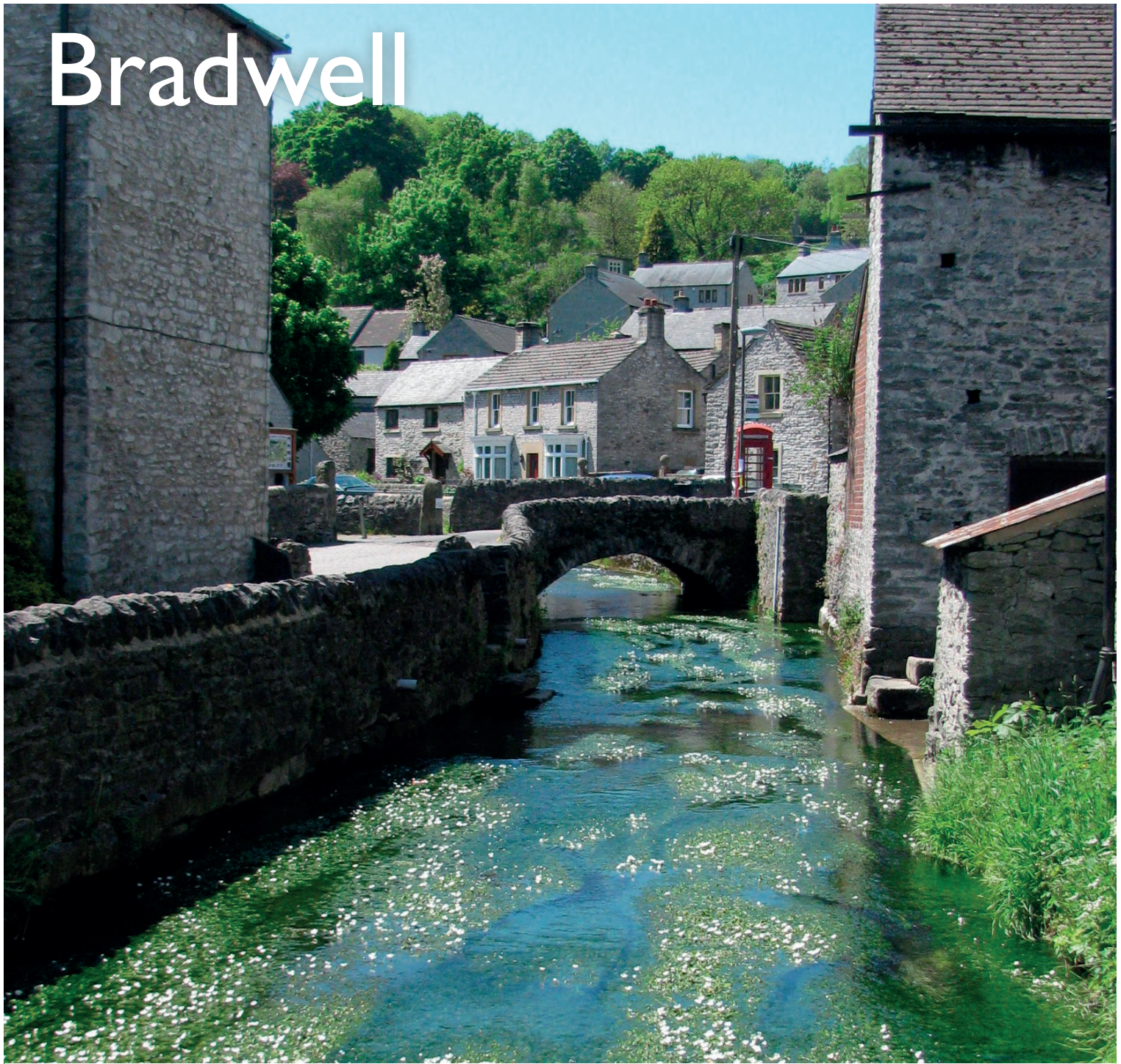


Conservation Area Appraisal

April 2014

Bradwell



BRADWELL CONSERVATION AREA APPRAISAL

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INTRODUCTION TO CONSERVATION AREAS & APPRAISALS

What is a Conservation Area?

A Conservation Area is defined as an area of 'special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance' (Planning (Listed Buildings and Conservation Areas) Act 1990).

Each Conservation Area has a unique character shaped by a combination of elements including buildings, materials, spaces, trees, street plan, history and economic background.

The aim of Conservation Area designation is to ensure that this character is not destroyed or undermined by inappropriate changes.

