

Bagnall Conservation Area Appraisal



Contents

1.0	Location	2
2.0	The origins and development of the settlement	3
3.0	Employment, land use and building types	4
4.0	Archaeology	5
5.0	Listed buildings	6
6.0	Key unlisted buildings	10
7.0	Green space, trees and boundaries	11
8.0	Local details	12
9.0	The setting of the conservation area	22
10.0	The erosion of historic detail	23

APPENDICES

Appendix 1

List of buildings of special architectural or historic interest	24
---	----

MAPS

- Map 1 Bagnall Conservation Area
- Map 2 The Civil Parish
- Map 3 Key Historic features
- Map 4 Villagescape analysis

SOURCES

Printed sources

- Brunskill, R. W. (1971) *Illustrated Handbook of Vernacular Architecture*.
- Brunskill, R. W. (1981) *Traditional Buildings of Britain*.
- Cleverdon, M. F. (2002) *Landscape with Buildings*. Unpublished PhD Thesis, Sheffield.
- Ekwall, E. (1960) *Concise Oxford Dictionary of Place-Names*.
- Harris, R. (1978) *Discovering Timber-Framed Buildings*.
- Pitt W. (1817) *A Topographical History of Staffordshire*.
- Speake, R. (1990) *Bagnall – on the Fringe of the Moorlands*.
- Staffordshire Historical Collections (1925)*, Hearth Tax for 1666.
- White’s Directory (1834)*.

Original sources (at the County Record Office, Stafford)

- | | |
|---|------------------------------|
| Enclosure map for the manor of Horton | Q/RDc 68. |
| Map and schedule for the manor of Horton, 1816. | D(W) 109/E/9/1; D(W) 1535/1. |
| Rental for the manor of Horton, 1607. | D(W) 1490/17 |
| Yates’ Map of Staffordshire, 1775. | |

The Bagnall Conservation Area Appraisal was adopted by Staffordshire Moorlands District Council on 11th September 2007, following public consultation.

Bagnall *Conservation Area*

Introduction

Bagnall Conservation Area was established in 1972, and its boundary was amended in 1993.

The boundary has been drawn tightly round the historic settlement, excluding the southern parts of the ancient closes whose character is largely protected by being in the Green Belt.

To the north it includes St. Chad's Church: beyond this the land falls away so that a fringe of modern development has little impact on the Conservation Area.

To the north west a substantial area has been included that is not part of the original settlement. This section of the boundary has been drawn to include a good but late farmstead at Manor Farm, and to provide a rural buffer between the Conservation Area and further new building.



ACKNOWLEDGEMENTS

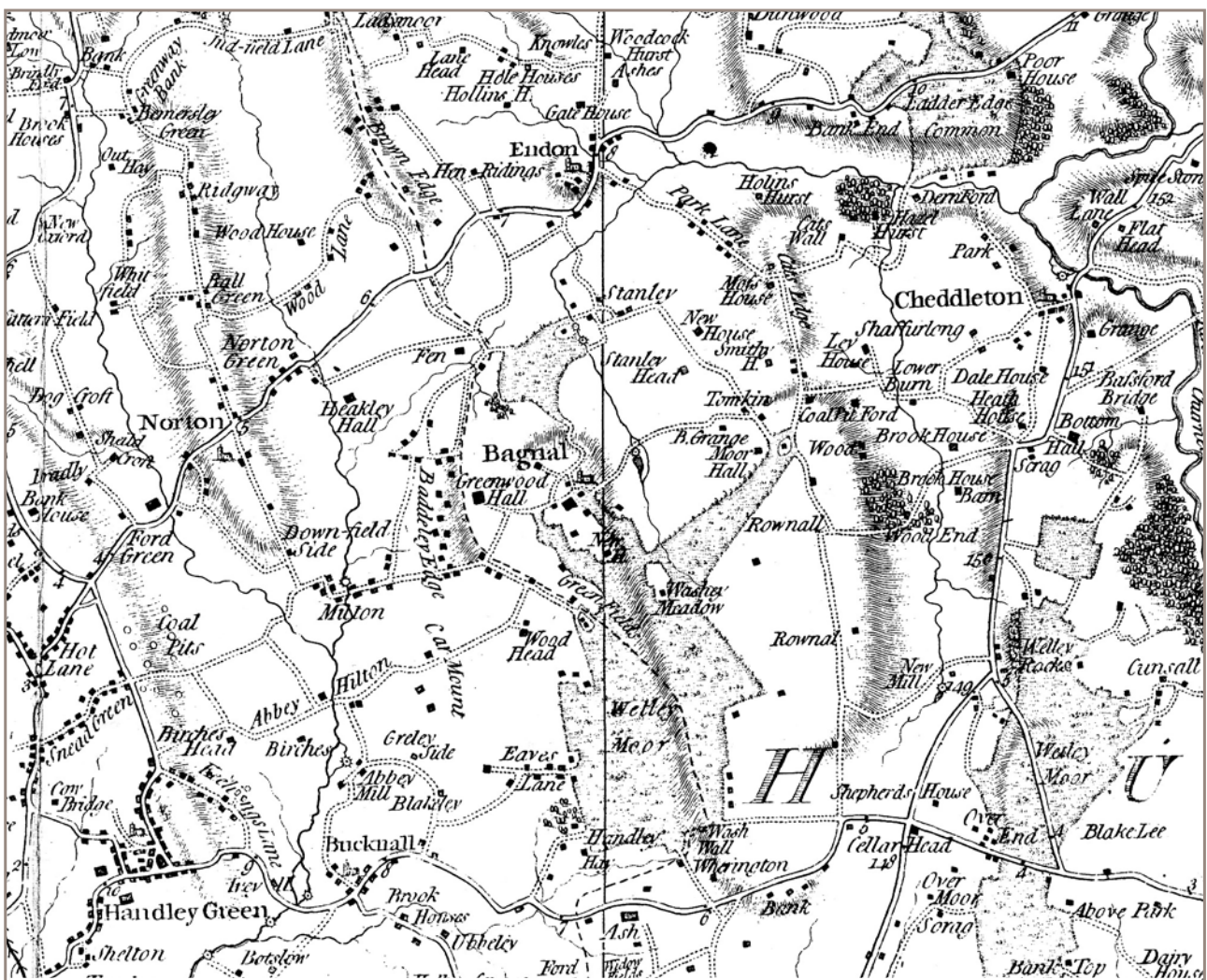
Figures 8.1-8.10 and 8.20 after R.W. Brunskill and R. Harris
Yates' Map of Staffordshire Reproduced by permission of Staffordshire County Record Society.

Bagnall Conservation Area

1.0 Location

1.1 The village of Bagnall lies at 229 metres above sea level on the gritstone ridge that provided walling for its older houses and field boundaries. The western boundary of the parish is Baddeley Edge, which overlooks the urban sprawl of the Potteries where the next generation of building materials was produced. The Conservation Area centres on the early hamlet with its village greens, farms, closes and holloways, and largely omits the later buildings. The Conservation Area was designated in 1972 and the boundary amended in 1993.

1.2 The ridge on which the village stands tops a plateau separated from the main gritstone massif of North Staffordshire by a marshy valley forming part of the upper Trent catchment area. Northwards the village looks out over hills and valleys to Mow Cop on the Cheshire border. Views across the high plateau are gentler, dotted with trees, and crossed by ancient trackways, like the salt way from Cheshire and the drove roads that gave access to moorland grazing. Fossilized today into footpaths and farm tracks, these are still much used by walkers and riders.



1.1 Bagnall as mapped by Yates in 1775. Moorland is shown stippled

2.0 The origins and development of the settlement (Map two and three)

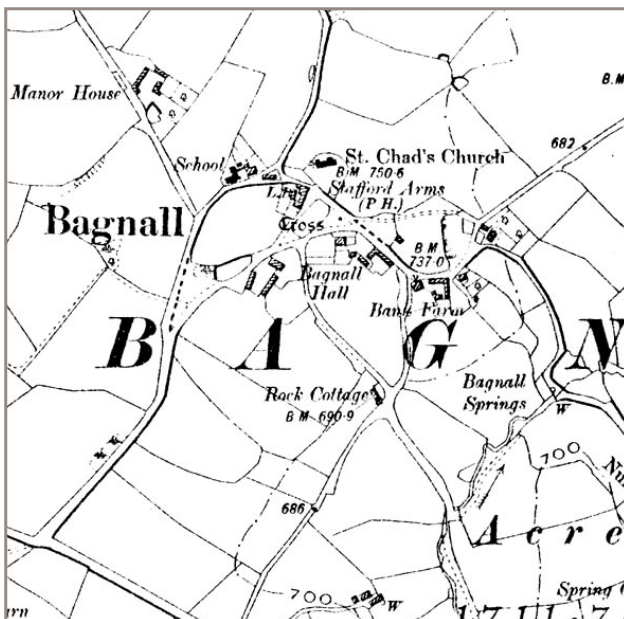
- 2.1 The name Bagnall is Anglo-Saxon and means Bedeca's wood.
- 2.2 For centuries the hamlet lay isolated in huge acreages of moorland. In 1775 Stanley and Wetley Moors were still large stretches of unimproved land (1.1). These survived until 1816, when a Parliamentary Enclosure Act authorised the final period of clearance and land improvement.
- 2.3 The civil parish of Bagnall equates to the medieval township, whose southwestern boundary followed Jack Hayes Lane. In the 20th century a small built-up area to the north-east of the lane, part of Light Oaks, became part of Stoke-on-Trent.
- 2.4 By the 17th century Bagnall formed part of the manor of Horton. This included the townships of Bagnall, Endon, Horton, Longsdon, Rushton James, and Stanley, once a series of separate manors but subsequently forming a single unit.

