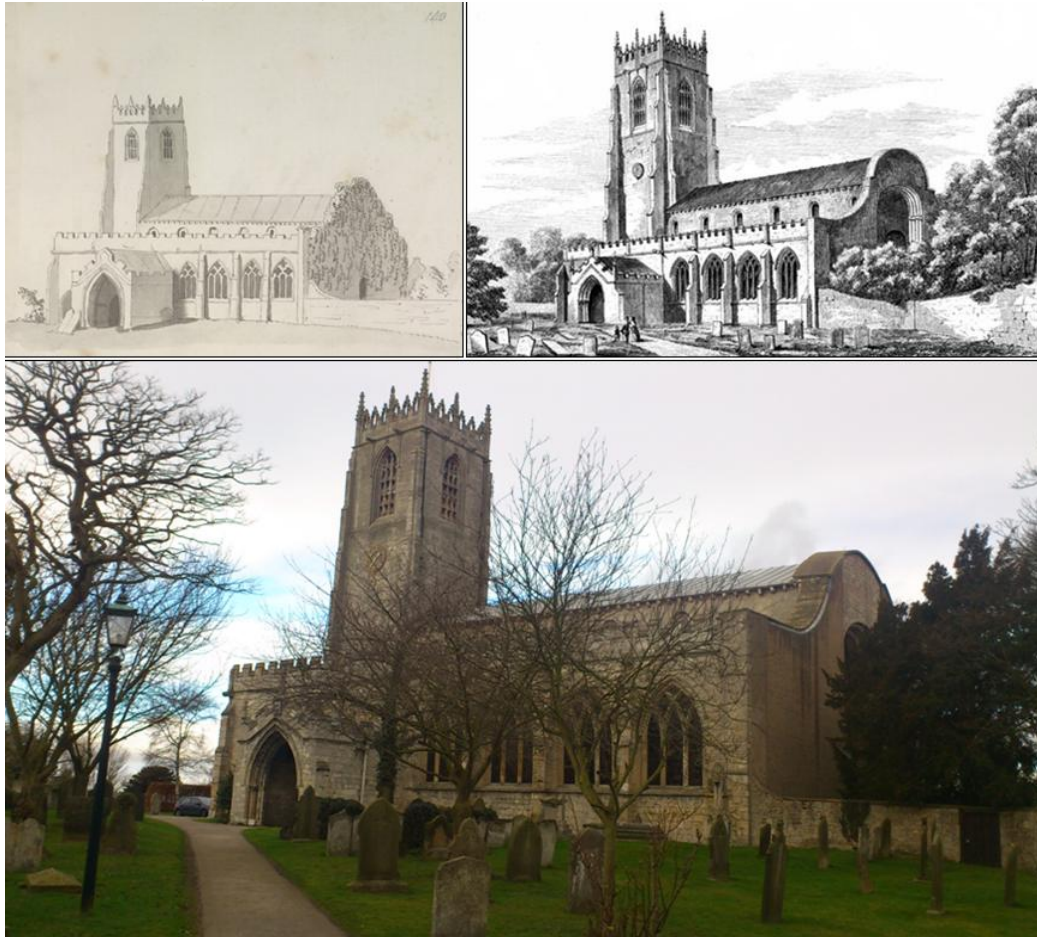


Figure 3.3: Views of St Mary & St Martin's Church from south east, including sketch from 1773 by Samuel Hieronymous Grimm (top left), sketch from c1860 in Raine (1860), and present day (bottom). Sketch sources: www.bl.uk and www.nottshistory.org.uk, accessed 2012.

- 3.9 The present church, of Roche Abbey stone, is only two thirds of its size prior to the dissolution of Blyth Priory in 1536. At the eastern end was formerly a second tower, with transepts on both north and south sides and an apsidal

eastern end. A report from 1926 (by F.H. Fairweather OBE) records the findings of an archaeological investigation into the priory site. Within the report is a sketch plan (below) which illustrates the plan form of the pre-dissolution church. The distinctive curve at the eastern end of the current church was formerly one of the four arches that helped support the second tower over the transept. Inside this space (originally the first bay of the nave), the roof is cross-vaulted with a single boss, identical to those vaults on the opposite side of the dividing wall (the internal part of the nave).

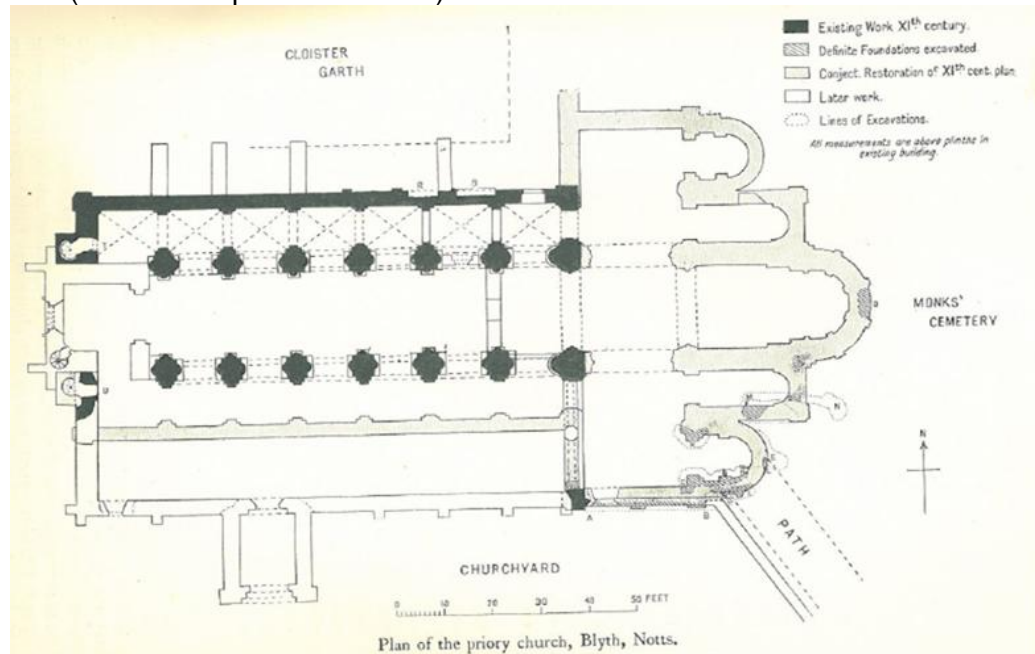


Figure 3.4: Plan of pre-dissolution church from Fairweather, 1926²³ (top); External views of the arched eastern end, from 1920 (centre) and present day (centre left and centre right); Vaulted ceiling above arched space at eastern end (bottom left); Scars on north wall relating to earlier links with Priory buildings on that side (bottom right). Image source: Blyth Parish Council, accessed 2012.

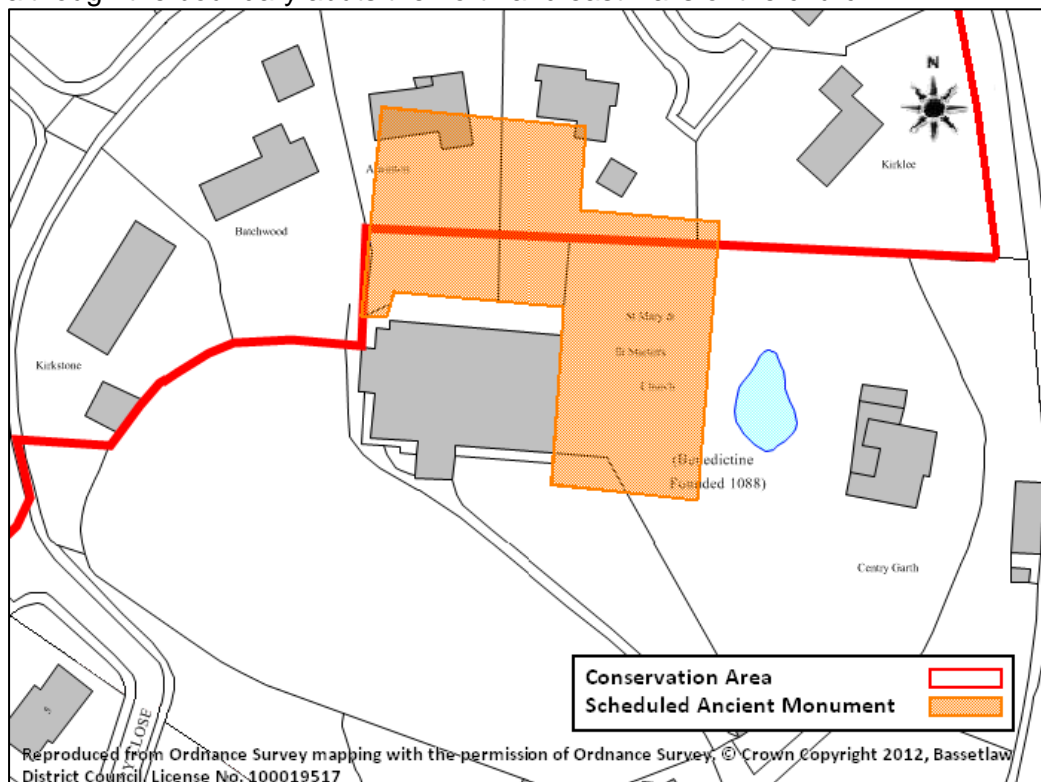
²³ From *Some Additions to the Plan of the Benedictine Priory Church of St Mary, Blyth, Notts*, in *The Antiquaries Journal*, Vol VI, No.1 (Fairweather OBE, F.H., 1926).

- 3.10 The northern wall of the church also shows signs of the earlier Priory buildings on that side. Features of interest include several small sections of protruding wall (re-used as buttresses), scars within the wall's fabric (in-filled with brick/tile/irregular rubble) and the half-round niche (thought by local historians to be for a wash basin, although the common theory is that these were original tombs), all believed to be part of the priory's south cloister walk.



Figure 3.5: Exterior face of northern wall showing scars in-filled with brick/tile/rubble (centre left), an earlier section of wall re-used as a buttress (centre right) and a former wash basin niche (bottom centre).

- 3.11 Due to its special significance, the area of the former priory (both above and below ground) is also designated as a Scheduled Ancient Monument. Much of the scheduled site forms parts of gardens to houses to the north and east, although the boundary abuts the north and east walls of the church.



Map 27: Blyth Priory – Scheduled Ancient Monument. Source: Bassetlaw District Council, 2012.

- 3.12 In terms of the surviving church, its western tower is the most prominent structure in Blyth, being visible for several miles in all directions. The present tower dates predominantly to the 15th century, although has older features at the base and probably re-used material throughout (which may include the “Roman brickwork” witnessed by Fairweather in the 1920s). The tower has distinctive angled buttresses on all four corners, rising to an embattled parapet with crocketed pinnacles at each corner and on each side. Several openings exist, including four arched bell-chamber openings with louvres. The door opening at the base is particular decorative, being surrounded by a moulded arch and jambs, with fleuron-style hood-moulding and crockets above.



Figure 3.6: Views of western tower including from west end of church yard in c1900 (top left) and present day (top right); Moulded doorway on west side of tower in 1930s (bottom left) and present day (bottom centre); and southern entrance porch (bottom right). Image source: www.picturethepast.org.uk, accessed 2012.

- 3.13 On the south side, the south aisle and entrance are believed to date to the late 13th century (c1290), when this aisle was widened to form a parish church separate to the monastic function. Stevenson (1901) suggests that prior to these works, a separate parish church existed elsewhere in Blyth (possibly on the site of St John’s Chapel on High Street). The c1290 works brought together both functions under the same roof, but with a separation between the nave and south aisle. Fairweather (1926) suggests that the need for physical separation was the result of disputes between the priory and the vicar (William de Flecham) over the vicarial tithes. Scars on the outside of the western wall of the south aisle indicate the extent of the original aisle.

- 3.14 The main entrance (above, bottom right) contains similar carvings to that on the western doorway although above is a parapet with squared battlements, a feature which is repeated above the south aisle. A plain sundial exists above the doorway, with the central battlement and crocketed pinnacle above. Gargoyles exist above each of the buttresses on the south aisle and also on each side of the porch.



Figure 3.7: Views of south aisle, including western wall (top left), southern wall (top right), gargoyles above each buttress (bottom left) and gargyle on east side of porch (bottom right).

- 3.15 The form, construction and historical changes at the church are very apparent when viewed from the inside. The original late-11th century nave, with its Romanesque columns, capitals and half round openings (probably modelled on the nave at Durham Cathedral), contrast well with the later parts of the south aisle and indeed the western tower. According to Raine (1860), the vaulted ceilings in the nave date to the 1250s (also based on Durham), these replacing the timber structure erected in the 1080s.

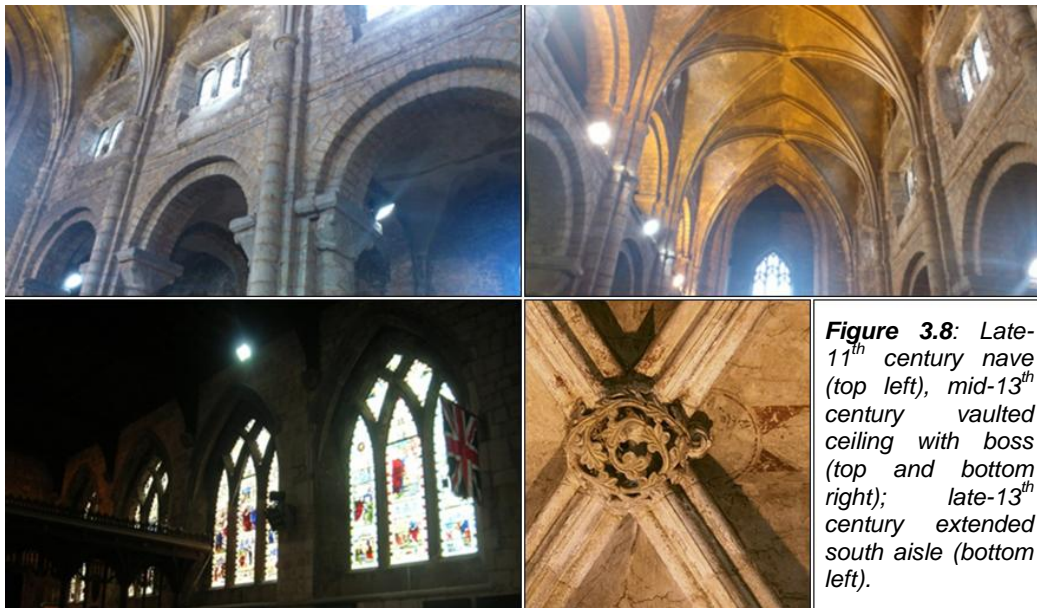


Figure 3.8: Late-11th century nave (top left), mid-13th century vaulted ceiling with boss (top and bottom right); late-13th century extended south aisle (bottom left).

- 3.16 At the eastern ends of the nave and south aisle, separate rood lofts exist, showing the distinction between priory (nave) and parish church (south aisle) which dates to the late 13th century (see paragraph 3.13). Behind the nave rood loft, the wall which was constructed to separate the nave from the eastern end (possibly in the late 13th century) contains one of the best preserved ‘doom’ paintings in Nottinghamshire and the wider region. The painting itself probably dates to the late 15th century²⁴, although until the 1980s was covered in whitewash, added at the time of the dissolution in 1536.



Figure 3.9: Rood loft at eastern end of nave in c1910 and present day (top left and centre left); Rood loft at eastern end of south aisle in c1910 and present day; Doom painting at eastern end of nave (bottom). Image source: Bassetlaw Museum, accessed 2012.

- 3.17 Other features of significance within the church include a 13th century Templar Knight effigy, possibly of Sir Thomas Fitzwilliam, located at the south aisle’s eastern end. The sculpture includes a heaume (helmet), the design of which is unusual as the entire face is covered. At the western end of the church are various artefacts including several grave markers that also date to the Norman

²⁴ Please see <http://www.paintedchurch.org/blyth.htm> for a discussion on the painting’s detail.

period (one of which features Norman French text). At the eastern end of the north aisle, an elaborate neo-classical monument dedicated to Edward Mellish (died 1703) sits against the north wall. This was originally attached to the eastern wall of the nave, which resulted in the loss of part of the doom painting.

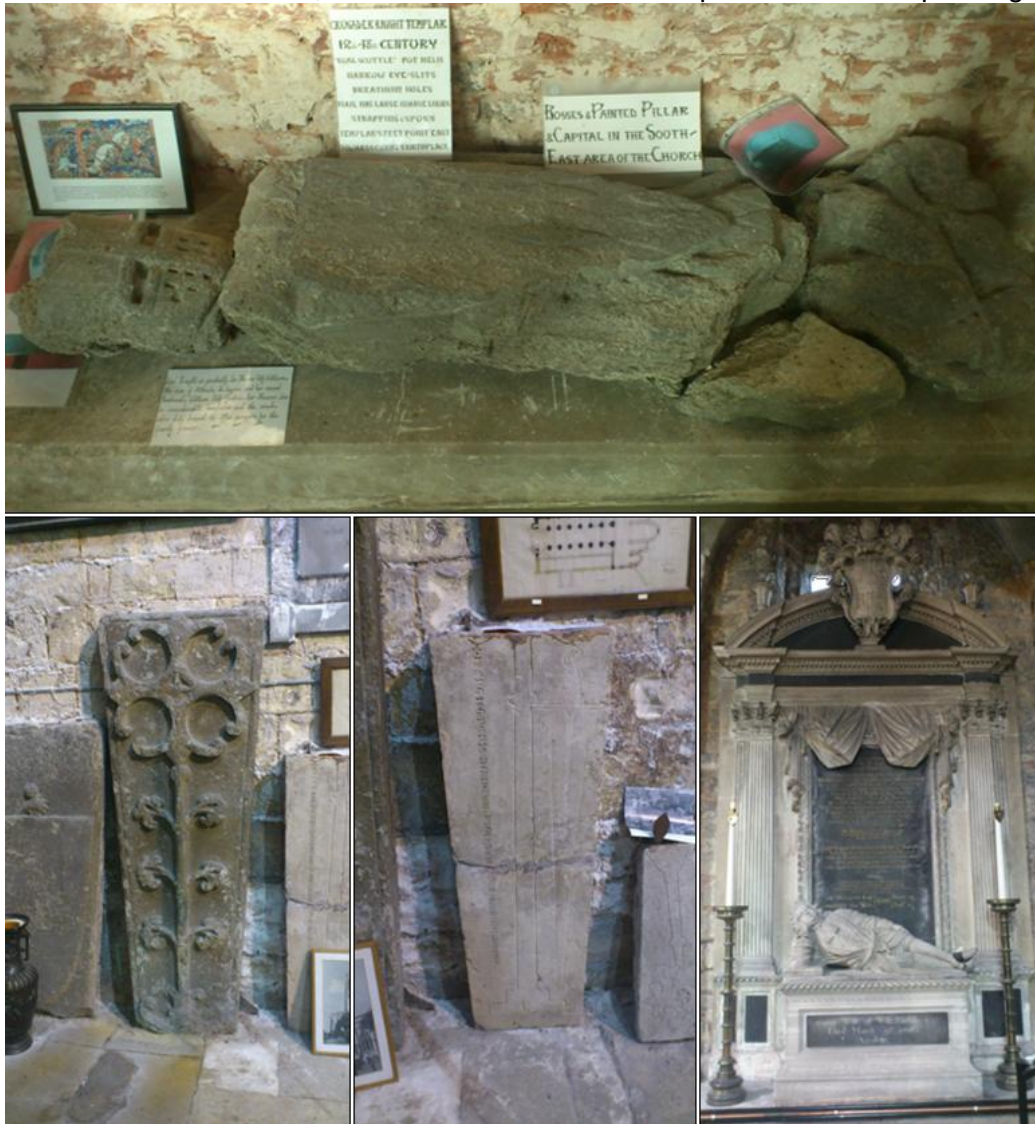


Figure 3.10: 13th century heaume (top); Norman period grave markers (bottom left and centre); Monument to Edward Mellish dating to 1703 (bottom right).