Conservation Areas in the Peak District National Park

There are 109 Conservation Areas in the National Park. Most contain groups of traditional buildings. Others include Historic Parks and Gardens, such as Lyme Park, or industrial sites, such as Cressbrook Mill.

Conservation Areas generally have an aesthetic quality that makes them desirable places in which to live. In order to preserve and enhance this aesthetic quality, a high standard of design and materials is required of any development within a Conservation Area. Organisations, including utility providers, are encouraged to exercise care and sensitivity.

Grant Assistance in a Conservation Area

Grants are currently available (2014) for the repair and reinstatement of external architectural features to both listed buildings and unlisted buildings of architectural and historic significance in a Conservation Area. Such works may include, for example, the repair of stone slate roofs or the re-instatement of historically appropriate windows. For further information and advice please contact the National Park Authority's Cultural Heritage Team (on 01629 816200).

Funding may also be available for tree planting and tree surgery (no grants are provided for tree felling). For further information please contact the National Park Authority's Tree Conservation Officer (on 01629 816200).

If local communities want to produce a Management Action Plan they can seek advice on both production of the plan and sources of funding for projects identified within it from the National Park Authority's Communities and Villages Officer (on 01629 816200).

Projects that have sustainability as their principal objective may be eligible for a grant from the Authority. For information please contact the National Park Authority's Sustainable Development Officer (on 01629 816200). For advice on improving the energy efficiency of historic buildings please contact the National Park Authority's Cultural Heritage Team (as above).

For further information about grant assistance for buildings within a Conservation Area, please refer to the National Park Authority's website (www.peakdistrict.gov.uk).

Planning Constraints in a Conservation Area

Conservation Area Consent was abolished on 1st October 2013. However, Conservation Area designation brings with it some legislative controls to ensure that any changes respect the special character of the area. The following controls apply to any building or land within a Conservation Area:

- Planning permission will be required to totally or substantially demolish a building with a volume of 115 cubic metres or greater.
- Prior approval will be required, from the Authority's Planning Service, to demolish a building between 50 and 115 cubic metres.
- Planning permission will be required to demolish all or any part of a wall, fence, gate or other means of enclosure 1 metre or more in height next to a highway (including a public footpath or bridleway), waterway or public open space, or 2 metres or more in height elsewhere.
- Planning permission will be required to demolish a building constructed before 1914 and in use, or last used, for agricultural or forestry purposes.
- Planning permission may also be required for some minor development.

- Planning applications for development within a Conservation Area will have to demonstrate that the proposed work will preserve, and where possible enhance, the character of the Conservation Area.
- Trees with a diameter 7.5cm, or more, in a Conservation Area are protected. Anyone proposing to cut down or carry out work on a tree in a Conservation Area is required to give the Local Planning Authority 6 weeks written notice of intent to do so.

The above guidance reflects legislation and guidance at the time this Appraisal was written.

For further advice, please contact the Authority's Planning Service (on 01629 816200).

What is a Conservation Area Appraisal?

Local Authorities have a duty to review Conservation Areas from time to time. The preparation, publication and formal adoption of Conservation Area Appraisals are part of this process. Appraisals are being carried out, and in some instances reviewed, for each of the Peak District National Park's 109 Conservation Areas. English Heritage's 'Guidance on Conservation Area Appraisals' (2006) and 'Understanding Place: Conservation Area Designation, Appraisal and Management' (2011) inform the format and content of the appraisals.

Appraisals identify the special qualities that make a place worthy of designation as a Conservation Area. They look at ways in which the character of a place can be preserved or enhanced and are intended to inform future changes, not to prevent them altogether. Draft Conservation Area Appraisals will be available for public consultation prior to adoption.

Conservation Area Appraisals should be read in conjunction with the Authority's Local Development Framework Core Strategy (2011) and saved policies in the Local Plan (2001), the Authority's Supplementary Planning Document for Climate Change and Sustainable Building (2013), the Design Guide (2007) and the Authority's Landscape Strategy and Action Plan (2009). The relevant national guidance should also be taken into account, for example the National Planning Policy Framework (2012) and the forthcoming National Planning Practice Guidance (currently in consultation). These documents all include policies that help protect the special character of Conservation Areas and guide new development.

The Bradwell Conservation Area Appraisal was adopted at the Peak District National Park Authority's Planning Committee on the 11th April 2014. Copies are available on request from the National Park Authority and on our website. Copies of this document have also been given to Bradwell Parish Council and Derbyshire Local Studies Library.

How will the Appraisal be used?

