



# BWB

CONSULTANCY | ENVIRONMENT  
INFRASTRUCTURE | BUILDINGS

**Bellway Homes Ltd**

Balderstone Hall, Mirfield

HERITAGE ASSESSMENT

**Bellway Homes Ltd**

Balderstone Hall, Mirfield

HERTIAGE ASSESSMENT

NOVEMBER 2017

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### Limitations

The assessments and interpretation have been made in line with legislation and guidelines in force at the time of writing, representing best practice at that time.

All of the comments and opinions contained in this report, including any conclusions, are based on the information obtained by BWB during our investigations.

There may be other conditions prevailing on the site which have not been disclosed by this investigation and which have not been taken into account by this report. Responsibility cannot be accepted for conditions not revealed by the investigation.

Any diagram or opinion of the possible configuration of the findings is conjectural and given for guidance only and confirmation of intermediate ground conditions should be considered if deemed necessary.

Except as otherwise requested by the Client, BWB is not obliged and disclaims any obligation to update the report for events taking place after:

- a) the date on which this assessment was undertaken; and
- b) the date on which the final report is delivered.

BWB makes no representation whatsoever concerning the legal significance of its findings or to other legal matters referred to in the following report.

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## 1.0 INTRODUCTION

1.1 BWB Consulting (BWB) was instructed by Bellway Homes Ltd (the Client) to carry out a Heritage Assessment for a residential development including associated access and infrastructure. This is for a site on land at Balderstone Hall, Mirfield.

### Objectives

1.2 The objectives of the assessment is to provide a heritage assessment of the significance of any heritage assets affected by the proposed development.

### Scope of Works

1.3 An assessment of the significance of any recorded heritage assets within a 1km study area around the site has been undertaken. Specifically the assessment has included:

- A review of the development proposal in relation to the current legislative framework;
- Inclusion and review of the Historic Environment data for the site and vicinity;
- Identification and consideration of Heritage Assets on and within the vicinity of the site including non-designated and designated heritage assets;
- A search of relevant documentary and cartographic sources for the site and surroundings;
- A walk-over survey;
- Identification and assessment of known and potential archaeological resource;
- Recommendations for further works to support the application; and
- Identification of any constraints and consents.

1.4 In preparing the assessment regard to guidance contained within paragraph 128 of the National Planning Policy Framework, 2012 (hereafter the Framework) has been taken into account. This sets out the information requirements for proposals affecting heritage assets. It states that:

“In determining applications local planning authorities should require an applicant to provide a description of the significance of the heritage assets affected, including any contribution made by their setting”<sup>1</sup>

### **Methodology**

- 1.5 The works have been conducted in accordance with standard procedures for Heritage Assessments. The works included the study of relevant cartographic and other historical sources, records of previous archaeological interventions, and sites listed in the Historic Environment Record (HER) within 1km of the proposed development area. HER references are referred to in brackets throughout the text (in bold (**13**)) of this report, listed in Appendix 1 and shown on Figure 2. Reference to listed buildings are given the prefix 'B (**B3**)'.
- 1.6 The following sources of information have been consulted in order to meet the requirements of the heritage assessment and are in line with guidelines laid down by the Chartered Institute for Archaeologists (CIfA 2014).

### **Archaeological archives and databases**

- 1.7 Information on previous archaeological finds and investigations within the study area was obtained from the West Yorkshire Historic Environment Record (HER) and Historic England's National Monuments Record (NMR).
- 1.8 The holdings of the West Yorkshire Archive Service were consulted for historic maps and plans, antiquarian histories and other relevant documentary sources.

### **Designated heritage assets**

- 1.9 Historic England's National Heritage List for England Database was consulted for information on all designated Scheduled Monuments, Listed Buildings, Registered Parks and Gardens, Registered Battlefields, Conservation Areas and World Heritage Sites within the study area.

### **Published and unpublished sources**

- 1.10 A range of published and unpublished material has been researched and consulted. This includes academic articles together with general sources on the area and its wider archaeological and historical background. These are listed in the bibliography.

### **Geological and soil surveys**

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<sup>1</sup> Paragraph 128, National Planning Policy Framework, 2012, DCLG

- 1.11 Information on the underlying geology and soils within the study area was taken from data collected by the British Geological Survey (BGS 2016) and the Soil Survey of England and Wales (1983).