- 3.18 The earliest building outside of the church is that known as both the 'Hospital of St John the Evangelist' and 'Blyth School', also grade II listed and part of a Scheduled Ancient Monument. Although known as the hospital, it is more likely that this building is actually the former chapel, with the hospital located further south (now Spital Farm). Much of the present building appears to be 13th century in date (and not to 1446, as is commonly thought – This date probably refers to the hospital site further south). Nevertheless, whatever the precise history of the building's origin, it is well documented that the building was used as a school in the 17th century and was converted to residential accommodation in the 1960s.
- 3.19 The building has a rectangular plan form, being constructed in the local magnesian limestone, with the majority of the outer face being of coursed rubble with small areas of ashlar elsewhere and ashlar quoins on each corner. The roof is covered in natural clay pantiles and each gable is stone coped.

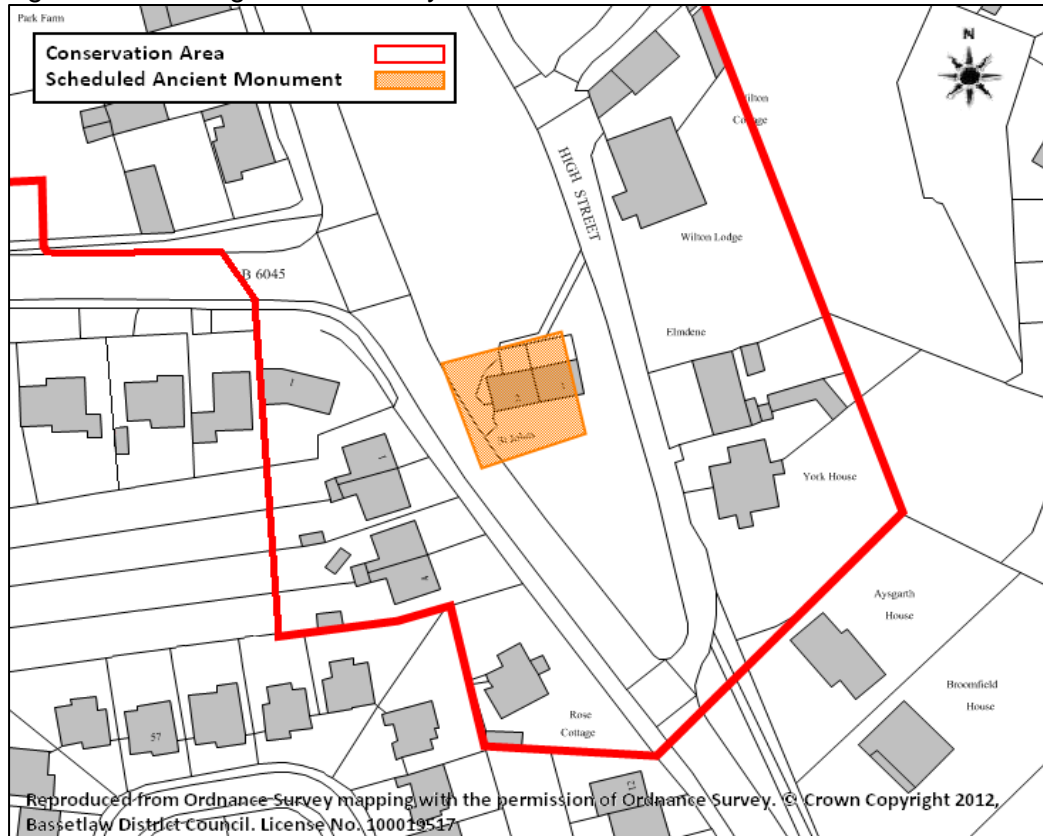
Probably the most significant feature on the building is the south elevation doorway, which appears to be 13th century and is similar in style to those of that period at the church. The door surround is fitted with saw tooth and rounded mouldings, with (at first glance) a simple rounded hood moulding above. However, faint signs of more intricate detailing are visible, although weathering has damaged most of this. The timber door has decorative iron brackets and rivets, again features which appear to be from the medieval period.



Figure 3.11: Hospital of St John the Evangelist – Historic images: 1908 (top left), 1940 (top right) and during restoration in 1964 (second row); Modern images: South elevation including doorway (third row, left and centre), west gable with school bell (third row, right), north elevation with 5-light mullion (bottom left) and east gable with in-filled 2-light mullion (bottom right). Historic image source: www.picturethepast.org.uk, accessed 2012.

- 3.20 Other significant features include a five-light stone mullion window on the north elevation and a two-light mullion on the eastern gable (in-filled in the 1960s). Cavetto (hollow/concave) hood mouldings exist on both north and south elevations. Most of the windows appear to have been replaced in the 1960s in a

variety of styles, although all are timber-framed and single-glazed. The larger window openings and the two north elevation doorways are likely to relate to the use as a school (probably 18th/early-19th century), as does the bell on the western gable (19th century). Unfortunately the Victorian ventilators were removed from the roof in the 1960s and the eastern gable chimney stack was removed in the later 20th century. However, the numerous phases of construction and alteration have resulted in this being one of the most significant buildings within the Blyth Conservation Area.



Map 28: Former St John's Hospital chapel – Scheduled Ancient Monument. Source: Bassetlaw District Council, 2012.

- 3.21 Many of Blyth's later buildings are sited within older medieval plots, possibly utilising earlier foundations in some cases. One of the most noteworthy is White House on High Street, a timber framed building constructed in c1596 (identified as 'White House Inn' on the 1817 Map). The majority of the original timber frame remains intact, with several areas being visible including on the northern and eastern sides. Of special note is the herringbone timber infill which was used across the building.



Figure 3.12: View of White Houses from 1990s, with late-18th century brick skin visible on frontage. Image source: Bassetlaw Museum, accessed 2012.

- 3.22 The sides of the building were given stone facings (possibly in the 17th century). The building was considerably extended to the rear in the late-18th century, with a two storey extension (clearly visible in the roofspace) and detached outbuilding added. Other alterations from this period include the neo-classical door surround and hood, the stone quoins, the regularisation of the window openings, the timber windows and first floor string course and brick skin on the frontage. The 20th century saw render applied to the exterior, with concrete render applied in the 1990s.



Map 29 (top): Extract from 1817 Blyth Enclosure Map (a), showing 'White House Inn (far right) – Map source: Nottinghamshire Archives, accessed 2012. **Figure 3.13** (centre and bottom): Views of White House, High Street, including frontage and exposed timber framing with herringbone infill on north (centre right) and east (bottom right) sides.

- 3.23 The interior of the building also illustrates the building's significance, with exposed timber frame throughout in both herringbone and vertical patterns. The original exterior walls are also visible in several locations. Earlier (possibly medieval) material exists at basement level, with large stone blocks and a stone mullion (similar to those at St John's Hospital) existing on the north side.



Figure 3.14: Views of internal timber frame at White House, including former exterior walls (top row and second row, left), internal division (second row, right); Original roof with late-18th century extension above (third row, left); stone mullion opening in basement (third row, right); Stone-built outbuilding to rear, with 19th century brick repairs (bottom row).

- 3.24 Similar timber framing exists on the opposite side of High Street at numbers 22-26, although none remains visible on the outside. The building dates to the 17th century, although the exterior shows 18th century remodelling with an exterior brick skin (English bond), first floor banding (similar to White House), a pantile

roof and brick chimney stacks. Part of the building is stuccoed and painted, although the form of the building remains intact. A bow window exists on the frontage, although this is a 20th century replacement. The 19th century shopfront can be seen on the historic photograph below. Timber sashes ('8 over 8's) exist on the northern part of the building (these were once used throughout), with much of the remainder containing timber casements.



Figure 3.15: Views of 22-26 High Street, including from c1900 (top left) and present day including timber frame inside (bottom). Image source: Blyth Parish Council, accessed 2012.

- 3.25 Several other buildings in Blyth retain parts of an earlier timber frame, such as Church View Cottages (see pages 51-52), although changes in the 18th and early-19th century period often resulted in most of the frame either being removed or hidden from view, encased in brick and/or stucco. Angel Row (to the north of the Angel Inn) off Bawtry Road is a good example of this, where the pair of late-17th century cottages were remodelled in the early-19th century, leaving little evidence (other than the general form) of the appearance of the original building.
- 3.26 The Homestead on Sheffield Road (also 17th century) is very similar in its date and overall form to Angel Row and appears to have been altered in a similar manner, including with external stucco decoration. One feature which does survive on several of these buildings is the coursed rubble plinth.



Figure 3.16: Views of Angel Row (top) and The Homestead (bottom), both probably 17th century in date. The coursed rubble plinth is clearly visible around the base of both buildings.

3.27 A further building from the 17th century, Park Farmhouse, survives on the west side of High Street. Compared with most of its contemporary structures, this shows the fewest signs of its original construction, other than its coursed rubble plinth. The present exterior appears to be very much 18th century, being of red brick in Flemish bond on the frontage (with English garden wall on the sides), with a central doorway and decorative surround, half-round hood mould, panelled door, ashlar banding, chamfered quoins, timber cornice and central chimney stacks. It appears that the window openings were widened at some point, as the brick arches are much smaller than the present window frames.



Figure 3.17: Views of Park Farmhouse, including decorative quoins and cornice (bottom left), hood mould (bottom centre) and smaller window arches (bottom right).

- 3.28 One of the more prominent timber-framed buildings within the Conservation Area is the row of three cottages (Quaker Cottage, Thornbury and North View) to the north of Sheffield Road opposite to Ivy Cottages. This has clear signs of an earlier timber frame in its size, shape and orientation, in addition to the form of the roadside gable.



Figure 3.18: Quaker Cottage, Thornbury and North View, from 1970 (left) and present day (right). Image source: Bassetlaw Museum, accessed 2012.

- 3.29 The late-17th and early-18th century period is also represented within the Blyth Conservation Area, with a range of (primarily) residential structures. One of the earliest is Old Angel Row, Bawtry Road, a grade II listed range of cottages containing two distinct parts. The older part, to the north (c1698, built as the 'Friends' Meeting House' according to Pevsner), comprises two cottages of red brick with dentilated eaves, a clay pantile roof, feature dormer windows on the frontage and timber casement windows with timber cross-shaped transoms and mullions (again described in Pevsner), timber doors, first floor brick banding and a coped gable on the south side. The southern part is similar in design although later in date, probably late-18th/early-19th century. The whole range forms part of a significant group of historic buildings on this part of Bawtry Road.



Figure 3.19: Old Angel Row, with older section in 1970 (top left) and present day (bottom); later section is shown top right. Image source: Bassetlaw Museum, accessed 2012.

- 3.30 Further southwards along Bawtry Road is the building known as Genevers Butchers (grade II), which contains (probably) 17th century timber framing, parts of which are exposed on the rear projection. The banding across the frontage also indicated internal timber framing. The building appears to have been refronted in the 18th century, before being altered again in the 19th century with the butchers shop front.



Figure 3.20: Views of Genevers Butchers on Bawtry Road, including from c1900 showing original sash windows (top left), close up of stable door, grille and cornice (centre and bottom left) and timber-framed range to rear (bottom right). Image source: www.picturethepast.org.uk, accessed 2012.

- 3.31 The exterior is stuccoed and painted, although the most significant features relate to its conversion to a butchers shop in the 19th century. The large sash window, moulded cornice with lead flashing and drainpipes and the stable door with iron grill above are all typical elements of a 19th century butchers shop (meat would have been placed on a slab of marble inside the window). Unfortunately, the gable chimney stack has been lost and the remainder of the frontage has been harmed by the replacement of the original sash windows with much wider modern casements under brick arches (in the later-20th century). Nevertheless, the surviving butchers shopfront is one of only a handful remaining in the county.

- 3.32 Between Genevers Butchers and Old Angel Row is Ye Olde House (grade II), primarily dating to the early-18th century although containing earlier (probably 17th century) material inside. This is slightly larger in scale to the cottages adjacent and rather than painted brick, the building is stuccoed. The familiar banding exists at first and second floor level and a coach access exists to the right. Windows include sashes with marginal glazing bars, a 19th century canted bay (similar to those at the Angel Inn and the former Rose and Crown Inn) and smaller fixed lights on the top floor.



Figure 3.21: Frontage of Ye Olde House, Bawtry Road.

- 3.33 Into the 18th century, new construction moved away from timber framing and most new buildings from this period onwards were constructed in red brick, although sometimes reusing earlier stone foundations. This type of construction remained popular well into the 20th century until the use of concrete became more common, although brick facing has remained popular to the present day.
- 3.34 Three particular types of building pervade from this period, these being commercial, agricultural and residential. Notwithstanding the late-16th century White House which was discussed earlier, many of the commercial buildings within the Blyth Conservation Area date to the 18th and 19th centuries, although are often on the site of much earlier structures and possibly contain some of that earlier fabric. The most notable of these buildings are the former public houses/coaching inns, seven of which have survived in Blyth.



Figure 3.22: Commercial buildings in the centre of Blyth Conservation Area.

- 3.35 With regard to the 18th century inns, several share typical neo-classical features associated with coaching inns from this period, with grand façades containing a strong emphasis on proportion and symmetry.



Figure 3.23: Surviving 18th/early-19th century inns including The Red Hart Hotel in 1910 and present day (top), The Fourways Hotel in 1906 and present day (second row); The Angel Inn in c1930 and present day (third row) and The White Swan in 1880 and present day (bottom). Image sources: Bassetlaw Museum and www.picturethepast.org.uk, accessed 2012.

- 3.36 One of the most identifiable inns is the grade II listed Fourways Hotel, part of which was constructed in the early 18th century. The main part of the building dates to around 1770, being constructed of red brick (Flemish bond and painted) with a modern pantile roof. This portion also has a symmetrical frontage with central triangular pediment finished with stone coping, stone plinth, '6 over 6' timber sashes (although the third floor windows have recently been altered for unsympathetic double-glazed units), banding between each

floor and stone coped gables. The feature front doorway is set within an arched recess, with moulded surround below a small triangular pediment on brackets.



Figure 3.24: Views of Fourways Hotel, including main façade (top left), feature entrance door (top right) and 17th/early-18th century wing (centre left and bottom).

- 3.37 The earliest part of the building appears to be the late-17th/early-18th century wing on the south side, which is somewhat domestic in scale/appearance and has a vernacular style, similar to other buildings on High Street and Bawtry Road. This part has an irregular roof with a hip and gable at opposite ends. The gabled-end is stone-coped and an off-centre chimney stack sits towards that end. However, most of the historic fenestration has been lost in the late-20th century. A mid-20th century flat roof extension replicates some of the saw-tooth dentil coursing found across the site.
- 3.38 The Angel Inn is reputedly one of the oldest occupied sites in Blyth, possibly being mentioned in the Bishop of Durham's accounts from 1274. Nevertheless,

most of the present building dates to the mid-18th century and has a more vernacular feel than the Fourways, being long and narrow and fronting the main thoroughfare of Bawtry Road. Other than its ground floor window bays which were added in the 19th century, the stuccoed building has a range of original 18th century features including '6 over 6' sliding sash windows, dentilated and saw-tooth eaves detailing, a clay pantile roof, a feature doorway (with Tuscan columns, half-round pediment and part-glazed door) and brick banding at first floor level.



Figure 3.25: Views of the Angel Inn including frontage (top left, top right and bottom left), saw-tooth and plain dentil coursing (centre right), 19th century extensions (centre left) and early-20th century rear doorway (bottom right).

- 3.39 Several 19th century additions, such as the bay windows on the frontage and the two storey extensions on the rear (in English garden wall bond with 20th century alterations in English bond), have complimented the original building and have added to its significance. The early-20th century feature porch on the rear also adds to the architectural interest of the site.
- 3.40 To the south, The Red Hart Hotel (also grade II listed) has similar architectural features to the Fourways opposite, including gable-end chimney stacks, smaller window openings on upper floors and trapezoidal segmented window arches.

Although the original front door surround was replaced in the mid-20th century and the coach archway was in-filled (with timber-framed windows) in the later-20th century, much of the remainder of the special interest of the building remains, notwithstanding its group value at the centre of the historic core of Blyth. Similarly, the original sliding sash windows have been removed in recent years, although their replacement, timber top-opening casements, would not otherwise be totally inappropriate in such a setting. The ground floor bays were added in the 19th century and add to the building's aesthetic value.



Figure 3.26: Views of front (left) and rear (right) of Red Hart Hotel, Bawtry Road.

- 3.41 One of the most identifiable buildings in Blyth is the early-19th century White Swan (possibly named after the swans that feature on the Mellish family crest), which sits perpendicular to the road, reflecting the width of the original medieval plot in which it sits. The roof at the front is hipped, although is covered in modern pantiles. The frontage of the building is symmetrical, with window openings that date to the late-19th century (previous to this, the openings were irregularly spaced and shaped – see historic photo on page 46). The current window openings contained side-opening timber casements in the early-20th century (see images below), although now contain top-opening timber casements with much smaller panes.



Figure 3.27: White Swan in c1910s (left), c1930s (centre) and present day (right). Image source: Bassetlaw Museum and www.picturethepast.org.uk, accessed 2012.

- 3.42 The main part of the public house is attached to a building range which stretches back into the plot. The north side of this range appears domestic in character, although the south side has much larger window openings, usually associated with late-19th century educational or commercial (office) buildings. This part of the site would have been accessed down the (north) side of the inn, this access later being blocked by a brick wall and door (replaced with a large gate in the 20th century). Most of the building is stuccoed and the frontage is painted white.



Map 30 (left): Extract from 1842 Blyth Tithe Map, with White Swan (Inn) highlighted. Map source: Nottinghamshire Archives, accessed 2012. **Figure 3.28** (right): South elevation of projecting wing, showing large window openings with 6 over 6 timber sashes.

- 3.43 The remaining historic inn within the Conservation Area is the former Oddfellows Arms (now a restaurant) on Retford Road (previously 'Mill Lane') that dates to the mid-19th century. Much of the original form remains, including the gable chimney stacks, upper floor window lintels and stone kneelers. However, recent alterations to the fenestrations (in particular, the enlargement of the ground floor window openings and the replacement of all windows with PVC-u) have caused harm to the character of the building and its setting.



Figure 3.29: Former Oddfellows Arms on Retford Road, in 1930 (left) and present day (right). Image source: Bassetlaw Museum, accessed 2012.

- 3.44 Much of Blyth's residential fabric from the later-18th century is the result of a large rebuilding programme for the village at that time by William Mellish, alongside his works to the landscape associated with the hall. He was responsible for several building ranges including Ivy Cottages, Church View Cottages, Long Row and the former stables on Sheffield Road. All are of red brick with pantile roofs, and share a similar scale, form and proportion.
- 3.45 One of the most prominent of Mellish's buildings is Ivy Cottages on Sheffield Road (grade II listed) at the edge of the former Market Place. This building (built as a vicarage according to Pevsner) is constructed in Flemish bond brickwork and sits at the end of Sheffield Road, probably built in the same period that the road was diverted (see pages 18-20). The most iconic aspect of the building is the timber and lead cupola, complete with arcade, modillion cornice, ribbed dome and weather vane, all of which contrast sharply with the clay pantile hipped roof and brick chimney stacks at each end gable. The relationship between the cupola and church tower is one of the most significant features of the Conservation Area.

- 3.46 The frontage of the building is symmetrical, with a large central block of five bays with small wings on each side. The central three bays sit underneath a triangular pediment. Dentil brickwork exists across the whole of the frontage and around the pediment. The building is shown covered in Ivy (thus the name) in the early 1900s (see below). The overall style of the building is very similar to the stable buildings off Sheffield Road, also constructed in the late-18th century.



Figure 3.30: Ivy Cottages, as shown in c1900 (top left) and present day. Image source: Bassetlaw Museum, accessed 2012.

