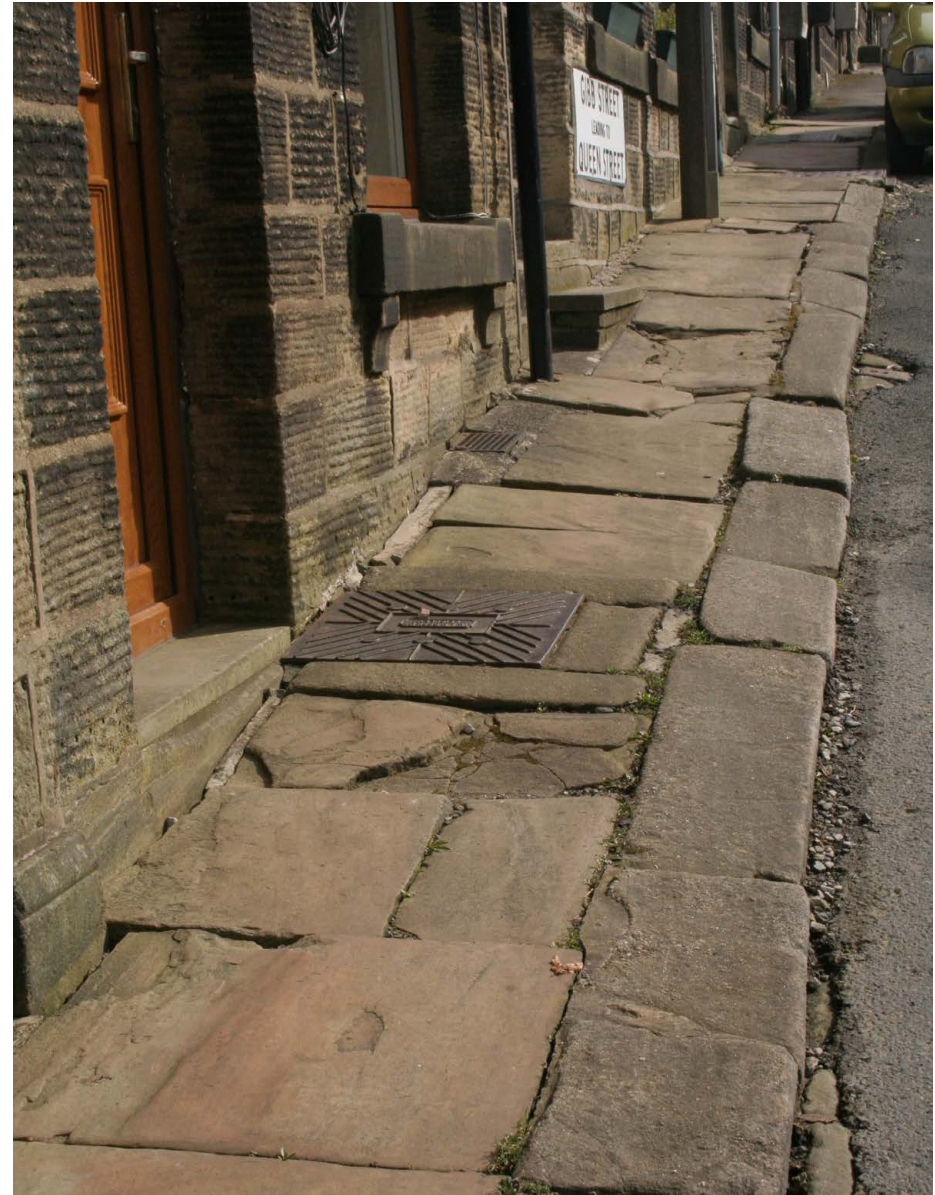


# Cowling Conservation Area Appraisal *Draft*

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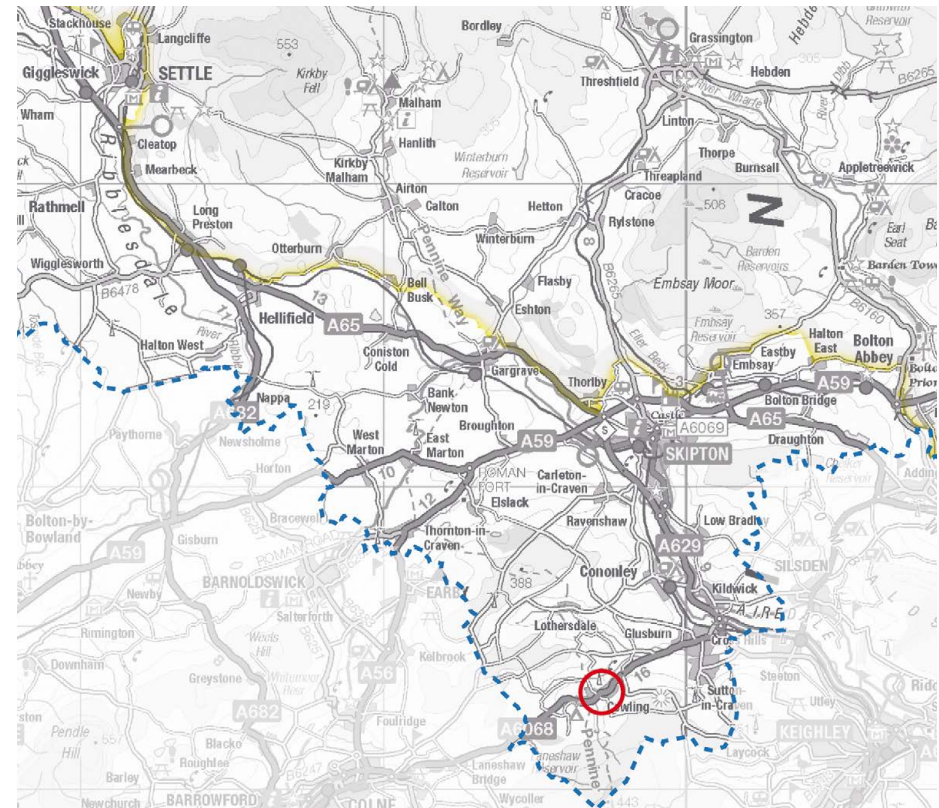
## 1.0 Overview

### 1.1 Purpose and use

Conservation area appraisals help Craven District Council and local communities to preserve the special character and appearance of conservation areas.