## 2.0 POLICY CONTEXT AND METHODOLOGY

### Legislation

- 2.1 The Planning (Listed Buildings and Conservation Areas) Act 1990 (the Act) sets out the principal statutory instruments which must be considered in the determination of any application affecting either listed buildings or conservation areas.
- 2.2 Section 66 of the Act states that in considering whether to grant planning permission for development which affects a listed building or its setting, the local planning authority or, as the case may be, the Secretary of State shall have special regard to the desirability of preserving the building or its setting or any features of special architectural or historic interest which it possesses.
- 2.3 Section 69 enables Local Planning Authorities to designate conservation areas. Conservation areas are those areas of special architectural or historic interest the character or appearance of which it is desirable to preserve or enhance. Section 72 requires that in the exercise of planning duties special attention shall be paid to the desirability of preserving or enhancing the character or appearance of conservation areas.
- 2.4 Recent case law (see particularly *E Northants DC v Secretary of State for Communities and Local Government* [2014] EWCA Civ 137) makes it clear that the duty imposed in the Act means that in considering whether to grant permission for development that may cause harm (substantial or less than substantial) to a designated asset (listed building or conservation area) and its setting, the decision maker should give particular weight to the desirability of avoiding that harm. There is still a requirement for a planning balance, but it must be informed by the need to give weight to the desirability of preserving the asset and its setting.

### National Planning Policy

#### National Planning Policy Framework (the Framework)

- 2.5 The policies contained within the National Planning Policy Framework (hereafter the Framework), taken together, comprise the Government's view of what sustainable development should constitute in practice. A key dimension of sustainability is protecting and enhancing our historic environment (paragraph 7) and the pursuit of sustainable development involves, amongst other things, seeking positive improvements to the quality of the historic environment (paragraph 9).
- 2.6 A core planning principle set out within the Framework (paragraph 17) is to:  
  
"Conserve heritage assets in a manner appropriate to their significance, so that they can be enjoyed for their contribution to the quality of life of this and future generations"

2.7 A heritage asset is defined within the Framework as:

*“A building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest. Heritage assets include designated heritage assets and assets identified by the local planning authority (including local listing)”*

2.8 Significance, for heritage policy, is defined in the Framework as:

*“The value of a heritage asset to this and future generations because of its heritage interest. This interest may be archaeological, architectural, artistic or historic. Significance derives not only from a heritage asset’s physical presence, but also from its setting.”*

2.9 The aim of any heritage assessment is to demonstrate understanding of the nature of significance and the particular interest which contributes to that significance, the extent of the building fabric that holds this interest and its comparative level of importance.

2.10 The Framework does not provide a definition of what constitutes architectural, artistic or historic interest. Paragraph 9 of Principles of Selection for Listed Buildings (DCMS March 2010) does provide definitions of architectural and historic interest in the national context:

2.11 **“Architectural Interest.** *To be of special architectural interest a building must be of importance in its architectural design, decoration or craftsmanship; special interest may also apply to nationally important examples of particular building types and techniques (e.g. buildings displaying technological innovation or virtuosity) and significant plan forms;*

2.12 **Historic Interest.** *To be of special historic interest a building must illustrate important aspects of the nation’s social, economic, cultural or military history and/or have close historical associations with nationally important people. There should normally be some quality of interest in the physical fabric of the building itself to justify the statutory protection afforded by listing”*

2.13 Further practical guidance informing the understanding of significance can be taken from Conservation Principles: Policy and Guidance for the Sustainable Management of the Historic Environment (English Heritage 2008). This sets out a heritage value driven approach to the assessment of significance.

2.14 The Framework indicates that, when considering the impact of a proposed development on the significance of a designated heritage asset, great weight should be given to an asset’s conservation (paragraph 132). For heritage policy ‘conservation’ is defined as:

*“The process of maintaining and managing change to a heritage asset in a way that sustains and, where appropriate, enhances its significance”*

- 2.15 The Framework requires applicants for development proposals to provide a description of the significance of heritage assets affected and indicates, at paragraph 128, that, in any such description:

*"The level of detail should be proportionate to the asset's importance and no more than is sufficient to understand the potential impact of the proposal on their significance. As a minimum the relevant historic environment record should have been consulted and the heritage assets assessed using appropriate expertise where necessary."*

- 2.16 Paragraph 131 of the Framework indicates that, in determining planning applications, local planning authorities should take account of:

*"The desirability of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation;*

*The positive contribution that conservation of heritage assets can make to sustainable communities including their economic vitality; and*

*The desirability of new development making a positive contribution to local character and distinctiveness."*

- 2.17 Paragraph 132 indicates that great weight should be given to an asset's conservation. The more important the asset the greater weight that should be given. It notes that significance can be harmed or lost through development within the setting of the heritage asset and indicates that any harm or loss should require clear and convincing justification.