- 3.47 Each of the window openings on this block are set within half-round recesses (decorative only). These openings are filled with metal-framed gothic-style casements, a key feature of buildings throughout Blyth. Local historians suggest that these windows are not original to the building, instead being added following the purchase of Blyth Hall and its estate by Joshua Walker, the Rotherham Iron Founder, in 1806. If this is accurate, then it is likely that his foundry were responsible for the production of these window frames soon after his arrival in Blyth.
- 3.48 Opposite Ivy Cottages is Church View Cottages, a range of four cottages similar in scale to those opposite and built from the same local bricks (mostly Flemish bond) and clay pantiles. These also date to the late-18th century and again symmetry plays a key part in the overall design, although the building has a rear wing that projects off the easternmost cottage ('Allendale'). That cottage is also slightly different from the other three, as it has no first floor band, is built in English garden wall bond, the central bay contains both a door and windows, the chimney stack sits on a different part of the roof and also has a different construction. This is evidence that (at least) part of this building has a different date of construction to the rest. It also should be noted that renovation work in recent years at 'Allendale' uncovered timber framing dated to c1600, much similar to those timber framed buildings discussed earlier. Part of this range also appears on the 1758 map (page 27).

- 3.49 As with Ivy Cottages, the majority of the window openings contain metal-framed gothic-style casements. However, the openings are finished with narrow brick arches which are not present at Ivy Cottages.



Figure 3.31: Church View Cottages, including view of frontage in 1970 (top left) and views of projecting rear wing (bottom). Image source: www.picturethepast.org.uk, accessed 2012.

- 3.50 Long Row on the east side of High Street also shares many similarities with the previous two sites, including its linear form parallel to the road, the metal-framed windows, pantile roof and the overall use of proportion and symmetry. Long Row originally contained three parts, with a slightly later central section (containing the archway) flanked on each side by rows of cottages. However, the northern row was demolished in the mid-20th century and replaced by modern housing (c1960). Nevertheless, the remainder of the row retains a great amount of special interest. The central section with its archway and triangular pediment is particularly noteworthy, although the rear of that archway has been substantially affected by 20th century extensions.



Figure 3.32: Long Row, including views from c1900 (top), present day (centre) and comparison of earlier northern row of cottages in 1920 (bottom left) and mid-20th century replacement housing (bottom right). Image source: www.picturethepast.org.uk, accessed 2012.

- 3.51 It is likely that the central section containing the arch is later than the adjacent row, as the brickwork on that central part (English garden wall) is different to that found on the cottages (Flemish). This coupled with the metal-framed windows and the narrow fanlights above the doors on this part of the building, all may point to Joshua Walker's influence on Blyth from 1806 onwards.



Figure 3.33: Metal-framed windows and fanlights around central (arched) section of Long Row.

- 3.52 The final range of buildings built for William Mellish is the former stables off Sheffield Road, a red brick and clay pantile range which contributes greatly to that entrance to the village, in conjunction with Church View Cottages and Ivy cottages. The stables were extended to the rear in c1923 for Lord Barnby, to designs by Richardson and Lloyd (of Worksop). Although converted for residential use in the 1990s, many of the historic features survive intact.



Figure 3.34: Former stables to Blyth Hall, including views of frontage from 1970 (top left) and present day (top right and centre left); internal stable courtyard from c1930 (bottom right); alterations from 1923, including plan from Richardson & Lloyd (bottom). Image and plan source: www.picturethepast.org.uk and Bassetlaw Museum respectively, accessed 2012.

- 3.53 Other impressive 18th century buildings within the Conservation Area include Greystones and The Old Vicarage, which sit side by side on the east side of High Street. Both grade II listed and are of a similar scale and form, being symmetrical with two storeys and three bays each, the central bays having doorways. At Greystones, the slightly earlier building, the 18th century features that survive in situ include the ashlar facings, moulded stone cornice, gable chimney stacks, slate roof and front porch. 19th century changes include the ground floor window bays, the moulded doorway (with Doric pilasters that match the mouldings on the window bays), the door fanlight and the '2 over 2' sashes.



Figure 3.35: View of Greystones (top) and The Old Vicarage (bottom), High Street.

- 3.54 In comparison, the Old Vicarage is brick-built with stucco and a pantile roof and has '6 over 6' and '6 over 9' sashes throughout. On the frontage, the ground floor sashes also have sidelights which form smaller sashes. The door surround has Doric columns and the fanlight has vertical glazing bars. Both Greystones and The Old Vicarage have a series of rear projections and outbuildings which are also historically and architecturally significant.
- 3.55 Aside from its Georgian residential architecture, Blyth also has a range of agricultural and equine-related buildings that date from this period. Most are constructed of red brick or Magnesian Limestone (or a mix of the two) with clay pantile roofs. On several of these structures, Limestone foundations or walling exists which possibly relate to earlier buildings on the site, as exists at the rear of 22-26 High Street or at the rear of White House (see page 40).



Figure 3.36: Outbuilding to rear of 22-26 High Street, of red brick with limestone foundations.

- 3.56 One of the most recognisable agricultural buildings in Blyth is the former Pigeoncote behind Greystones, which dates to the mid-18th century and has very distinctive crow-stepped gables on each side. Other significant features

include the ball finials atop each gable, the ashlar copings and kneelers, the stone ledge and garret window opening.



Figure 3.37: Pigeoncote at Greystones, High Street.

- 3.57 A short distance to the south, between The Old Vicarage and Wilton Lodge, is another good example of the local vernacular style. Much of the first floor is constructed in coursed rubble, but most of the upper floor has been rebuilt in several different phases, with parts of the earlier stone wall also surviving at first floor level adjacent to St Martin's Close.



Figure 3.38: Former agricultural building adjacent to St Martin's Close, with multiple phases of development clearly visible on the side elevation (right).

- 3.58 Several of the historic inns also have outbuildings (formerly coach houses and stables) that date to the late-18th and early-19th century period, including at the Angel Inn, the Fourways Hotel and the Red Hart Hotel. A host of historic architectural features survive both on and within buildings such as this, including timber doors and windows, hay loft doors, decorative and functional ironwork, mounting blocks, metal rainwater goods, timber ventilators and a host of internal fittings. Buildings such as this make a large contribution to local

character, not only in their own right but also in terms of their enhancement of the setting of the main listed buildings in the vicinity.



Figure 3.39: Outbuildings at historic inn sites, including former stable blocks/coach houses at the Fourways Hotel (top), the Angel Inn (centre and bottom left) and the Red Hart Hotel (bottom right).

- 3.59 Moving into the 19th century, Blyth has a wide range of (primarily residential) buildings from this period, with the most popular architectural influence being neo-classical, although with Gothic-revival also present together with the local vernacular (often with clear gothic/classical influences on buildings following the traditional local plan form and orientation).
- 3.60 Of the neo-classical buildings from the 19th century, Wilton Lodge, York House, the Old Parish Hall and the Old School are amongst the most significant. Wilton Lodge (early-mid 19th century) is one of the largest dwellings within the Conservation Area and is constructed of painted brick with ashlar detailing. The frontage has numerous sliding sashes (including modern replacements in a similar style) and has a later flat-roof entrance porch with neo-classical detailing (particularly with respect to the door surround and parapet). The brick chimney stacks, most of which are located at the southern end of the roof, add to the impact of the building and aesthetic qualities of the site. The rear of the building

is also asymmetrical, with a projecting bay at the southern end with a triangular pediment above. The north elevation contains one of the more unusual features along High Street, the traceried fanlight above the side door and sidelights.



Figure 3.40: Wilton Lodge, High Street, showing frontage (top) rear in c1920 and present day (centre) and decorative fanlight on north elevation (bottom left). Image source: www.picturethepast.org.uk, accessed 2012.

- 3.61 Further south along High Street, York House is also of a neo-classical design, with several features of particular significance to the building and wider Conservation Area. The building is of stuccoed brick with a pantile roof, decorative brick chimney stacks and many original multiple-pane sliding timber sash windows. The main house has an L-plan with projecting bay on the frontage of three storeys, again with a pediment, delineated with dentil-coursed banding. Above the pediment, a pointed timber finial finishes off the timber eaves. This finial helps to date the building as early-Victorian, being more associated with the Gothic-revival architecture of that period.
- 3.62 The south (side) elevation of York House is arguably the most significant, being symmetrical and of three bays. The central bay contains a projecting two and a half storey open porch structure with squared columns, a balcony on the first floor, decorative capitals at first and second floor level and a pediment feature above. Within this pediment, a distinctive diamond pattern window with glazing bars fills the space up to the eaves. To the rear of the building, a 19th century

coach house has recently been converted to living accommodation although retains much of its Victorian character.



Figure 3.41: Views of York House, High Street, showing frontage (top and centre left), south/side elevation (centre right and bottom left) and outbuilding (bottom right).

- 3.63 The Old Village Hall, set back from High Street to the north of the Memorial Hall, was originally constructed as a Wesleyan Methodist Chapel and dates to 1822. The main building is typical of its period and of its use, with a simple rectangular plan form containing symmetrical classical-inspired facades on the front and rear (although obscured by later extensions). The window openings include half-round multiple-pane timber sashes and '8 over 8' rectangular timber sashes (some of which are modern replacements although are sympathetic to the original material and style).
- 3.64 The building is constructed in English garden wall brickwork with dentil eaves detailing and a pantile roof. The use as a chapel ceased after the completion of a replacement chapel to the south, although many of the distinctive features associated with a non-conformist chapel from the early-mid 19th century survive both internally and externally.



Figure 3.42: Views of the former Methodist chapel, now known as *The Old Village Hall*, including original frontage (top right) side (top left) and rear (bottom).

3.65 The Old School, constructed as a girls' school in 1842 on behalf of the Mellish family, sits at the junction of High Street and Worksop Road. The building is simplistic in its style although has a feature associated with other schools in the wider area from the early-Victorian period, that of the moulded drip hood above the windows and doors (identical to that found at the former infant school on Grove Street in Retford, also early-mid 19th century). The form of the building is also similar to the school built by the Ramsden family in Carlton in Lindrick eleven years earlier.



Figure 3.43: Views of the Old School, including from 1970 (top left). Image source: *Bassetlaw Museum*, accessed 2012.

- 3.66 In the mid-19th century, two of Blyth's most iconic buildings were constructed along the new route of Sheffield Road. Their design and appearance is one of the key contributors to the character of this part of the Conservation Area. Park Lodge was built in 1840 for Henry Walker, the inhabitant at that time at Blyth Hall. The building has a characteristic estate lodge appearance, faced with rusticated stone (which became popular in this period). The chimney stacks are also of rusticated stone and the roof is covered with natural slates. A portico with slate roof exists on the west side and several pairs of ground floor windows have decorative drip moulding above. The majority of the windows are also timber framed. The overall form, style and high degree of preservation all contribute to the special interest of this part of the Conservation Area.



Figure 3.44: Views of Park Lodge from Sheffield Road (left) and adjacent footpath/former roadway to Blyth Hall (right).

- 3.67 Bridge Lodge, built in 1861 by Henry Walker's son, Henry Frederick Walker, has a similar estate lodge appearance (although later extended) to Park Lodge. This building has rusticated stone facing and stacks, a Westmoreland slate roof (in diminishing courses), stone ridge tiles, timber windows (with ornate iron latches) and numerous stone-coped gables. The eastern projecting gable contains a datestone (inscribed 'AD 1861') and the most prominent gable, to the south, contains the crest of Henry Frederick Walker ("a dove on a mount within a serpent, in orle"²⁵) with Henry Frederick Walker's initials, H.F.W., below.



Figure 3.45: Views of Bridge Lodge including south elevation (left) and east elevation (right).

²⁵ Description from *Fairbairn's Book of Crests* (Fairbairn, J. 1905).

- 3.68 In the early-mid 19th century, the Gothic-revival style became increasingly popular, particularly in domestic and ecclesiastical architecture. Whilst there are relatively few buildings in Blyth which could be described as Gothic-revival, one of the most iconic is Rose Cottage on Spital Hill, a small two storey building with distinctive pointed gothic-arched windows and doors. The building is stuccoed and has a canted side bay and canted front porch. Also significant are the natural slate roof, red brick chimney stacks and blue brick plinth. The timber-framed traceried windows and timber traceried doors are amongst the most memorable examples of traditional joinery within the Conservation Area.



Figure 3.46: Rose Cottage, in 1929 (top), c1950 (centre left), 1970 (centre right) and present day (bottom). Image sources: www.picturethepast.org.uk and Bassetlaw Museum, accessed 2012.

- 3.69 The only other building of note with a gothic style is the former Methodist Church on High Street, constructed in 1902 to replace the earlier building discussed on pages 59-60. This is perhaps the only true Gothic-revival building from the Victorian period and has most of its original features in situ, despite recently being converted for residential use.
- 3.70 The main frontage of the building has a distinctive combination of red brick (English garden wall bond) with ashlar detailing and a natural slate roof. The

ashlar features include banding, mullion windows, doorway framing and gable copings (with several pinnacles and crosses). Above the main entrance, the stone arch is inscribed with “Wesleyan-1902-Methodist”.



Figure 3.47: Views of former Methodist Church, High Street, including stone-coped gables with mullioned leaded windows (bottom right), pitched and cross finials (top right) and main frontage (top left).

- 3.71 Away from the frontage, the rest of the building is also highly decorative, with projecting gables on both sides featuring the same mullioned leaded windows and non-opening lights as found on the frontage. Bracketed timber eaves, ball finials, timber casements (rear), terracotta ridge tiles and brick chimney stacks can also be found throughout.
- 3.72 The early-mid 20th century saw a move back towards neo-classical architecture, although often in association with contemporary ideas of the time, especially Art Deco. In Blyth, two buildings in particular can be identified which combine these styles, namely the Barnby Memorial Hall and the former Worksoop Co-operative Society building. The Barnby Memorial Hall was built as a memorial to those lost in the First World War, partly financed by the First Baron, Lord Barnby (Francis Willey Esq) of Blyth Hall. Although plans were first drawn up in 1920 (and later amended) following the launch of a fundraising campaign the previous year, it wasn't until 1927 that the building was actually completed.
- 3.73 The first plan for the hall (by Richardson²⁶ and Lloyd of Worksoop) was very similar to the chosen design, although the frontage was much more complicated with a central entrance and a series of pitched roof sections behind. The final design replaced this front with a larger, regular façade, with the rest of the building showing only minor alterations from the 1920 drawing.

²⁶ A.H. Richardson was responsible for a number of significant buildings in Worksoop, including the Worksoop War Memorial and 114 Bridge Street (both grade II listed).

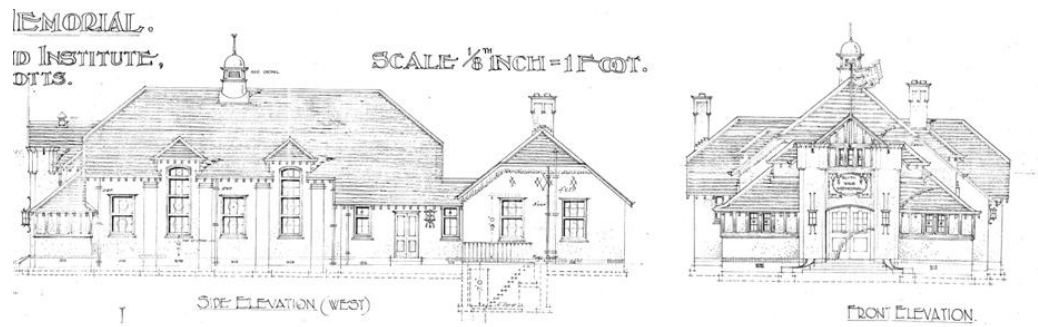


Figure 3.48: Extract from original plan of Memorial Hall by Richardson & Lloyd, 1920. Note the similarities with the later design (see below). Plan source: Bassetlaw Museum, accessed 2012.

- 3.74 The majority of the building is faced in red brick (English garden wall bond) with painted ashlar/concrete detailing and a pantile roof. The frontage contains a number of significant features including the squared projecting piers either side of the entrance, the stepped gable parapet with cross mouldings and dentil course below, the mullion windows with full-height mouldings above, the arched doorway, the stone steps and decorative cornice. Elsewhere, the building has a multitude of original sash windows (such as the half-round openings on both north and south sides), doors, roof decorations (including the ventilator shown below) and the cast iron rainwater goods.



Figure 3.49: Views of Barnby Memorial Hall, including the opening by the First Baron Barnby in 1927 (top) and from 1970 (centre left). Image source: Bassetlaw Museum, accessed 2012.

- 3.75 On the same side of High Street, the former Worksop Co-operative Society (WCS) building also dates to 1927 and complements the appearance of the Memorial Hall, although on a much smaller scale. This building was designed by John Haslam (of Worksop), one of a handful of WCS buildings of this distinctive style by Haslam in the Worksop area in the 1920s. The frontage has a classical surround (of painted concrete) and the stepped parapet is very similar to that at the Memorial Hall, with the cross moulding, cornice and bracket mouldings. The form of the shop front survives intact, although unsympathetic modern signage has had a detrimental effect on the appearance of the building and its setting.



Figure 3.50: Views of the former Worksop Co-Operative Society building, High Street, including extract from original plan by John Haslam, 1926 (top), from opening in 1927 (centre left) and present day. Plan source: Bassetlaw Museum, accessed 2012. Image source: Blyth Parish Council, accessed 2012.

- 3.76 The Art Deco style is also apparent with respect to a number of semi-detached cottages built for the First Baron Barnby in the 1920s, to house some of his estate workers. In addition to similar cottages at Nornay and Blyth Spital Farm, a row of four cottages on Spital Road, sited adjacent to Rose Cottage, contribute much to the character of this part of the Conservation Area. Designed by Richardson and Lloyd in 1920, the buildings are brick-built faced

with render and have rosemary tiles on the roof. Significant features include the projecting full-height bays with clipped gables, the circular lights with glazing bars, the brick chimney stacks, diamond-shaped terracotta wall-mounted tiles, slim window cills and timber/concrete door and window hoods.



Figure 3.51: Views of former labourers cottages on Spital Road, with extract from original plan by Richards on and Lloyd, 1920 (top), from 1929 (centre left) and present day. Plan and image source: Bassetlaw Museum, accessed 2012.

3.77 Although not already mentioned in this appraisal, numerous other buildings and architectural features are also considered to make a positive contribution to the character of the Conservation Area. This includes the 19th century cottages on High Street and Sheffield Road, the gable detailing on 18th/19th century buildings and several 18th, 19th and early-20th century outbuildings. Other heritage assets such as walls, railings, the K6-type telephone box, post boxes and the 18th century ice house at Centry Garth are discussed in the landscapes/public realm section.



