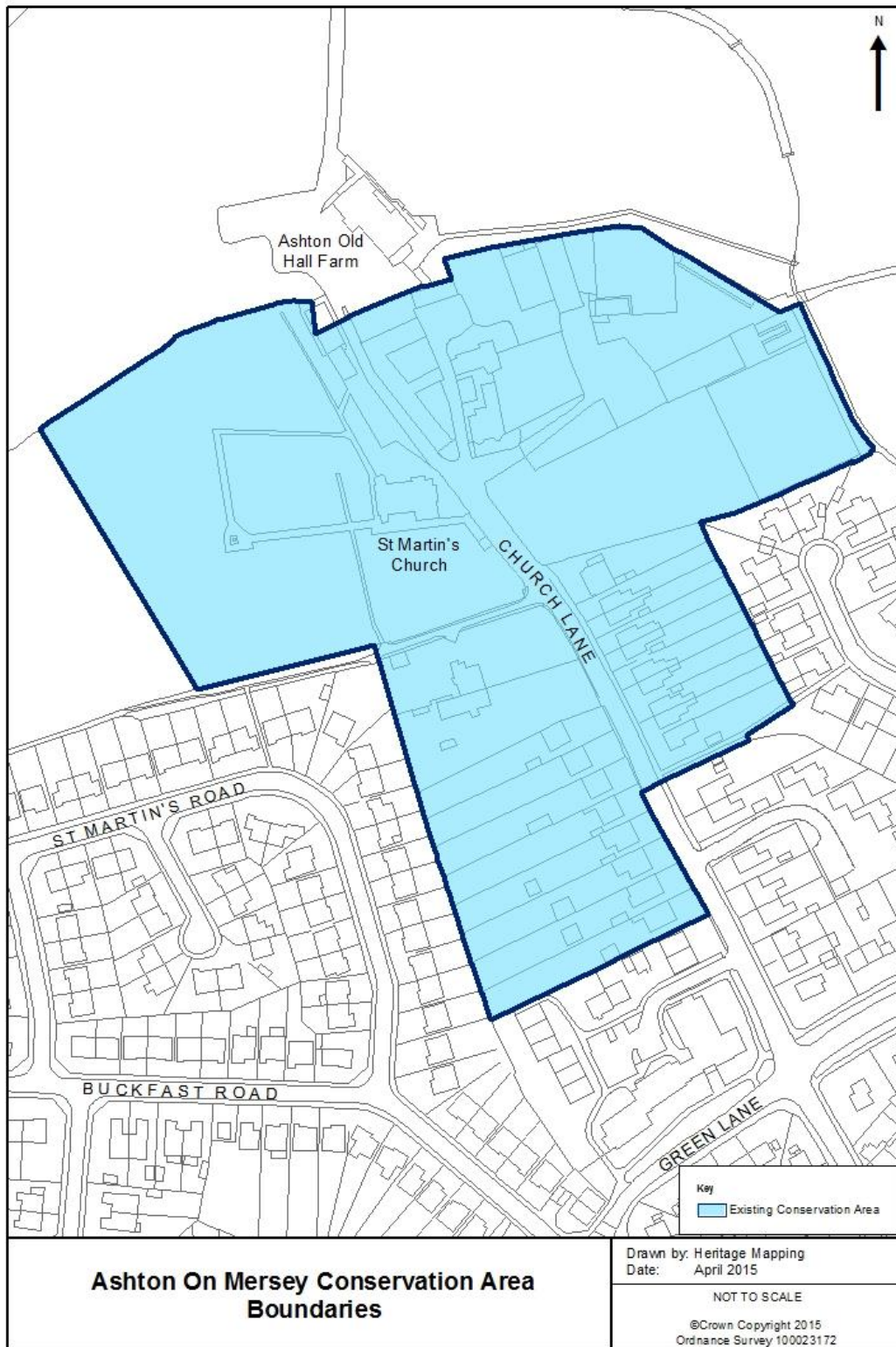


## Appendix 1 – Proposed Extensions and Exclusions to