- 2.18 Paragraph 133 states that, where it is concluded that an application will lead to substantial harm to, or total loss of, significance to a designated heritage asset, authorities should refuse consent unless it can be demonstrated that:

*"The substantial harm or loss is necessary in order to achieve substantial public benefits that outweigh that harm of loss"*

- 2.19 Where less than substantial harm is identified to the significance of a designated heritage asset the Framework advises, at paragraph 134, that authorities should weigh the public benefits of the proposal against the harm identified.

- 2.20 The Framework does not provide a definition of "substantial harm" but National Planning Practice Guidance (accessed 23<sup>rd</sup> April 2015) does consider the process of assessment and states that:

*"Whether a proposal causes substantial harm will be a judgement for the decision taker, having regard to the circumstances of the case and the policy in the National Planning Policy Framework. In general terms, substantial harm is a high test, so it may not arise in many cases...."*

*It is the degree of harm to the asset's significance rather than the scale of development that is to be assessed, the harm may arise from works to the asset or from development within its setting."*

- 2.21 The Framework also considers what is meant by the terms 'public benefits' and states that:

*"Public benefits may follow from many developments and could be anything that delivers economic, social or environmental progress as described in the National Planning Policy Framework (Paragraph 7)."*

- 2.22 Where development falls within the setting of heritage assets, the Framework indicates that authorities should look for opportunities for new development to enhance or better reveal their significance. Where proposals preserve those elements of the setting which make a positive contribution they should be treated favourably (paragraph 137).

- 2.23 As regards the consideration of what constitutes the setting of a heritage asset the Framework provides the following definition:

*"The surroundings in which a heritage asset is experienced. Its extent is not fixed and may change as the asset and its surroundings evolve. Elements of setting may make a positive or negative contribution to the significance of an asset, may affect the ability to appreciate that significance or may be neutral"*

- 2.24 Historic England recently issued updated and consolidated guidance in respect of the setting of heritage assets (Historic Environment Good Practice Advice in Planning, Note 3, The Setting of Heritage Assets, 2015). It indicates, at paragraph 9, that:

*"Setting is not a heritage asset, nor a heritage designation, though land within a setting may itself be designated. Its importance lies in what it contributes to the significance of the heritage asset. This depends on a wide range of physical elements within, as well as perceptual and associational attributes pertaining to, the heritage asset's surroundings."*

## 3.0 SITE DETAILS

### Site location and topography

- 3.1 The proposed development site covers an area of approximately 4.77 ha and is located on land off Woodward Court, on the northeastern limit of Mirfield, centred at SE 209 210 (**Figure 1**). The Site is bounded to the southwest and southeast by existing housing, to the northwest by Crossley Fields Junior & Infants School and a path to the northeast.
- 3.2 The Site is situated on slightly sloping ground at approximately 96m aOD in the northwest to 86m aOD in the southeast. The entire area is currently grassed with mature hedges along all sides.



**Figure 1** Site Location

### Geology and soils

- 3.3 Information on the underlying geology and soils within the study area was taken from data collected by the British Geological Survey (BGS 2017) and the Soil Survey of England and Wales (1983).

### Walkover Survey

- 3.4 A walkover survey of the Site was undertaken on the 10<sup>th</sup> October 2017 in order to identify any archaeological features visible on the ground and to determine the potential for any future archaeological investigations (Plates 1-4). No assets were noted.

3.5 The site was being used as pasture and in places had been sub-divided into paddocks. There were slight areas of rough grass, but nothing to suggest any below ground archaeological remains.

## 4.0 ASSESSMENT METHODOLOGY

4.1 An assessment of the significance of any recorded heritage assets within a 1km square around the Site has been undertaken, in line with the requirements of the National Planning Policy Framework (NPPF; Chapter 12: 'Conserving and enhancing the historic environment', paragraph 128). Scheduled Monuments, Grade I and II\* Listed Buildings, registered Parks and Gardens, registered Battlefields and World Heritage Sites are assessed to be of *high significance*, in line with paragraph 132 of the NPPF.

4.2 The significance of other heritage assets has been determined based on the following criteria, and broadly follows levels of national designation.