Either Bagnall Hall or Old Hall Farm was probably the site of a medieval manor house. The name Manor House for an outlying farm (2.1) is misleading as it belongs to a relatively late farmstead renamed in the mid-late 19th century.

- 2.5 A manor record of 1607 lists nine tenants,¹ eight were freeholders. Most lived in the central hamlet, where five large closes each had its own farmhouse;² the remainder occupied outlying farms at Bagnall Grange, Greenway Hall and Moor Hall.
- 2.6 By 1666 the township had nineteen households, a population of 85-100, reflecting rapid population growth and the establishment of new farms such as Greenway and Jackhayes. In 1851 the population was 219, reaching 288 by 1871, but the central hamlet saw little change before 1900. 'The Cottages' had been built, but additional households were mainly scattered in small-holdings on Stanley Moor (2.1).

¹ Tenant at this period meant anyone holding land within the manor, whether paying rent or not.

² The earliest farms each had their own pastoral enclosures or 'closes' adjacent to the farmhouse. Bagnall and Foxt are the best-preserved of the Moorlands examples.



2.1 Bagnall in 1900

2.7 By 1991 the population had reached 838, and the impact on the Conservation Area was considerable. In 1900 the western close (Close 1) contained little apart from the Stafford Arms and St Chad's House; by 2000 it was largely covered by dwellings (*Map three*). The centre of the hamlet has seen new building near St. Chad's Church and Bank Farm, while major developments to the north, masked from the Conservation Area by the fall of the land, threaten to link it with Stockton Brook.

2.8 In 2001 the combined population for Bagnall and Stanley ward was 1,481. Within easy commuting range of employment, Bagnall village has continued to expand, with potential danger to its essential character as a small community in a fine rural setting.

3.0 Employment, land use and related building types

Employment and land use

3.1 Bagnall is a rural community where high altitude, high rainfall and acid soils govern land use. Until the 19th century it relied on pastoral farming, backed by subsistence production of grain. The tithe awards for the parish of Bucknall, Bagnall and Eaves, dating to 1850, indicate 1,300 acres of arable, 740 acres of meadow, 1,828 acres of pasture and 40 acres of woodland.

3.2 While the older farms were self sufficient, a growing population needed supplementary employment. In 1851, of 135 adult males, 26 were farmers and a total of 60 men were employed in farming. Twenty-one were involved in trades, crafts or services, including blacksmiths, butchers, tailors and wheelwrights. Five were stone masons, four quarry labourers: there was a coal miner, sixteen servants, five boatmen and a lock keeper.

3.3 By 1890 Bagnall hospital had been built to the south west of the village, serving as an isolation hospital for the Potteries. In 1904 a report stated 'Milk production is the chief occupation of the villagers and many people in the neighbouring towns are refusing to have milk which is brought past the hospital', the consequence of a smallpox outbreak that affected the village itself.

3.4 With the advent of the car the choice of employment has become greater. While farm numbers dwindle, dairy farming and beef production remain their principal activities. Arable land is rare. As redundant farm houses and farm buildings are purchased by non-farming families, many owners have little involvement with the land, and with less people employed on the farms, commuting is inevitable. With this has come development pressures that can radically alter the character of farm buildings and farm land.

Building types

3.5 Of nine men listed as land-holders in 1607, eight were freeholders, and with an absentee lord, the manor had little effect on daily life. Of greater significance, the national population and economy were growing rapidly, producing an expanding market for livestock and dairy products. With a rising level of prosperity came a building boom in which local farmhouses were rebuilt or extended.

3.6 In the conservation area, four of the five farm closes retain one or more buildings of 17th century date. But prosperity is relative, and their owners were content with single pile houses³ of two or three bays, to which a modest cross-wing might be added as at Bank Farm. Most had one all-purpose hearth for cooking and heating.

³ A single-pile house is one room deep, and may be lit from one side only.

The 1666 Hearth Tax shows that only John Murrall (Moorhall), of Bagnall Hall boasted four hearths.

- 3.7 Seventeenth century houses include the Stafford Arms, St. Chad's House, Bank House and Bank Farm, the latter with an earlier core. Bagnall Hall, built in 1603, retained the lion's share of the land, and was remodelled in 1777 to become a substantial double pile house⁴ while Old Hall Farm was rebuilt in the 19th century.
- 3.8 Farm buildings reflect the mixed economy. Each farm had one or more 'barns': multipurpose buildings which might include a cart arch leading to a threshing floor, three or five entrances designed purely for cattle, storage for grain crops with narrow ventilation slits, haylofts with pitching holes, or a granary with an external staircase. Smaller buildings included stables, shelter sheds, and pigsties with hen houses above. Farmhouse and farm buildings were built piecemeal when times were good, for few men could afford to build much at any one time.
- 3.9 By the early 19th century Bank Farm had engulfed its eastern neighbour, and Bank House ceased to be a farmhouse. Other farms disappeared gradually, mainly in the 20th century. Old Hall Farm and Manor Farm remain.
- 3.10 Each farm had one or more detached 'barns', multipurpose buildings arranged to suit the lie of the land and the requirements of the individual farmer. The main barn for Bagnall Hall was radically altered prior to Listing, and Bank Farm's barns have been converted to housing, leaving one group of unaltered farm buildings in the village centre, those at Old Hall Farm.

⁴ A double pile house is two rooms deep requiring windows on both back and front of the house.

4.0 Archaeology (Map three)

- 4.1 The most significant archaeological features are five farm closes with their field boundaries, holloways and footpaths. These are characteristic of early settlement in the Moorlands, where small clusters of irregular leaf-shaped enclosures, each containing a farmstead, are outlined by local drove-ways.
- 4.2 Bagnall is a well preserved example retaining many of its early features:
- **Close 1** (St. Chad's House, Stafford Arms) survives in outline between modern roads, but has been heavily developed in the 20th century.
 - **Close 2** (Old Hall Farm) contains a working farm. Its southern extent is uncertain.
 - **Close 3** (Bagnall Hall) is the best preserved, retaining all its perimeter tracks, boundary walls and hedges, and has seen little later development.
 - **Close 4** (Bank Farm) contains the farmhouse and farm buildings, and a small amount of back development. Its southern extent is uncertain.
 - **Close 5** (Bank House) is visible in outline and has seen no major development. The early house is barely recognizable and the farm buildings have been lost.
 - **Close 6** The green and the adjacent land are similar in outline and may have formed a sixth farm close. A green, a cluster of 20th century houses, and a former quarry lie within its boundaries.
- 4.3 The moated site at Moor Hall (SJ943509 and SJ941509) is the only **Scheduled Ancient Monument** in the parish and lies on the eastern fringe of the early township.

5.0 Listed buildings (Map four)

- 5.1 The community centres round its farmhouses and church.
- 5.2 Bagnall Hall (**5.1**) was the principal house serving the major land holding of the hamlet. Built by John Moorhall in 1603, it was remodeled in 1777 by a later John Moorhall into a fine double-pile ashlar⁵ building with a hipped roof. A canted bay was added to the south in the 19th century when the present decorative sashes were inserted. Its importance is emphasized by a fine stone wall with entrance piers, and by the scale of its adjacent barn (**5.2**).
- 5.3 The oldest building is Bank Farm, where 16th century timber framing is concealed behind 17th century stonework and an 18th century façade (**5.3** and **Appendix 1**).
- 5.4 The southern part of the Stafford Arms (**5.4**) was a 3-bay single pile farmhouse. Its rounded mullions suggest a date of around 1600. Forming part of the same range, St. Chad's House (**5.5**) also has traces of 17th century work but was substantially remodeled in the 19th century when its roof was raised, its upper windows repositioned, and the porch and unusual stone-roofed bay added.



5.2 Bagnall Hall barn



5.3 Bank Farm and its barn



5.1 Bagnall Hall



5.4 The Stafford Arms



5.5 St. Chad's House

- 5.5 To the north of the conservation area is the church of St. Chad **(5.6)**. In the middle ages the township formed part of the parish of Stoke-on-Trent. By the 16th century Bagnall was a chapelry, one of several carved out of the main parish and given a small building to serve local needs. Some time after 1807 the chapelries of Bucknall and Bagnall (with Bucknall Eaves) became a separate parish. In 1834 the church of St Chad replaced the old timber-framed chapel, already ruinous by 1817. Built as a simple rectangular, the tower and chancel were added in 1878.

⁵ *Ashlar is smoothly cut stone, and a sure sign of a prosperous owner.*



5.6 Bagnall Church



5.7 *The churchyard cross*



5.8 *The village cross*



5.9 *The chest tomb*



5.10 The Lych Gate

5.6 In the church grounds is a 17th century churchyard cross (5.7), a 19th century chest tomb (5.9), the lych gate (5.10) and on the green to the north of the Hall is a 16th century parish cross with a Celtic style crosshead (5.8).

5.7 The telephone kiosk is of a type designed by Sir Giles Gilbert Scott in 1935 (5.11).



5.11 The telephone kiosk

6.0 Key unlisted buildings

- 6.1 Of the unlisted buildings the most significant belong to Old Hall Farm, rebuilt around 1800 (6.1) where the farmhouse and farm buildings are a strong reminder of the village's past. Of the early farmhouses only Bank House is unlisted. Shrouded in render it currently makes little contribution to the general scene.
- 6.2 Of greater importance are 'The Cottages' (6.2), a row of brick houses occupying much of the road frontage south-east of Bagnall Hall next to St. Chad's Church Hall, an unpretentious brick building with a gothic touch (6.3). A small triangle to the north-west of St. Chad's House contains stone cottages (6.4). Beyond, lies the stone Old School House, extended to form the modern village hall (6.5).
- 6.3 Later buildings include a number of detached houses of varying dates. Those that blend best are set randomly, well back from the road, and are mostly of a mellow brick or simulated stone. Those to the north west of 'The Cottages', with deep tiled roofs, are among the more successful of the modern houses.