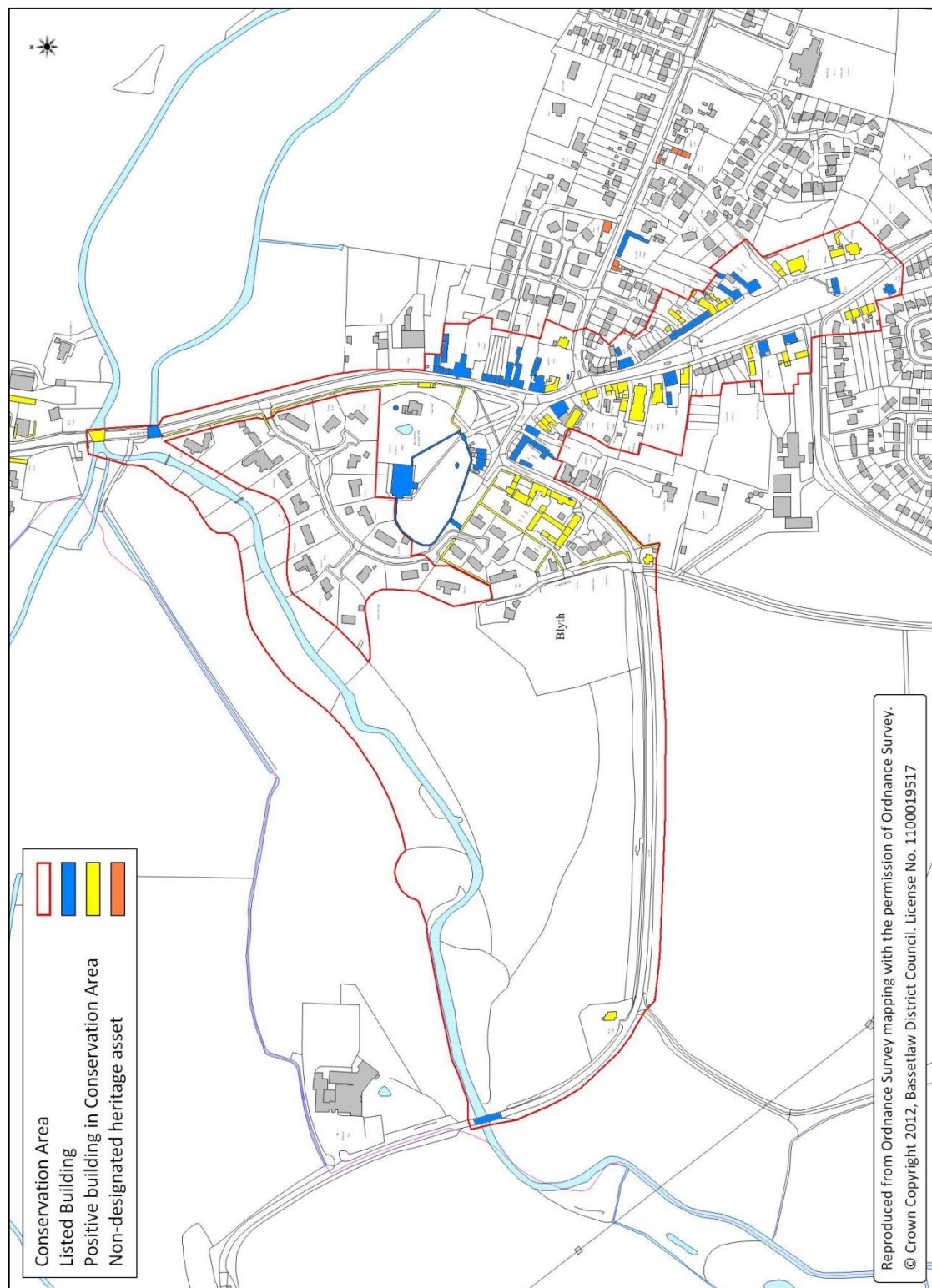
Figure 3.52: Decorative gable off High Street, featuring date of construction (1864).

BL2 Blyth Conservation Area – Character appraisal

Architecture: buildings and materials – Summary of special interest:

- Along with its listed buildings, the Blyth Conservation Area contains numerous unlisted buildings and structures that contribute positively to the special interest of the Conservation Area. These are regarded as ‘positive buildings’. Outside of the Conservation Area boundary, a range of unlisted buildings have been identified as ‘non-designated heritage assets’, where they conform to the Council’s adopted criteria. All these buildings are marked out on map 31.
- Buildings are generally two, three or four storeys and are mostly rectangular plan forms with steep roof pitches (over 35°). The rooflines are characterised by brick chimneys (with brick/stone detailing).
- Blyth has a number of timber-framed buildings dating to the 16th and 17th centuries. The majority of these are constructed on top of a stone plinth and were refronted with red brick/stucco in the 18th century. Banding at first floor level also indicates the position of the upper floor joists.
- Facing materials for buildings are predominantly red brick (usually Flemish or English garden wall bonds) or Magnesian Limestone, with brick and stone detailing common. A painted stucco finish can also be found, particularly in association with timber-framed buildings from the late-16th/17th century.
- Roof materials are primarily non-interlocking clay pantiles, with natural slates used on 19th century buildings and rosemary tiles used on early 20th century buildings.
- Period architectural features such as window arches/cills, door surrounds, hood moulds, brick string courses, timber joinery, brick chimney stacks with clay pots, saw tooth/dentil coursing, stone/timber cornices and timber shopfronts all form an essential part of the special interest of the Conservation Area.
- Street elevations are well fenestrated and often retain historic timber/metal-framed windows and timber doors.
- Given its scale, historic associations and architectural and historic interest, the Priory Church of St Mary & St Martin (and its wider setting) deserves special consideration when affected by planning proposals.

Map 31: Blyth – buildings



Disclaimer: The identification of positive buildings/heritage assets (as shown on the above map and as discussed in the appendix) is by no means exhaustive and the 'list' of sites identified may change at a later date. The most significant walls have also been identified, although further boundary features may also be significant (many of these are shown on map 48 and discussed in detail in the landscapes/public realm section). The absence of any building/structure on the above map does not necessarily mean that it is of no interest or that it makes no positive contribution to the character and appearance of the Conservation Area. The identification of buildings listed by association comes within Section 1 (5) of the Planning (Listed Buildings and Conservation Areas) Act (1990). Advice should always be sought from the Conservation Team at the District Council.

Public realm, amenity spaces, landscaping and boundary treatments

- 3.78 Other than its buildings, the Blyth Conservation Area also contains a wide range of landscape/public realm features which add greatly to its special interest, including its open spaces, mature trees, walls, railings, communications infrastructure and commemorative monuments. In addition, the Conservation Area contains remnants of Blyth Hall's former estate, including part of the landscaped park, the kitchen garden and the ice house (all later-18th century), which again add to the significance of the Conservation Area and also to its setting outside of the boundary. These significant landscape/public realm features are discussed in this section and are highlighted on map 48.
- 3.79 One of the most important contributors to local character is the open space which runs through the centre of the Conservation Area alongside the historic thoroughfare of Bawtry Road/High Street. The churchyard, Church Green/Market Hill and the Village Green form a central focus to the village, around which most of the historic buildings are situated.



Figure 3.53: Significant open spaces, including the churchyard (top left), Church Green/Market Hill (top right) and the Village Green off High Street/Spital Road (bottom).

- 3.80 The churchyard contributes significantly to the setting of the grade I listed church. Within the churchyard and around its boundaries, a number of mature trees exist, of various species, which contrast well with the grey colour of the Magnesium Limestone (from Roche Abbey) of the church and the yellow colour of the more locally-sourced Magnesium Limestone (possibly from Carlton in Lindrick) used in the boundary walls. Additionally, the trees help create distinctive views of the church from several points around the perimeter, particularly off Sheffield Road/Blyth Hall. The most significant trees are highlighted on map 48 and some are shown overleaf.

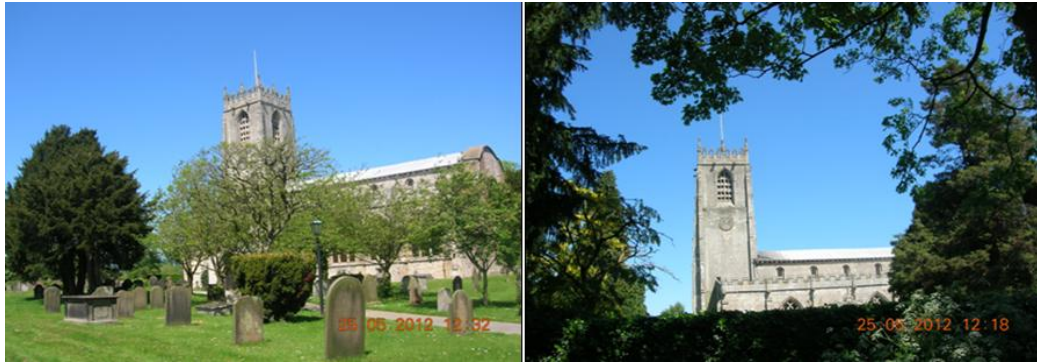


Figure 3.54: Mature trees within and around the churchyard.

- 3.81 Also within the churchyard are a number of important commemorative monuments, including the structure dedicated to Joseph Dymond²⁷ (died 10th December 1796) which is grade II listed.



Figure 3.55: Grade II listed monument to Joseph Dymond, who died December 10th 1796.

- 3.82 The perimeter of the churchyard is marked primarily by continuous Magnesium Limestone walling, of heights varying between 1.5-3 metres. However, to the west of the church, a red brick wall (English garden wall bond) with limestone capping forms that part of the boundary, a remnant of the late 18th century landscaping works at the formerly-adjacent Blyth Hall estate.



Figure 3.56: Various boundary walls of Magnesium Limestone (left and centre) and red brick with stone coping (right) around the churchyard.

- 3.83 The main entrance into the churchyard contains a grade II listed, mid-19th century feature gateway (possibly installed during the incumbency of Reverend John Raine), with stone pillars and wrought iron gates. The pillars are stone-coped and contain circular and rectangular carved recesses. The gates have

²⁷ Joesph Dymond was a notable astronomer and mathematician who was part of a group who tracked the transit of Venus in the late 1760s (to aide more accurate measurement between the earth and the sun, in addition to assisting maritime navigation). Three groups were sent to different parts of the world, with Dymond's group travelling to Hudson's Bay on the north eastern Canadian coast, with the two other groups sent to the North Cape (Northern Norway) and Tahiti (South Pacific). Interestingly, the Tahiti group included a (now famous) young Lieutenant called James Cook (later made Captain), who, during the same voyage, mapped New Zealand and parts of Australia for the first time.

distinctive horizontal bands of circular and tear-shaped ironwork and are finished with arrowhead finials.



Figure 3.57: Views of church gateway from outside (left) and inside (right).

- 3.84 Immediately to the south east of the churchyard is the open space known locally both as Church Green or Market Hill. This appears to have been the original site of Blyth's market, which the medieval charters discussed earlier probably referred to (particularly the one awarded in 1088). Certainly, historic map evidence seems to confirm this, with the 1817 Enclosure Map (a) even referring to the site as 'Market Place' (see below). Other than Ivy Cottages, the current site has no other buildings. However, the 1782 map shows a long L-shaped building to the east of Ivy Cottages on the opposite side of the churchyard entrance. The purpose of this building is not known, although the small enclosure in which it sat still exists today and contains a number of earthworks.



Maps of former Market Place – Map 32 (top left): Extract from 1776 Map of the Parish of Blyth. Map source: Trinity College, Cambridge, accessed 2012; **Map 33** (top centre): Extract from 1782 Map of Part of the Parish of Blyth. Map source: [Map Sp7] Manuscripts and Special Collections, University of Nottingham, accessed 2012; **Map 34** (top right): Extract from 1817 Blyth Enclosure Map (a), with "Market Place" identified. Map source: Nottinghamshire Archives, accessed 2012; **Map 35** (bottom left): Extract from 1817 Blyth Enclosure Map (b). Map source: Nottinghamshire Archives, accessed 2012; **Map 36** (bottom centre): Extract from 1842 Blyth Tithe Map. Map source: Retford Library, accessed 2012; **Map 37** (bottom right): Extract from County Series 25" c1899 Map. Map source: Nomad Plus, accessed 2012.

- 3.85 Church Green/Market Hill is presently lawned, with footways crossing from west to east and from north to south (leading into the churchyard). A number of mature and semi-mature trees (especially London Plane) also exist within this site. The present composition appears to relate to works carried out during the 1920s during the tenure of the First Baron, Lord Barnby of Blyth Hall. Sadly, the finger post sign and the post and rail fencing (see below) were removed in the latter half of the 20th century.



Figure 3.58: Views of Church Green/Market Hill, including scene in 1906 prior to tree planting (top left), post-tree planting in the 1920s (top right and second row), present day with mature/semi-mature trees (third row and bottom left) and enclosure to east of churchyard entrance with earthworks visible (bottom right). Image sources: www.picturethepast.org.uk and Bassetlaw Museum, accessed 2012.

- 3.86 The Village Green off High Street/Spital Road has also seen significant changes over the centuries. Historic maps from the 18th and 19th centuries show a number of buildings in addition to that which survives today, the possible chapel to St John's Hospital. The shape of the Village Green, being a shallow hump running from north to south, suggests there is archaeological potential (although geology may also be important). Indeed, the St Johns' Chapel building was previously scheduled and High Street (called 'Town Street' on the 1817 Enclosure Map) splits into two around the site rather than bisecting it, meaning that the site was certainly of some significance in the medieval period (and possibly much earlier).



Maps of Village Green – Map 38 (top left): Extract from 1782 Map of Part of the Parish of Blyth. Map source: [Map Sp7] Manuscripts and Special Collections, University of Nottingham, accessed 2012; **Map 39** (top centre): Extract from 1817 Blyth Enclosure Map (a). Map source: Nottinghamshire Archives, accessed 2012; **Map 40** (top right): Extract from 1842 Blyth Tithe Map. Map source: Retford Library, accessed 2012; **Map 41** (bottom left): Extract from County Series 25" c1899 Map. Map source: Nomad Plus, accessed 2012; **Map 42** (bottom centre): Extract from 1930 Map of the 'Remaining Portions of the Blyth Hall Estate'. Map source: Blyth Parish Council, accessed 2012; **Map 43** (bottom right): Extract from 2012 O.S. Map. Reproduced from Ordnance Survey mapping with the permission of Ordnance Survey. © Crown Copyright 2012, Bassetlaw District Council. License No. 100019517.

- 3.87 The site today is primarily lawned, although contains a substantial number of mature trees throughout its length, including several notable Limes. The site also forms one of the most recognisable stretches of thoroughfare within the district, particularly in terms of the relationship between the open space, trees, adjacent listed buildings (especially Long Row with its brick arch) and views of

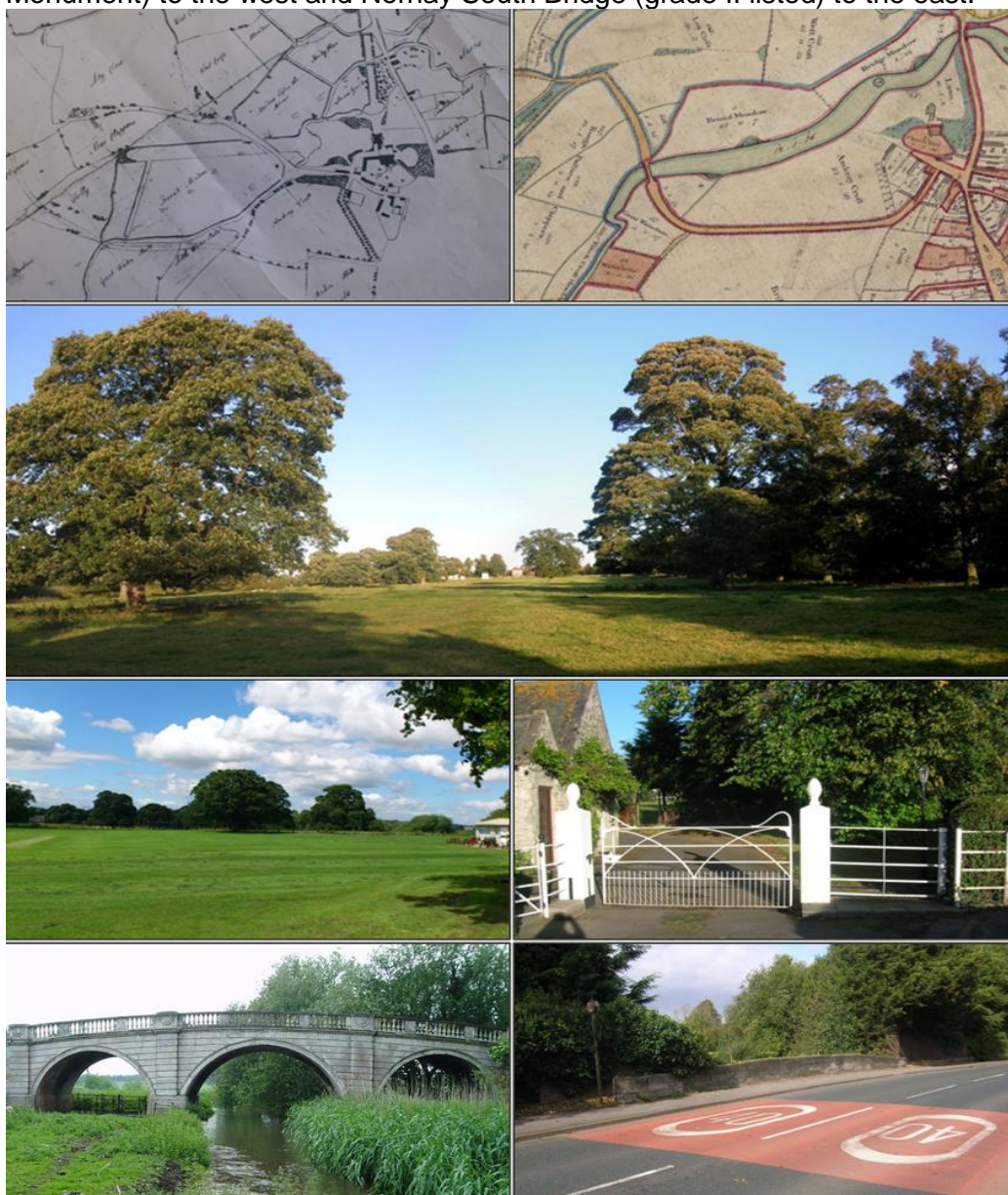
the church. Sadly, however, the finger post sign (see images below) was lost in the later 20th century.



Figure 3.59: Views of the Village Green from c1900 (top), 1908 (second row, left), c1920 (second row, right) and present day. Sadly the finger post sign shown in the c1920 photo was lost in the later 20th century. Given the scale and form of the Lime trees, their impact is also important when not in leaf (third row, right). Image sources: www.picturethepast.org.uk and Bassetlaw Museum, accessed 2012.

- 3.88 On the west side of Blyth is the former grounds to Blyth Hall, including much of the landscaped park which was remodelled in the 1770s (in conjunction with various other works including the diversion of Sheffield Road, the construction of the stables, the erection of the kitchen garden and the transformations to the hall). The surviving 1770s landscaped park (replacing the 17th century formal

landscape that existed previously – see maps below) is one of the most well preserved landscapes of its type within the district. The park, remodelled in the 'naturalistic' style which became popular at the time, consists of a gently undulating open space, with mature specimen trees purposely located at specific points across the site. In the early-1800s, a new private driveway was added through this part of the park, being formalised in 1861 with the construction of Bridge Lodge. The park is also bounded by mature specimen trees on both the north and south sides. The northern boundary of the park also contains the former lake (created in the 1770s by damming the River Ryton at the Bawtry Road end), which survives as a large earthwork stretching between Blyth New Bridge and Bawtry Road. Ornate bridges exist at both ends of the former lake, with Blyth New Bridge (grade I listed and also a Scheduled Ancient Monument) to the west and Nornay South Bridge (grade II listed) to the east.



Map 44 (top left): Extract from 'A Plan of Mr Mellish House and ground adjoining at Blythe in the County of Nottingham, 1758', showing formal 17th century landscape (map source: Retford Library, accessed 2012); **Map 45** (top right): Extract from 1776 Map of the Parish of Blyth, showing the 1770s remodelled 'naturalistic' landscape (map source: Trinity College Cambridge, accessed 2012); **Figure 3.60** (centre and bottom): Views across Blyth Park (second row and third row, left), 1861 lodge and entrance gates (third row, right), Blyth New Bridge (bottom left) and Nornay South Bridge (bottom right).

- 3.89 Adjacent to Bridge Lodge is a series of iron gates, which appear to have been created specifically for this location, probably manufactured by Henry Frederick Walker's foundry in Rotherham. The main gate is of particular interest, being one that opens both inwards and outwards (i.e. a 180 degree swing), clearly showing that this was meant to be an important route into the park. Figure 3.60 (above, centre) also shows the route the driveway took through the park, with large specimen trees on either side.



Figure 3.61: Iron gates and stone pillars with iron finials at Bridge Lodge, Sheffield Road.

- 3.90 The tree-lined avenue of Sheffield Road is also significant, being one of a number of this type within Bassetlaw that were planted in the 18th and 19th centuries (others include Clumber Park, Lound and Milton). Adjacent to Park Lodge, heading southwards, a second avenue of mature trees (various species), outside of the Conservation Area boundary, marks the route of a private drive which led firstly to Worksop Road, then further south towards the late-18th century lodge (demolished in the 1950s) at Blyth Law Hill, alongside the Nottingham/Ollerton to Blyth/Bawtry road (the current A1).