Significance	Type of Heritage Asset
<b>High</b>	Scheduled Monuments Listed Buildings (Grade I and II*) Registered Parks and Gardens Registered Battlefields World Heritage Sites
<b>Medium</b>	Listed Buildings (Grade II) Conservation Areas Heritage Assets identified as being of regional or local importance on the HER Sites identified within this assessment considered to be of regional or local importance
<b>Low</b>	Non-designated Heritage Assets recorded on the HER Previously unrecorded sites identified in this assessment and not considered to be significant
<b>None</b>	Previously recorded heritage assets or sites recorded in documentary sources now destroyed
<b>Unknown</b>	Potential but previously unrecorded sub-surface archaeological remains Historical sites or features identified through documentary evidence as part of this assessment

4.3 The assessed significance of each individual heritage asset identified as part of this assessment has been listed in the Gazetteer (Appendix 1). Where there is potential for an impact on a heritage asset, this impact is discussed in Section 6.0.

## 5.0 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND

### Identified archaeological sites, buildings and features

- 5.1 No archaeological sites or historic features have been identified within the proposed development site, but 20 individual archaeological assets and events and 18 listed buildings (Figure 2) have been recorded in the wider study area. These features are discussed below with detailed descriptions included in Appendix 1.

### Designated sites or areas

- 5.2 There is one Scheduled Monument within the search area: Castle Hall Hill motte and bailey castle (**13**; List entry 1009929). Castle Hall Hill is located to the south of the site and lies adjacent to the 19th-century parish church of St Mary's in Mirfield. The bailey is occupied by the church and its graveyard, both of which are in current ecclesiastical use. This area is not at present included in the scheduling. The motte, which would have carried a timber keep, is a conical mound c. 10m high and with a diameter of c. 20m surrounded by a ditch c. 8m wide and 5m deep.
- 5.3 The castle was built between 1086 and 1159 either by Svein son of Alric or by Adam his son. Its purpose was to oversee some of the estates of the Honour of Pontefract, of which these two men were successively the most powerful knights.
- 5.4 There are a number of listed buildings/ structures within the study area which range in date from the 16<sup>th</sup> to 20<sup>th</sup> century. These are all listed at grade II with the exception of the Old Rectory (**5**; **1300318**) and St Mary's Church (**13**; **1134677**) which is listed at grade II\*.
- 5.5 There are no world heritage sites, registered parks or gardens, battlefields or conservation areas within the search area.

### Previous archaeological investigations

- 5.6 In total, three archaeological investigations are recorded in the wider search area and comprise a desk-based assessment (**10**), a geophysical survey and community excavation (**12**), and a scheme of works recording coke ovens (**18**).

### Prehistoric Period

- 5.7 There is only sporadic evidence for prehistoric activity in the Mirfield area. An earthwork was described by the Reverend J. Ismay in the mid-18th century, located at Knowl, within the Mirfield township. In 1819, this was described as comprising a circular bank and surrounding ditch, with entrances on two sides (Turner 1819). It has been suggested that this monument was a henge (Dodds 2004), although Pobjoy described it as a Decursorium, or Tilt Yard, for weapons practice (Pobjoy 1969, 109). The site has now been levelled and built over.

- 5.8 A number of prehistoric artefacts have been discovered around the wider area of Mirfield including a Mesolithic tranchet axe south of the River Calder in 1965 and a Bronze Age axe found between the Church of St Mary and Castle Hall Hill in 1970 (14). A carved sandstone head was discovered in a stone wall close to a well or spring on Mirfield Moor, called 'Five Thorns Well', and thought to be Celtic in origin.

### Roman period

- 5.9 There is no clear evidence for any Roman period activity within Mirfield. Pobjoy (1969, 112) dismisses the suggestion that a Roman road ran from the Kirklees fort at Slack, through Nunbrook and then eastwards through Lee Green and Northorpe. The road (712) to which Pobjoy refers is presumed to run north-eastward from the fort through Brighthouse before presumably meeting a branch of the road at Hartshead Moor. This branch is believed to run eastward through Heckmondwike before turning southeast towards Dewsbury and on to Wakefield (Margary, 1973, 359; Faull and Moorhouse 1981, Map 9).