Conservation Boundaries

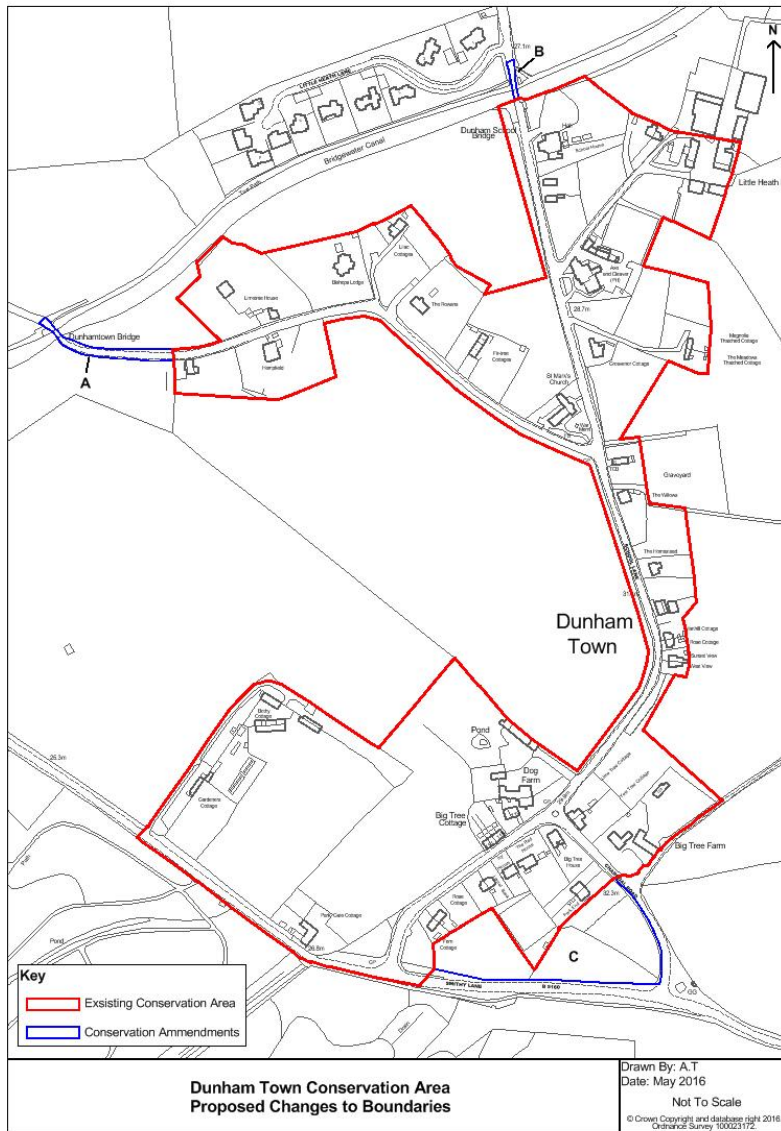


No changes to boundary proposed.