6.2 *The Cottages*



6.3 *St Chad's Church Hall*



6.1 *Old Hall Farm*



6.4 *'Island' cottages*



6.5 The village hall

7.0 Green space, trees and boundaries (Map three)

7.1 The Conservation Area is characterized by a series of small greens flanked to the south and west by a sinuous line of early farmhouses and farm buildings occupying the north or northwest of each main close. Variable in shape, they result from the intersection of the numerous local drove roads that outline the closes and intersect in the centre of the community. Largely grass or tree-covered, their irregular shapes make a major contribution to the informal nature of the settlement, allowing new-buildings to be set well back from the roads, and helping to retain the feeling of a small rural community.

7.2 The triangular green to the north of Bagnall Hall forms the centre of the Conservation Area. Planted with trees in 1897 to mark Queen Victoria's Jubilee (7.1), it provides an attractive setting for the village cross. Near the Stafford Arms is the remains of a further green containing a car park discretely masked by stone walls, and with a grassed area to the north.

7.3 Within a leaf-shaped area to the north of the Cottages and Bank Farm are two open areas, flanking a small cluster of new houses. The western part is a grassed area with an area of parking, while the eastern part has been heavily quarried, giving an interestingly irregular feel to the area.

7.4 Of particular importance is the surviving remnant of Close 1, which mitigates the effects of modern development on the rest of the close, and preserves the pastoral character of the village on its southern approach (9.2).

7.5 Many of the older boundaries retain low dry-stone walls, whose unsophisticated building style is one of the hall-marks of the Conservation Area.

7.6 To the south of the Conservation Area footpaths lead out to open countryside via walled holloways, which are attractive, unmetalled examples of the local droeways that once fringed the main enclosures.



7.1 The Jubilee plaque

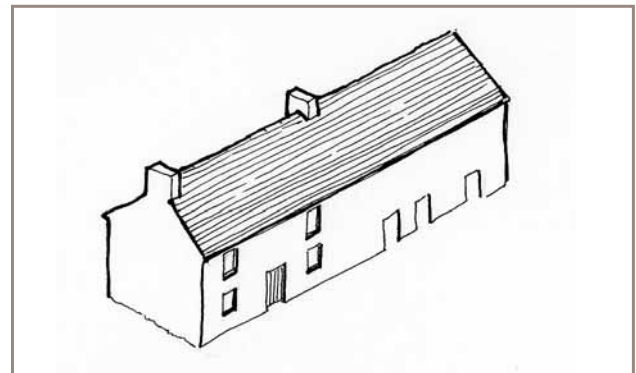
8.0 Local details

Form and siting

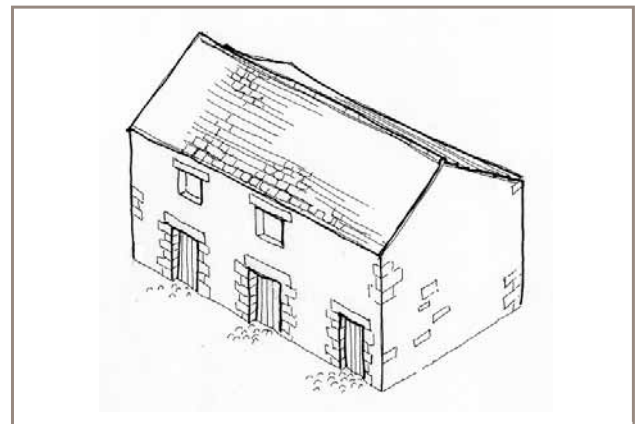
8.1 Traditional farmsteads in North Staffordshire consist of a detached house and one or more detached outbuildings serving a variety of functions (8.1). There is no set pattern to their arrangement, which is designed to fit the lie of the land. On steep slopes large buildings will lie along the contours, on gentler ground they may be arranged round a farmyard as at Old Hall Farm or Manor House Farm (Map two).

8.2 Farmsteads with farmhouse and barn under one roof were cheaper to construct, and are found mainly in areas of late enclosure where smallholders were struggling to make ends meet (8.2). They are rare in village centres or on the older farmsteads.

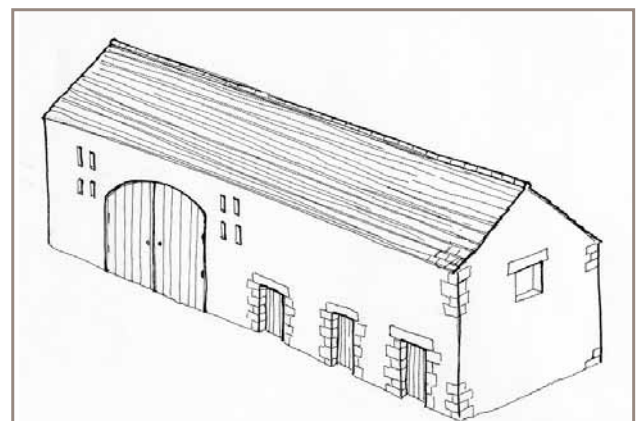
8.3 Large outbuildings may be called barns, irrespective of function. They may be cattle sheds with three or five smaller entrances and have haylofts with pitching holes (8.3), or threshing barns with a cart arch and threshing floor flanked by full-height storage space for grain crops and have narrow ventilation slits, or a combination of the two (8.4). Some have a granary on an upper floor accessed by an external staircase, as at Bank Farm.



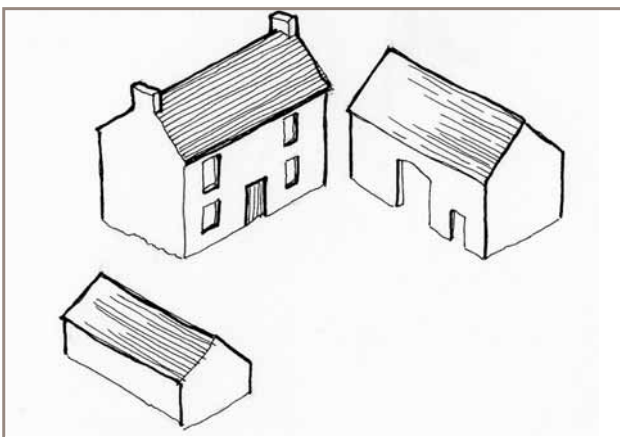
8.2 *Farmhouse and farm buildings under one ridge line*



8.3 *A three-door cattle shed with hayloft over*

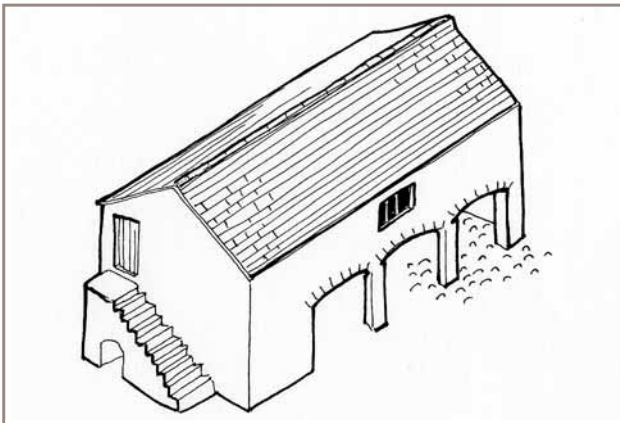


8.4 *A threshing barn and cowhouse combined*

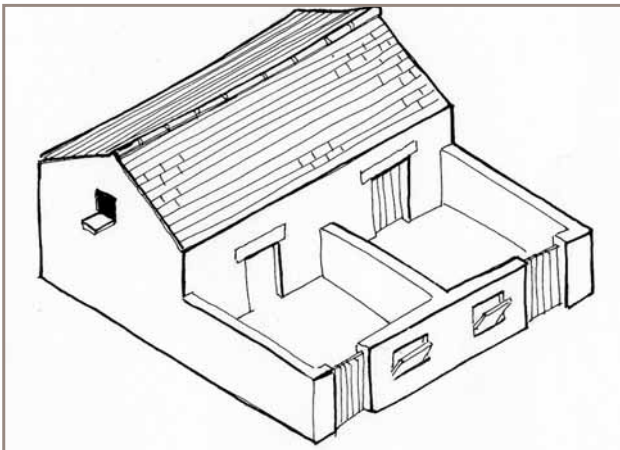


8.1 *Farmhouse with detached farm buildings*

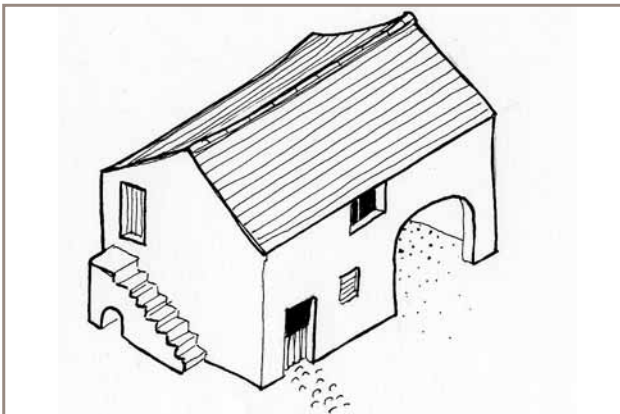
8.4 Smaller outbuildings may include a granary over a cart shed (8.5), a stable, a shelter shed, or a pig-sty with a hen house above (8.6). The stable will generally be near the house, have a larger door than the cowhouse, and have a window adjacent to the door (8.7). A wide range of unaltered buildings survive at Old Hall Farm.