### Early Medieval Period

- 5.10 It is probable that there was a settlement at Mirfield during the Anglo-Saxon period. A late Anglo-Saxon carving, probably used as a funerary monument, is housed in the Church of St Mary, and it has been suggested that there was an earlier Saxon chapel in the area (Kaye 1998). It has also been suggested that the Norman motte, known as Castle Hall Hill, situated next to the Church, may have been the site of an Anglo-Saxon fortification. Indeed evidence of an earlier possible ringwork has been identified within the profile of the motte (Moorhouse 1981, 736; Pobjoy 1969, 7).
- 5.11 There are no Anglo-Saxon period structures extant within Mirfield, although St Mary's Parish Church may sit on the site of an Anglo-Saxon Chapel. Prior to its construction, Mirfield had no parish church and Dewsbury was the ecclesiastical centre of the area. Kaye (1998), however, believes that the township did have what he describes as a 'Saxon Chapel'. It has been suggested that this chapel may have been raised to parochial status with the construction of the medieval church of Mirfield in the 13th century (Mirfield Urban District Council, nd, p. 7). Ryder (1988, 6) believes that an 11th-century graveyard monument within the church coupled with the fact that the tower and nave of the church appear to be 13th-century additions, suggest that the current church may mark the site of an ecclesiastical building of some sort prior to the 13th century. It is possible, however, that the chapel may have been at a different location.
- 5.12 Dickinson's map of the Beaumont Estate made in the 18th century shows a number of fields to the north of the Medieval parish church which have the field names 'Great Chapel Well' and 'Little Chapel Well'. In close proximity to these fields stood the building formerly known as Paper Hall or Papist or Papish Hall (11), believed to represent a corruption of 'Popery' (Pobjoy 1969, 98).

- 5.13 Another feature, which suggests an Anglo-Saxon religious building within Mirfield, is a carving known locally as the 'Mirfield Stone' now housed within the Church of St Mary (19). It may be a recut portable Roman altar, however, Collingwood has suggested that the stone is Anglo-Saxon. The shaft of the carving is decorated with two forms, which may represent a survival of the bear's heads often seen on 10th-century hogbacks (Collingwood 1914, 222). The stone is believed to be a graveyard monument but it is not a cross. It appears that the foot of the stone seems to be partially cut away to fit it into a pedestal. The stone is roughly carved with 'devices that are debased from an earlier ornament' (Collingwood 1914, 222). Face A represents a plait of three and face B has a bifurcated, straight-line basket plait or 'Gridiron' and above this is a partly defaced shape of unknown type. On face C is a beast and on D is a figure holding a cross underneath an arch, which is described as 'far removed from in decadence from the fine saints in arches of Otley and other good Anglican works, although he stands like the Christ of Roman or Early Anglican reliefs upon a carved hillock, once symbolising the world' (Collingwood 1914, 222). The bears heads on the top of the stone are compared by Collingwood to the Barmston Hogback, although the animal forms are much more conventionalised. Another comparative example is the roughly carved stone of similar size now built into the north wall inside Catwick Church, East Riding. The Catwick figure is very shapely, however, and even skilfully chiselled. The Mirfield stone does not represent a Norman technique and its design and hacking place it at the end of the pre-Norman series around the latter part of the 11th century (Collingwood 1914, 224).
- 5.14 Before the conquest, Mirfield is believed to have formed part of the Anglo-Saxon parish of Dewsbury, which stretched no less than 400 square miles (Kaye 1998, 8). According to Faull (1981, 218), however, there is no documentary evidence to any pension or payment by Mirfield to the mother church at Dewsbury. Dewsbury formed one of the old Minsters, although there is no evidence that it was ever the seat of a bishop and was therefore not a head Minster.

### Medieval period

- 5.15 The Domesday Book listing for the township of Mirfield (Mirefelt) suggests that the place name is Old English and is based upon 'pleasant open land or open or land where festivities are held' (Mills 2003). Prior to the Conquest, the village was formed of three manors and the entry is as follows:
- ' Gerneber, Haldane and Gamel had six carucates of land for geld, where three ploughs may be. Now three Englishmen have it of Ilbert de Lacy. They have two ploughs and six villains and three borders with two ploughs. Wood pastureable half a leuga in breadth and one leuga in length. Before the conquest it was worth three pounds and now 10 shillings'.*
- 5.16 Pobjoy believes the loss in value of the manor is because Mirfield was among the places devastated by the Normans for 'geld' or tax.