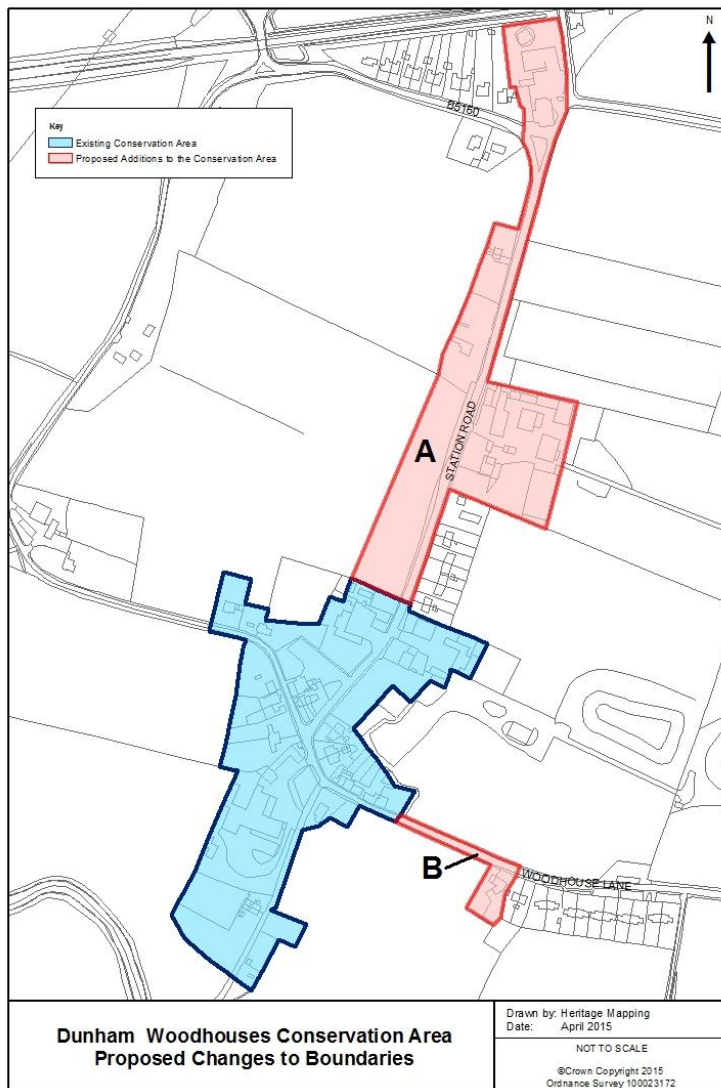


- Proposed Extension Area A:** It is proposed that the Brogden Grove Conservation Area Boundary is revised to include the ginnels, or alleyways, that run behind each of the terraces of houses. These alleys are an integral part of each of the properties, allowing rear access to each house. They also retain attractive

cobbles on a surface which slightly slopes into the central of the pathway to allow for water to flow into centrally placed drains.



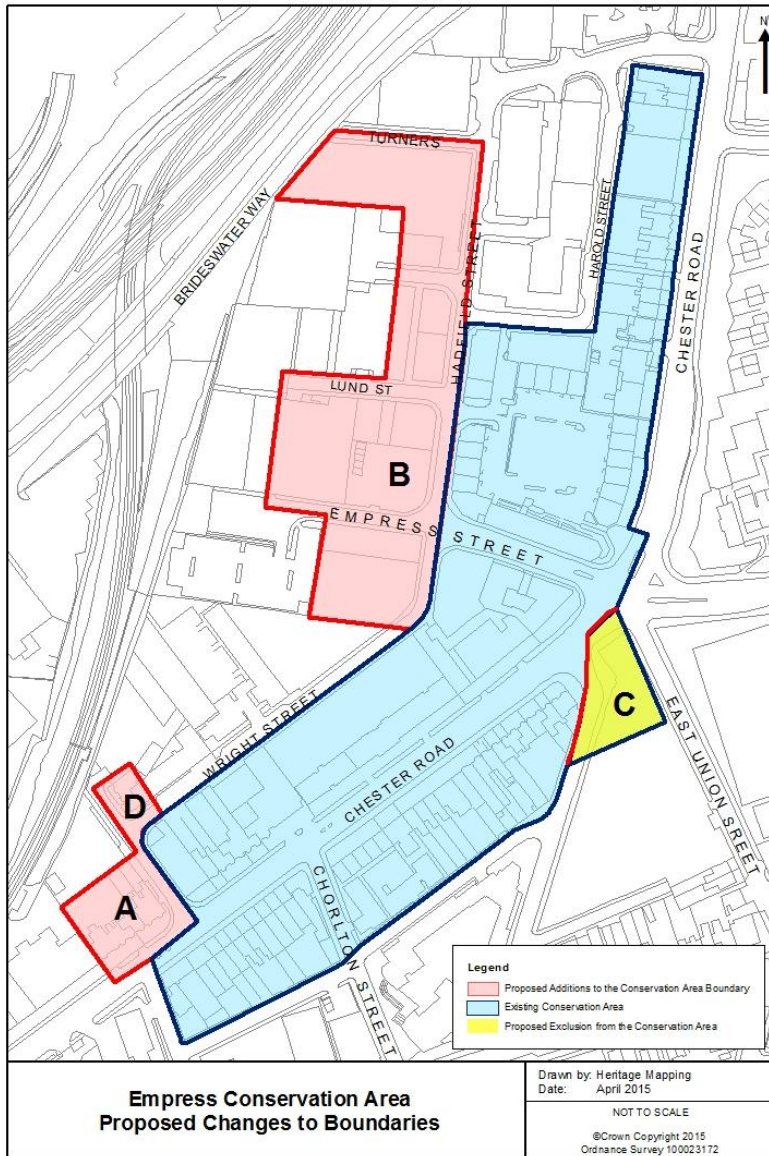
- Proposed Extension Areas A and B:** It is proposed that the Conservation Area boundary is extended to include both Dunham Town Bridge and Dunham School Bridge on School Lane and Back Lane, respectively. The bridges are important historic structures inextricably linked with the cutting through of the Bridgewater Canal in 1776 and, by association, the industrialisation of Greater Manchester. They are a key historical feature within the village.
- Proposed Extension Area C:** At the south-east corner of the present Conservation Area it is proposed that the remaining section of the triangular plot bounded by Smithy Lane, Charcoal Road and Woodhouse Lane is included in the Conservation Area. This was historically part of the park at Dunham Massey until relatively recently when the bypass was cut through. The park was listed around the same time; however, this area has not been recognised in the registered park boundary. A section of the original park boundary wall still survives in the plot proposed for inclusion in the Conservation Area