An appraisal can be used to assess the impact of proposed development on Conservation Areas and their settings. It can also assist in planning appeals, the development of planning policy and community-led initiatives.

An appraisal can identify opportunities for change and elements that would benefit from enhancement. This information could be used by local communities, individuals, the Authority and other agencies to develop initiatives that aim to protect or sympathetically enhance an area.

An appraisal can promote understanding and awareness of an area. It can be used as a starting point for interpretive materials such as information boards and local guides. It also provides a social and historical record of a place at a specific point in time, helping to create, maintain or enhance a sense of place and community.

Appraisals can help attract funding for improvements in an area. They can act as a catalyst for further enhancement work and community projects, encouraging partnerships between local communities, organisations and the Authority.

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ACKNOWLEDGEMENTS:

We would like to thank Cllr Chris Furness and Terry Wakelin for their invaluable assistance with this Appraisal.

PLEASE NOTE: No Conservation Area Appraisal can ever be completely comprehensive. Omission of any particular building, feature or space should not be taken to imply that it is of no interest or significance.

In addition, there is a Glossary at the back of this Appraisal amplifying a range of historical and technical terms used within this document.

1.0 CHARACTER SUMMARY

1.1 Bradwell Conservation Area was designated on 23rd January 1976. The original Conservation Area boundary is shown on Figure 19. Following approval at Planning Committee on 11th April 2014, five amendments were made to the boundary, detailed in Section 10 of this document (see Fig. 19).

1.2 Bradwell is situated in a narrow valley at the southern edge of the Hope Valley, along a minor road, the B6049, which runs between Tideswell and Hope.

1.3 In the Authority's Landscape Strategy and Action Plan (LSAP, 2009) Bradwell straddles both the Derwent Valley and White Peak regional landscape character areas. The White Peak is an area of settled uplands at the southern end of the Pennine Hills. Its limestone geology provides the distinctive grey and white stone used extensively for building and walling in the region (LSAP, 2009). The Derwent Valley character area separates the limestone of the White Peak from the gritstone edges of the Eastern Moors to the east and the Dark Peak to the north.

1.4 The village is thought to take its name from the Bradwell Brook which runs through the village ('brad' – broad; 'waella' – stream).



P1.1 Bradwell Brook

1.5 Lead was almost certainly being worked in the limestone hills around Bradwell in Roman times. Although at the time of the Domesday Survey of AD1086 the population of Bradwell was recorded as only eight villagers, an increase in lead mining in the area from the Middle Ages led to a steady rise in population, particularly from the mid-seventeenth to the mid-nineteenth centuries. Bradwell became a centre for the lead mining industry, and there were several smelt works, at different dates, in and around Bradwell.

1.6 In the Medieval period Bradwell was surrounded by its open arable fields and the

settlement is still surrounded by its ancient Medieval strip fields, now fossilised by later stone boundary walls.

1.7 Historically, Bradwell was a community of farmers, craftspeople, lead miners, tradesmen and labourers. The village became a centre for light industry in the eighteenth and nineteenth centuries, with mills and factories and a variety of smaller cottage industries. Bradwell was particularly known for the manufacture of the Bradda Beaver, a hard hat worn by miners.

1.8 There were also several inns in the village, as well as numerous other commercial operations. Bradwell's Dairy Ice-Cream, invented in 1899, is still manufactured in the village and sold from the shop where it was first produced.



P1.2 Bradwell's Ice Cream Shop

1.9 Bradwell was an early non-conformist stronghold, with non-conformist chapels in the village 200 years before the Anglican Church of St. Barnabas was erected. Five different non-conformist denominations have occupied chapels in the village at various times.

1.10 Lead production dramatically decreased from the middle of the nineteenth century, but the establishment of the nearby Hope Valley Cement Works in 1929 and of Newburgh Engineering in the centre of the village in the 1930s, have continued the industrial focus of the area, providing employment for villagers to the present day.

1.11 Bradwell developed organically, with no evidence of planning at any stage. Generally, properties within the Conservation Area face onto the road, often directly fronting the street. However, there are so many small lanes and footpaths connecting to and curving around the main thoroughfares that the overall sense is of a haphazard, confusing layout to the settlement. The almost total non-uniformity of layout, orientation and appearance of buildings is one of

the most distinctive and defining characteristics of Bradwell.



P1.3 Non-uniformity is a characteristic feature

1.12 The earliest known surviving buildings in the Conservation Area are Smalldale Hall and the White Hart Inn; both have seventeenth century origins.

