

## IMPLICATIONS OF DESIGNATION

Within a conservation area there are a number of works which require approval from the local planning authority, including demolition of buildings, walls and gates. There is also special provision for the protection of trees. Designation also provides strengthened controls over minor development, including the installation of satellite dishes, and alterations such as cladding, chimneys/flues and other external additions. These are explained in the Council's guide to the effect of conservation area designation, available on the **Conservation & Heritage** pages at the Council's website:

[www.bassetlaw.gov.uk](http://www.bassetlaw.gov.uk)

These controls are intended to assist in the preservation and enhancement of a conservation area. They are not intended to stifle development, but are there to ensure that development and change is managed in a sensitive manner that respects the character of the area.

## WHAT ELSE SHOULD I KNOW?

Looking after conservation areas is a responsibility we all share. See how you can be involved by visiting our website:

[www.bassetlaw.gov.uk](http://www.bassetlaw.gov.uk)

Alternatively, contact us at the **Conservation Team**.

*Useful contacts:*

### ***Bassetlaw District Council***

*Conservation: 01909 533191 or 533427*

*Planning: 01909 533220 or 533264*

*Tree conservation: 01909 533396*

### ***English Heritage***

*Regional office: 01604 735400*

*Useful guidance available on our website:*

[\*Listed Buildings and Conservation Areas Guidance\*](#)

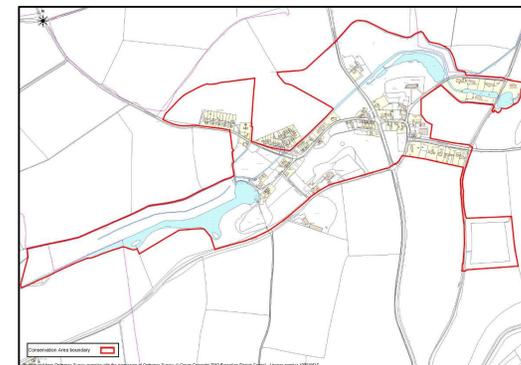
[\*A guide to the effect of Conservation Area designation\*](#)



### **Conservation Team**

Planning Services, Queen's Buildings, Potter Street,  
Worksop, Nottinghamshire S80 2AH  
Phone (01909) 533427/ 533191  
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## CUCKNEY CONSERVATION AREA INFORMATION FOR PROPERTY OWNERS



### *Cuckney Conservation Area boundary*

Designated June 2010

## WHAT IS A CONSERVATION AREA?

A **conservation area** is defined as 'an area of special architectural or historic interest, the character and appearance of which it is desirable to preserve or enhance'.

There are 29 Conservation Areas in Bassetlaw, and over 9,300 in England. Their designation is about recognising the significance of an area

and about managing its future. Designation is not intended to prevent change or adaptation but simply to ensure that those qualities that give the conservation area its special interest are conserved and sustained.

## ABOUT CUCKNEY CONSERVATION AREA

Cuckney is a neat, well-built, pleasant village on the Poulter, 5 miles south by south-west of Worksop. Cuckney forms part of the historic Cuckney Parish along with Holbeck, Nether Langwith and Norton. This part of the District is characterised by good forest land and plantations, and is watered by the River Poulter.

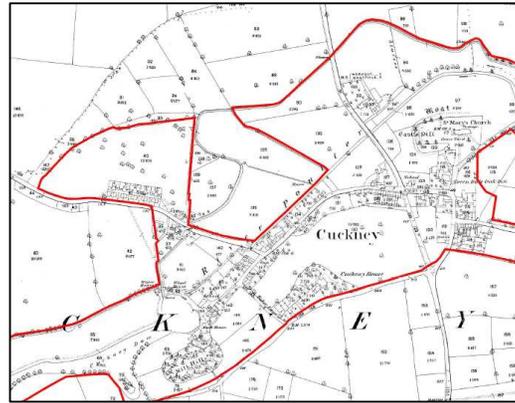


*Cuckney has a strong architectural and historic character.*

The conservation area was designated in June 2010, and encompasses the whole village. Cuckney contains a wealth of heritage assets,

including the remains of a 12<sup>th</sup> century motte and bailey castle.

Two large mills for cotton spinning and grinding corn, as well as worker's cottages on School Lane and The Row from the end of the 18<sup>th</sup> century reflect Georgian industrial development in Cuckney. The former cotton and worsted mill at Cuckney Dam sits only a mile downstream from Langwith Mill, although it was later converted by the Duke of Portland to the village school.



*Cuckney in the late 19<sup>th</sup> century. The medieval core is focussed around the church with rows of historic buildings and plots running along the Poulter.*

Cuckney is bisected by the Mansfield Road. On the west side of the Mansfield Road, Creswell Road, Baker's Row, Baker's Lane, School Lane and the north side of Langwith Road form a street pattern that is attractive with important topographical features such as

Cuckney Dam and Mill Hill. There are a large number of listed buildings and unlisted local interest buildings.



*Cuckney contains a number of significant historic buildings.*

Towards the Mansfield Road, Ten Row and The Cottage (both listed) provide an attractive enclosed street, whilst on the east side, the 'S' bend of Budby Road contains a wide range of historic buildings. St Mary's Church and the site of the former castle are important features with wider archaeological significance. Norton Lane leads to another former mill site in Cuckney, and is further evidence of the Georgian industrial period.

The area to the south of Budby Road once served as a community area that contained allotments and parkland provided by the Duke of Portland following the decline in the cotton industries. The Greendale Oak pub reputedly takes its name from a tree on the Welbeck Estate through which a road was cut in 1724 to enable the Duke to drive a coach through!