Figure 3.62: Tree-lined routes of Sheffield Road (top) and driveway between Park Lodge and Worksop Road (bottom). Overhead photograph source: Google Maps, accessed 2012.

- 3.91 One of the most impressive features of the former estate is the grade II listed gateway off Sheffield Road, which was once the main entrance into the estate. The gateway dates to the 1770s and is constructed of Roche Abbey stone, with rusticated ashlar piers either side of a wrought iron gateway and similarly-styled pedestrian gateways either side, set within an ashlar wall. The piers and walls are set on a plinth, with the piers also containing simplistic circular paterae and pyramidal copings (although sadly, the bowl finials are missing). This style of architecture was repeated throughout the Blyth Hall estate in the 1770s, possibly designed by John Carr. The remainder of the structure has plain ashlar copings and the pedestrian gateways are arched.



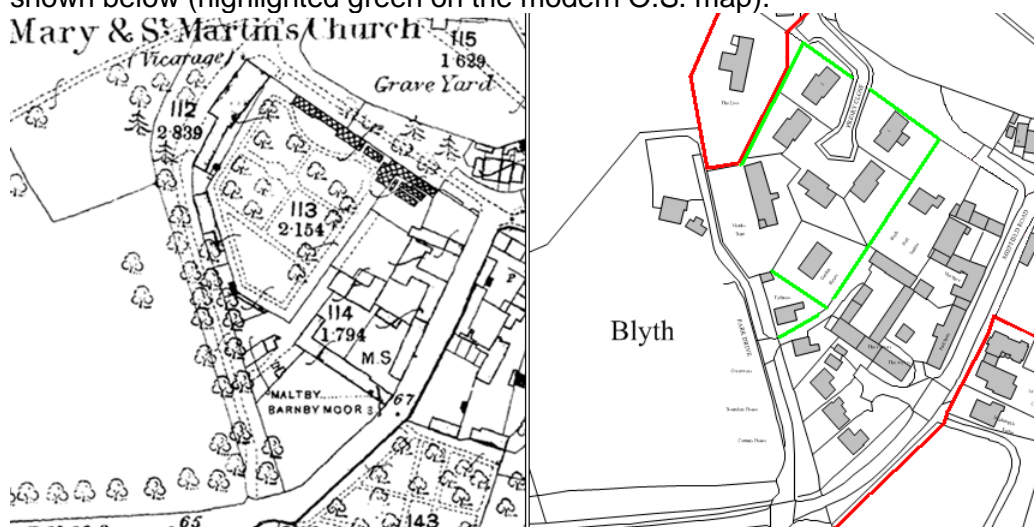
Figure 3.63: Views of gateway into former Blyth Hall estate, from c1900 (top) and present day. Image sources: www.picturethepast.org.uk and Bassetlaw Museum, accessed 2012.

- 3.92 The central gateway has a wrought iron overthrow, terminating with scrollwork, and an arrowhead finial (above) and the remains of a lantern (below). The gates have horizontal and vertical bands of foliated ironwork set within circular and square reveals. Interestingly, all four of the gate stones also survive in situ, to the west and east of each pier.



Figure 3.64: Gate stones in situ at former entrance to Blyth Hall estate, off Sheffield Road.

- 3.93 Adjacent to this gateway, a number of large brick walls survive which once formed the kitchen garden to Blyth Hall. The walls are approximately 3-3.5 metres high, are constructed of red brick in both English and English garden wall bonds and are finished with flat stone copings. A number of the original openings also survive on the north side. The surviving kitchen garden walls are shown below (highlighted green on the modern O.S. map).



Map 46 (left): Extract from c1886 O.S. map, showing former kitchen garden. Map source; Bassetlaw District Council, accessed 2012. **Map 47** (right): Extract from 2012 O.S. map, showing surviving kitchen garden walls in green. Reproduced from Ordnance Survey mapping with the permission of Ordnance Survey. © Crown Copyright 2012, Bassetlaw District Council. License No. 100019517.



Figure 3.65: Surviving walls of the former Kitchen Garden off Sheffield Road (left) and Park Drive (right).

- 3.94 Similar to the kitchen garden site, the large eastern boundary wall to the former Blyth Hall estate survives intact on the west side of Bawtry Road. The southern part of this wall, adjacent to Centry Garth, is constructed of the local Magnesium Limestone with limestone copings and is around 4 metres high. At a point opposite Angel Row, the wall's fabric changes to red brick although retains the 4 metre height for most of its length. There are a number of historic repairs to the wall visible and a variety of brick bonds are visible. The large buttress on the east side is a significant feature of the wall. The contrast between the red brick, Magnesium Limestone, trees and hedges all contribute significantly to this entrance into the Conservation Area.



Figure 3.66: Stone and brick boundary wall off Bawtry Road.

- 3.95 Behind the stone section of the wall shown above, within the grounds of Centry Garth, is a late-18th century Ice House that was formerly part of the Blyth Hall estate. The Ice House is grade II listed and is primarily brick built, comprising a large underground brick-lined chamber with a short access passageway, mostly covered in earth and turf.



Figure 3.67: Grade II listed Ice House at Centry Garth, off Bawtry Road.

- 3.96 Other features of interest associated with the Blyth Hall estate include a wall formerly part of a kitchen garden, located alongside Sheffield Road adjacent to

Park Lodge. As with the kitchen garden at Blyth Hall, this wall is of red brick with a flat limestone coping. The grassed verge to the front and mature trees behind (including several silver birch) add to the setting of the wall and overall, all elements contribute to the special interest of this entrance into the village.



Figure 3.68: Kitchen garden wall off Sheffield Road.

3.97 Elsewhere in the Conservation Area, significant individual/groups of trees contribute much to Blyth's special character. Of particular note are the trees within the grounds of historic buildings off High Street such as at the Old Vicarage and Park Farm. The most significant are shown on map 48 at the end of this section.



Figure 3.69: Views of significant trees in Blyth Conservation Area.

3.98 The public realm also contains smaller features of significance, particularly along High Street, Bawtry Road and Sheffield Road. Stone and brick walls (or a combination of the two) are found throughout the Conservation Area, often separating the historic (medieval) plots. Other significant boundary treatments include wrought iron railings (see both figures 3.70 and 3.71) and the picket fencing found on Sheffield Road (a distinctive feature around former estate buildings in Blyth).



Figure 3.70: Stone and brick walls off Bawtry Road (top and second row, left); timber picket fencing on former estate buildings off Sheffield Road (second row, right and third row); railings at Ye Olde House (bottom left) and former Methodist Church (bottom right).

- 3.99 In addition to those historic gateways at the church and the former Blyth Hall estate, the Conservation Area also contains other significance gateways, featuring decorated stone/brick pillars, wrought iron or timber gates and other associated fixtures (including wall guards, which protected the wall from damage by coach wheels).



Figure 3.71: Brick wall, iron railings, iron gateway and wall guards at Greystones (top left); gateway at Old Vicarage (top right); brick boundary wall and stone gate piers at York House (bottom left); decorated iron gates at former Worksop Co-operative Society building (bottom right).

- 3.100 Three more recognisable features within the public realm are the c1826 milestone on Sheffield Road, the K6 Telephone Kiosk (1935 onwards, grade II listed) and the Elizabeth II Type-B pillar box (1952 onwards). The milestone was added shortly after the Sheffield/Rotherham to Barnby Moor road was turnpiked in 1826. The K6 Telephone Kiosk, designed by Sir Giles Gilbert Scott in 1935, has a shallow domed roof, margin glazing and crowns on the top panels. The pillar box has the distinctive Royal cipher and crown, circular cap with indented circular detailing, next collection indicator and central notice plate.

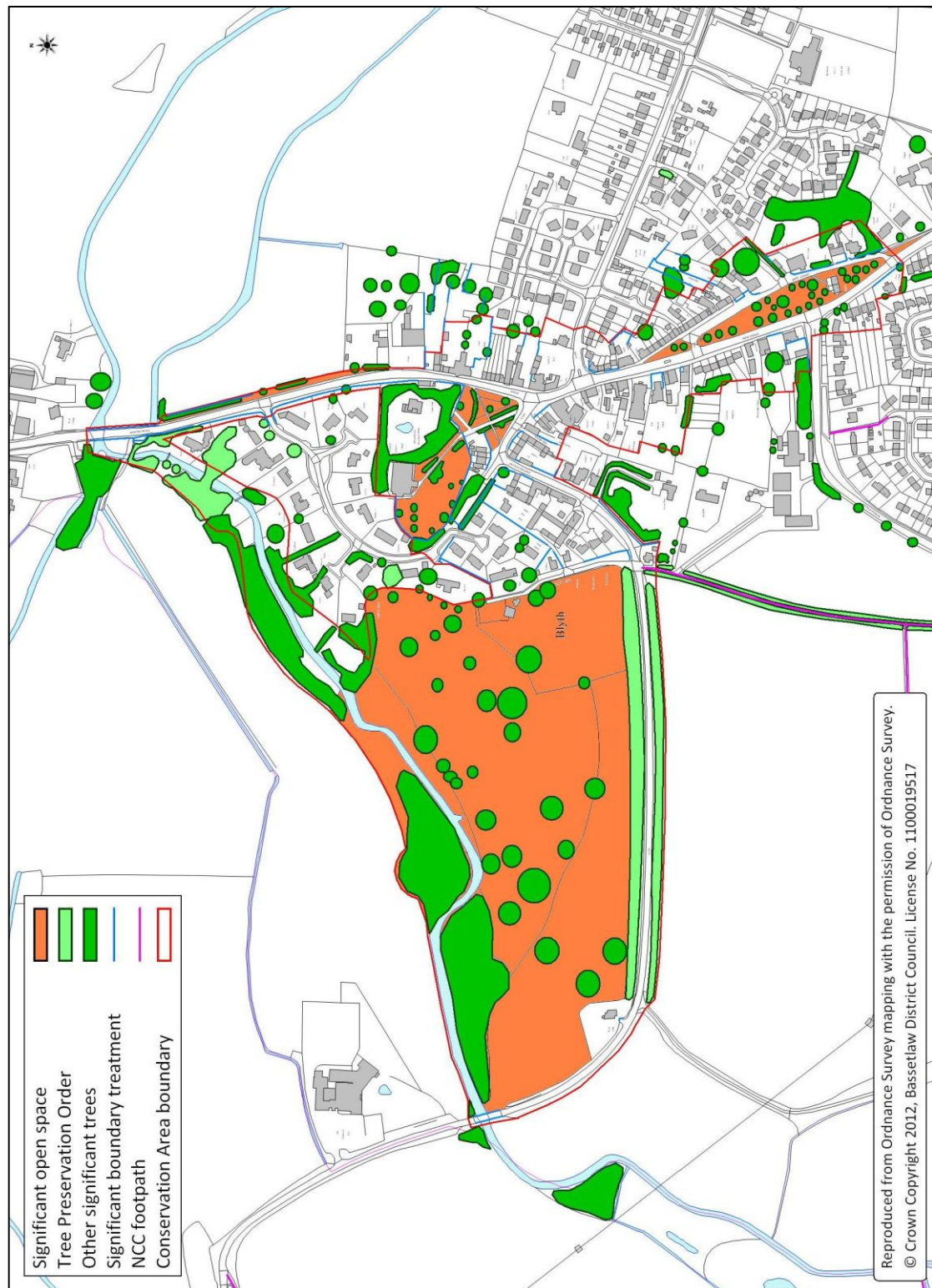


Figure 3.72: Grade II listed c1826 Milestone on Sheffield Road (left), grade II listed K6 Telephone Kiosk on Retford Road (centre) and Type-B pillar box on High Street (right).

BL3 Blyth Conservation Area – Character appraisal
Public realm, amenity spaces, landscaping and boundary treatments – Summary of special interest:

- The character area contains a variety of significant landscape/public realm features including boundary treatments, verges, open spaces, trees, monuments and gateways (as indicated on map 48).
- **Open spaces** - Of special note are the open spaces along High Street, Bawtry Road/Sheffield Road (probably the original market place), the Churchyard and Blyth Park. The relationship between Blyth's historic buildings and the open spaces provide a character unique to Blyth Conservation Area
- **Trees** – Within the Conservation Area, the most significant trees are along High Street, around the church and within the former Blyth Hall estate and park.
- **Walls and railings** – Red brick (usually English garden wall bond) and Limestone walls contribute greatly to the character of the Conservation Area and to the setting of its most significant buildings and sites. Those around the church and off Bawtry Road are amongst the most notable. A mixture of coping styles exist, with limestone and brick/clay copings the most common.
 - The walls of the Blyth Hall estate's two former kitchen gardens, located off Sheffield Road, are also significant. These are approximately 4 metres and 3 metres high respectively and built from red brick (primarily English garden wall bond) with limestone copings. Later repairs often add to the special interest.
- **Monuments** – Blyth churchyard contains a large number of monuments of considerable artistic and historic significance, including the grade II listed memorial to Joseph Dymond.
- **Gateways** – Blyth Conservation Area contains several gateways of significance, including the entrance into the churchyard and the former entrance into Blyth Hall (off Sheffield Road), both grade II listed.
- **Former Blyth Hall estate** – A number of important features remain from the former Blyth Hall estate, including the entrance off Sheffield Road, the walls of the former kitchen gardens, the walls adjacent to Bawtry Road, the Ice House at Centry Garth, the bridges off Sheffield Road and Bawtry Road and a wide range of mature specimen trees.
- Other significant features within the Conservation Area include the c1826 Milestone on Sheffield Road, the K6-type Telephone Kiosk off Retford Road and the Type B Pillar Box on Retford Road.

Map 48: Blyth – landscape features



Disclaimer: The identification of significant landscapes and boundary features including walls, railings, open spaces, trees, etc (as shown on the map above) is by no means exhaustive. The absence of any feature from the above map does not necessarily mean that it is of no interest or that it makes no positive contribution to the character and appearance of the Conservation Area. Advice should always be sought from the Conservation Team at the District Council. The Tree Preservation Orders shown are also indicative only and confirmation should always be sought from the Council's Tree Officer on the precise location of the District's TPOs.

Key views and vistas

- 3.101 A number of significant views exist within, into and out of the Conservation Area, focusing on the most important buildings and landscape features (see map 49). The most significant and prominent building within the Conservation Area is the Church of St Mary & St Martin, with its 15th century buttressed western tower visible for a significant distance in all directions. Elsewhere, individual and groups of buildings also contribute to the significant vistas within, into and out of the Conservation Area.
- 3.102 The Church of St Mary & St Martin is the tallest structure for a considerable distance and is therefore one of the most prominent. It is also set on a small promontory of higher ground which elevates the site above its surroundings. The Roche Abbey stone contrasts especially well with nearby trees and the wider landscape from points on High Street, Bawtry Road, Blyth Hall, Sheffield Road (including from Blyth New Bridge), Retford Road, Park Drive and the A634 to Barnby Moor.



Figure 3.73: Views of Church of St Mary & St Martin, from High Street (top), Bawtry Road (centre left), Blyth Hall (centre right) and Park Drive (bottom).

- 3.103 Other than the church, the Blyth Conservation Area has a number of other focal buildings and structures which contribute significantly to its character and

setting. Ivy Cottages on Sheffield Road, with its central pediment and cupola, is prominent from the junctions of Sheffield Road/Bawtry Road and Retford Road/High Street. However, the most striking view of this particular building is from Sheffield Road adjacent to the former Blyth Hall estate stables. Indeed, the building appears to have been constructed at the same time that Sheffield Road was diverted, therefore this view towards it (with the church tower behind) seems to have been carefully planned by/for William Mellish (in the 1770s).



Figure 3.74: Views of Ivy Cottages from Sheffield Road (top), from junction of Retford Road/High Street (bottom left) and from junction of Sheffield Road/Bawtry Road (bottom right).

- 3.104 A number of Blyth's historic coaching inns are very prominently sited along the main thoroughfares through the settlement, especially Bawtry Road/High Street and Retford Road. The Angel Inn, the Red Hart Hotel and the Fourways Hotel in particular are all the focus of important views throughout the Conservation Area and its setting. Along Bawtry Road for example, both the Angel Inn and Fourways Hotel are focal buildings visible for a significant distance.



Figure 3.75: Views along Bawtry Road of Angel Inn (left) and Fourways Hotel (right).

- 3.105 In addition to the Bawtry Road views, the Red Hart Hotel is also the focal point of views along the pre-1770s stretch of Sheffield Road, from a point adjacent to Ivy Cottages. Similarly, the Fourways Hotel is afforded important views from both High Street and Retford Road.

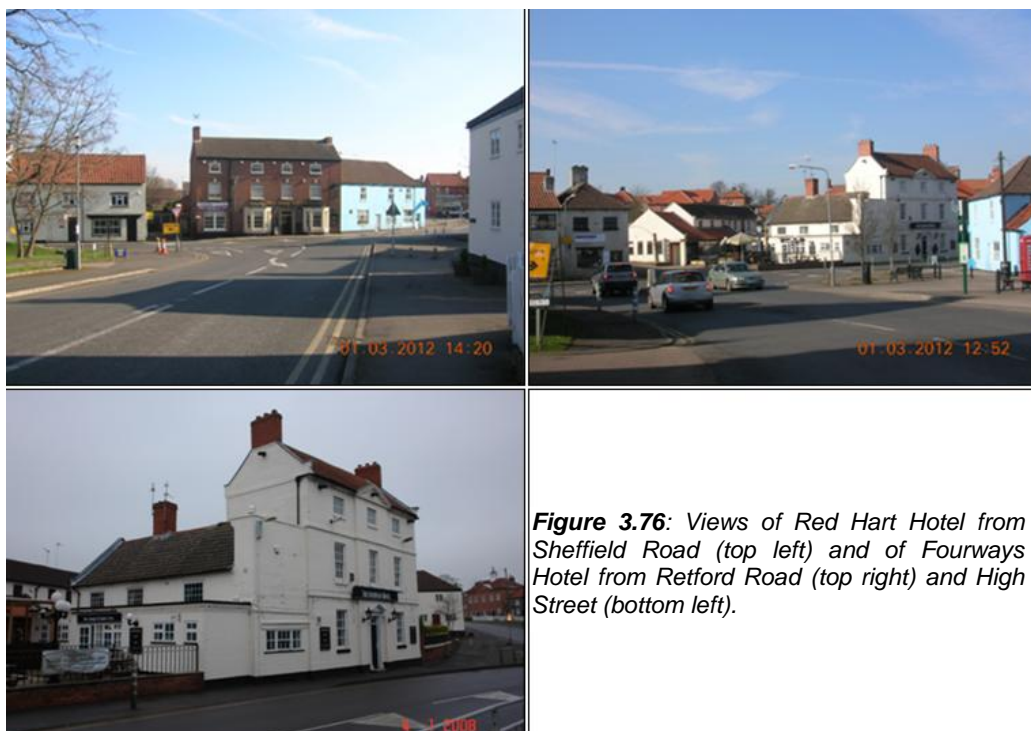


Figure 3.76: Views of Red Hart Hotel from Sheffield Road (top left) and of Fourways Hotel from Retford Road (top right) and High Street (bottom left).

- 3.106 The former St John's Hospital chapel affords several important views from the main thoroughfares. The building is one of the most recognisable within the Conservation Area and is the central focus of views from Worksop Road to the west, Spital Road to the south and High Street to the north. From Spital Road, the 13th century doorway and former school bell are significant features in the streetscene. From High Street, the mullion windows have a similar impact, particularly the opening on the north side.



Figure 3.77: Views of former St John's Hospital chapel from Spital Road (left) and from the northern end of the village green (right).

- 3.107 The wider village green also forms an integral part of vistas throughout the centre of Blyth. The open space provides an important setting to the historic buildings that are situated around the outside along High Street/Spital Road and the former St John's Hospital chapel building (see above). Of the buildings around the village green, the arch within Long Row is perhaps the most iconic, although Wilton Lodge, Rose Cottage, York House, the former Girls' School and the Pigeoncote are also regarded as focal buildings due to their scale, design and distinctiveness (notwithstanding the numerous other historic buildings/structures and specimen trees).



