

## 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*

### ***English Heritage***

*Regional office: 01604 735400*

### ***Beckingham Parish Council***

[\*Beckingham cum Saundby Village\*](#)

*Useful guidance available on our website:*

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

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

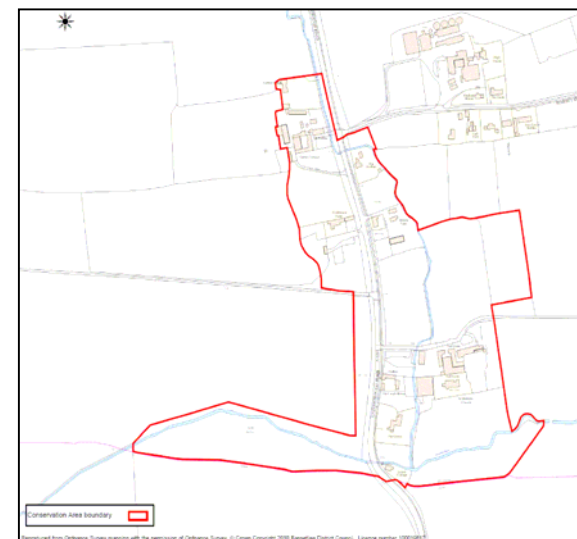


Conservation Team

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## SAUNDBY CONSERVATION AREA

### INFORMATION FOR PROPERTY OWNERS



*Saundby Conservation Area  
boundary*

June 2010

# SAUNDBY CONSERVATION AREA

## 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 any proposals for change are properly considered, and those qualities that give it its special character are sustained.



*Saundby has a strong architectural, historic and landscape character.*

## ABOUT SAUNDBY CONSERVATION AREA

Saundby is a small village 7 miles northeast of Retford, less than a mile south of Beckingham. Saundby is mentioned in Domesday as land belonging to the Archbishop of York. The church, which is dedicated to St Martin, contains an inscription in memory of William de Saundby who died in 1418.



*Saundby in the late 19<sup>th</sup> century. The historic core is located around St Martin's Church. Gainsborough Road is a distinct character area with wide green verges and large mature trees.*

The conservation area was designated in June 2010, and is focussed on the historic core of the village around the church to the south, and includes clusters of farmsteads and cottages along Gainsborough Road towards Marsh Lane in the north. Saundby has a strong agricultural character with many fine trees, green verges and hedges.



*Saundby Road in the 1930s. Grove Cottage with its attractive barge boards and fish scale slates overlooks the road bend.*

The grouping around the churchyard including St Martin's Church, the Grove and Hall Farm, are all listed buildings. The church is 13<sup>th</sup> century with later medieval and Victorian building phases. Hall Farm and The Grove are early 19<sup>th</sup> century, the latter of which was formerly the rectory. Associated outbuildings and Grove Cottage at the southern entrance to the village are also characterful. This grouping is a significant character area within the conservation area.

The farms and cottages at the northern end of the conservation area possess a good variety of 19<sup>th</sup> and 20<sup>th</sup> century architecture, being set in generous plots with attractive trees, verges and hedging. The wider area of Saundby has historic landscape significance, including old orchard spaces and archaeological interest. The plantation along Saundby Beck is an attractive element of this wider area. The dense woodland to Saundby Road has long been a characteristic of the area.