8.5 A shelter shed with granary over



8.6 Pigsties with hen house over

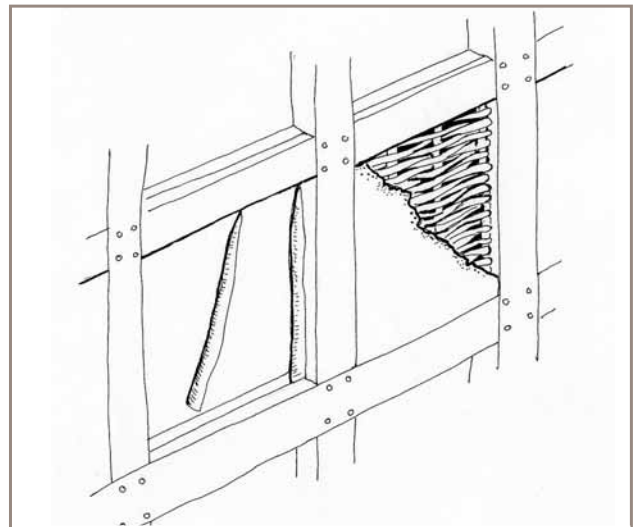


8.7 Hackney stable with granary over

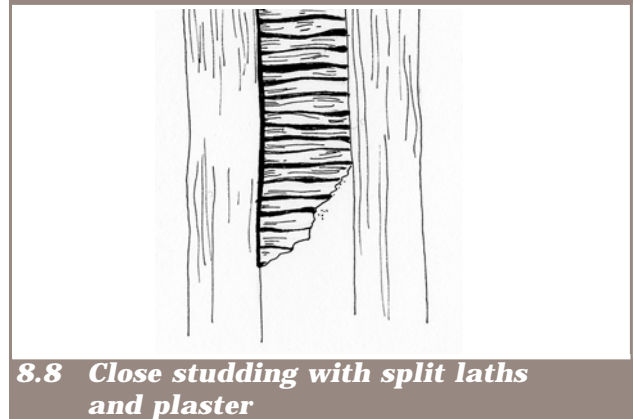
Building materials

Timber

- 8.5 Oak was the main building material in the Middle Ages, except for high status buildings like churches where stone was more common. Bagnall had a timber chapel until its replacement in the mid 19th century. Where good building stone was absent, timber houses continued to be built well into the 17th century. None survives externally in Bagnall, but Bank Farm retains a 16th century closed-truss as the central division in the oldest part of the house (Appendix 1).
- 8.6 Walling consisted of either square framing with wattle and daub, or close-studding with split laths and plaster. Interior walls in stone buildings continued to be built in this way until the 18th century. (8.8)

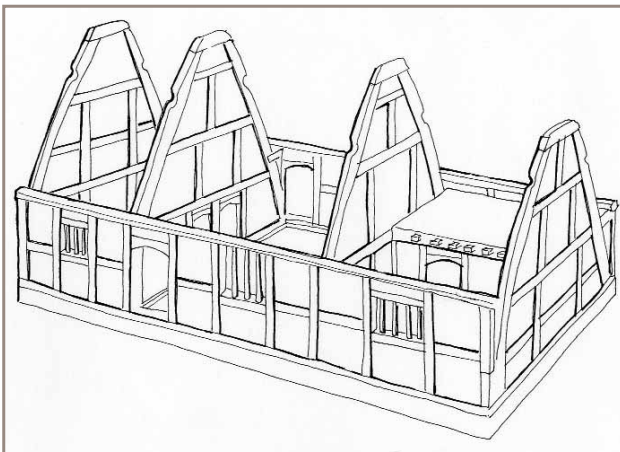


8.8 Square framing with wattle and daub

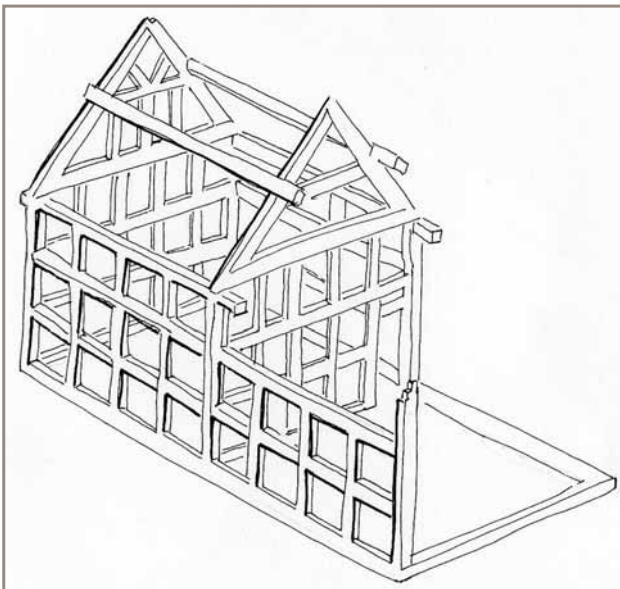


8.8 Close studding with split laths and plaster

- 8.7 Small buildings were often cruck framed with little or no headroom in the upper storey (8.9). A cruck survived at Bagnall Grange until the 1980s.
- 8.8 Larger houses were box-framed and had greater headroom (8.10), allowing full use of an upper floor, as at Bank Farm.



8.9 Cruck construction

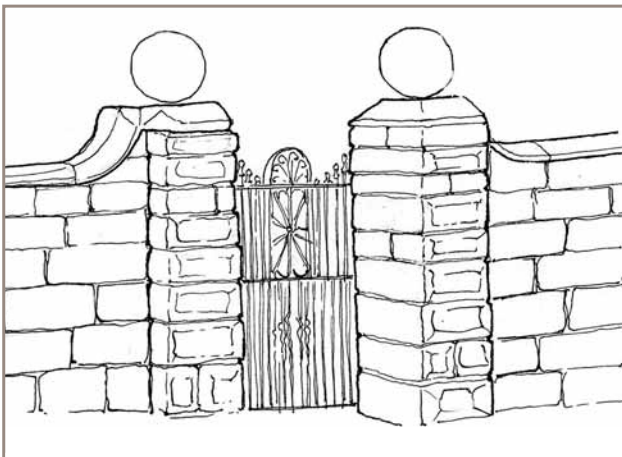


8.10 Box-framing

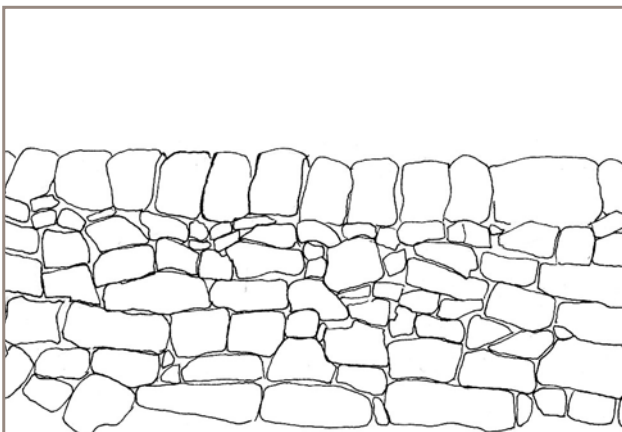
Stone

- 8.9 Bagnall lies on the Millstone Grit Series, which includes both sandstones and gritstones. These include Chatsworth Grit (water bearing stone on which the main hamlet is sited), Brockholes Sandstones, Hurdslove Sandstones, and Rough Rock (which forms Baddeley Edge). Freeholders could quarry from their own lands, but prior to Parliamentary Enclosure had additional rights to building materials from the surrounding moorlands. The south of the parish is covered with boulder clay so stone for Bagnall's early buildings came from either the central holdings or moorland to the north and west of the township.
- 8.10 Stone came into general use by around 1600 and remained the main building material for farms and farm buildings well into the 19th century. Most of that used in Bagnall is of a soft pinkish gray colour.
- 8.11 Ashlar (smoothly dressed stone) was the preserve of the gentry as at Bagnall Hall, although smaller houses might be 'gentrified' by the addition of an ashlar façade as at Bank Farm. Coursed rubble (roughly dressed stone) was used for the majority of houses. This came from the nearest source: a small local quarry, or stone cut while forming a house-platform or cellar. Ashlar and dressed stone for detailing came from further afield, so that mullions, quoins, eaves and copings provide a contrast with the body of the house.

8.12 The status of a house and its owner were mirrored in the garden walls. Coursed walling with well-tooled capping stones and decorative gateposts were provided for gentry houses like Bagnall Hall (8.11), and drystone walls with simple capping stones form the boundary walls for farmhouses and cottages. (8.12). The latter are of particular importance to small rural communities like Bagnall where modernisation and gentrification are tending to erode the true character of the area.



8.11 *High status walling and gateposts*



8.12 *Drystone walling with the traditional half-round of coping stones*

Brick

8.13 By the early 18th century the gentry were using brick although there are no examples in Bagnall. By the mid-18th century it was in regular use in urban areas, and became widely used in the 19th century. 'The Cottages' in Bagnall are an attractive rural example of small-scale early 19th century brickwork with stone gables and dressings. With bricks of uneven texture and with colours ranging from deep red to dark brown, it has all the best characteristics of handmade brick (6.2), in marked contrast to the mass produced red brick of the former Post Office.