Figure 3.78: Focal buildings around the village green, including the archway at Long Row (top left), the Pigeoncote (as viewed from St Martin's Close, top right), the former Girls' School (centre left), Wilton Lodge (centre right), Rose Cottage (bottom left) and York House (bottom right).

3.108 The Blyth Hall estate contains a number of significant views focusing on its buildings, structures and landscapes. With regard to its buildings, both Park Lodge and Bridge Lodge are prominent from several points within the Conservation Area, particularly along Sheffield Road.



Figure 3.79: Park Lodge (left) and Bridge Lodge (right), both focal points along Sheffield Road. Image source: Google Maps, accessed 2012.

- 3.109 The former stables are also important, especially the main block fronting Sheffield Road with its central section (perhaps once a dovecote, although more likely a decorative feature only) and cupola.



Figure 3.80: Former Blyth Hall stables, as views from two points on Sheffield Road.

- 3.110 Aside from the estate's buildings, its focal structures include the former gateway to Blyth Hall (off Sheffield Road) and the stone and brick wall on the west side of Bawtry Road. The gateway is very prominent from both Blyth Hall and from Sheffield Road. The wall along Bawtry Road contributes much to the significant view into the Conservation Area from the north.



Figure 3.81: Views of gateway off Blyth Hall (left) and of stone/brick wall off Bawtry Road (right).

- 3.111 The former Blyth Hall estate's bridges are both prominent, being on main thoroughfares into the village. They were built as part of the wider landscape design of the 1770s. Much of Nornay South Bridge is now obscured by modern development to the west, vegetation growth to the east and numerous layers of road surfacing along the former trunk road. However, the bridge does form part of a longer view southwards along Bawtry Road with the brick wall to the west and verge/trees to the east. Blyth New Bridge is prominent given its humped design and is also visible from public footpaths to the south and from the parkland to the east. In addition, the bridge itself was meant to act as a stage for views across the park towards the church and hall. Whilst the hall has been lost and large trees obscure part of this view, enough remains to show how the bridge was designed to assist with vistas within the park.



Figure 3.82: Views along Bawtry Road (left) and from Blyth New Bridge into Blyth Park (right).

3.112 Outside of the Conservation Area, buildings such as Spital House and Lower Spital Farm (both on Spital Road) are also the subject of significant views within the Conservation Area's setting.



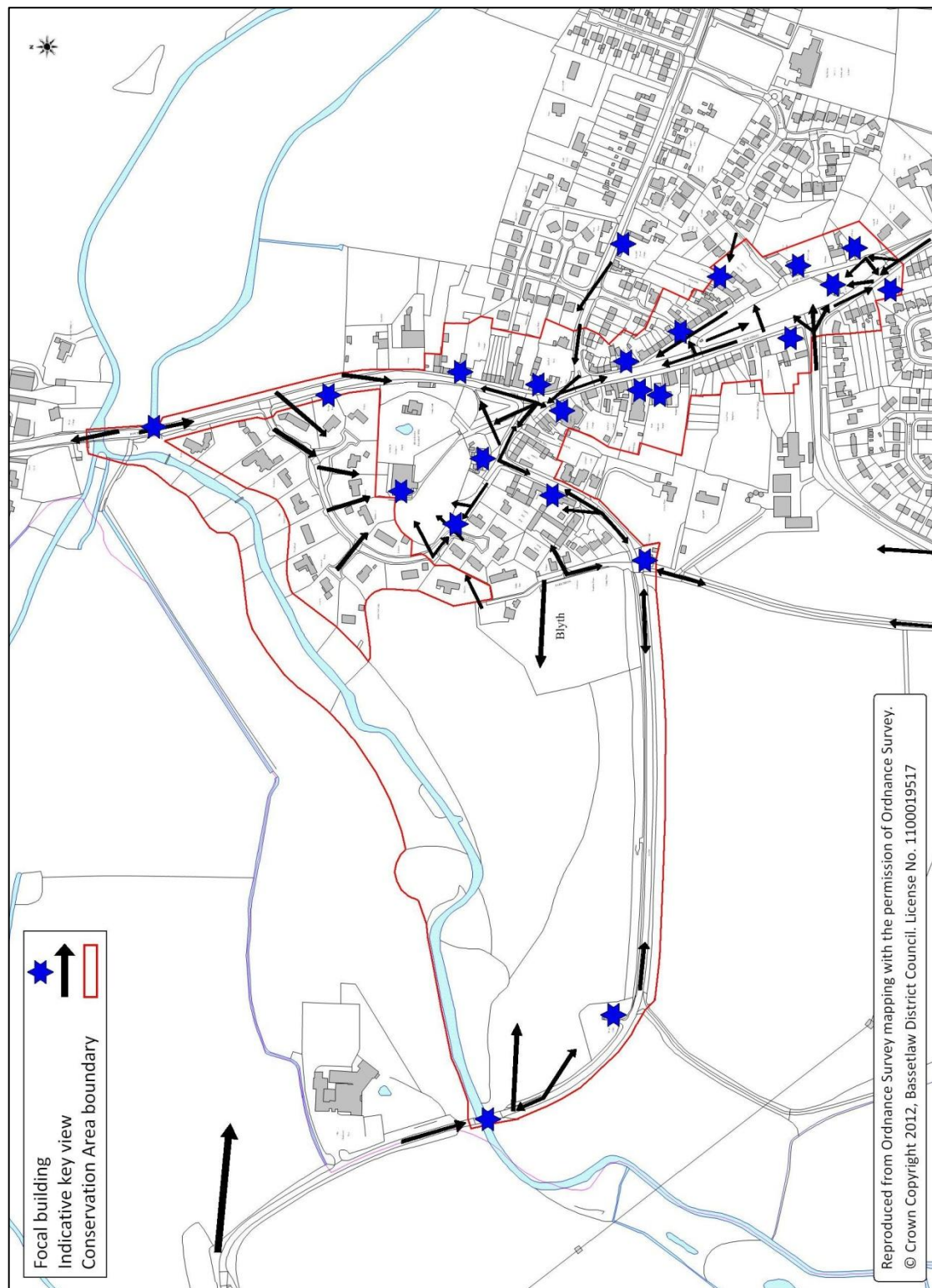
Figure 3.83: Significant views of focal buildings outside of Conservation Area boundary, with Spital House (left) and Lower Spital Farmhouse (right).

BL4 Blyth Conservation Area – Character appraisal

Key views and vistas – Summary of special interest:

- There are a number of important views within, into and out of the Conservation Area. The most important views are of St Mary & St Martin's Church, the tower in particular being visible along all of Blyth's historic thoroughfares and from outside of the village for a significant distance. Focal buildings/structures and indicative significant views are shown on map 49.

Map 49: Blyth – Key views



The key views shown on the map above are indicative only. In addition, the identification of key views is by no means exhaustive and the absence of any view from the above map does not necessarily mean that it is not significant. Advice should always be sought from the District Council's Conservation Team.

4. MANAGEMENT PLAN

- 4.1 As well as defining the character and appearance of the Conservation Area and what makes it special, it is important to develop proposals for the future management of the Conservation Area. This is called the Management Plan. It relates the designation and management of a Conservation Area to the principles of historic environment planning. The Management Plan will be reviewed every five years and updated or modified where appropriate.
- 4.2 There are several mechanisms through which the Council can manage the future of the Conservation Area:
- Application of policy;
 - Policy and design guidance;
 - Development briefs;
 - Application of an Article 4 Direction;
 - Monitoring change;
 - Boundary changes;
 - Enforcement proceedings;
 - Appraising the condition of heritage assets and developing a strategy for repair;
 - Proposed enhancement schemes;
 - Proposals for economic development and regeneration (including grants); and
 - Designation of Heritage Assets.

Application of policy

- 4.3 Recent changes in national planning policy regarding the historic environment, in the form of Section 12 of the National Planning Policy Framework (NPPF, March 2012), place renewed emphasis on the conservation and enjoyment of heritage assets, which are referred to as an “*irreplaceable resource*”²⁸. In the ministerial foreword to the NPPF, a declaration is made regarding the historic environment:

“Our historic environment – buildings, landscapes, towns and villages – can be better cherished if their spirit of place thrives, rather than withers.” (DCLG, 2012: i)

- 4.4 At a local level, the *Bassetlaw Core Strategy and Development Management Policies Development Plan Document*²⁹ was adopted in December 2011. Strategic Objective **SO9** sets out the Council’s over-arching approach to the protection and enhancement of the District’s heritage assets. This is delivered by Development Management Policy **DM8** (The Historic Environment). At the strategic level, Core Strategy Policy **CS8** covers Rural Service Centres (including Blyth) and aims to guide development and regeneration within the village development boundary. These policies are discussed further in Appendix A.
- 4.5 This final version of the Conservation Area Appraisal is an approved Council document and is, therefore, a material consideration in any planning decision. It is anticipated that the Conservation Area Appraisal will help inform and strengthen decisions made in line with this policy framework, which will be one

²⁸ From Paragraph 126 of *National Planning Policy Framework* (DCLG, 2012).

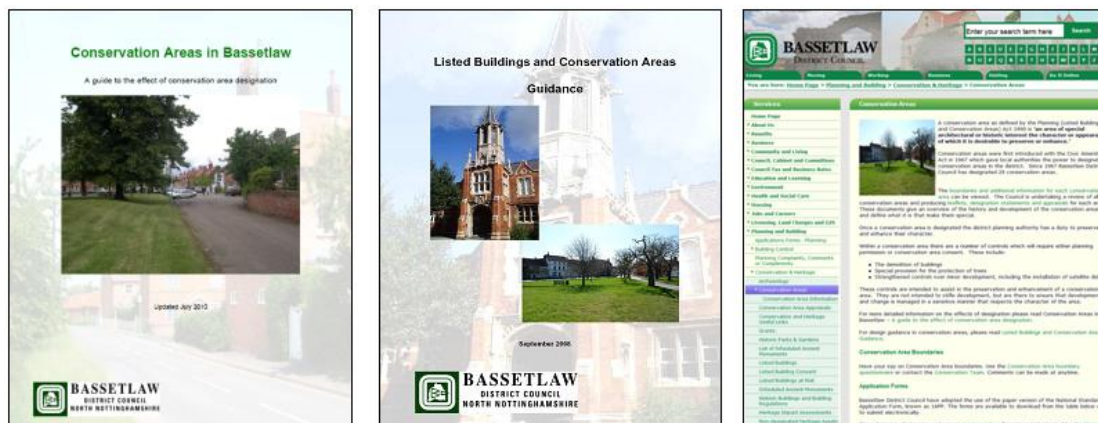
²⁹ Hereafter referred to as the Bassetlaw Core Strategy.

of the most direct and effective means of managing the Conservation Area in the long term. For example, the Appraisal helps define the plan form of the area, the typical scale, form, massing and materials of buildings, traditional detailing, important views, significant trees, etc. These elements should be considered when looking at any development proposal.

- 4.6 In addition, the Appraisal identifies key buildings and features that contribute positively to the character and appearance of the Blyth Conservation Area. As such, there should be a preference against demolition or loss of any building or feature identified as meeting these criteria. As stated throughout this document, please note that the exclusion of any building or feature within the Appraisal does not necessarily indicate that it makes no positive contribution to the character and appearance of the Conservation Area.
- 4.7 The Conservation Area Appraisal can also be used to inform decision-makers about other local or national conservation policy considerations. For example, development that might affect natural features within the Conservation Area. By defining and identifying significant buildings and areas of open space, trees, etc, the Conservation Area Appraisal provides information that will inform planning decisions on the merits of development proposals.

Policy and design guidance

- 4.8 The Council has produced several relevant guidance documents on development in Conservation Areas, including *Conservation Areas in Bassetlaw: a guide to the effect of conservation area designation (updated July 2010)* and *Listed Building and Conservation Areas Guidance*. Further advice is contained on the Council's website: www.bassetlaw.gov.uk.



- 4.9 These guidance sources are relevant to anyone thinking of undertaking development within Conservation Areas. It is hoped that this advice will help stakeholders of the historic environment make informed decisions and therefore, contribute positively to the management of Conservation Areas. In addition to policy guidance, local generic guidance will be produced from time to time with specific advice on topics relevant to Conservation Areas e.g. window replacement.
- 4.10 If you would like a copy of these guidance documents, they can be accessed via the Council website or from the Conservation Team (please use the contact details at the rear of this document).

Development briefs

- 4.11 A development brief is an outline of what might be expected or acceptable in principle on an identified development site prior to a formal development proposal. For example, this might be a gap site, or a site under threat of demolition and re-development, or perhaps areas that have a neutral impact on the Conservation Area where redevelopment might readily be accommodated. The definition and characterisation analysis within the Conservation Area Appraisal can be expanded to form a detailed design brief in order to help promote an appropriate form of development on such a site.
- 4.12 At the time of writing this appraisal, there are no such sites formally identified by the Council within the Blyth Conservation Area boundary. However, as part of the site allocations process of the emerging Local Development Framework, it is possible that development briefs could be published for sites within or adjacent to the Blyth Conservation Area at that stage.

Application of an Article 4 Direction

- 4.13 Common in many historic environments is the cumulative effect of piecemeal yet significant alterations to the architectural features of properties that contribute positively to a Conservation Area. Many of these alterations do not require planning permission and are regarded as permitted development. A good example of this is when traditional timber windows are replaced with PVC-u in a different style and profile. Alterations like this can be harmful to the character and appearance of a Conservation Area. It is possible to bring such alterations under planning control with the implementation of an Article 4 Direction, which would require an application for planning permission for alterations that otherwise fall outside planning control (see Appendix A).
- 4.14 An Article 4 Direction can provide a positive framework for helping manage the character and appearance of a Conservation Area. The implementation of an Article 4 Direction requires a strong justification for proposing the Direction as well as appropriate stakeholder support. There are significant resource implications in the implementation of an Article 4 Direction, particularly for the planning authority, which has to effectively manage additional planning applications and enforce the Article 4 Direction. The Council will consider this option further by carrying out a full Article 4 Direction survey in line with government guidance. The Council will consult affected residents and property owners after this survey has been carried out.

Monitoring change

- 4.15 Monitoring change, both positive and negative, is important for the long-term management of a Conservation Area. For example, it can help highlight problems that can be tackled through an Article 4 Direction (see above) or show how effective policies have been. Monitoring change can assist in identifying where more resources are required and in modifying priorities or policies.
- 4.16 A Conservation Area is thoroughly surveyed and described when first designated or when modified. Local Planning Authorities should seek to review

Conservation Areas from time to time and update appraisals. The Council will develop a schedule of Conservation Area reviews in due course. The review process for Blyth Conservation Area began in March 2012 and this appraisal was formally adopted in November 2012. It is envisaged that a further review will take place from November 2017 onwards.

Boundary changes

- 4.17 An important function of this Conservation Area Appraisal is to assess whether the boundary of the Conservation Area is appropriate. Boundary changes might include reduction or extension to an area. Specific justification should be given for proposed changes. For example, an extension to the boundary might be proposed to incorporate the wider setting of a Conservation Area. Thought should be given to the appropriateness of the boundary.
- 4.18 The current Conservation Area boundary was designated on the 17th October 2012. This boundary incorporates changes (to the original 1978 boundary), which resulted from public consultation of the draft version of this appraisal in July-August 2012, in addition to extensive research undertaken by the Conservation Team. These changes included extensions to the boundary incorporating parts of the former Blyth Hall estate and a modern yet well-designed focal development, alongside two sites taken out of the boundary due to their lack of special interest. It is anticipated that the boundary will once again be reviewed five years after the approval of this document (i.e. from November 2017).

Appraising the condition of heritage assets

- 4.19 A survey is carried out from time to time at both a national and local level to assess the condition of heritage assets. This survey includes the identification of buildings that have fallen into disuse, dereliction or disrepair, commonly referred to as 'Buildings at Risk'. This survey can provide a useful means of monitoring many significant historic buildings within conservation areas. *Historic Buildings at Risk in Nottinghamshire* covers grade II and significant local interest buildings at risk. It is available online through www.nottinghamshire.gov.uk. The national *Heritage at Risk Register* covers grade I and II* buildings at risk and is available through www.english-heritage.org.uk.
- 4.20 *Historic Buildings at Risk in Nottinghamshire* was produced and completed in 2004 although is currently being updated by the Council. This document (including the on-going updated version) provides a baseline for monitoring change in our buildings at risk within Conservation Areas. It can be used to identify specific problems or issues that may benefit from targeted resources. These resources could be streamed through the grant aiding of target buildings, or through the use of legislation such as Repairs Notices or Urgent Works Notices, to bring about works to a building to either repair it or make it secure or weather tight.
- 4.21 At the time of publishing, there are 3 listed buildings/structures identified as being 'at risk' within the Blyth Conservation Area. These are:

- **Memorial to Joseph Dymond, Churchyard of St Mary & St Martin's Church**



Figure 4.1: Top of monument is damaged, stonework has deteriorated, much of the inscription is no longer legible. Adjacent associated tomb is also in considerable disrepair, with cracks, vegetation growth and erosion of stonework.

- **Entrance gateway to Blyth Hall**



Figure 4.2: Stone has deteriorated, particularly around the metal mounting joints. The light is also missing and the iron fitting is damaged.

- **Milestone 90m south of Ivy Cottages (adjacent to the former stables), Sheffield Road**



Figure 4.3: Stonework has deteriorated considerably; much of the inscription is no longer legible.

4.22 The Conservation Team will seek the repair and/or restoration of each of these structures, in line with the Council's wider strategy for dealing with buildings 'at risk'. Other than those listed buildings/structures that have already been identified as being 'at risk', others within the Conservation Area require monitoring, such as those which are currently vacant (either wholly or partially) or are the subject of enforcement action.

Enforcement proceedings

- 4.23 Unauthorised works and breaches of planning control can cumulatively harm the quality of the built environment and surrounding spaces within a Conservation Area. An obvious example of this sort of damage could be unauthorised works to a listed building. A listed building is a building of special architectural or historic interest and is protected in law under the Planning (Listed Buildings and Conservation Areas) Act 1990. Listed Building Consent is required for any works of alterations to a listed building which are considered to affect its special interest. It is a criminal offence to carry out unauthorised works. The removal of traditional timber windows and doors, for example, and their replacement with PVC-u or poor modern imitations, can be detrimental to the building's intrinsic special interest.
- 4.24 It is not only alterations to listed buildings that can damage the character and appearance of Conservation Areas. The unauthorised demolition of buildings, or detrimental alterations to unlisted buildings, can all erode the special character of a Conservation Area. The use of non-approved materials, for example, can be particularly harmful (e.g. modern cement rendering, inappropriate 'ribbon' pointing style, plastic rainwater goods, etc). It is important, therefore, that the Council investigates breaches of planning law within Conservation Areas, as this can help preserve the quality of the historic environment. The survey process utilised in the production of an Appraisal may highlight planning breaches and unlawful alterations to listed buildings. In response to this survey, the Council may take appropriate action with owners on an individual basis.
- 4.25 Anyone can report a suspected planning breach by contacting the Council's Enforcement Team. The District Council regularly follows up reports of unauthorised work and may take enforcement action if necessary.

Proposed enhancement schemes

- 4.26 In general, the Council seeks to preserve and enhance the special interest of its heritage assets, including Conservation Areas. This includes the preservation, restoration or enhancement of historic buildings, the enhancement of the public realm and the sympathetic redevelopment of sites that currently detract from the character and appearance of the Conservation Area.
- 4.27 With regard to future areas for enhancement in the Blyth Conservation Area, the Council supports the re-use, restoration or enhancement of historic buildings and sites within and around the Conservation Area, especially those which are currently identified as 'at risk' (see page 96). This is subject to features of significance, such as timber joinery, facing materials and boundary treatments being retained (and repaired where necessary) or any replacements being sympathetic to the building and setting.
- 4.28 Other than those buildings/structures 'at risk', there are several other key buildings that have been identified which would benefit from sympathetic repairs, more substantial restoration or small-scale reinstallation of traditional architectural features, particularly timber-framed windows. This would be subject to obtaining appropriate planning permission/Listed Building Consent. The buildings that would benefit from enhancement include:

- **Ivy Dene/Blyth Craft Studio, Bawtry Road** – The building has recently had its windows replaced with PVC-u casements, including the ground floor shop windows. The doors are also now PVC-u. In addition, the building was recently painted light blue, which is considered inappropriate in this area, where off-whites/creams were traditionally used (to replicate the colour of the local Magnesium Limestone). Vibrant colours were generally restricted to parts of Scotland or coastal areas of England, such as Suffolk.