**Proposed Extension Area A:** It is proposed that the existing Dunham Woodhouses Conservation Area boundary is extended to the north to include The Hollies, 1-2 Hollybank and the Rope & Anchor public house. The Hollies and 1-2 Hollybank are significant peripheral residential buildings that are stylistically and historically linked with the main core of the village. The Rope & Anchor is an important focal point in views north up Station Road.

The strip of land between Village Farm House and The Hollies, now in agricultural use, is included for its historic association as the garden belonging to Village Farm House.

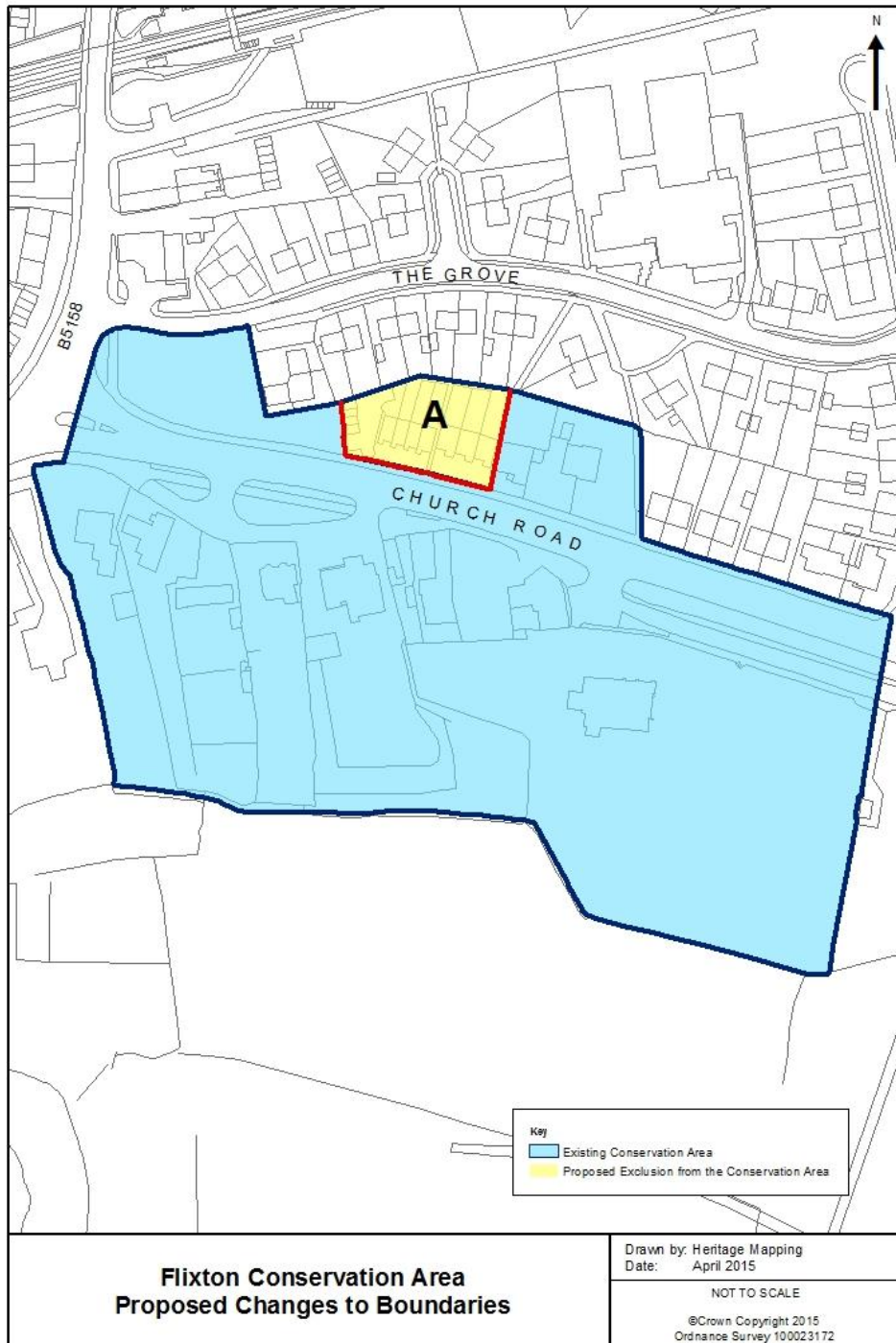
- **Proposed Extension Area B:** It is also proposed to extend the Conservation Area boundary to the south-east, incorporating The Cottage and Azalea Cottage. As with the north extension, these are important peripheral cottages linked both stylistically to the terraces in the centre of the village and to the history of Dunham Woodhouses as a village for Dunham Massey estate workers.