They do this by providing homeowners, developers, Council officers and other interested parties with a framework against which future development proposals in the conservation area can be assessed and determined.

A conservation area appraisal outlines the history of an area and explains what makes it special. It identifies the elements that make up the special character and appearance of the area, and those that detract from it, and provides recommendations for the area's management. This may include changes to its boundaries, where appropriate. A conservation area appraisal is not a history or detailed description of a place. It contains sufficient information to support effective management and decision making in the planning system.



*Location of Cowling*



In this way, appraisals support the District Council's legal duty (under section 71 of the Planning (Listed Buildings and Conservation Areas) Act 1990) to prepare proposals for the preservation and enhancement of conservation areas and to consult the public about those proposals.

You can find further information about conservation areas and the methodology used to prepare this appraisal, together with a general introduction to the history, landscape, buildings and settlement forms of Craven, in the document *Introduction to Craven Conservation Area Appraisals* which can be downloaded from the Craven District Council website.

## 1.2 Overview and special interest of the conservation area

The Conservation Area comprises three settlements, Ickornshaw, Cowling and Middleton:

- Ickornshaw is a fairly typical West Riding valley settlement with an early water-powered textile mill.

- Cowling itself is a roadside settlement of semi-urban character historically associated with mid to late-19th century steam-powered textile milling.
- Middleton is a settlement of terraced textile workers' houses.

Ickornshaw Mill – minus its chimney – is the only one of the six mills to survive into the 21st century. The terraced streets of Cowling consequently lack historic and functional context. Although much character remains in these streets, inappropriate window and door replacements have contributed to an erosion of character. Early 21st century development of former mill sites has, however, attempted to express some of the historic character.


The key landscape feature is the Ickornshaw Beck Valley, with high ground to the north (Cowling Hill) and south (Ickornshaw and Sutton Moors).

**Designation date:** 1989

**Appraisal date:** 2023

### **How to use the interactive conservation area map**

The interactive map on the following page contains a series of layers, each displaying a different piece of information. The elements include: the conservation area boundary, a Victorian Ordnance Survey map, listed buildings, landmarks, significant views, archaeology analysis, historic characterisation and open space assessment. The document *Introduction to Craven Conservation Area Appraisals* on the Craven District Council website lists the sources of this information.

These layers can be hidden and revealed in any combination, in order to illustrate and compare aspects of the Appraisal. This is achieved using the 'Layers panel', which is displayed by clicking the 'Layers' button  on the left-hand side of the screen. On the panel, click the small box alongside each layer title to hide or reveal that layer.

Note: interactive maps do not currently work on some browsers or pdf readers, or on the version of Adobe

Reader which is used on many mobile devices such as iPads and mobile phones. You are recommended to download the pdf on to a computer and open with Adobe software, which can be downloaded for free.

### **Navigating this electronic document**

This pdf contains features to assist navigation:

Click the contents page to reach individual sections, or use the 'bookmarks panel'.


Follow hyperlinks - identified by [blue text](#) – to online resources and documents or other parts of the report.

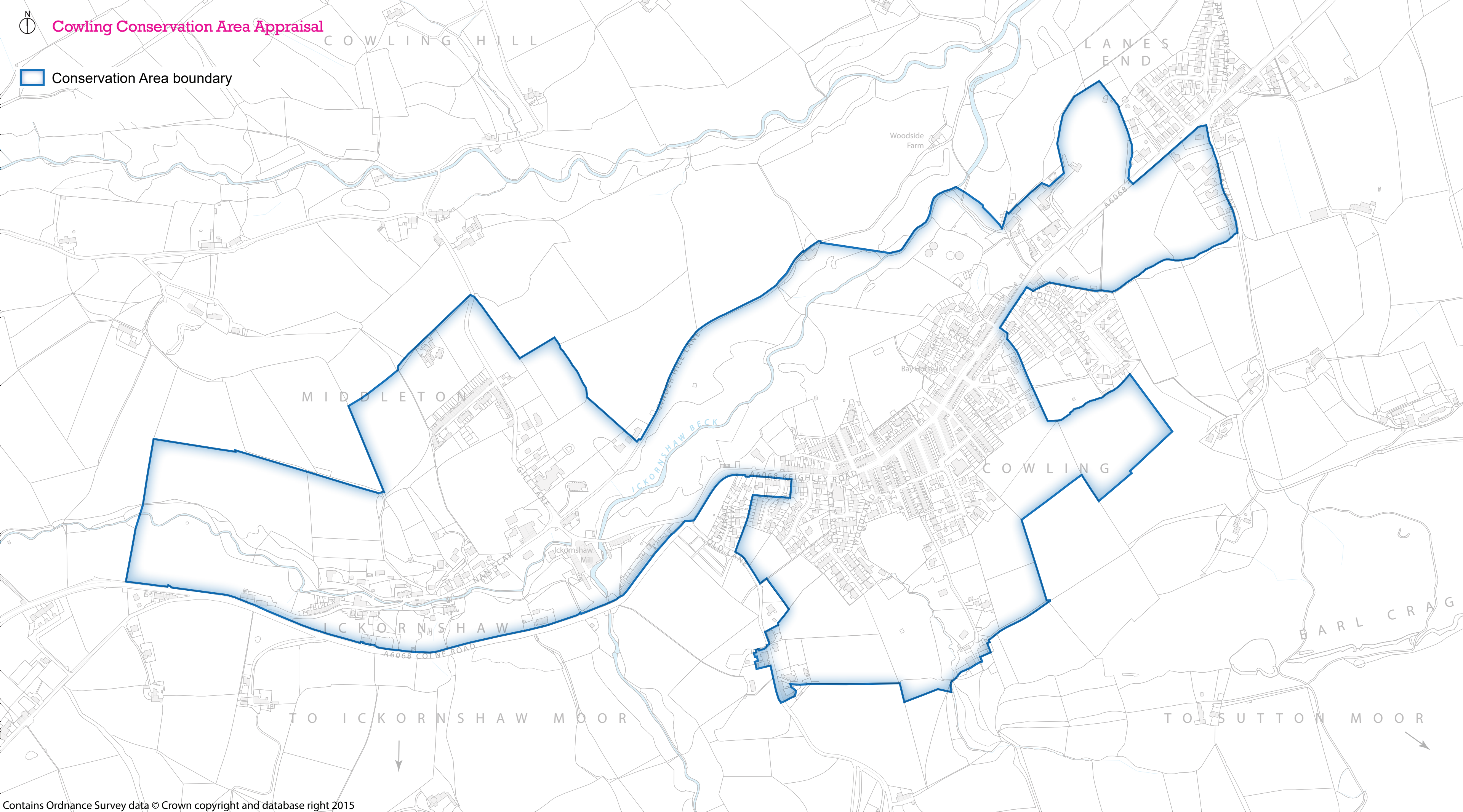
Use buttons at the bottom of each page to:

**Contents** return to the contents page

**Map** access the layered map



 Conservation Area boundary



## 2.0 Character

### 2.1 Historic development and contemporary character

Consult the following layers of the [interactive map](#) in combination with the text below: 19th century Ordnance Survey (OS) map; historical development analysis; archaeological analysis.

- Originally Cowling ('Collinghe' in the 11th century Domesday Book, as translated and made available through [Open Domesday](#)) comprised four separate settlements: Ickornshaw; Middleton; Gill; and Cowling Hill. Ickornshaw is the oldest extant settlement, and the grade II-listed Town End Farm dates to the mid to late 17th century.
- By the early 19th century, there were two water-powered textile mills in the immediate area. Ickornshaw Mill – late 18th century and later converted to steam – produced candle-wick and by 1846 had become a cotton mill. Gill Bottom Mill was producing textiles by the early 19th century.
- Limestone quarrying for building stone and lime was another industry. There is a large quarry by Ickornshaw Beck known today as Scar Close. The 1853 Ordnance Survey map (see [interactive map](#)) shows the presence of several lime kilns along the Beck.
- Ickornshaw expanded with the construction of further mills and terraced cottages in the 19th century (e.g. 2-30 Nan Scar and Middleton). The spiritual needs of this expanded community were met by the grade II-listed Holy Trinity Church (1845) and the unlisted Wesleyan Chapel (1875).
- Cowling is a later settlement that was not established until the Keighley - Colne Turnpike opened in 1815. It was known originally as New Road Side and consisted of the Bay Horse Inn and cottages flanking the turnpike (examples are 118-148 Keighley Road). This early settlement form remains almost complete today.



- Cowling expanded in the mid to late 19th century with the construction of four steam-powered textile (woollen) mills: Royd, Acre, Carr and Croft. Terraced housing for the mill workers was constructed at right angles to the main road (e.g. Fold Lane, Gibb's Street, Woodland Street). These streets are one of the settlements key characteristics. Each terrace has a back yard and outside privy/shed to the rear survive in several streets (e.g. Walton Street).
- Cowling is now almost exclusively a commuting community. Apart from a small post-war development around Collinge Road, the majority of more recent development occurred in the late-20<sup>th</sup> and early 21<sup>st</sup> centuries, following the closure of the mills. These developments had a substantial impact on character, resulting in the loss of key buildings including mills (such as Acre and Carr Mills, demolished 2007) and a Methodist chapel. As a result, Ickornshaw Mill is the only one of the six mills to survive into the 21st century, and that minus its chimney (the location of Acre Mill, Croft Mill and Royd Mill can be seen on the 1894 Ordnance Survey layer of the [interactive map](#)).
- The former mill sites now contain contemporary housing: multiple occupancy and semi-detached dwellings of suburban and town house character.

## 2.2 Spatial and urban character: character zones

Because of its size, the Conservation Area is divided into five separate zones to help understand the character of the settlements and their landscape setting. These are mapped on a layer of the [interactive map](#) at the beginning of the document.

A key feature of the settlements is the surrounding landscape, recognised through the generous inclusion of open countryside within the Conservation Area boundary.

### *Character zone 1: Ickornshaw*

- Ickornshaw is a scattered linear settlement in the narrow valley of the Ickornshaw Beck with generous space between dwellings and many mature trees.
- Ickornshaw Beck within its narrow mature wooded steep-sided valley is a key characteristic and the Pennine Way long distance footpath runs north south through the area.
- Rows of textile workers' cottages survive along the road and Ickornshaw Mill survives in part, although its chimney has been removed. The mill pond and associated sluices and leats also survive.
- Holy Trinity Church (1845 and listed at Grade II) commands high ground above the Beck and is a significant landmark viewed very widely from the surrounding landscape. The non-designated Wesleyan Chapel, of three storeys now converted to multiple occupancy residential, is a commanding landmark on the valley floor seen in particular from Keighley Road on the approach to Cowling.
- Several farm buildings survive but only Town End Farm still operates. The others including Lingfield Farm and Bank Farm have long been converted to residential. The landscape to the north and west is enclosed farmland with the majority of field boundaries present in 1853.



### **Character zone 2: Terraced housing in Cowling**

- A roadside settlement largely intact, with terraced cottages characterised by the inclusion of a small walled front garden. Two properties, now converted, also incorporated an arched entrance to rear yards (112 and 148 Keighley Road). The Bay Horse Inn dates to the early 19th century.
  - The majority of the settlement has a semi-urban character of terraced housing with back yards, an access lane and rear privy/sheds. Original English Pennine sandstone paving survives in large part. And in some areas, cobbles and gritstone setts also survive.
  - Generally, the houses are in good condition but many of the original doors and windows have been replaced. There is variation in the style of terraces, e.g. Fold Lane terraces on the west side have small front gardens with, where they survive, cast iron railings on stone walls.
- The end terrace at the junction of Fold Lane and Queen Street has a projecting ground floor bay window. Nos. 15 and 17 Fold Lane are slightly larger and retain ornate window and door mouldings.
- The loss of the four mills has caused a significant adverse impact on historic legibility and much of the historic infrastructure, chapels, shops and commercial premises (North End Garage) have also gone.
  - The relationship between the settlement and the immediate and wider landscape is however still strong with good views along streets to open countryside. Historic 'edge of settlement' legibility is poor, although the uniformity of original terracing is highly legible from elevated viewpoints.