1.13 Limestone is the principal walling material for buildings and structures within the Conservation Area, reflecting the local geology of the White Peak. Limestone would have been extracted from local quarries in Bradwell Dale. The carboniferous limestone of the White Peak is a very hard stone, and is difficult to tool. As a result, historic and traditional buildings in Bradwell mostly have gritstone dressings. The gritstone would also have been obtained locally, from the gritstone areas to the east of the settlement. This consistent use of local building materials, with subtle, neutral colours, gives a relatively unified and harmonious appearance to the Conservation Area.

1.14 Part of the special interest of Bradwell is the elevated position of much of the settlement. The changes in ground level within the Conservation Area and its immediate setting provide a vast range of views and vistas.

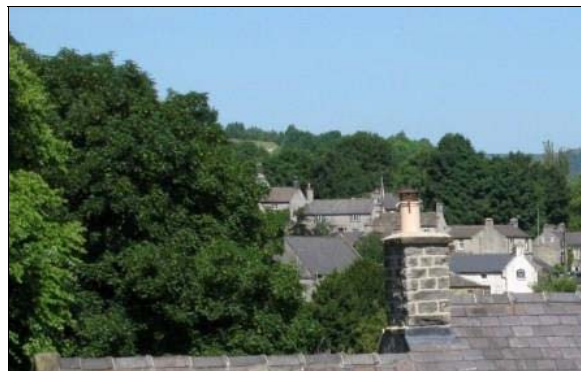


P1.4 Differences in level allow views and vistas

1.15 Bradwell Brook makes a significant contribution to the character of the lower-lying centre of the Conservation Area.

1.16 Woodlands of mixed age and species, some of which are semi-natural, provide green vistas and backdrops from many points in

Bradwell. Species of note within the Conservation Area include native and non-native trees, including Lime, Yew, Beech, Ash, Wild Service Trees and Mulberry.



P1.5 Woodland provides a green backdrop

1.17 The contribution of private gardens to the appearance of the Bradwell Conservation Area cannot be underestimated. Although some gardens contain ornamental planting, including conifers, they still make a contribution to the overall green infrastructure.

1.18 As the settlement is so tight-knit, open space within the Conservation Area is at a premium; significant green spaces include Beggar's Plot, Town Bottom Recreation Ground and the churchyards at Bethlehem Chapel and the Church of St. Barnabas.



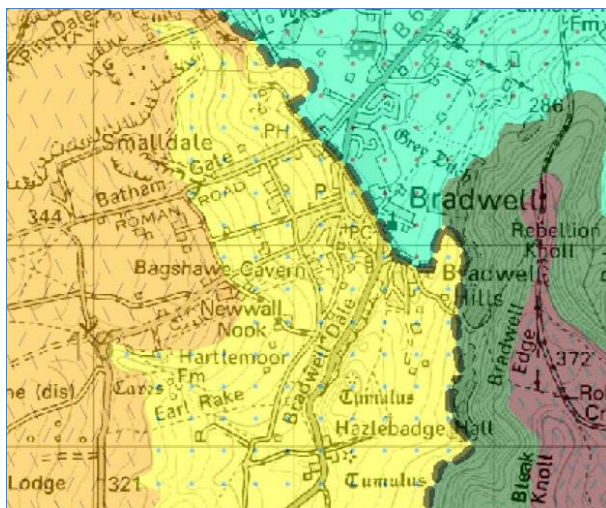
P1.6 Town Bottom Recreation Ground

2.0 LOCATION AND POPULATION

2.1 Bradwell Conservation Area lies in the north-west of Derbyshire, on the southern edge of the Hope Valley and towards the north of the Peak District.

2.2 Bradwell is situated in a narrow valley along a minor road, the B6049, which runs between Tideswell and Hope. The settlement is 1.5 miles (2.4 km) south of Brough, 15 miles (24 km) west of Sheffield, 16 miles (26 km) north-west of Bakewell and 4.5 miles (7.2 km) north of Tideswell.

2.3 In the Authority's Landscape Strategy and Action Plan (LSAP, 2009) Bradwell Conservation Area straddles both the Derwent Valley and White Peak regional landscape character areas: the dotted line in P2.1 below marks the boundary between the two areas. The area to the east of Church Street and Netherside and to the north of The Hills lies within the Valley Farmlands with Villages landscape of the Derwent Valley. The area to the west and south of this lies within the Limestone Village Farmlands landscape of the White Peak, with Granby Road/Jeffrey Road and the western end of Smalldale lying on the western edge of the Limestone Hills and Slopes of the White Peak. The higher land to the east of the Conservation Area, including Bradwell Edge, lies within the Slopes and Valleys with Woodland area of the Derwent Valley, with the Open Moors of the Derwent Valley to the east.