Figure 4.4: Views in c1929 (left) and present day (right). Image sources: Blyth Parish Council and Google Maps, accessed 2012.

The Council would encourage the reinstallation of traditional windows and doors, particularly the larger shop display windows on the ground floor. In addition, the repainting of the frontage to a more appropriate colour (off-white/cream) would also be preferable.

- **Former Oddfellows Arms (now Agra 3 restaurant), Retford Road** – The building has recently had PVC-u windows installed across the frontage, with top-opening casements on the first floor. More harmful, however, are the bay windows on the ground floor, which are much larger than the earlier windows. The modern signage and lighting has also been to the detriment of the building's character.



Figure 4.5: Views of former Oddfellows Arms in c1930 (left) and present day (right). Image source: www.picturethepast.org.uk, accessed 2012.

The Council would encourage the reinstallation of traditional timber-framed sash windows on the frontage, including the resizing of the window openings on the ground floor back to their original shape and size (with appropriate window lintels and cills). In addition, the installation of a suitable timber door and door frame, the replacement of the signage and the removal of unsympathetic external lighting units would also be supported.

- **Genever's Butchers, Bawtry Road** – Notwithstanding the large ground floor sash window (which relates to the historic use as a Butchers shop) that is of considerable significance, the remaining window openings were altered drastically in the 1980s, with the traditional rectangular openings (containing '6 over 6' sashes) replaced with wide openings with brick arches, brick cills and modern casement windows.



Figure 4.6: View of Ginevers Butchers in c1929 (left) and present day (right). Image source: Blyth Parish Council, accessed 2012.

The Council would encourage the resizing of the modern window openings on the ground and first floor back to their original shape and size (with appropriate window lintels and cills). In addition, the installation of suitable timber-framed sash windows and the reconstruction of an appropriate chimney stack would also be supported.

- **Fourways Hotel, High Street** – Whilst much of the exterior has remained unaltered since the 19th century, the roof is covered in concrete pantiles. The second floor timber sash windows were recently replaced with UPV-c casements without consent and the frontage of the building has a number of accretions (particularly lighting units) which are detrimental to the special interest of the building and its setting.



Figure 4.7: Views of Fourways Hotel from c1970 (left) and present day. Image source: Blyth Parish Council, accessed 2012.

The Council would encourage the replacement of the roof tiles with traditional non-interlocking clay pantiles. As the overhead photograph from c1970 shows, the whole village was covered in pantiles, probably since the 18th century. The second floor timber-framed sash windows on the frontage also need to be reinstated. The removal of accretions from the frontage would be supported.

- **Red Hart Hotel, Bawtry Road** – Similar to the Fourways opposite, the Red Hart had concrete tiles installed in the 1970s/80s, replacing natural clay pantiles.



Figure 4.8: Views of Red Hart hotel in 1910 (left) and present day (right). Image source: www.picturethepast.org.uk, accessed 2012.

The Council would encourage the replacement of the concrete roof tiles with traditional non-interlocking clay pantiles.

- **Former Worksop Co-operative Society, High Street** – While many of the historic features of the façade remain in situ, the former fascia is now blank and a modern fascia sign has been attached below, covering part of the shop front glazing. The main projecting sign is also unsympathetic to the design, scale and setting of the building. Two other smaller projecting signs, a lighting unit and a further fascia sign on the wall add a degree of clutter to the frontage.



Figure 4.9: Views of former Worksop Co-operative Society building from 1927 (left) and present day (right). Image source: Blyth Parish Council, accessed 2012.

The Council would encourage the removal of the large fascia sign and reinstatement of the historic painted fascia above. The rationalisation of the remaining signage, possibly into a single hanging sign on iron bracket, would be a considerable improvement.

- **Barnby Memorial Hall, High Street** – Very little change has taken place to the frontage since the building opened in the 1920s. However, one critical element lost was the crest above the main entrance (possibly of Lord Barnby)



Figure 4.10: Barnby Memorial Hall in 1927 (left) and present day (right). Image source: Blyth Parish Council, accessed 2012.

The Council would encourage the reinstallation of the coat of arms above the main entrance. The rationalisation of signage across the frontage would also be beneficial to the character and appearance of the building and the streetscene.

- **White House, High Street** – In the 1980s/90s, much of the building was covered in concrete render and peddle-dash.



Figure 4.11: White House in the late-1980s (left) and present day (right). Image source: Bassetlaw Museum, accessed 2012.

The Council would support the removal of the concrete render, as part of a restorative scheme for the building and its timber frame, either to expose more of the timber frame, or to replacement the concrete render with a more appropriate lime-based render.

4.29 Elsewhere, the incremental loss of historic architectural fabric has been harmful to the special interest of the Conservation Area. The most obvious detrimental changes have been the replacement of traditional timber-framed windows with modern PVC-u, the loss of timber doors and the replacement of non-interlocking clay pantiles with concrete pantiles. The reinstallation of features such as these would be greatly beneficial to the character and appearance of the Blyth Conservation Area.



Figure 4.12: Top: Aerial photographs of Blyth from c1970, showing the village almost exclusively roofed in clay pantiles; Bottom: 19th century cottages with modern PVC-u casement windows (some within enlarged openings), non-traditional timber/aluminium doors, concrete roof tiles and missing chimney pots. Aerial photographs source: Blyth Parish Council, accessed 2012.

4.30 Aside from its buildings, Blyth Conservation Area's public realm would also benefit from improvements, particularly with regard to the later-20th century highway works and replacement of historic directional signage with modern board signs. At each of the main junctions, Blyth had finger-post signs up until the 1970s/80s. The council would encourage the reintroduction of these finger post signs, possibly in conjunction with the removal/replacement of the large traffic signs.



Figure 4.13: Blyth's directional signage – Lost finger post signs at the junction of Bawtry Road/Sheffield Road (top left), at the junction of High Street/Worksop Road (top centre) and at the junction of High Street/Retford Road (top right); Modern traffic signage off Sheffield Road (bottom left) and High Street (bottom right). Image sources: www.picturethepast.org.uk and Bassetlaw Museum, accessed 2012.

- 4.31 Another improvement would be the reinstatement of the timber post and rail fencing around Church Green/Market Hill, which was removed in the 1980s. This fencing provided a degree of separation between the street and the open space, which is not present today. The fencing also complemented well the picket fencing around Ivy Cottages (adjacent) and Church View Cottages (opposite).



Figure 4.14: Post and rail fencing around Church Green in 1906 (top left), c1910 (top right) and present day (bottom). Image source: www.picturethepast.org.uk, accessed 2012.

- 4.32 The preservation of significant trees within the Blyth Conservation Area is also important to the area's special interest. Trees provide an important part to the setting of heritage assets and in particular, those trees within the areas of open space and those visible along the main thoroughfares. The Council's Tree Officer is surveying the whole of Blyth in late-2012 and those trees considered significant may be given further protection with Tree Preservation Orders (TPOs). Where necessary/appropriate, tree planting/replanting should also be encouraged within the Conservation Area and its setting.



Figure 4.15: Significant trees off Worksop Road (left) and High Street (right).

- 4.33 Finally, given the long history of Blyth and the apparent age of Bawtry Road/High Street and Sheffield Road/Retford Road (which possibly existed in the Roman period), it is likely that significant archaeology exists within the

Conservation Area and in its setting. The Council would support a programme of investigation (subject to the agreement/supervision of the County Council's Archaeology team and/or English Heritage) to increase our understanding of the archaeological significance of Blyth and in particular, the important sites of the former Priory, Church Green/Market Hill and the Village Green.

BL5 Blyth Conservation Area – Management Plan
Areas for enhancement:

- The preservation and/or enhancement of the Conservation Area's significant buildings and sites, including all of those currently identified as being 'at risk';
- The preservation and/or enhancement of historic architectural features, including traditional timber-framed windows, timber panel/plank doors, non-interlocking clay pantiles, lime render, brick chimney stacks, traditional shop fronts, etc;
- The reintroduction of appropriate historic/traditional architectural features in the Conservation Area's buildings and public realm, such as timber joinery, natural clay pantiles (or natural slates where appropriate), cast iron street lamps, cast iron finger post signs, traditional fencing/railings, etc;
- The replacement of unsympathetic and dominating traffic signage;
- The retention of significant trees and where necessary (due to damage or loss) their replacement with appropriate species; and
- A programme of archaeological investigation to increase our understanding of Blyth's archaeological significance.

Proposals for economic development and regeneration (including grants)

- 4.34 The District Council has managed various conservation grant schemes in the recent past and these often target buildings within Conservation Areas. The Appraisal can be used to help identify a list of properties that would benefit from repair, reinstatement of traditional features or improvements required to bring the building back into use, for example.
- 4.35 Information on current grant schemes is available on the relevant part of the Council's website. At present there is no grant scheme specifically for Blyth. However, should this situation change, details of the scheme will be advertised on the website and relevant local stakeholders will be notified.
- 4.36 Other than any possible grant funding targeted specifically at Blyth, the Council continues to run a grant scheme aimed at listed buildings identified as 'at risk' on both the national (grade I/II*) and local (grade II) register. More information on this scheme can be found on the 'Conservation and Heritage' section of the Council's website.
- 4.37 Other sources of funding may be available depending on circumstances. Funds for Historic Buildings (<http://www.ffhb.org.uk>) is a useful website that provides details of funding sources for historic building projects. English Heritage also

offer grants, but these are usually limited to Grade I and II* buildings. Further information can be found at www.english-heritage.org.uk.

- 4.38 The Council also has various other funding schemes outside of the planning department, with the most prevalent being those run by the Economic Development team. Please contact Economic Development by telephone (01909 533223) or by email (economic.regeneration@bassetlaw.gov.uk) for further information.

APPENDIX A: CONSERVATION POLICY FRAMEWORK

Legal framework

The legal basis for Conservation Areas is the Planning (Listed Buildings and Conservation Areas) Act 1990. Section 69 of the Act sets out what duties are incumbent upon the local planning authority when reviewing the historic environment. Where areas of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance, are identified, the Council shall designate those areas as conservation areas (which shall be a local land charge). The Council must review the past exercise of functions under Section 69 from time to time.

The publication of management proposals to preserve and enhance the conservation area is a duty set out in Section 71, including the need for a public meeting and for the Council to have regard for public views on these proposals.

Section 72 the Act provides a general duty for planning authorities to pay special attention to the desirability of preserving or enhancing the character or appearance of conservation areas.

Section 38(6) of the Planning and Compulsory Purchase Act 2004 and section 70(2) of the Town and Country Planning Act 1990 require applications for planning permission to be determined in accordance with the development plan unless material considerations indicate otherwise.

Policy Framework

The development plan is comprised of the Bassetlaw Local Development Framework (LDF), the East Midlands Regional Plan and the National Planning Policy Framework (NPPF). Part of the Bassetlaw LDF, the **Bassetlaw Core Strategy and Development Management DPD** (adopted December 2011), contains the council's strategic vision for planning in the district, its spatial policies and its Development Management policies. This Conservation Area Appraisal will be used to support the relevant parts of the Core Strategy, namely:

- **Strategic Objective SO9**

The Council's vision for the District throughout the life span of the plan is to establish a high quality of life for all of its residents. The conservation and enhancement of its heritage assets is seen as an important way of achieving this. Strategic Objective 9 sets out the Council's target by which to measure progress in achieving its vision:

"To protect and enhance Bassetlaw's heritage assets, identify those of local significance, advance characterisation and understanding of heritage asset significance, reduce the number of heritage assets at risk and ensure that development is managed in a way that sustains or enhances the significance of heritage assets and their setting."

- **Development Management Policy DM8 (The Historic Environment)**

To deliver this objective, Policy DM8 of the DPD gives support to proposals that protect and enhance the historic environment. Proposals are expected to recognise the significance of heritage assets and make them a focus for development. In addition, proposals are expected to be in line with conservation area appraisals.

Policy DM8 gives a presumption against development that will be detrimental to the significance of a heritage asset. Policy advice is also given on considering proposals that affect the setting of heritage assets, including scale, design, materials, siting and views to and from the heritage asset affected. Change of use proposals affecting buildings in conservation areas will only be supported where they are considered to be the optimum viable use that is compatible with the fabric, interior and setting of the building. DM8 also requires traditional shop fronts to be retained.

- **Core Strategy Policy CS8 (Rural Service Centres)**

Policy CS8 provides the Council's spatial vision for development within the settlements regarded as rural service centres (including Blyth), i.e. those settlements that provide a level of service provision for their communities above that of smaller rural settlements. This policy provides guidelines on Housing growth, economic development and community infrastructure.

For further information on the Bassetlaw Core Strategy and any of its policies, please contact the Planning Policy and Conservation Team or visit the council's website: www.bassetlaw.gov.uk.

Further policy is contained within the **East Midlands Regional Plan** (Regional Spatial Strategy) which also forms part of the development plan. **Policies 26 and 27** of the Regional Plan provide historic environment guidance that broadly reflects national policy contained within NPPF. It is recognised that the Government plans to scrap the Regional Plan³⁰.

National policy guidance is provided by the **National Planning Policy Framework** (March 2012), specifically **Section 12 (paragraphs 126-141)**. The NPPF promotes the value of the historic environment³¹ and also ensures that the positive role the historic environment makes in the planning system is a material consideration and that appropriate regard is given to the conservation of heritage assets.

All the policies in the NPPF constitute Government's view of what sustainable development in England means in practice. Development that fails to adhere to the historic environment policies because it fails to give due weight to conservation, for example, is not sustainable development.

Account should always be taken of:

- The desirability of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation;
- Their potential to contribute to sustainable communities; and

³⁰ As set out in the Localism Act 2011.

³¹ The NPPF does not change the statutory status of the development plan as the starting point for decision making. Proposals that accord with the development plan should be approved. The NPPF is a material consideration where development proposals conflict with the development plan.

- The desirability of new development making a positive contribution to the historic environment's local distinctiveness.

Conservation areas are designated heritage assets. The NPPF does not contain an express presumption in favour of the conservation of designated heritage assets, but the presumption in favour of sustainable development is itself a presumption in favour of development that meets the objectives and policies of the NPPF (one of its twelve core principles is the conservation of heritage assets). 'Great weight' should be given to the objective of conserving designated heritage assets.

Given the conservation objective, all harm, from demolition to harm through development within the setting of a designated heritage asset, requires 'clear and convincing justification'. The loss of a grade II listed building should be exceptional and the loss of grade I/II* listed buildings and other highly valued designated heritage assets should be wholly exceptional.

The NPPF can be downloaded via the DCLG website at: www.communities.gov.uk.

Planning controls in Conservation Areas

In addition to the above policies, there are a number of planning controls that relate specifically to Conservation Areas³².

• Development and other construction works

Most restrictions relating to development/construction works are stated within the Town and County Planning (General Permitted Development) Order 1995 (as later amended). In addition, most external alterations to non-residential premises are likely to require planning permission (and Listed Building Consent if the building is listed).

Examples of development which may require planning permission/Listed Building Consent include:

- Window/door alterations or replacement;
- Cladding;
- Rendering;
- Painting;
- Solar panels;
- Wind turbines;
- Satellite dishes;
- Security measures;
- Extensions (including conservatories);
- Paving; and
- Boundary walls/fencing.

• Demolition

A listed building will always require Listed Building Consent for demolition. However, the total or substantial demolition of unlisted buildings within the Conservation Area that are over 115 cubic metres requires Conservation Area Consent. The demolition of any wall over 1 metre high facing a highway, waterway or open space, or any wall over 2 metres high elsewhere, will also require Conservation Area Consent.

³² Please note: these are in addition to the general restrictions to permitted development for householders.

- **Display of advertisements**

Advertisements are regulated by controls set out in the Town and Country Planning (Control of Advertisements) (England) Regulations 2007. The display of advertisements in Conservation Areas is subject to additional restrictions. Illumination, for example, often requires advertisement consent. Tethered balloons, illuminated signs in retail parks and business premises, flags displayed by house builders and advert hoardings around building sites may also require advertisement consent.

- **Works to trees**

If you are thinking of cutting down a tree or doing any pruning work you must notify the Council 6 weeks in advance. This is to give the Council time to assess the contribution the tree makes to the character of the conservation area and decide whether to make a Tree Preservation Order.

For further information on any of the above, please contact the District Planning Authority.

Special planning controls

Planning authorities have the power to introduce stricter planning controls in conservation areas by means of an Article 4 Direction. An Article 4 Direction further removes permitted development rights where it is considered that such rights would have a damaging effect on the character of an area. They can ensure that traditional details such as sash windows, timber doors, chimneys, etc, are not removed or altered without planning permission.

Currently, there is no Article 4 Direction in place within the Blyth Conservation Area. However, this situation may well change in the future, following the consultation of this appraisal and management plan.

Other statutory designations

- **Listed Buildings**

Listed buildings are recognised in statute as being of special architectural or historic interest. Under the Planning (Listed Buildings and Conservation Areas) Act 1990, it is a criminal offence to demolish or alter the special architectural or historic interest of a listed building without approval from the District Planning Authority. There are three types of listed building: grade I and II* (considered to be the most special listed buildings); and grade II buildings.

There are two grade I listed buildings in the Blyth Conservation Area (Church of St Mary & St Martin and Blyth New Bridge, Sheffield Road). There are 27 grade II listed buildings/structures within the Conservation Area and a number of others within its setting. Most of these designated buildings and structures are discussed throughout the 'character areas' section of this appraisal.

- **Scheduled Ancient Monuments**

Certain important archaeological sites and monuments enjoy special protection under the Scheduled Ancient Monuments and Archaeological Areas Act 1979. Currently there are three Scheduled Ancient Monuments within the Blyth Conservation Area,

namely the former Blyth Priory, the former St John's Hospital chapel (referred to as Blyth School by English Heritage) Blyth New Bridge on Sheffield Road.

- **Tree Preservation Orders**

A tree preservation order (referred to as a TPO) is an order made by a local planning authority in respect of trees or woodlands, the principal effect of which is to prohibit the cutting down, uprooting, topping, lopping or damaging of those trees without District Planning Authority approval. Where the Council considers that a tree or group of trees contributes positively to public amenity, it will designate a TPO.

There are a number of TPOs within the Blyth Conservation Area. These are marked out on map **48** (landscape features). It is worth noting that regardless of whether a tree is covered by a TPO or not, it is likely to be protected if it lies within the Conservation Area boundary. Advice should always be sought from the District Planning Authority on any proposed tree works within the Conservation Area.

The consent process

Where permission is required for development within the Conservation Area, details will need to be submitted to the Council for consideration. For most works in a conservation area you may only require planning permission. Where demolition is involved, however, you may also require an application for Conservation Area Consent.

If your building is listed, works to it (such as extensions or the addition of fixtures such as satellite dishes) will require a separate Listed Building Consent application. Scheduled Ancient Monument Consent may also be required for works affecting the significance or fabric of a Scheduled Ancient Monument.

If you have any doubts as to whether or not your building is listed or in a Conservation Area, or would like to know whether specific works require planning permission or other consents, then please seek advice from the District Planning Authority. Contact details are given at the back of this document.

New development in Conservation Areas and the importance of design

The purpose of Conservation Area designation is not to prevent development but ensure that new development does not adversely affect the special character of an area. New development should be sympathetic or innovative in its approach to design, and use appropriate materials of a high quality.

Development proposals should seek to complement established patterns and strengthen local distinctiveness, but not necessarily imitate existing buildings. Before applying for planning permission, it is advisable to contact the District Planning Authority to discuss your proposals. The value of employing a suitably qualified architect/designer with a track record of historic environment projects to draw up your proposals cannot be stressed highly enough.