### **Character zone 3: Modern housing**

- Most of this late 20th and early 21st-century housing has been built on the sites of four of the principal mills: Royds Mill, Croft Mill, Carr Mill and Acre Mill.
- Styles range from two-storey semi-detached homes to three and four-storey multiple occupancy dwellings. Some, such as Nos 1 and 3 Acre Road, are in large town house style.
- Dwellings either have integral garages or hard standing parking to the front.
- There are no enclosed gardens.
- Mill Croft development (circa 1993) is a modest grouping of link terraces and semi-detached dwellings. Some walled front gardens such as 1-8 Mill Croft which also have small rear gardens.

- Royd Court replaced Royd Mill (demolished in 2002) and comprises of two storey semi-detached properties, a three-storey terrace and properties fronting the main road which are two storeys at the front and three storeys at the rear.

### **Character zone 4: Ickornshaw Beck Valley**

- The most significant area of open countryside within the Conservation Area is the Ickornshaw Beck valley.
- The northern edge of the Conservation Area is a public footpath on Cinder Hill Lane from which there are strong panoramic views of Cowling and Sutton Moor beyond.
- To the south of the Beck there are areas of enclosed pasture identified on the 1853 Ordnance Survey map and associated with the historic Woodhouse and Lane End farms. A public footpath runs through from Lane End Road past the recreation ground to Keighley Road from where there are excellent views of the historic 'edge of settlement'.



### **Character zone 5: Open landscape to the south**

- The land rises up from Keighley Road to Earls Crag with Lund's Tower providing excellent views across the valley to the north. The open landscape immediately south of the settlement consists of enclosed pasture formerly associated principally with Fold Farm on Fold Lane. The majority of surviving enclosure boundaries are shown on the 1853 Ordnance Survey Map.
- Although the southern edge of the historic core of Cowling has been compromised in places by late-20th century residential development, the landscape helps define the relationship between the historic core and its rural hinterland. The survival of Fold Lane and the legibility of the former Fold Farm are important aspects of this landscape.

### **2.3 Public open space**

There is a large recreation ground accessed off the Keighley Road, past the war memorial. The site forms part of Character Zone 2 (see above).

A sports ground, not technically public open space, but nevertheless forming a part of important open space at the eastern end of Cowling and within view (**V4**).

Holy Trinity churchyard is a historic public open space with fine views across the valley (**V1**).

## 2.4 Relationship with other settlements

Cowling is one of a number of former textile villages along tributaries of the River Aire including to the east, Sutton-in-Craven and Glusburn (both also conservation areas).

## 2.5 Landmark buildings and structures

The landmark layer of the [interactive map](#) identifies buildings and landscapes that form visual or historical landmarks in the Conservation Area. This selection – also listed below – is not exhaustive. It includes both designated heritage assets such as listed buildings and non-designated buildings and places.

Management Recommendation 1 of this appraisal (see [Chapter 6.0](#)) advises that Craven District Council should adopt a Local List of non-designated heritage assets. Buildings and landscapes identified as landmarks on the interactive map might be considered for inclusion on such a list. In addition, there may be further buildings, structures and landscapes that the District Council and others might consider non-designated heritage assets.

- The Bay Horse (Cowling) - Unlisted
- Holy Trinity Church (Ickornshaw) - Grade II-listed
- Ickornshaw Mill (Ickornshaw) - Unlisted
- Wesleyan Chapel (Ickornshaw) – Unlisted



*View of the Bay Horse landmark building on Keighley Road in its wider context*

## 2.6 Materials

- Walls: squared gritstone ashlar and rubble for buildings and field boundaries around Cowling and Ickornshaw and limestone rubble only in Ickornshaw.
- Window reveals: tooled gritstone.
- Gateposts: tooled gritstone and occasionally decorated gritstone monoliths.
- Roofing: Westmorland slate and Yoredale Sandstone slates.
- Windows: casement and sash generally painted white. Significant alterations and replacements of timber sashes with modern casement uPVC double glazing (see recommendation 3 in [Chapter 6.0](#) below).
- Pavements: asphalt and some English Pennine Sandstone flags with gritstone kerbs.
- Surfaces: asphalt and where surviving, gritstone setts.



*Typical historic terrace on Keighley Road with a variety of replacement windows*



*Traditional gritstone setts between Sun Street and Walton Street*

## 3.0 Landscape and Open Space

### 3.1 The contribution of open space

The character and appearance of Cowling Conservation Area is derived not just from the buildings in it, but also from open space inside and outside its boundaries. Open space contributes in two main ways:

- It allows views across the conservation area and forms the setting to its historic buildings.
- It defines the pattern of historic settlement and its relationship to the landscape around.

The extent of the contribution of individual parcels of open space often depends on the way they are experienced. Hence, those which are visible in views from the streets of the conservation area or from public footpaths tend to be the most important.

### 3.2 Open space assessment methodology

The methodology used in this appraisal to assess the contribution of open space to the character and appearance of the Conservation Area is described in the document *Introduction to Craven Conservation Area Appraisals* which can be downloaded from the Craven District Council website. Open space is defined as common land, farmland, countryside and recreational spaces (including allotments, school grounds, churchyards and cemeteries). Private gardens and private car parks are excluded although it should be recognised that these features can make a positive contribution to the character and appearance of the Conservation Area both in terms of their management and historic form and function.

Individual parcels of land are mapped on the 'open space assessment' layer of the [interactive map](#) at the front of this Appraisal and described in section 3.4 below according to how much contribution they make to the character and appearance of the Conservation Area. The following categories are used:

**Purple:** Open space that makes a strong contribution to the character and appearance of the Conservation Area (development in these areas is likely to cause harm to the character and appearance of the Conservation Area; such harm should only be permitted where this is outweighed by the public benefits of the proposal).