P2.1 Landscape Strategy and Action Plan (2009)

2.4 The White Peak is an area of settled uplands at the southern end of the Pennine Hills. Its limestone geology provides the distinctive grey and white stone used extensively for building and walling in the region. The movement of mineralising fluids through faults during deep

burial of sediments, probably at the end of the Carboniferous period, left large deposits of lead and other minerals, which often ran in veins through the limestone bedrock. These deposits have been worked extensively in the White Peak, leaving many disused mines, linear rakes and spoil heaps throughout the landscape (LSAP, 2009).

2.5 The Derwent Valley character area separates the limestone of the White Peak from the gritstone edges of the Eastern Moors to the east and the Dark Peak to the north. The Valley Farmlands with Villages landscape of the Derwent Valley is a low-lying topography associated with a network of streams and damp hollows (LSAP, 2009).

2.6 The Bradwell Brook runs along the division between the gritstone to the east and the limestone to the west, and is fed both by soft water streams from the gritstone and hard water from caverns in the limestone.

2.7 At the time of the Domesday Survey of AD1086, the population of Bradwell was very small, with only eight villagers recorded. However, lead mining in the area led to a steady increase in population from the Middle Ages. By the seventeenth century Bradwell had grown to be quite a sizeable village, with over 150 people recorded as paying Easter dues on their livestock in the parish of Hope in 1658 (Evans, 1912). The village continued to grow, particularly from the mid-seventeenth to the mid-nineteenth centuries: the population had reached 1,130 by 1821 (Piggot, 1828-9) and had risen to 1,364 by 1861 (White, 1862). Lead mining dramatically decreased from the middle of the nineteenth century, however, and the population had dropped to only 837 by 1891: the dramatic population drop may also have been partly due to a serious illness which killed many residents in the settlement between 1868 and 1870 (Bradwell Historical Society, 2008).

2.8 There was an influx of workers involved in the construction of the Derwent Valley dams, and the population started to increase again, with 1,033 by the 1901 census (Bradwell Historical Society, 2008) and 1,325 by the 1911 census (Kelly, 1912).