8.14 Elsewhere in the Conservation Area brickwork lies between the two extremes. St. Chad's Church Hall is red brick but one with sufficient variety to soften its character.

Roofs and roofing materials

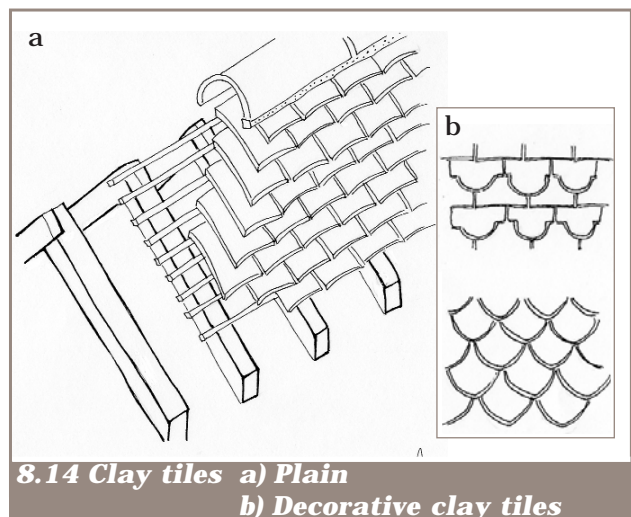
- 8.15 Until the 19th century many roofs in both town and country were of thatch, although surviving examples are rare. The thatch was thick and on stone houses it was contained within raised copings at the end of each gable.
- 8.16 Coping stones were either hog-backed (17th century) or flat (18th and 19th centuries), and shaped to throw water onto the roof and towards the guttering system. If a roof of this type was extended the coping would be removed and replaced on the gable end of the extensions. Hog-backed coping supported on distinctive 17th century style kneelers (8.13) are a feature of most of the earlier buildings in Bagnall (see 5.2, 5.3 and 5.4).



8.13 Coping stones and kneelers

- 8.17 The characteristic roof pitch for thatch was around 40° and a mixture of straw and rushes was used. When thatching was abandoned, the side walls might be raised to give greater headroom in the attics, leaving the gable walls unaltered.

- 8.18 Stone slates were used on the better quality housing. These are now relatively rare, but may survive as a few courses at eaves level with tiles or welsh slate above. Where there is no sign of the long walls having been raised, and no great depth below the coping stone, slates are likely to have been the original roofing material.
- 8.19 The 19th century saw the expansion of the Potteries coupled with new and better forms of transport. With these came the mass production and distribution of the clay roofing tiles, now regarded as the typical local roofing material. The majority are plain rectangular tiles, but 19th century roofs may have alternate bands of plain and fish-scale or acorn tiles. All were handmade and have an irregularity that cannot be simulated by modern machine made tiles. In Bagnall only plain tiles are in evidence.



**8.14 Clay tiles a) Plain
b) Decorative clay tiles**

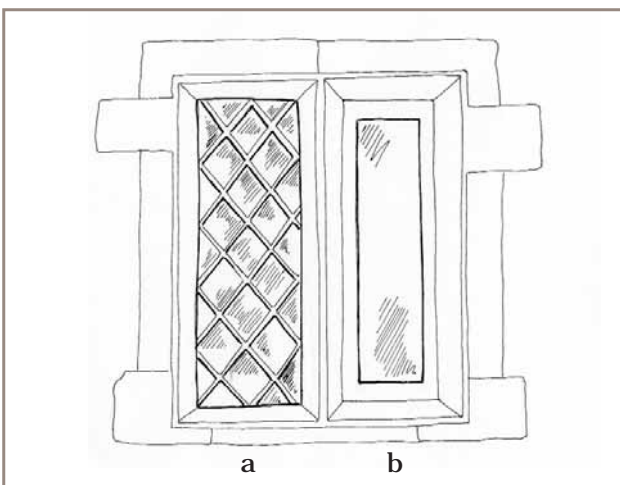
- 8.20 Slate is less common, though with improved transport Welsh slate became available, and is particularly in evidence in 19th century town houses.

8.21 Dormers rarely feature on vernacular buildings in North Staffordshire. By 1700 they are present on a small number of high status houses, set on the wall line and continuing the stone upwards to a small stone gable, or well inside the wall line to give lighting to a central attic space. Later, architect designed buildings like estate cottages may include dormers, but they are rarely found on traditional farm-houses and are not characteristic of early housing in Bagnall, where plain single pile roofs are standard, making Old School House (the village hall), a late architect designed exception (6.5).

Windows and window surrounds

8.22 A window consists of three major elements: the window surround whose structural elements form the opening; the frame that is inserted into that opening; and the glass.

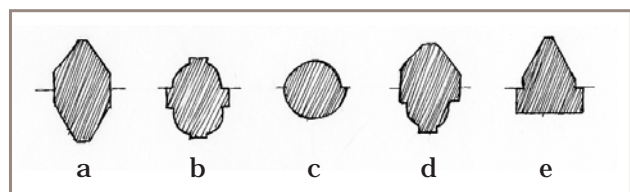
8.23 Early windows tend to be small, but over time alternative means of construction were developed and the openings changed shape, acquiring a vertical rather than a horizontal emphasis and greater size.



8.15 Mullioned windows: traditional and non-traditional methods of glazing
 a) leading with diamond panes
 b) wooden frame with single pane

Mullioned windows

8.24 In the earliest houses glazing was applied straight into the structural surround, without recourse to a wooden window frame. As a result, modern window-frames sit uneasily in 17th or early 18th century window openings, blocking the light and appearing clumsy, an effect compounded by the addition of double-glazing (8.15).



8.16 Mullions: changing styles

- a) *chamfered*
- b) *ovolo*
- c) *rounded*
- d) *chamfered and ovolo*
- e) *block mullion*

8.25 The structural elements consist of a stone surround chamfered to match the mullions, which carried split lintels and divide the windows into separate lights. Early mullions were chamfered both inside and outside to a variety of designs, including the rounded version on the south gable of the Stafford Arms (5.4). By 1650 diamond shaped mullions were being mass produced at the quarries and had become standard for the smaller houses such as Bank Farm (5.3).

8.26 By 1750 a simpler version had appeared, with straight-cut masonry on the exterior and including 'block' mullions with a flat outer face. (8.16).

8.27 The Victorians revived the earlier version but on a grander scale and with single blocks for lintels and sills like that above the bay of St. Chad's House, unusual in an earlier age (5.5). In all cases the window surrounds were keyed into the surrounding masonry, a far cry from the mass-produced square or rectangle used in the cruder forms of modern 'restoration' work.

8.28 All were glazed with leaded lights. Diamond shaped panes gave way to rectangular panes in the early 18th century. Both used simple, clear, hand-made glass, stained glass being reserved for churches and high status gentry houses. By contrast, the Victorians loved elaboration, using complicated leading patterns and stained glass with a cheerful abandon, of which the modern applied leading and coloured glass provide no more than a pale pastiche.

8.29 It is rare for 17th century glass to survive, and rarer still for it to be in its original leadwork. Most mullioned windows contain replacements, either single sheets of glass set straight into the stonework, set in a metal surround, or set in a wooden surround, with or without a casement. The Stafford Arms and Bank House show how wide variations can be.

Casements and sashes

8.30 As glass became cheaper windows became larger, and stone surrounds gave way to plain or decorative lintels and projecting sills for windows with a vertical emphasis. These were designed to take wooden frames with side-hung casements or vertical sliding sashes. Early 18th century casements might still be given leaded lights set in metal frames, but later examples had separate panes of glass divided by glazing bars (8.17).

8.31 The bars are slender and incapable of supporting double glazing, making double glazed windows inappropriate in a historic building because of the clumsy nature of the glazing bars needed to support it.

8.17 Casement windows



a) 18th century metal casement



b) 19th century wooden casement

8.32 Top-hung casements are rare in traditional buildings, and bulky 'storm-proof' casements are a creation of the 20th century and unsuitable in traditional buildings. Wooden casements of traditional design are still present in some upper windows at the Stafford Arms.



8.18 Vertical sliding sashes

a) 18th century, exposed sash boxes, 6 over 6 panes

b) 19th century, concealed sash boxes, 8 over 8 panes

c) 19th century, concealed sash boxes, 2 over 2 panes

8.33 Vertical sliding sashes come in many forms. The earliest were set on the outer edge of the wall with the sash boxes visible. Later sashes occupied purpose built window openings with brick or stonework designed to mask the sash boxes **(8.18)**.

8.34 As a rule of thumb, the earlier the sash the more panes of glass were used. Thus 6 over 6, or 8 over 8 panes were usual in the 18th century. By the 19th century glass manufacturers could produce large sheets of glass at a reasonable cost, and 2 over 2 panes, or even 1 over 1 became possible. Bagnall Hall has fine decorative, margin-glazed, 19th century sashes on its main façade **(5.1)**.

8.35 Horizontal sliding sashes known often as 'Yorkshire' sliding sashes are less common, and generally have a series of 4 or 6 panes.

Doors

8.36 Door styles also vary. The simpler buildings in both town and country had vertically boarded doors, as did farm buildings, and most ecclesiastical buildings. Farm buildings might include stable doors with an upper section which could be fixed open while the lower section remained closed. Panelled doors are common both inside and outside in high status buildings, and were often used for the front door of a farmhouse in contrast to plank doors at the rear or in the interior (8.19).