**Yellow:** Open space that makes some contribution to character and appearance of the Conservation Area (development in these areas should be conservation led and make a positive contribution to the character and appearance of the Conservation Area).

**Brown:** Open space that makes no or negligible contribution to character and appearance of the Conservation Area (development in these areas is not likely to impact on the character and appearance of the Conservation Area).



### 3.3 Overview of character and contribution

The Cowling Conservation Area is large, taking in areas of substantial open countryside and two distinct settlements, Cowling and Ickornshaw. Ickornshaw, the older settlement is situated largely in the Ickornshaw Beck valley and more rural in identity. The Pennine Way long distance footpath runs through Ickornshaw.

A key feature of both Cowling and Ickornshaw is the surrounding landscape, recognised through the generous inclusion of countryside within the Conservation Area Boundary. To the south is Earl Crag and the landmark of Lund's Tower, and to the north are the heights above the Ickornshaw Beck Valley and Cowling Hill. The landscape is open with hillside farms and a mix of hedges and drystone walls around rectilinear enclosures of moderate to large size.

In the assessment that follows, cross-refer to [chapter 4](#) for a description of the views mentioned.

### 3.4 Open space assessment

#### Character zone 1: Ickornshaw

##### *OP1 - Land to the north of Ickornshaw Beck*

##### *Strong Contribution*

- The settlement of Ickornshaw is principally on the valley floor with large and traditional farms of which only one survives as a working farm – the grade II-Listed Town End Farm.
- Gardens, mature trees and twentieth-century dwellings inhibit views to the north from the valley floor. The landscape is visible from Nan Scar.
- Views from Gill Lane (**V14**) south across this landscape are dramatic with the grade II-listed Holy Trinity Church tower rising above Cowling Community Primary School and Ickornshaw Moor and foothills in the middle and far distance.
- The large enclosed fields above the valley, which are a significant survival of historic boundaries,

make a significant contribution to the character and appearance of Ickornshaw through retaining the historic relationship between settlement and the rural hinterland. The visibility of Town End Farm reinforces this.

- The fields also have an important role in separating Ickornshaw from the terraces of Middleton, a historically separate settlement within the Conservation Area to the north. This landscape separation is important to Middleton retaining its individual identity.

### ***OP2 - Land to the north of Colne Road, between Ickornshaw Beck and the A6068***

#### ***Strong Contribution***

- The landscape is steeply sloped down from the A6068 to Ickornshaw Beck and consists of small field enclosures and a historic quarry (shown on the historic OS layer of the [interactive map](#)).
- There are significant gateway views (e.g. **V6**) down into Ickornshaw to the north and to the south from the A6068 (which was created in the late 18th century as the Addingham and Colne End Turnpike Road.)
- This landscape is significant because it conserves the legibility of the historic settlement of Ickornshaw.

### **OP3 - Character zone 4: Ickornshaw Beck Valley**

#### ***Strong Contribution***

- This area of enclosed pasture, drystone walls and mature broadleaf woodland sloping down to the valley floor incorporates a disused 18th-century limestone quarry (Ned Scars) and a former sewage works. It forms an important buffer between the historic core of Cowling and the Ickornshaw Beck.
- Many of the fields are associated with Woodside Farm.
- Views from public footpaths (**V5 & V7**) and the A6068 (**V2**) both into and out of the Conservation Area are significant. Views from Cinder Hill Lane (**V5**), a well-used public footpath into and across this area highlight the northern limits of the historic core and its relationship with the rural landscape. This provides dramatic dynamic views of the rural industrial settlement of Cowling across to Earl Crag, Sutton and Ickornshaw Moors.
- The absence of development outside the historic core is a significant contributor to conserving the legibility of the historic core and its relationship to the landscape around it.
- Views from within the settlement and from the A6068 in particular take in this area, which includes hillside farms and medium to large hedged and drystone walled enclosures. The slopes create a significant backdrop to Cowling.
- The area includes the Recreation Ground and Sports Ground (see public open space in [chapter 2](#) above).

#### **OP4 – Land between Lane Ends and Cowling**

##### **Strong Contribution**

- Fields between the two settlements of Cowling and Lane Ends play an important role in conserving the legibility of Cowling’s historic core and preventing the two settlements from merging. Such a merger would result in a considerable loss of the integrity of Cowling as a historic settlement in its landscape setting. The land at OP6 is an exception to this (see below).
- There are significant dynamic views of Cowling and the landscape beyond from Dick Lane (V17).

#### **OP5 - Character zone 5: South of Cowling**

##### **Strong Contribution**

- The landscape consists of large pasture field enclosures that slope up to Earl Crag. A number of farms nestle in the shadow of the Crag.
- The landscape continues to define the relationship between the historic core and its rural hinterland. The survival of Fold Lane and the historic legibility of

the former Fold Farm (despite recent conversion) are important aspects of this landscape.

- The southern edge of the historic core of Cowling has been compromised in places by late-20th century residential development but early-21st century development of the former Croft and Acre Mills has kept to the original footprint thereby having a limited impact on the legibility of the historic edge of the settlement in these locations.
- There are significant views of this landscape from a number of locations including Earl Crag and more specifically, Fold Lane (V3).

#### **OP6 – Land to the east of Dick Lane**

##### **Negligible Contribution**

- This area of enclosed fields is not visible from the Conservation Area and therefore has little impact on its character and appearance.

### **OP7 - Land south of OP6**

#### **Strong contribution**

- Although these fields either side of Dick Lane are some way from the Conservation Area boundary, they are highly visible from it and form a significant area of open space that makes a strong contribution to the character and appearance of the Conservation Area.
- The area includes the historic Dick Lane.

### **OP8**

#### **Some Contribution**

- This field which abuts late 20th century properties on Dick Lane is well screened by trees and has limited visibility from Colne Road.

### **OP9**

#### **Some Contribution**

- This land lies within an area (that includes Woodside Farm) which has been built up and therefore plays a less significant role in contributing to character and significance of the Conservation Area.

### **OP10**

#### **Some Contribution**

- Although this field is bounded by two historic boundaries, OP10 is deemed to make some contribution to the character and appearance of the Conservation Area because it is substantially shielded from the conservation area by housing to the west.