2.9 The population increased again with the opening, in 1929, of G. and T. Earle's Hope Cement Works.

2.10 The population in 2008 was 1,500.

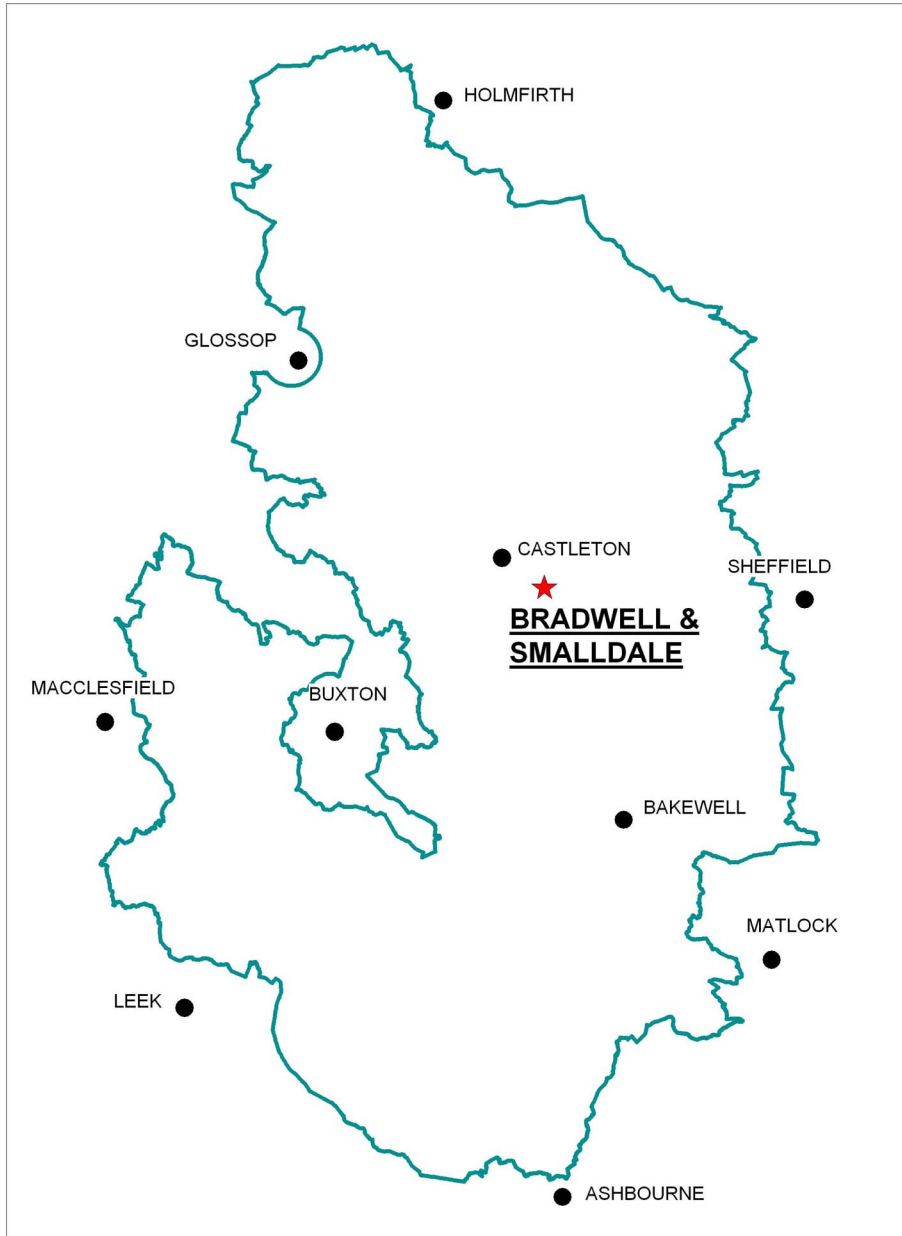