8.19 Doors

Chimneys and porches

8.37 Chimneys were rare in medieval houses, but became general from the 17th century onwards. The number and position of the chimneys is an essential feature in historic housing, reflecting the interior design, and the relative wealth of the owner. Three quarters of all 17th century houses in the Staffordshire Moorlands had only one hearth, burning wood or turf, and only one chimney.

This includes many of the yeoman farmhouses, where additional chimneys and chimney breasts are an important part of their development.

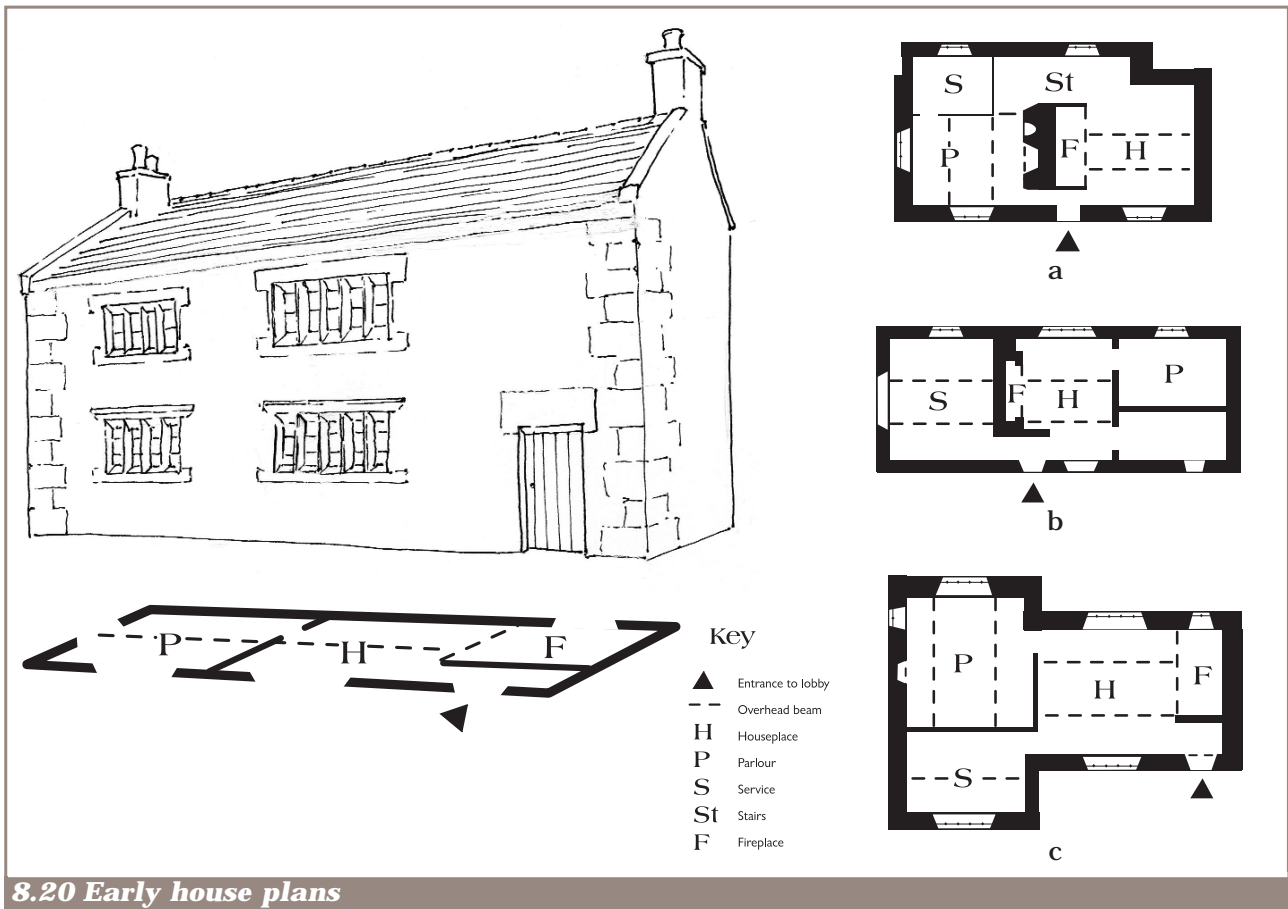
8.38 By the mid-18th century wood was becoming scarce and coal more accessible. Smaller houses began to have more heated rooms, each with a chimney breast for a coal fire, and served by gable end chimneys.

8.39 Porches were a status symbol for the wealthy in the 17th and 18th centuries: farmhouses or cottages which had internal lobbies instead (see below 'Plans'). Forward additions of any kind have a major impact, as do porches, and may well be inappropriate on a vernacular building, although often included in later architect-designed houses.

8.40 Just as exterior details changed over time so did house plans. The earlier buildings are single pile buildings, one room deep, to which one or more cross wing might be added to form a larger house as at Bank Farm (8.20 c).

8.41 Double pile houses, two rooms deep, under separate roofs with a valley between, or under a single roof span were rare in the 17th century, but became increasingly used for the more substantial houses as the 18th century progressed, as at Bagnall Hall.

8.42 Each had a characteristic arrangement of rooms and windows. In the earlier houses you can read exactly how the house worked from the placing of the doors and windows. In later houses a polite façade tends to mask the internal working of the house. Each is characteristic of a period and part of the essential character of the house.



8.20 Early house plans

8.43 Medieval houses had a hall open to the roof entered from a cross-passage that served both front and back doors. By 1600 new plans were becoming fashionable which included a lobby entrance between the doorway and the fireplace. This was usually the only entrance, and acted as an internal porch to reduce draughts. On the opposite side of the building a small fire window was introduced to light what estate agents know as the 'ingle nook'. Other windows were kept to a minimum, one to a room, so that the internal arrangements are clear from the outside of the building as at Jack Hayes.

8.44 By the mid-18th century symmetrical facades were in fashion with a central doorway flanked by one or more windows, to a two or three storey house, which in the larger examples would be a double pile house. Mid-18th and 19th century examples in brick were the fashionable houses of their day, and particularly in evidence in the towns.

8.45 In the 18th and 19th centuries facades might be completely replaced, as at Bank Farm, to provide the newly fashionable central entrance plan, often adding a central hall and staircase at the same time. Jack Hayes is a good example, where a three bay lobby entrance plan has been revised to give a central doorway on the opposite side of the house from the original main entrance.

9.0 The setting of the conservation area

9.1 Bagnall lies on high ground on the fringes of the Pennines. Away to the west lies Baddeley Edge where the land drops sharply past former squatter settlements to the low-lying area of the Potteries. South of the village, where Wetley Moor once stretched, long straight roads, the product of Parliamentary Enclosure, provide distant glimpses of the hilltop settlement (9.1).



9.1 *View in from the south showing the siting of the hamlet*

9.2 Entering the village from the south, the surviving portion of Close 1 creates an essential barrier between old buildings and new (9.2), and gives an unbroken view of Old Hall Farm.



9.2 *View in from the south west to Old Hall Farm*

9.3 To the northwest the land drops sharply to Stanley Moor, partly masking 20th century development. Outward views across field and playing field are still available from the churchyard (9.3).



9.3 *View out from the churchyard to the north west*

9.4 Where a footpath leaves across the green, scattered trees allow distant glimpses of wider views (9.4) including the high ground round the Roaches (9.5) while southwards, the back gardens allow glimpses of gently rolling countryside with small fields and plentiful tree cover.



9.4 *View out to the north east over former quarry*



9.5 *View out to the north east towards the Roaches*

10.0 The erosion of historic detail

- 10.1 Moorlands farmers were rarely wealthy, making small size and simplicity key features of the local vernacular. In a more moneyed age a major threat to the character of the Listed Buildings is the desire to spend on decorative detail that is out of character with the original e.g. stained glass in a barn conversion. For unlisted buildings it is the loss of historic windows and doors, and their replacement with the bland uniformity of UPVC, applied leading, or 'off the peg' joinery, that is the most serious threat.
- 10.2 Linked to this, and equally damaging is the alteration to window openings with the loss of their original proportions and detailing, and the introduction of double glazing requiring heavy glazing bars and window surrounds.
- 10.3 Frontages are particularly susceptible to damage through forward extensions such as porches, and the loss of gardens to front parking.
- 10.4 Loss of drystone walling is a further threat to the area. Only Bagnall Hall, the one gentry house, has a more sophisticated style of walling complete with stone gate piers, a distinction which underlines its status. Elsewhere, inappropriate and poorly detailed copies seriously detract from the simpler buildings.
- 10.5 The unplanned air of random placing is another characteristic of the Conservation Area, and the least successful additions are those like the former Post Office, which introduce sizeable buildings by the roadside in an unsympathetic building material.
- 10.6 Successful materials for new housing have a mellow feeling, whether of simulated stone or brick. Conversely, large areas of painted render, and areas of bright woodwork, eminently suitable to urban areas, stand out in rural surroundings, as do flat roofs and untraditional roofing materials such as concrete tiles.
- 10.7 New building has resulted in the loss of almost all the original walling of the western close, except where a group of listed buildings and additional stone cottages cluster together near the church. New building has also robbed the western arm of the Conservation Area of much of its rural character, apart from the area immediately adjacent to Old Hall Farm.

