

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

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

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*](#)

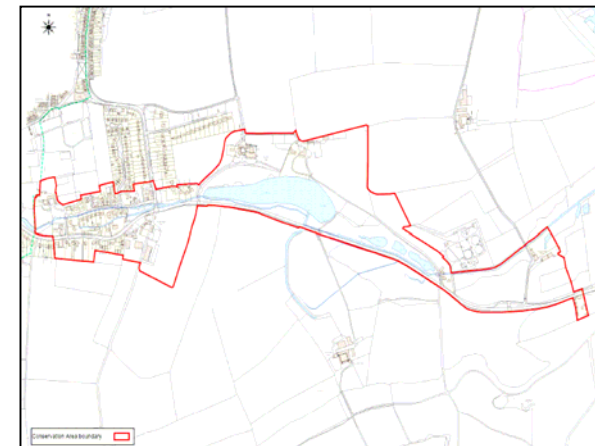


Conservation Team

Planning Services, Queen's Buildings, Potter Street,
Worksop, Nottinghamshire S80 2AH
Phone (01909) 533427/ 533191
Fax (01909) 533400

NETHER LANGWITH CONSERVATION AREA

INFORMATION FOR PROPERTY OWNERS



Nether Langwith 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.



Nether Langwith has a strong architectural and historic character.

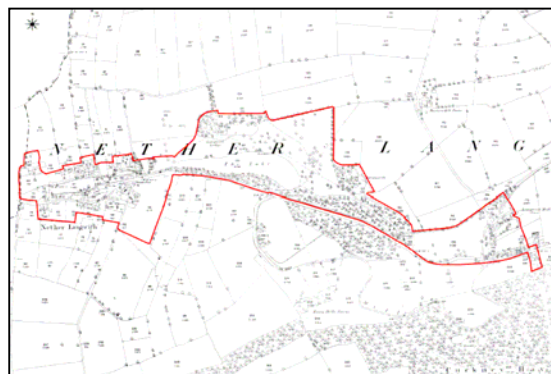
ABOUT NETHER LANGWITH CONSERVATION AREA

Nether Langwith is a pleasant village 2 miles west of Cuckney, and forms one of the historic townships of Cuckney Parish. The name Langwith is probably derived from Old Norse, meaning *long ford*, and Nether could be Anglo-Saxon, denoting *lower*. Nether Langwith is the historic part of the Langwith area which includes Langwith and Whaley Thorns on the Derbyshire side of the border.

The conservation area was designated in June 2010, and is focussed on the historic core of the village, including Queen's Walk and Main Road, which possess an attractive character,

especially at the green. The conservation area extends eastwards to include Langwith Lodge and the historic Langwith Mill area.

The historic heart of Nether Langwith is the village green which sits on the River Poulter. The green is open grass, narrow at its east end and broadening out at its west end. Along north and south boundaries are two streams that form the Poulter. The war memorial, which dates back to the 1920s, is a feature of the green. In the southwest corner is a late 19th century sheep wash.



Nether Langwith in the late 19th century. The historic core is located around the village green. Langwith Lodge and Langwith Mill is a distinct character area to the east.

The 18th and 19th century character of existing buildings in Nether Langwith is generally strong with a number of listed buildings and local interest buildings. Local building materials such as limestone and slate dominate the historic building palette. Despite the

encroaching modern areas across the border in Bolsover of Langwith and Whaley Thorns, Nether Langwith retains a strong relationship with the rural and historic Cuckney area.



Nether Langwith contains a number of significant historic buildings.

In contrast to the close-knit arrangement of buildings in the historic centre of Nether Langwith, the eastern area is dominated by the parkland associated with Langwith Lodge, and at its eastern end, an important industrial grouping including a former manager's house and a four storey mill. These are all that remain of Cotton Mill Langwith, a mill community established on the River Poulter. Along Cuckney Lane, for example, there had once stood three rows of back-to-back cottages for mill workers. There were also various ancillary buildings and allotments for the community. A canal once connected Langwith Lodge with the mill dam, and its tow path can still be traced. Although not listed, the mill building is locally significant, both historically as an Arkwright style mill and architecturally as an imposing structure in the landscape.