Fig. 1a. Location of Bradwell and Smalldale Conservation Areas

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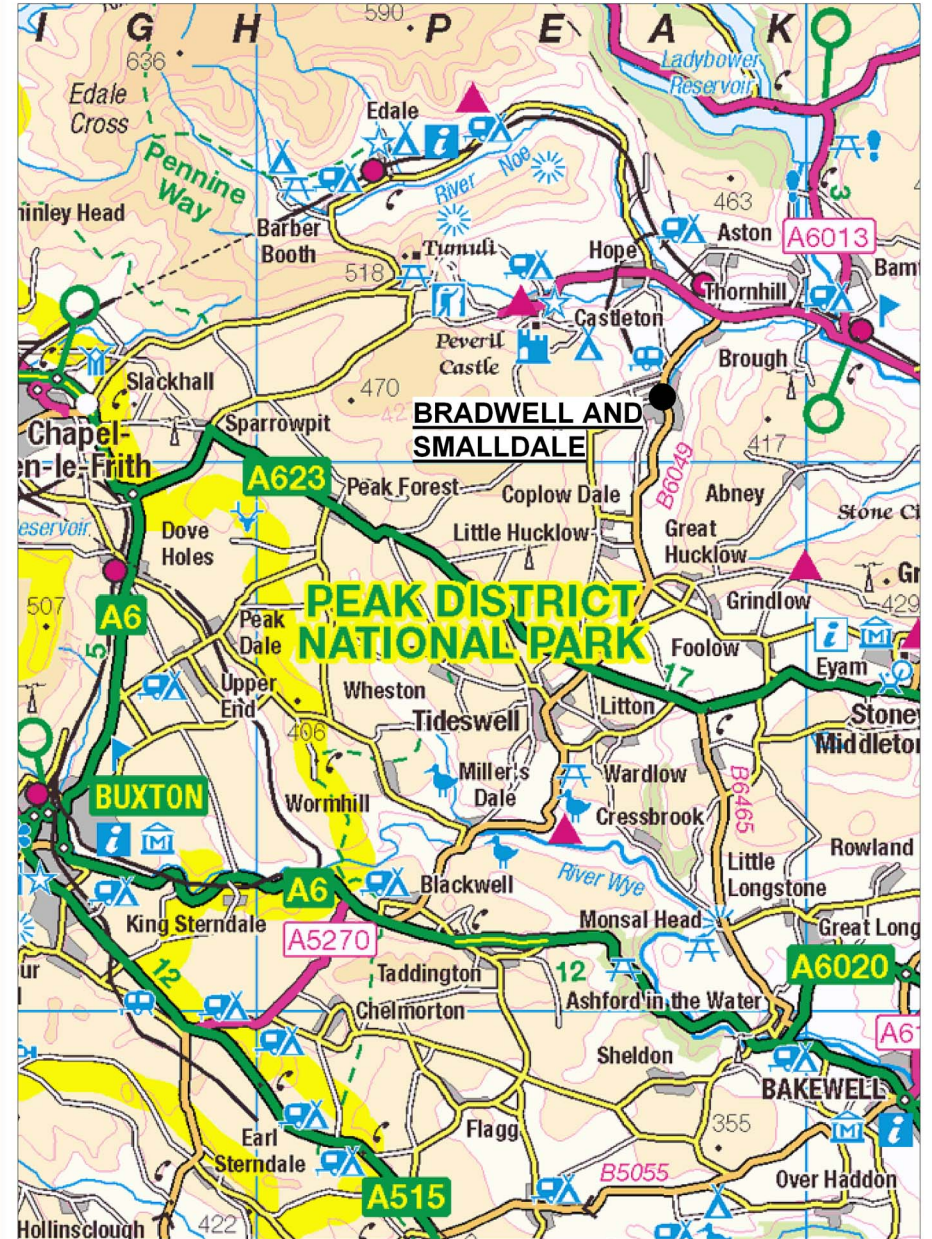
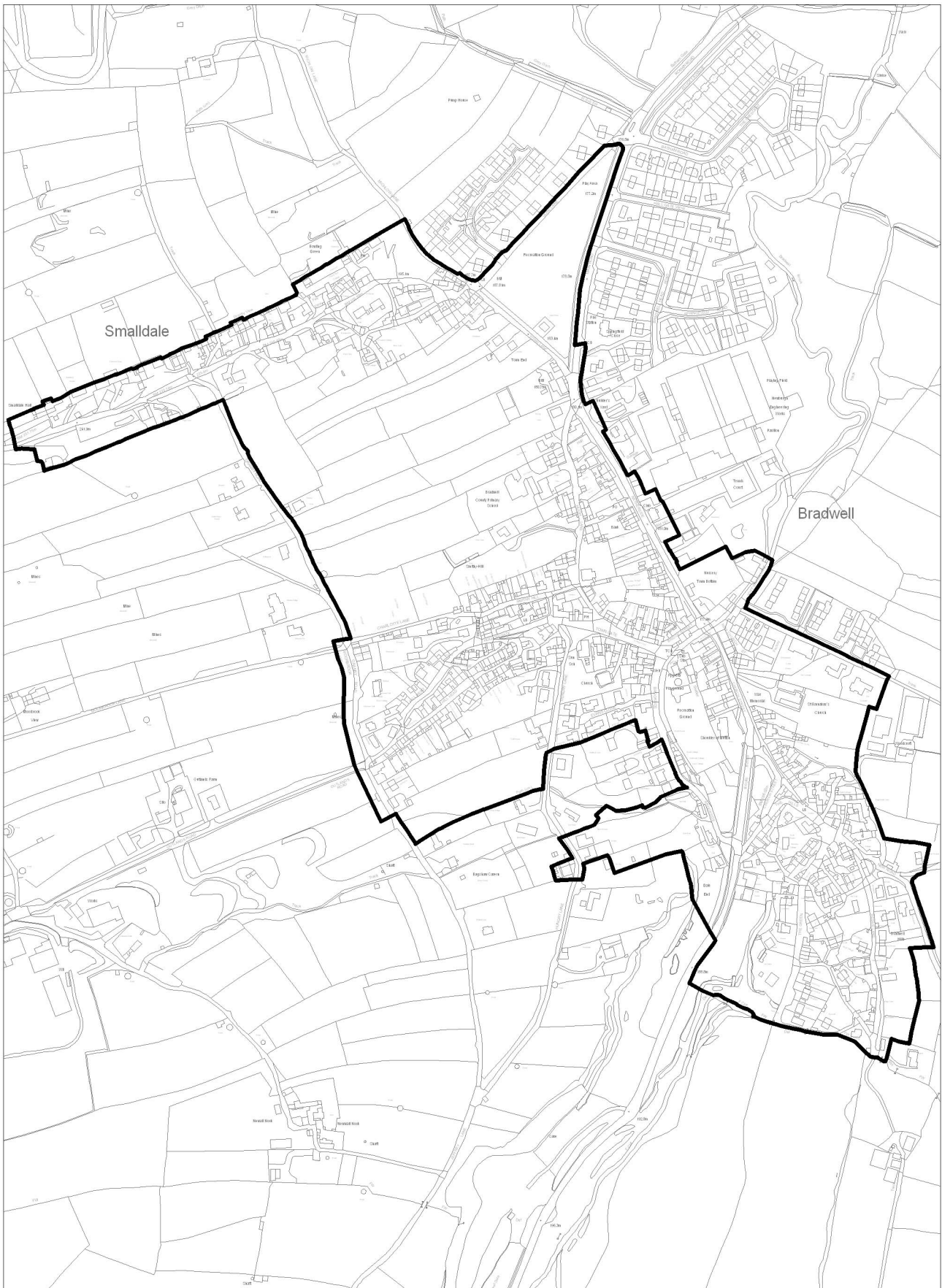