- **Proposed Extension Area A:** Nos. 464 to 470 Chester Road. To include the row of terraced houses on the north side of Chester Road adjacent to Darwen Road as these are terraced houses contemporary with the other terraces included within the area. They are of a similar and complementary design, though have undergone refurbishment that has removed chimneys and replaced first floor windows with casements. The changes have, however, been carried out consistently and to a good quality. This is the only row of terraced houses in this location that has not been included in the Conservation Area and therefore they should be included for consistency.
- **Proposed Extension Area B:**  
Empress Mill, No.1 Lund Street and associated warehouses, No.16 Hadfield Street, J Parkers Hadfield Street, AC House Lund Street, 19<sup>th</sup> and early 20<sup>th</sup> century industrial buildings. At the south end this includes Empress Mill, built in sometime between 1896 and 1922 (it is first shown on the 1922 1:2,500 OS Map). This building had been recently converted to a residential block. The site (still in final development) also

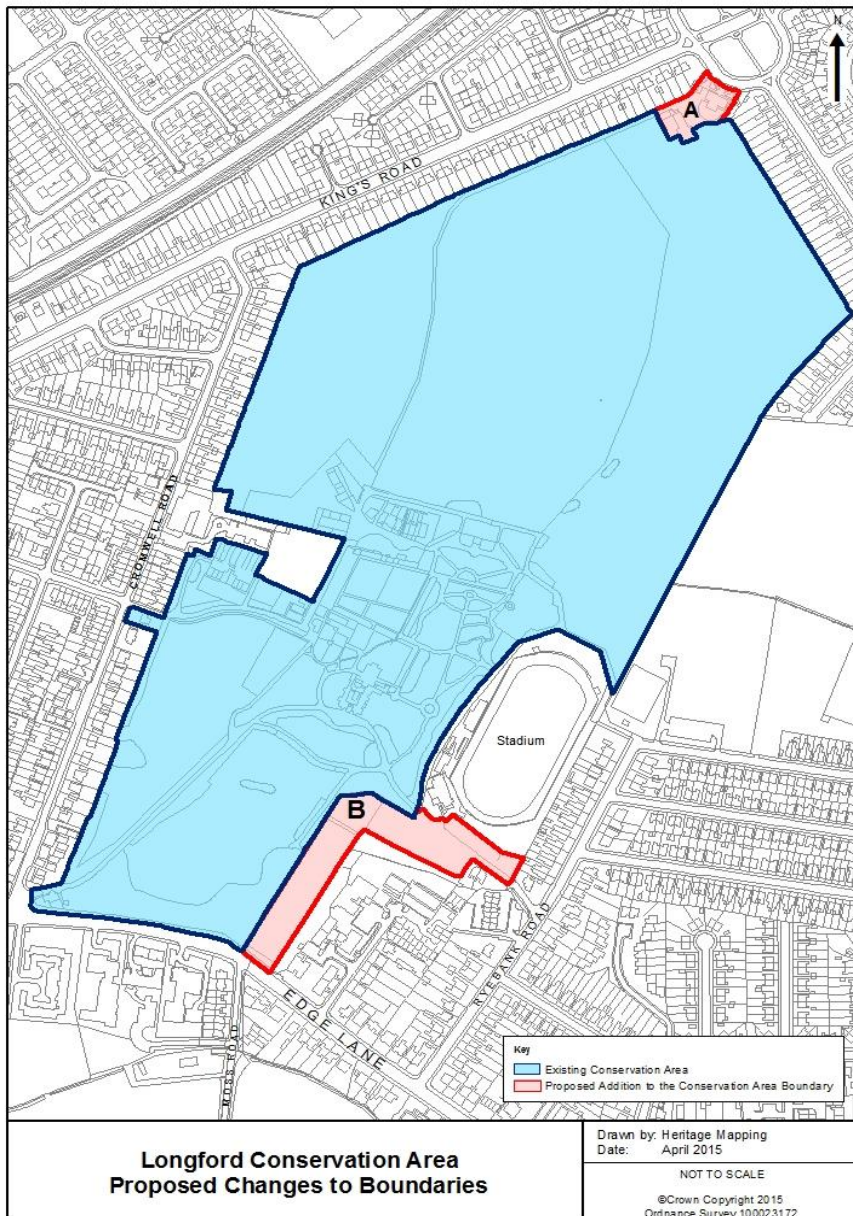
includes open space to the south-west where factory sheds were demolished. A good quality set of gate piers also survives on the corner where Wright Street turns south-west. Inclusion within the Conservation Area would ensure the quality of the development was not eroded in the future.

- **Proposed deletion Area C:** The plot of land at the junction of East Union Street, Chester Road and Northumberland Road used to contain a public house but this has been demolished and the site is now vacant. The site should therefore be excluded from the Conservation Area.
- **Proposed Extension Area D:** Nos. 4 and 6 Darwen Street. The pair of houses at the north end of Darwen Street should be included. They are Victorian terraces of a similar character to others in the Conservation Area. There have been substantial alterations to windows and doors which would benefit from improvement.