### **OP11 - Allotments**

#### **Strong Contribution**

- Area of historic allotment gardens since at least the late 19th century that makes a strong contribution to the history, character and appearance of the Conservation Area. An important community open space in the Conservation Area.
- A public right of way forms the northern boundary of the allotments.



### **OP12**

#### ***Strong Contribution***

- This field helps to define the relationship between Fold Lane and open countryside.
- It is the last remnant of open landscape that historically bordered Fold Lane, the rest having been built up in the late 20th century.
- There is a good view (**V16**) across this field to the landscape beyond.

### **OP13**

#### ***Some Contribution***

- This is a collection of fields between Old Lane and the early 21st century development of Acre and Carr Mills.
- Late 20th century development along Pinnacle View has altered the historic relationship between Old Lane and the historic settlement of Cowling and, as a consequence, OP13 only makes some contribution to the character and appearance of the Conservation Area.

- Any future development will need to respect the existing views of Wainmans Pinnacle and Earls Crag as well as Moorside.

### **OP14**

#### ***Strong Contribution***

- This is a strip of grassland between Colne Road and the late 20th century development along Pinnacle View.
- It helps retain the historic relationship between Colne Road and the site of the former Methodist chapel (now demolished to make way for Pinnacle View, but shown on the 1893-94 map).

### **OP15**

#### ***Strong Contribution***

- This is a group of traditional small fields between the historic terraces on Gill Lane and Colne Road which retain stone walls and small sheds. They help to define the later development of Ickornshaw, associated with expansion of Ickornshaw Mill.

### **OP16 – The Cemetery**

#### ***Strong Contribution***

- This is a historic cemetery associated with Cowling's first non-conformist chapel (now demolished, but shown on the 1853 map).

### **OP17 – Fields to the west of Old Lane**

#### ***Strong Contribution***

- This group of fields forms part of Cowling's gateway on Old Road from the south and Colne Road from the west.

## 4.0 Views

### 4.1 Purpose and methodology

Views make an important contribution to our ability to appreciate the character and appearance of the Conservation Area. A representative selection has been identified in the Appraisal that encapsulate and express the special character of the Conservation Area, and the contribution of its landscape setting. Some of these views are dynamic, whereby moving along a street or path reveals a changing streetscape or landscape.

The selection is not exhaustive and other significant views might be identified by the council when considering proposals for development or change.

The views are described over the following pages and identified on the Views layer of the [interactive map](#).

The methodology used to assess views is described in the document *Introduction to Craven Conservation Area Appraisals* which can be downloaded from the Craven District Council website.

### 4.2 The nature of views in the Conservation Area

Cowling Conservation Area is dominated by strong landscape views both outwith and into the two main settlements. Within Cowling, there are many glimpsed views up terraced streets to open countryside and through spaces between buildings. These views connect the semi-urban industrial terraces very strongly to the landscape. The demolition of all four mills in Cowling has transformed the skyline of the settlement principally through the loss of the tall chimneys.

### 4.3 Description of views

#### V1: Fixed view - Landscape view from Holy Trinity Church

- Dramatic view from seating across the Ickornshaw Beck valley framed by mature trees in the foreground.
- View of Lunds Tower.



*V1 - View from churchyard across Ickornshaw Beck with Lund Tower and Earl Crag in the background*

#### V2: Fixed view - Elevated view of the Ickornshaw Beck Valley from Keighley Road

- Panoramic view to the north taking in Holy Trinity Church, Cinder Lane and Cowling Hill beyond.
- Contextual view of landscape and the visual dominance of Holy Trinity Church.
- Glimpsed views of Ickornshaw nesting on valley floor.



*V2 - Elevated view of the Ickornshaw Beck Valley from Keighley Road*



### **V3: Fixed view - Elevated view from Fold Farm**

- Dramatic view from public footpath of southern 'edge of settlement' of Cowling with Fold Farm in the foreground and Glusburn Moor and the Dales National Park beyond.
- Contextual view of settlement within its landscape setting.



*V3 - Elevated view from Fold Farm*

### **V4: Fixed view - Views from Keighley Road eastern gateway**

- Important gateway views to the north and south of Keighley Road that help define the eastern 'edge of settlement' of the historic core.
- Views to the south include Earl Crag and Lund Tower.
- Views to the north include Cowling Hill.



*V4 - View from Keighley Road with Lund Tower and Earl Crag in the background*



### **V5: Dynamic view - Views from Cinder Hill Lane**

- Views from Cinder Hill Lane to the south highlight the northern limits of the historic core and its relationship with the rural landscape.
- Elevated views into the Ickornshaw Beck Valley.
- Cinder Hill Lane forms part of the Conservation Area boundary.



*V5 - View from Cinder Hill Lane to the south*

### **V6: Dynamic view - Gateway views from the west**

- Sweeping landscape views to the east and north with distant views of Skipton and Bradley Moors beyond.
- Dynamic views down to the valley floor of the historic core of Ickornshaw with pasture enclosures between road and settlement and strong view of Holy Trinity Church and its setting as well as the height and mass of the non-designated Wesleyan Chapel.
- Clear panoramic views across to Cowling Hill.



*V6 - View from Colne Road to the North with the Pennine Way in the foreground and the former Wesleyan Chapel on the valley floor*

**V7: Dynamic view - Views of historic landscape setting from public footpath**

- Strong views of the northern 'edge of settlement' of Cowling historic core.
- Enclosure boundaries associated with the historic Woodside Farm shown on 1853 Ordnance Survey map.
- Views of enclosed pasture, drystone walls and mature woodland incorporates a disused 18th-century



*V7 - View from public footpath with typical drystone wall and stile in the foreground.*

limestone quarry (Ned Scars) and a former sewage works sloping down to the valley floor.

**V8: Dynamic view - Views of Ickornshaw from Wink Holme to Wink Holme Bridge**

- Outstanding dynamic views of Ickornshaw Beck Valley with Holy Trinity church, the mill and millworkers' terracing in their landscape setting.
- Historic west gateway into the settlement.