Fig. 1b. Location of Bradwell and Smalldale Conservation Areas

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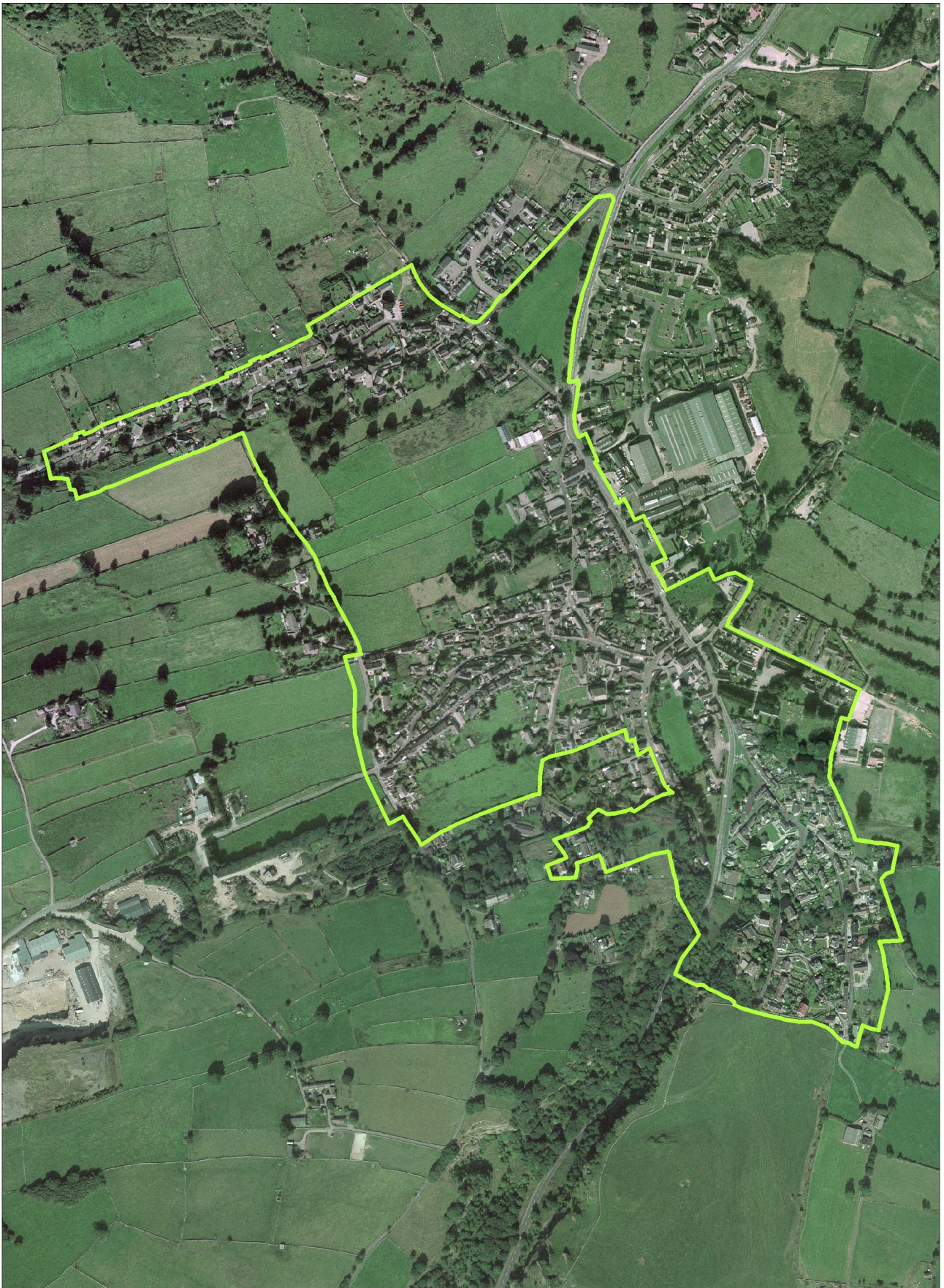


Fig. 3. Aerial Photograph showing Bradwell Conservation Area

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