APPENDIX ONE

LIST OF BUILDINGS OF SPECIAL ARCHITECTURAL OR HISTORIC INTEREST COMPILED UNDER PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) ACT 1990

The entire building is Listed, including all internal and external features irrespective of whether they are mentioned in the List description, and includes curtilage buildings that formed part of the property up to 1948. The descriptions are designed to identify the building, and provide the Secretary of State with sufficient detail to justify the recommendation by English Heritage that the building should be Listed. They do not provide a definitive description of all the historic features.

BAGNALL CONSERVATION AREA

Bank Farmhouse

Grade II

Farmhouse. C17 core with C18 refronting and late C19 alterations. Coursed squared and dressed stone of ashlar quality to the front; machine tile roof; verge parapets; brick end stacks. T-shaped plan. 2-storey, 2-window entrance front; 3-light C20 casements; raised string at cill level of both floors; small blind central opening to first floor; central entrance with Tuscan doorcase and part-glazed door. Gable to lane has blind chamfer mullioned 3-light windows to ground floor; rear of entrance front has massive lintel to former front door with a cavetto string running the length of the elevation stepped over it; stair window of 3 tiers and 6 lights, block mullioned and transomed to side of gable facing lane.

Bagnall Hall

Grade II

House. Core dated 1603, rebuilt 1777 and altered early C18. Coursed and dressed stone of ashlar quality; hipped tile roof; stone end stacks. 2-storey, 5-window front; glazing bar sashes of unusual diagonal bar pattern, raised surrounds corbelled to left. The left-hand trio of windows are set in a slight break marked by raised quoins, this composition is endorsed by a blind centre window over the entrance which has a corbelled cornice surmounted by carved lions; moulded surround to 6-panel door with overlight. A datestone is set between the right-hand pair of windows at first-floor level, inscribed:

IM 1603 IM REBUILT 1777

Flat-roofed single-storey addition to left.

Barn approx. 25 metres south of Bagnall Hall

Grade II

Barn, now dwelling. c18 with early C19 alterations and C20 fenestration. Coursed dressed and squared stone; tiled roof; verge parapets; ridge stack to left of centre. Now of 2 storeys and 4 bays divided by buttresses; window to each bay on first floor but blind to left of centre bay on ground floor; labelled elliptical-arched coach entry to right-hand bay with C20 'Spanish' panelled doors.

Perimeter wall and entrance gate to Bagnall Hall

Grade II

Perimeter wall. Early C18. Rough-faced, coursed stone approximately, 50m long and 1.2m high; pitched coping ramped up to piers surmounted by ball finials; extremities finished by piers. Wrought iron gate with arched central panel containing scrolled work. Included for group value.

Church of St Chad

Grade II

Parish church. 1834, altered c.1880. By J. Beardmore. Coursed squared and roughly-dressed millstone; machine tile roofs; verge parapets. Tower, nave and chancel. Tower: of 3 stages, strings above and below bell chamber, slightly corbelled to crenelated parapet; labelled pointed 2-light Y-tracery bell chamber openings, entrance porch to south, boarded door. Nave of 3½ bays divided by 2-stage buttresses, 2-light Tudor-arch windows; the half bay to the east has a tall shouldered plinth set between the buttresses. Chancel: of 1879-81; 2 bays, 3-light Tudor window to west and small similar single-light to east; Tudor-arched labelled east window of 3 trefoil-headed lights; gabled vestry to north side of chancel.

Churchyard cross

Grade II

approx. 4m south of tower of Church of St Chad

Cross. Probably C17. Red sandstone. 2-tier stepped octagonal base. Tapered square shaft approximately 1m high, deeply chamfered with cyma recta stops; enlarged head with inscribed Ionic scrolls.

Chest tomb approx. 2m south of nave of Church of St Chad

Grade II

Chest tomb. Early C18. stone. Inscribed sides, projecting angle piers, heavily projecting slab top with low-pitched hipped centre block with acroteria at angles.

Stafford Arms Public House (3 units)

Grade II

Group of 3 cottages, now public house. C17, altered mid-C18. Coursed and squared stone; machine tile roofs with verge parapets to each unit; ridge stack to left and end stacks to right. 2-storey frontage. Left-hand unit: of 3 windows; casements, widely-spaced to right, boarded door to left of centre with pent porch; blocked entrance to right, now a window. Centre: 2-window range; C19 three-light chamfered mullioned windows, 2 ground-floor windows are offset to right, C19 single-storey gabled porch offset to left, 3-sided front with single-light windows to diagonal sides and Tudor-arch central entrance and boarded door. The roof has an unusual mock-Medieval smoke vent to the left. Right: slightly taller than the remainder, a 4- and 3-light chamfered mullioned window to the first floor, the larger left-hand window has a gabled coat- of-arms below the cill, large 3-sided single-storey bay window to the right side of the ground floor, chamfered mullion and transom windows and solid stone-block, ogee-shaped pitched roof; hipped porch on stone brackets (reminiscent of the work of G.E. Street) , boarded door, 3-storey side elevation facing the church (q.v.). The group forms the focus of the village green.

Village cross approx. 30 metres north of Bagnall Hall

Grade II

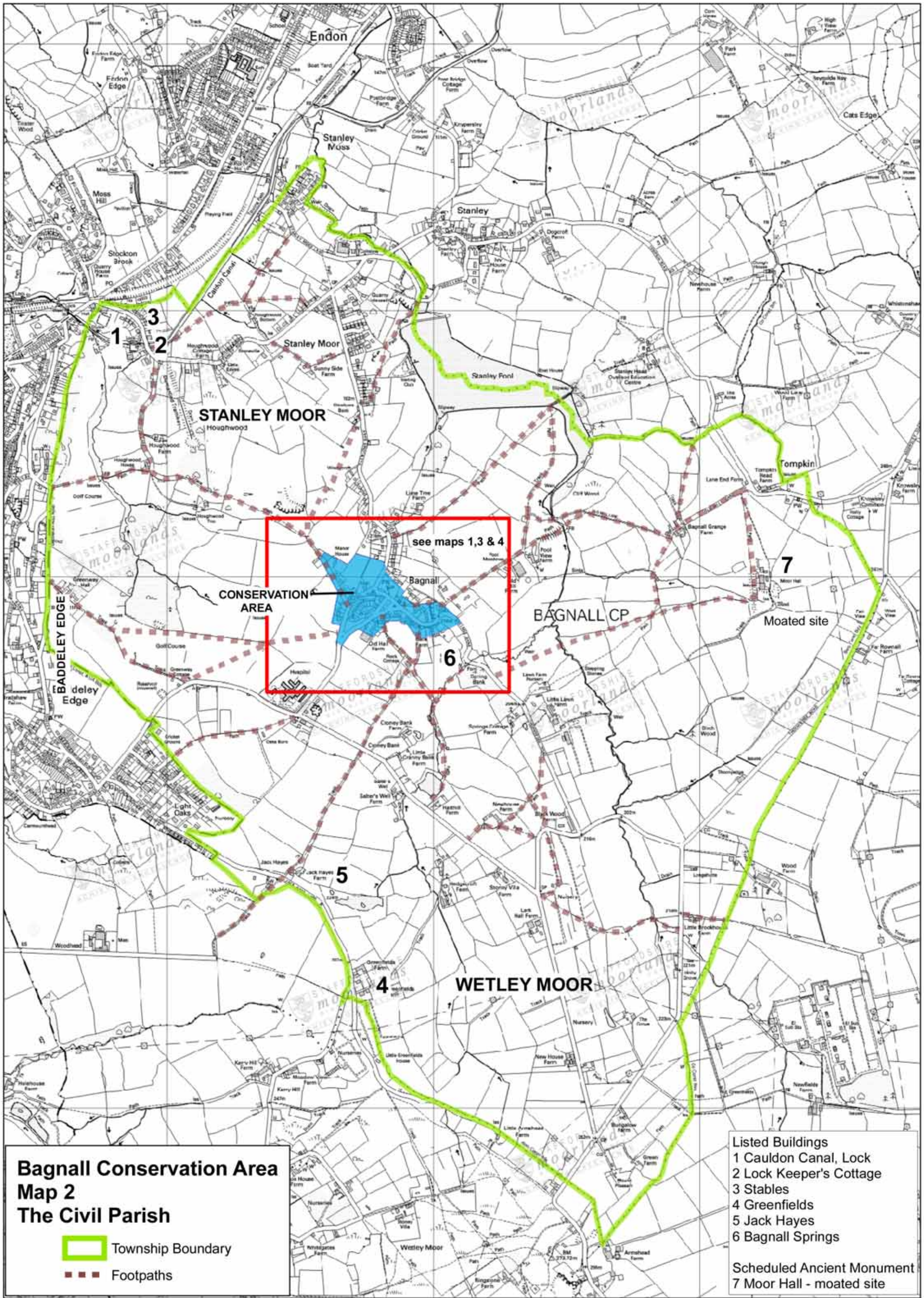
Village cross. Possibly C16, restored late C19 or early C20. Stone. 4-tier stepped base of which the top is a solid block; square shaft approximately 2.5m high, chamfered and finished by a Celtic cross head; the top parts of the cross are rough-faced and must date from the restoration, although stated as original in previous list.

K6 Telephone Kiosk

Grade II

Telephone kiosk. Type K6. Designed 1935 by Sir Giles Gilbert Scott. Made by various contractors. Cast iron. Square kiosk with domed roof. Un-perforated crowns to top panels and margin glazing to windows and door.

THE LISTS WERE ACCURATE AT THE DATE OF PRINTING, BUT ADDITIONS OR DELETIONS MAY HAVE BEEN MADE AT A SUBSEQUENT DATE.