*V8*



### **V9: Fixed view - View from Lydgate Terrace**

- Well preserved back gardens with drystone walls enclosing, forming historic 'edge of settlement' feature with pasture beyond.
- Glimpsed view of historic Woodside Farm.
- Mature trees screening former sewage works.
- Glimpses of landscape beyond.



*V9 - View from Lydgate Terrace*

### **V10: Fixed view - Glimpsed view off Gill Lane**

- Typical glimpsed view of distant landscapes

### **V11: Fixed view - View from public footpath to Keighley Road**

- Important contextual view from open countryside across the eastern gateway to Cowling.

### **V12: Fixed view - View from War Memorial**

- Panoramic views across the playing field to Cowling Hill, the Ickornshaw Beck Valley and landscape beyond.



*V12 - View from War Memorial off Keighley Road*

**V13: Fixed view - View of Ickornshaw from Nan Scar**

- View of roofscape and landscape setting of the historic core of Ickornshaw from near terraced housing on Nan Scar. This forms the historic western gateway into the settlement.
- View of landmark Wesleyan Chapel.
- Strong view of settlement nestling in valley floor.
- Views of landscape setting to the north.

**V14: Fixed view - 360 degree view from Gill Lane**

- Views of Holy Trinity Church tower with Cowling Community Primary School in the foreground.
- Views across fields to Town End Farm and Croft House with Ickornshaw Moor and foothills beyond. Mature trees behind the farm reveal the location of the valley settlement.

- Views back to Middleton terraces.
- Important view revealing the spatial distinction between Ickornshaw and Middleton.

**V15: Fixed view - View to Woodhead Farm and Cowling Hill from Keighley Road**

- Important 'edge of settlement' view with pasture enclosures associated with the historic Woodhead farm.
- Mature trees enclosing the former sewage works with the wooded Ickornshaw Beck Valley and Cowling Hill beyond.

### **V16: Fixed view - View from Fold Lane**

- View across to the former Croft Mill site developed in the late 20th century with converted former Wheel House and Coach House.
- Extent of historic settlement still retained.



*V16 - View from Fold Lane looking West*

### **V17: Dynamic view - Views from Dick Lane**

- Views from Dick Lane moving from Earl Crag down to Lane Ends take in a variety of open landscape along the southern and eastern edges of Cowling settlement.
- This helps to define the historic limits of settlement despite the 1950s development around Collinge Road.



## 5.0 Traffic and Movement

### 5.1 Pedestrian

There are a number of well-used public footpaths giving access to open country from all three settlements, notably, Fold Lane, the Pennine Way long distance foot path and Cinder Hill Lane. In Cowling, pavements are generally in good condition.

### 5.2 Vehicle

Keighley Road is a very busy through route with significant HGV traffic that has an impact on the character of Cowling settlement. There is only one pedestrian controlled crossing by Gibb Street. There is a strong case for specific traffic calming on this road. Traffic through Ickornshaw and Middleton is very light and rural in character.

### 5.3 Parking

Parking is a mixture of on-street and off-street but predominantly on-street. There are some designated parking bays on Keighley Road but the majority of parking is on the residential streets usually on both sides in front of properties. A number of notices were seen in windows

urging people not to park in front suggesting parking is a problem in Cowling (as at 2015/16 when this appraisal was first undertaken).

On-street parking also occurs in Middleton and Ickornshaw but seems less of a problem.



*On Street parking on Gibb Street*

## 6.0 Management Recommendations

Craven District Council has a statutory duty to review the management of conservation areas from time to time. The following analysis and recommendations have emerged from the assessment of the Conservation Area in the preparation of this appraisal.

NOTE: Craven District Council will be subsumed into a new unitary authority called North Yorkshire Council on 1st April 2023. The statutory duty will pass to the new unitary authority.

As of 2023, the conservation area is not assessed to be at risk.

### Recommendation 1: list of local heritage assets

Craven District Council (or its successor authority North Yorkshire Council) should actively supports the creation of a Craven District list of local heritage assets and adopt it for development management purposes.

#### **Reason**

To ensure appropriate conservation and enhancement of Craven's non-designated heritage assets through an enhanced development management evidence base.

#### **Responsibility**

Craven District Council (or its successor authority North Yorkshire Council) in partnership with the Cowling Parish Council, (including any neighbourhood planning groups), Historic England, North Yorkshire County Council Archaeology Service, The University of York Archaeology Department and the Council for British Archaeology.

## **Recommendation 2: design guidance**

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Craven District Council (or its successor authority, North Yorkshire Council) should, with other organisations and partners, ensure that the consultation draft Good Design Supplementary Planning Document (Local Plan Policy ENV3) is both adopted and implemented.

### **Reason**

So that the character and appearance of the Conservation Area is appropriately enhanced through any approved developments and that harm to character and appearance is minimised. Also, to ensure that development management officers have access to appropriate advice and guidance.

### **Responsibility**

Craven District Council (or its successor authority, North Yorkshire Council) in partnership with North Yorkshire Highways Authority, Historic England and Cowling Parish Council (including any neighbourhood planning group).

## **Recommendation 3: Article 4 directions**

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Craven District Council (or its successor authority, North Yorkshire Council) should use its powers to implement an Article 4 Direction or Directions to withdraw the Permitted Development Rights of householders to alter, replace or remove, doors, windows, boundary walls and roofs within the Conservation Area.

### **Reason**

The character and appearance of the Conservation Area have been degraded by loss of or replacement of doors, windows, boundary walls and roofs with non-traditional materials, forms and designs.

Article 4 Directions would provide a mechanism by which development management officers and their advisers could manage such changes to unlisted buildings, by scrutinising development proposals covered by a Direction against this Conservation Area Appraisal, design guidance (see Recommendation 2) and other relevant documents in order to maintain and enhance the character and appearance of the Conservation Area.

For example, affordable timber-framed double-glazing options are now available that can closely replicate traditional window types (for example with narrow glazing bars and mullions), causing less damage to the character and appearance of the Conservation Area and to the environment than uPVC.

### **Responsibility**

Craven District Council (or its successor authority, North Yorkshire Council).