Enforcement of unauthorised works

Where work has been carried out without planning permission and it is considered that such works are harmful to the character of the Conservation Area then an enforcement notice may be served requiring remedial measures to be taken.

Disclaimer

This advice is intended to be a general guide and does not purport to be a definitive guide to the legislation covering Conservation Areas. For specific proposals you should seek advice from the District Planning Authority.

APPENDIX B: HERITAGE ASSETS WITHIN THE BLYTH CONSERVATION AREA

➤ Listed Buildings

Listed buildings are the most significant buildings in a Conservation Area due to their recognised historical and architectural special interest. The listed buildings in Blyth Conservation Area are shown on map **31** and are listed below:

Parish Church of St Mary & St Martin

Grade I

LB ref: 1239182

Date first listed: 30th November 1966

Priory Church – Late-C11, early-C13, c1300, c1400, late C15. Founded by Roger di Busli in 1088. Ashlar and brick with lead roofs. C1088 nave, C13 porch and south aisle, C15 angled buttressed tower.



Memorial to Joseph Dymond, Blyth Churchyard

Grade II

LB ref: 1273833

Date first listed: 27th November 1984

Erected c1796, ashlar square plinth surmounted by an obelisk, inscribed "In memory of Joseph Dymond..."



Gate piers and gates to Blyth Church

Grade II

LB Ref: 1238994

Date first listed: 27th November 1984

Gate piers and gates, mid-C19, ashlar and wrought iron.



Entrance gateway formerly to Blyth Hall

Grade II

LB Ref: 1238970

Date first listed: 30th November 1966

Gate piers, wall, gates and gate stones, erected c1770. Ashlar and wrought iron.



Angel Row, 1 & 2 Bawtry Road

Grade II

LB Ref: 1279702

Date first listed: 30th November 1966

Pair of cottages ,c1700, remodelled C19. Coursed rubble, ashlar, stucco and pantile roof.



The Angel Inn, Bawtry Road

Grade II

LB Ref: 1045120

Date first listed: 4th January 1952

Inn. C18 and C19. Brick, stucco, pantile roof. C19 canted bay windows.



1 & 2 Angel Cottages, Bawtry Road

Grade II

LB Ref: 1207524

Date first listed: 30th November 1966

Pair of cottages, early-C18, painted brick, pantile roof – Shown as ‘Old Angel Row, 1 & 2 Bawtry Road’ on list description.



3-5 Angel Cottages, Bawtry Road

Grade II

LB Ref: 1045121

Date first listed: 30th November 1966

Row of 3 cottages, early-C19, painted brick, pantile roof – Shown as ‘Old Angel Row, 3 - 5 Bawtry Road’ on list description.



Ye Olde House, Bawtry Road

Grade II

LB Ref: 1279672

Date first listed: 30th November 1966

House, early and late C18, C19. C19 canted bay window, stucco with pantile roof.



Genever's Butchers, Bawtry Road

Grade II

LB Ref: 1370362

Date first listed: 27th November 1984

Cottage and shop, early C18, remodelled C19 and C20. Large sash shop window and panelled stable door with entablature above.



Red Hart Hotel, Bawtry Road

Grade II

LB Ref: 1207542

Date first listed: 30th November 1966

Hotel, C18 and C19, red brick, 2 ½ storeys, C19 canted window bays, C20 central door surround.



Ice House at Centry Garth, Bawtry Road

Grade II

LB Ref: 1370400

Date first listed: 27th November 1984

Ice house, late-C18/early-C19, red brick, wooden door, ashlar lintel, short passage with evidence of 2 insulation doors. Round and domed storage chamber.



K6 telephone Kiosk, Retford Road

Grade II

LB Ref: 1222657

Date first listed: 2nd March 1990

Telephone Kiosk, Type K6, designed by Charles Gilbert Scott, 1935. Cast iron, square kiosk with domed roof, unperforated crowns to top panels, margin glazing to door and sides.



White House, High Street

Grade II

LB Ref: 1207554

Date first listed: 30th November 1966

House, former inn, c1596, timber framed, herringbone infill panels, refaced in rubble/brick/render in C18, pantile roof, late-C18 rear extension. Stone and brick outbuilding to rear.



**Archway Cottage, Archway House,
8 & 10 High Street**

Grade II

LB Ref: 1370363

Date first listed: 30th November 1966

Row of 4 cottages, late-C18, probably built for William Mellish. Red brick, pantile roof, Gothic cast iron glazing bars, Gothic traceried overlights, wooden doors. Brick arch with pediment above.



12 – 16 High Street

Grade II

LB Ref: 1045123

Date first listed: 30th November 1966

Row of 3 cottages, late-C18/early-C19, probably built for William Mellish. Red brick, pantile roof, Gothic cast iron glazing bars, timber doors.



Greystones, High Street

Grade II

LB Ref: 1279651

Date first listed: 30th November 1966

House, mid-C18, altered C19. Ashlar/red brick with slate roof, timber sashes. Central closed porch with Doric pilasters, C19 window bays.



Pigeoncote behind Greystones, High Street

Grade II

LB Ref: 1045124

Date first listed: 30th November 1966

Pigeoncote, mid-C18, red brick with pantile roof. Ashlar-coped crow-stepped gables with ball finials, three storeys plus garret, semi-circular opening for pigeons, ashlar ledge.



The Old Vicarage, High Street

Grade II

LB Ref: 1279653

Date first listed: 4th January 1952

House, Late-C18, stuccoed brick, painted white. Pantile roof, stone-coped gables, 2 storeys, 3 bays. Central doorway with overlight, Doric columns, moulded hood.



Former St John's Hospital Chapel, High Street

Grade II

LB Ref: 1370364

Date first listed: 4th January 1952

Probably former chapel to St John's Hospital, later village school, now two cottages. C13, C15, windows altered C17 and C20. Coursed rubble and ashlar, pantile roof, single storey plus garret. C13 doorway with saw-tooth ornament to jambs and surround. C17 5 light mullion.



Rose Cottage, Spital Road

Grade II

LB Ref: 1239068

Date first listed: 4th January 1952

Early-C19, stuccoed with hipped slate and pantile roof, central red brick stack, blue brick base, Gothic traceried windows, closed canted porch with pointed doorway.



Former Blyth Girls' School, High Street

Grade II

LB Ref: 1207580

Date first listed: 27th November 1984

Early-C19, brick, stuccoed, hipped slate roof. Timber panelled door with overlight, large timber casement windows, all with Tudor-style hood moulds.



Park Farmhouse, High Street

Grade II

LB Ref: 1045125

Date first listed: 30th November 1966

House, early-C17, altered C18. Red brick on coursed rubble plinth, 2 storeys, 3 bays, ashlar quoins and string course. Central door with ashlar surround and arched pediment.



22 & 24/26 High Street

Grade II

LB Ref: 1207577

Date first listed: 30th November 1966

2 cottages, formerly 3 cottages, C17, altered C18. Partial survival of timber frame. Red brick with pantile roof, timber sash and casement windows. Partly rendered and painted.



Fourways Hotel, High Street

Grade II

LB Ref: 1279693

Date first listed: 30th November 1966

Early-C18, c1770 and C20. Main building c1770, painted brick, 3 storeys with central pediment, string courses between floors, central doorway with fanlight, timber sashes. Attached early-C18 two storey building of red brick.



The Homestead, Sheffield Road

Grade II

LB Ref: 1239115

Date first listed: 27th November 1984

House, formerly 2 cottages, C17 and early-C19. Coursed rubble and brick, rendered and white washed. Probably originally timber framed. Hipped pantile roof.



Church View Cottages, Sheffield Road

Grade II

LB Ref: 1238967

Date first listed: 30th November 1966

Row of cottages, originally timber framed (esp. Allendale), C16. Refaced in red brick in c1800. Pantile roof. Gothic glazing bar casements, brick stacks. Allendale set on plinth and slightly projects. Brick string course at first floor of other three cottages.



Blyth New Bridge, Sheffield Road

Grade I

LB Ref: 1238969

Date first listed: 4th January 1952

Bridge, ashlar construction with ashlar retaining walls and wrought iron railings, c1770, probably by John Carr for William Mellish of Blyth Hall.



Nornay South Bridge, Bawtry Road

Grade II

LB Ref: 1279728

Date first listed: 27th November 1984

Bridge, late C18, ashlar, 2 small depressed arches with band at road level. The east side has a single cutwater, the west with rusticated arches, has 3 rusticated cutwaters. Ashlar parapets terminate in single round piers.



➤ Scheduled Ancient Monuments

The Blyth Conservation Area contains three Scheduled Ancient Monuments, namely the former Blyth Priory, the former St John's Hospital chapel (referred to in the scheduling report as Blyth School) and Blyth New Bridge. These are discussed in detail throughout this appraisal. Further information can be found on English Heritage's 'Heritage List for England' website at <http://list.english-heritage.org.uk/> or on the council's website at www.bassetlaw.gov.uk.



Scheduled Ancient Monuments: **Map 50** (left): Blyth Priory; **Map 51** (centre): Blyth School (former St John's Hospital chapel); **Map 52** (right): Blyth New Bridge.

➤ Unlisted buildings and structures

When assessing the contribution made by unlisted buildings and structures, consideration is given to the impact on the special architectural or historic significance of a Conservation Area made by the building/structure. For example, if a building is the work of a particular noteworthy local architect or builder, it may carry historic significance. Other reasons to consider the significance of unlisted buildings might include:

- Qualities of age, style, materials or other characteristics that reflect those of a substantial number of the buildings in the conservation area;
- Age, materials or other historic characteristics that relate strongly to adjacent listed buildings;
- Group value of buildings;
- Relationship to historic roads and layouts;
- Landmark qualities or contribution to recognised spaces and amenity;
- Usage where this reflects the historic nature of an area;
- Association with past events or people;
- Artistic significance.

The overarching question is whether or not the building in question contributes positively to the character and appearance of the Conservation Area and whether the loss or substantial alteration of it would be harmful to the intrinsic special interest of the Conservation Area.

Any building meeting any of the above key criteria should be regarded as a positive building. For the Blyth Conservation Area, these are highlighted on map **31** (buildings). Significant boundary features such as stone and brick walls may also be regarded as heritage assets. The most significant of these are highlighted on maps **31** (buildings) and **48** (landscape features).

The identification of positive buildings (as discussed above) is by no means exhaustive and the 'list' of assets identified may change at a later date. The absence of any building on this list does not necessarily mean that it is of no interest or that it makes no positive contribution to the character and appearance of the Conservation

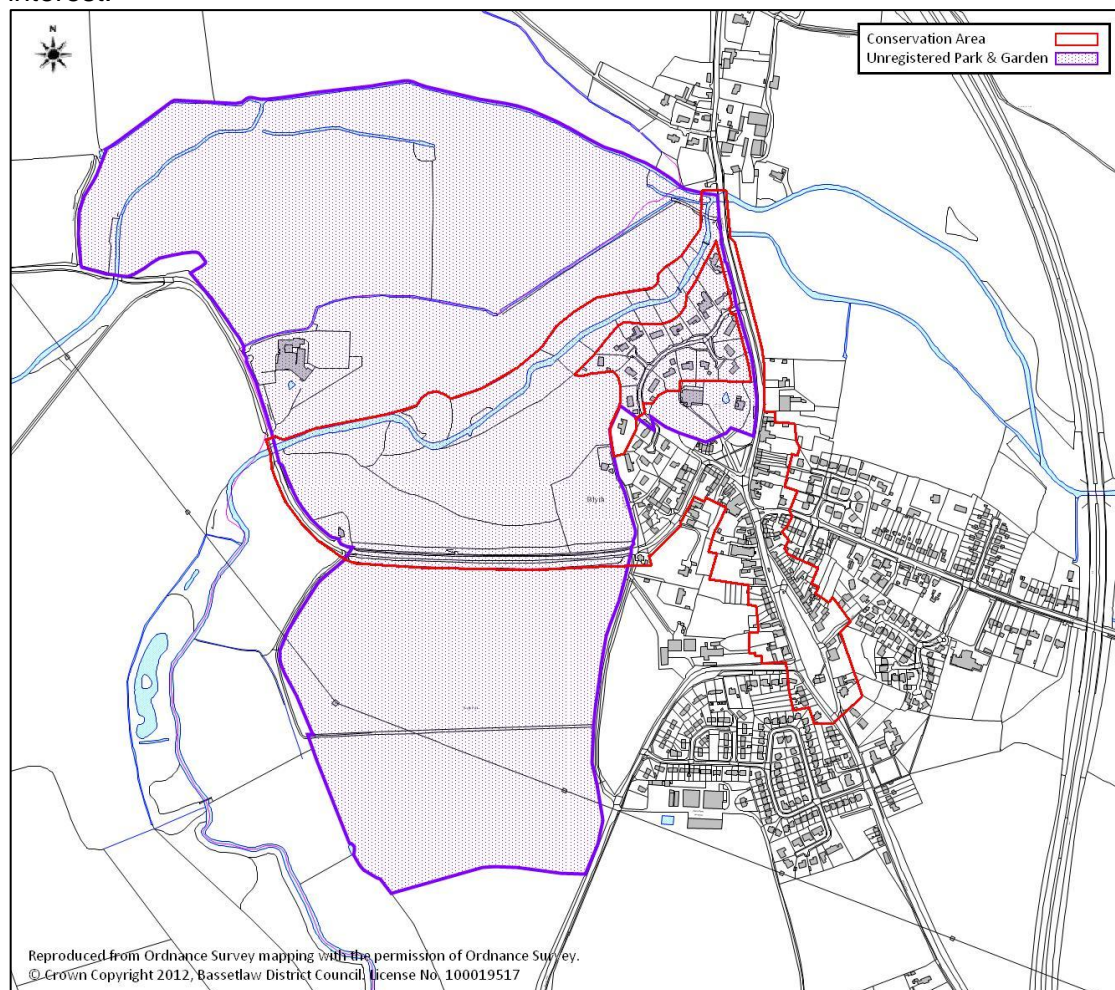
Area. The identification of buildings listed by association comes within Section 1 (5) of the Planning (Listed Buildings and Conservation Areas) Act (1990). Advice should always be sought from the Conservation Team at the District Council.

➤ **Unscheduled archaeological remains**

Notwithstanding the Scheduled Ancient Monuments, throughout the Blyth Conservation Area and in its setting, an abundance of archaeological remains have been identified by Nottinghamshire County Council and recorded on the Historic Environment Record (HER). The HER should be consulted prior to the submission of any application that may impact upon archaeological deposits.

➤ **Unregistered park and garden**

The Blyth Conservation Area contains part of the former Blyth Park, identified as an 'unregistered park & garden' on Nottinghamshire County Council's Historic Environment Record (NCC HER). These man-made landscapes are identified primarily for their integrity, aesthetic appeal and historic interest (either associated with a particular building such as a large house, or a specific purpose such as a cemetery). These sites may also have a degree of archaeological significance and any buildings/structures contained within may also be of architectural or artistic interest.



Map 53: Blyth Park – Unregistered park & garden, as identified on Nottinghamshire County Council's HER.

APPENDIX C: USEFUL CONTACTS AND LOCAL HISTORIC INFORMATION SOURCES

➤ Useful Contacts and Advisory Bodies

Conservation Team (Historic Buildings & Archaeology), Nottinghamshire County Council

Trent Bridge House
Fox Road
West Bridgford
Nottingham
NG2 6BJ
Telephone: 08449 808080
Email: heritage@nottscc.gov.uk
Website: www3.nottinghamshire.gov.uk/learning/history/

English Heritage

44 Derngate
Northampton
NN1 1UH
Telephone: 01604 735400
Email: eastmidlands@english-heritage.org.uk
Website: www.english-heritage.org.uk

The Georgian Group

6 Fitzroy Square
London
W1T 5DX
Telephone: 087 1750 2936
Email: info@georgiangroup.org.uk
Website: www.georgiangroup.org.uk/docs/home/

Society for the Protection of Ancient Buildings

37 Spital Square
London
E1 6DY
Telephone: 020 7377 1644
Email: info@spab.org.uk
Website: www.spab.org.uk

Council for British Archaeology

St Mary's House
66 Bootham
York
YO30 7BZ
Telephone: 01904 671417
Email: <http://www.britarch.ac.uk/contact>
Website: www.britarch.ac.uk/

The Garden History Society

70 Cowcross Street
London
EC1M 6EJ
Telephone: 0207 608 2409
Email: enquiries@gardenhistorysociety.org
Website: www.gardenhistorysociety.org/

The Victorian Society

1 Priory Gardens
LONDON
W4 1TT
Telephone: 0208 994 1019
Email: admin@victoriansociety.org.uk
Website: www.victoriansociety.org.uk

The Association for Industrial Archaeology

AIA Liaison Office
The Ironbridge Institute
Ironbridge Gorge Museum
Coalbrookdale
Telford
TF8 7DX
Telephone: 01740 656280
Email: aia-enquiries@contacts.bham.ac.uk

AABC Register (Architects Accredited in Building Conservation)

No.5 The Parsonage
Manchester
M3 2HS
Telephone: 0161 832 0666
Email: registrar@aabc-register.co.uk
Website: www.aabc-register.co.uk

➤ Local Historic Information Sources

Nottinghamshire Archives, Nottinghamshire County Council

County House
Castle Meadow Road
Nottingham
NG2 1AG
Telephone: 08449 808080
Email: archives@nottscc.gov.uk
Website: <http://www3.nottinghamshire.gov.uk/learning/history/archives/>

Bassetlaw Museum (Local historic photographs)

Telephone: 01777 713749
Email: Bassetlaw.Museum@Bassetlaw.gov.uk
Website: www.bassetlawmuseum.org.uk/

Picture the Past (Local historic photographs)

Website: www.picturethepast.org.uk/

Worksop Library

Memorial Avenue
Worksop
Nottinghamshire
S80 2PB
Telephone: 01909 535353
Email: Worksop.library@nottscc.gov.uk

Retford (Denman) Library

17 Churchgate
Retford
Nottinghamshire
DN22 6PE
Telephone: 01777 708724
Email: retford.library@nottscc.gov.uk

Blyth Parish Council

Florence Cotton (Clerk to the Parish Council)
Telephone: 01909 591105
Website: <http://www.blythvillage.co.uk>

The Thoroton Society of Nottinghamshire

Website: <http://www.thorotonsociety.org.uk/>

The Nottinghamshire Heritage Gateway

Website: <http://www.nottsheritagegateway.org.uk/>

National Heritage List for England (English Heritage, information on designated heritage assets)

Website: <http://list.english-heritage.org.uk/>

County Buildings at Risk Register (County database of buildings at risk)

Website: <http://www3.nottinghamshire.gov.uk/learning/history/historicbuildings/buildingsatrisk/>

Historic Directories (Database of historic directories and gazetteers)

Website: www.historicaldirectories.org/hd/index.asp

Bassetlaw Insight (Local mapping data)

Website: www.bassetlawinsight.org.uk

Get Information Superfast (GIS) (Local mapping data)

Website: www.bassetlaw.gov.uk/get_information_superfast.aspx

Contact us

For further advice on issues relating to Conservation Areas, listed buildings or other heritage assets, please contact one of the Council's Conservation Officers:

- Michael Tagg: Michael.Tagg@bassetlaw.gov.uk, 01909 533484;
- Oliver Scott: Oliver.Scott@bassetlaw.gov.uk, 01909 533191; or
- Simon Britt: Simon.Britt@bassetlaw.gov.uk, 01909 533427.

Alternatively, please write to:

Conservation Team
Planning Policy and Conservation
Bassetlaw District Council
Queen's Buildings
Potter Street
Worksop
Nottinghamshire
S80 2AH

For help and advice on submitting applications for planning permission, Conservation Area Consent or Listed Building Consent, please contact Planning Administration, Tel: 01909 533264, 01909 534430 or 01909 533220

If you need any help communicating with us or understanding any of our documents, we can arrange for a copy of this document in large print or arrange for a Language Line interpreter or translator to help you. Please contact us on 01909 533533.