**Bagnall Conservation Area
Map 2
The Civil Parish**





- ▭ Township Boundary
- ▬▬▬ Footpaths

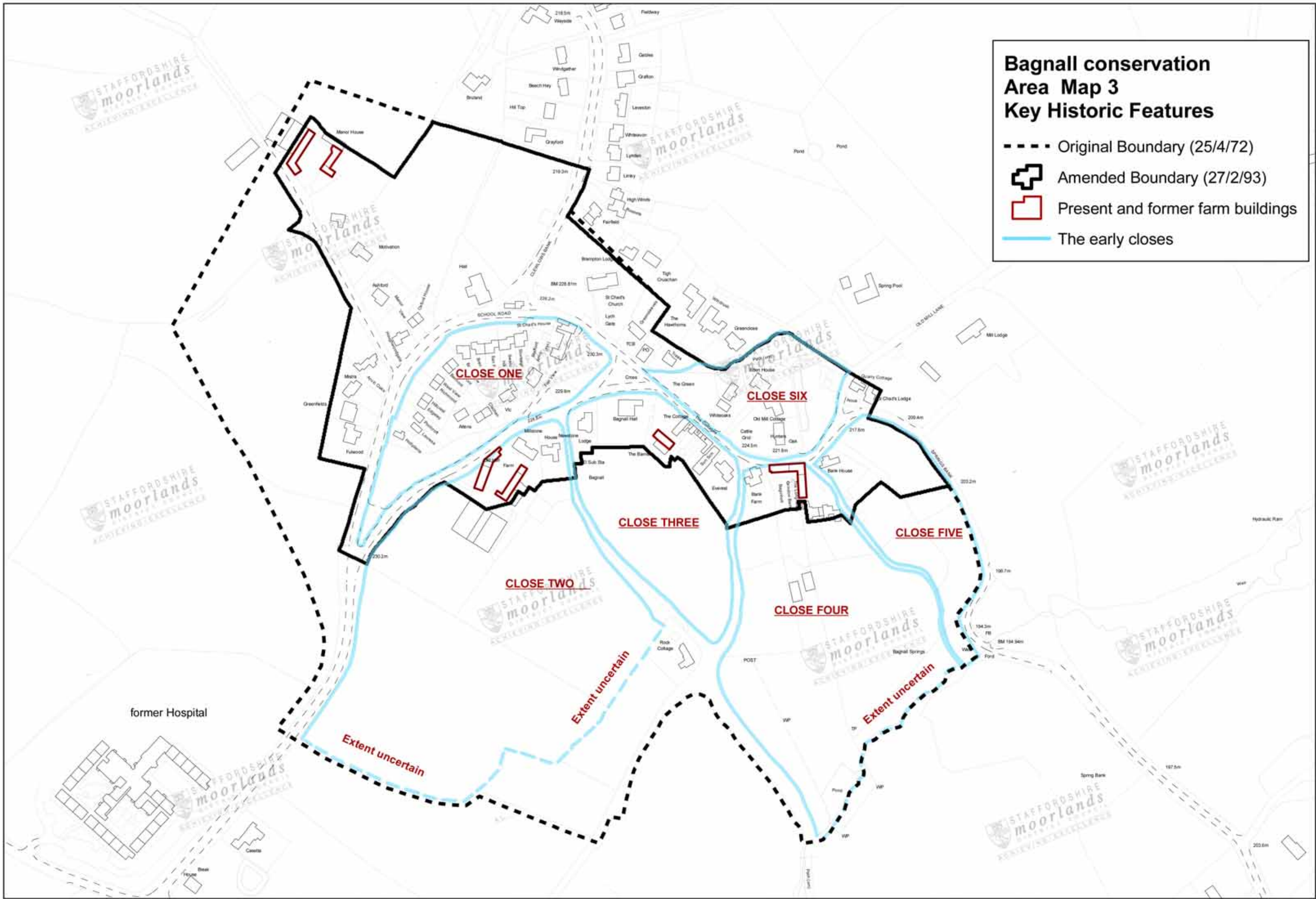
- Listed Buildings**
- 1 Cauldon Canal, Lock
 - 2 Lock Keeper's Cottage
 - 3 Stables
 - 4 Greenfields
 - 5 Jack Hayes
 - 6 Bagnall Springs
- Scheduled Ancient Monument**
- 7 Moor Hall - moated site

0 100 200 300 400 500
Metres

This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office. © Crown copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. Staffordshire Moorlands District Council. Licence No. 100018384. 2006.

Bagnall conservation Area Map 3 Key Historic Features

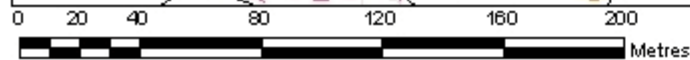
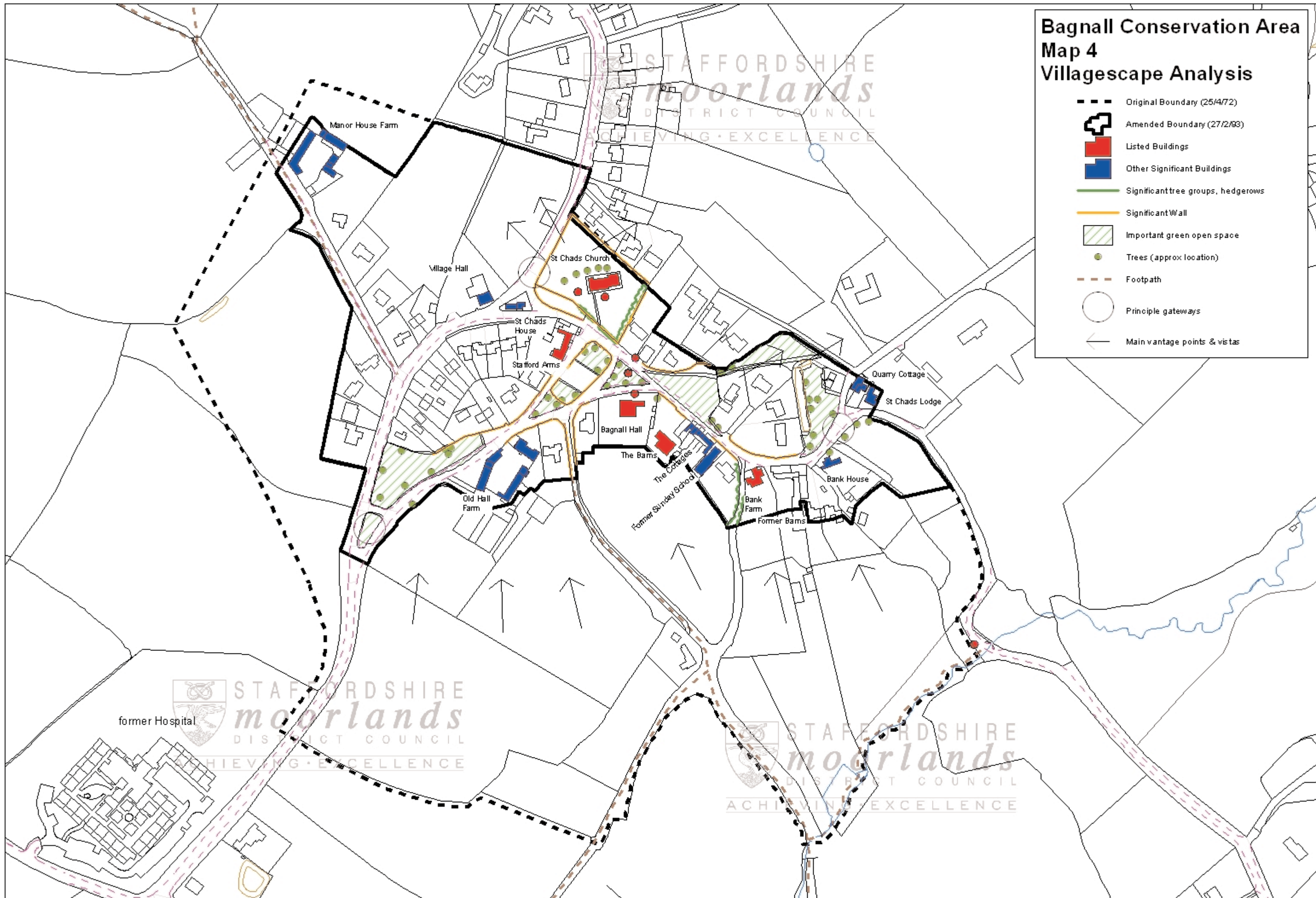
-  Original Boundary (25/4/72)
-  Amended Boundary (27/2/93)
-  Present and former farm buildings
-  The early closes



This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office. © Crown copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. Staffordshire Moorlands District Council. Licence No. 100018384, 2006.

Bagnall Conservation Area Map 4 Villagescape Analysis

-  Original Boundary (25/4/72)
-  Amended Boundary (27/2/93)
-  Listed Buildings
-  Other Significant Buildings
-  Significant tree groups, hedgerows
-  Significant Wall
-  Important green open space
-  Trees (approx location)
-  Footpath
-  Principle gateways
-  Main vantage points & vistas



**This document is available in
alternative formats on request**



STAFFORDSHIRE
moorlands
DISTRICT COUNCIL

ACHIEVING · EXCELLENCE



INVESTORS
IN PEOPLE

Gold



www.staffsmoorlands.gov.uk

email: conservation@staffsmoorlands.gov.uk

Tel: (01538) 395583 Fax: (01538) 395753

Staffordshire Moorlands District Council, Moorlands House,
Stockwell Street, Leek, Staffordshire Moorlands ST13 6HQ