### **Recommendation 4: provision of specialist council conservation advice**

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The District Council (or its successor authority, North Yorkshire Council) should ensure that specialist conservation advice is provided to its planning service.

### **Reason**

Specialist advice is made available to development management and planning policy teams throughout the District, so that the character and appearance of conservation areas and their settings are fully taken account of in plan-making, decision-making and enforcement.

### **Responsibility**

Craven District Council (or its successor authority, North Yorkshire Council).

### **Recommendation 5: highways design**

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Specific design guidance is required for the maintenance and management of highways, roads, pavements and private driveways in ways that enhance the character and appearance of the Conservation Area. It is strongly recommended that Historic England's *Streets for All* and the Government's *Manual for Streets 2* inform the development of such guidance.

#### **Reason**

Design guidance for upgrades and repairs to existing highways, including street lights, signage and painted lines and all new development is adopted so that such works are conceived and constructed in ways that do not harm the character and appearance of the Conservation Area, through their design, layout, choice of materials, position or other factors.

#### **Responsibility**

Craven District Council (or its successor authority, North Yorkshire Council), North Yorkshire Highways Authority, Historic England.

### **Recommendation 6: tree preservation orders**

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The existing list of Tree Preservation Orders for Cowling should be reviewed and updated and a programme of tree planting encouraged.

#### **Reason**

To enhance the character, appearance and biodiversity of the Conservation Area.

#### **Responsibility**

Craven District Council in partnership with Cowling Parish Council (including any neighbourhood planning group) as well as landowners and residents.



### **Recommendation 7: carbon reduction and climate adaptation**

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Craven District Council (or its successor authority, North Yorkshire Council) should prepare and publish guidance for climate adaptation and retrofitting of historic properties in conservation areas. Such guidance should contain comprehensive advice to homeowners and developers on how to retrofit buildings to reduce carbon emissions whilst conserving the character and appearance of both historic properties and conservation areas.

This guidance should incorporate advice on, amongst other matters, appropriate insulation strategies, window and door enhancement or replacements (see recommendation 3), photovoltaic panels, the siting of air source heat pumps, the impacts of ground source heat pumps on sub-surface archaeology, higher capacity rainwater goods and the design of Sustainable Urban Drainage Systems (SUDS).

#### **Reason**

To ensure that the carbon reduction and climate adaptation retrofitting of historic and older properties conserves, not harms, the character and appearance of the Conservation Area, including its setting.

Until the guidance is prepared, see [section 7.2](#) below for further information about this topic and guidance produced by other bodies.

#### **Responsibility**

Craven District Council (or its successor authority, North Yorkshire Council) in partnership with Historic England (HE), the Society for the Protection of Ancient Buildings (SPAB), the Energy Saving Trust and the Institute for Historic Building Conservation (IHBC).

## 7.0 Further Information

### 7.1 Legislation and policy

The Planning (Listed Buildings and Conservation Areas) Act 1990 <https://www.legislation.gov.uk/ukpga/1990/9/contents>

National Planning Policy Framework) <https://www.gov.uk/guidance/national-planning-policy-framework>

Craven Local Plan 2012 -2032 <https://www.cravenc.gov.uk/planning/craven-local-plan/>

Craven Local Plan, Good Design Supplementary Planning Document <https://www.cravenc.gov.uk/planning/spatial-planning/spds-and-information/good-design/>

### 7.2 Guidance

Conservation Area Designation, Appraisal and Management; Historic England Advice Note 1 (Second edition), Historic England (2019) <https://historicengland.org.uk/images-books/publications/conservation-area-appraisal-designation-management-advice-note-1/heag-268-conservation-area-appraisal-designation-management/>

Historic Environment Good Practice Advice in Planning Note 3: The Setting of Heritage Assets (Second edition), Historic England (2017) <https://historicengland.org.uk/images-books/publications/gpa3-setting-of-heritage-assets/heag180-gpa3-setting-heritage-assets/>

Manual for Streets 2: The Chartered Institution of Highways and Transportation (2010) <https://tsrgd.co.uk/pdf/mfs/mfs2.pdf>

Streets for All, Historic England (2018) <https://historicengland.org.uk/images-books/publications/streets-for-all/heag149-sfa-national/>

Traditional Windows, their care, repair and upgrading: Historic England (2017) <https://historicengland.org.uk/images-books/publications/traditional-windows-care-repair-upgrading/>

## Sustainability and carbon reduction

There is a growing body of information on the internet to help homeowners adapt their buildings for climate change, including advice aimed at the particular challenges of historic buildings. These are some of the most useful:

Historic England advice <https://historicengland.org.uk/advice/your-home/saving-energy/>

Society for the Protection of Ancient Buildings (SPAB) advice <https://www.spab.org.uk/advice/>

Building Conservation – Retrofit in Heritage Buildings <https://buildingconservation.com/articles/retrofit-heritage-buildings/retrofit-heritage-buildings.htm>

Sustainable Traditional Buildings Alliance (STBA) – Responsible Retrofit Knowledge Centre <https://responsible-retrofit.org/>

## 7.3 References

Archaeological Data Service <https://archaeologydataservice.ac.uk/home.xhtml>

Cowling Parish Council <https://cowlingparishcouncil.org.uk/>

Heritage Gateway <https://www.heritagegateway.org.uk/gateway/>

National Library of Scotland 1st edition OS maps 1849 to 1936 for England <https://maps.nls.uk/>

North Yorkshire County Council Historic Environment Record (NYCCHER) <https://www.northyorks.gov.uk/accessing-archaeological-and-historic-environment-information>

North Yorkshire and Lower Tees Historic Landscape Characterization Project [https://archaeologydataservice.ac.uk/archives/view/nyorks\\_hlc\\_2013/](https://archaeologydataservice.ac.uk/archives/view/nyorks_hlc_2013/)

North Yorkshire and York Landscape Character Assessment <https://www.northyorks.gov.uk/understanding-our-historic-landscape>

Open Domesday, 2015, University of Hull <http://opendomesday.org>

*Yorkshire West Riding: Leeds, Bradford and the North* (Pevsner Architectural Guides: Buildings of England), Leach and Pevsner (2009)

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