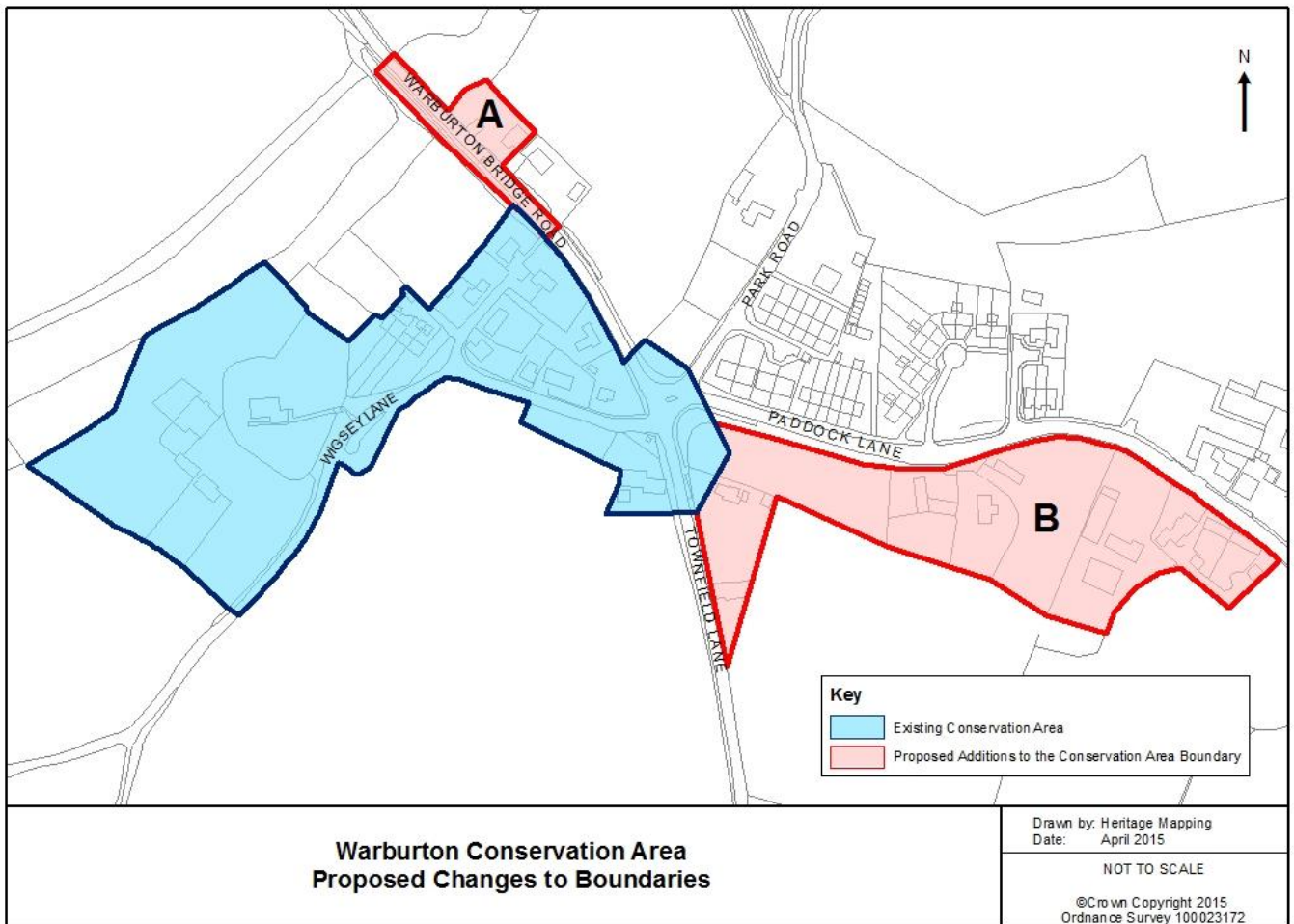


- **Proposed Deletion Area A:** Modern terraced houses on the north side of The Village. These houses are in a style that is unsympathetic to the Conservation Area. Their late 20th century date means that they have no historic interest.





- **Proposed Extension Area A:** To include the former Firwood Library as it is a key entry point to the park and has a sense of presence on the corner of the roundabout. The building has some architectural merit from its Art Deco design. The flanking gateway entrances, as well as the car park setting and community centre, have potential for enhancement to improve the character of the Conservation Area.
- **Proposed Extension Area B:** To include the car park and tennis/basketball courts for completeness and in order that their enhancement is encouraged by inclusion the Conservation Area.



- Proposed Extension Area A:** It is proposed that the existing Warburton Village Conservation Area boundary is extended to the north to include the Toll Cottage and original bridge across the dried-up section of the River Mersey. The toll bridge is an important historic feature and the accompanying cottage has been little altered since its 19th century construction.
- Proposed Extension Area B:** It is also proposed that the existing Conservation Area boundary is extended to the east to encompass Townfield House, the former Wigsey Farm buildings and the Paddock lake Farm buildings. The three Wigsey Farm buildings are particularly attractive, both individually and as a group, and the site has retained its architectural hierarchy with the central farmhouse and lower, smaller subsidiary buildings. Paddock lake Farm is also significant for its group value as a historic farmhouse with surrounding agricultural buildings. Townfield House is notable for its Arts and Crafts style detailing, which is characteristic of houses throughout the village.