- 5.17 The motte and bailey castle (**13**), the extant remnants of the medieval church (**B16**) and the rectory (**B5**) represent the most notable medieval landmarks in Mirfield. The motte and bailey castle is likely to have been constructed between 1086 and 1159, and from evidence of the profile of the motte, may have been created by infilling an already existing earthwork, possibly a late Saxon thegn's fortified residence (Moorhouse 1981, 736). The medieval church of St Mary was largely demolished in 1871 when the present church (**B13**) was built (Stott 2003, 6). The only remnants of the medieval church are the tower (**B16**), the west wall of the nave and the lower course of its walls, which now enclose a garden of rest (Ryder 1993, 167).
- 5.18 The church is thought to have been given a rectory in the late 13th or early 14th century when Sir John Heton is believed to have asked the Pope to elevate the chapel at Mirfield into a parochial church (Pigot 1834). Pobjoy reports that Henry Savile purchased the Crown rectory of Mirfield in 1540. A date stone of the same year, with the initials T.S. indicates modification were made by Thomas Savile who also owned the associated rectory manor (Pobjoy 1969, 7; DoE 1988). The present rectory building is thought to represent an early 16<sup>th</sup> century construction but was extensively modernised in the 20th century (DoE 1988).
- 5.19 A number of other buildings within the township have medieval foundation dates. These include Northorpe Hall (**B11**), Paper Hall (**11**), Nick House (**3**), Wellhouse Farmhouse and Barn (**B2**) and Water Royd Hall (**7**). The widespread distribution of these extant buildings illustrates the dispersed nature of the medieval settlement of Mirfield (Roberts and Wrathmell 2002, 91).
- 5.20 Three manorial mills were present within Mirfield in the medieval period. Ledgard Mills are first mentioned in 1303 when John (son of John de Heton, d. 1302) released all rights he had in Ledgard Mill for the use of a predecessor of Ledgard (Mirfield) Bridge and a driveway, which crossed it (Moorhouse 1981, 624). In the 16th century, Edward Shepley is believed to have held Shepley Mill as a tenancy from the Hopton Family (Pobjoy 1969, 119). In 1517 an act for the sale of the manor of Mirfield made between John Gascoigne and John Beaumont records 'three mills called West Mills' (Pobjoy 1969, 10).
- 5.21 Mirfield Tithe Barn (**17**) is located to the south of the search area and is thought to also date back to the 14th century.

### Post-medieval and modern period

- 5.22 Mirfield remained a rural settlement until the onset of the industrial revolution in the mid-19th century and the rapid development of new industries and mining. These are present in the HER data as a Tanner Close (**1**), Brick Works (**4**), Mirfield Colliery (**5**), Dark Lane Colliery (**18**) and mine workings (**8**).
- 5.23 Most if not all of the industrial and commercial buildings within Mirfield date from the 1800s and a large proportion of the residential buildings (**15**, **20**, **B1**, **B3**, **B4**, **B6**, **B7**, **B8**, **B9**, **B10**, **B12**,) were also constructed in this period. The

majority of this construction and the obliteration of undeveloped green-field sites occurred as a response to the increased industrialisation of the township.

- 5.24 From as early as the middle of the 19th century there was an increased need for workers' housing. This requirement is especially evident from the beginning of the 20th century, when new housing is constructed in close association to the numerous mill complexes lining the banks of the River Calder in both Mirfield and Ravensthorpe. As such, housing developments continued to expand northwards until the former hamlets and settlements evident from the medieval period and succeeding centuries are no longer discernible as separate entities. This continual development throughout the late 19th and early 20th century explains the nucleated nature of settlement within Mirfield today.
- 5.25 By 1854 one major change was the construction of the Lancashire and Yorkshire Railway (and associated Cleckheaton branch). By this time a number of mill complexes are shown to line the River Calder, and settlements associated with mill buildings (Battysford, Easthorp and Knowl) also appear to have greatly expanded. To the north of Towngate, Little London is known as Little London City and shows significant expansion, as does Green Side. Areas to the north of the canal also illustrate significant development and the canal is lined with a number of malt kilns. The only major change within Ravensthorpe at this date is the construction of Lee's Malt Kiln.
- 5.26 The construction of the London and Northwestern Railway Line to the south of the site resulted in a massive expansion of the township. Mill and malt kiln complexes dominate the banks of the river at both Mirfield and Ravensthorpe and settlement appears to expand northwards from these industrial areas.
- 5.27 Construction of the new church (**B13**) was commenced in 1871 and the building was designed in an Early English style by Sir George Gilbert Scott. Associated with this is the former tower of the old church (**B16**), which Sir George Gilbert Scott suggested be restored and preserved. Associated with the church are the boundary wall and railings (**B14**), a tablet fixed to the old church tower (**B15**), some stocks (**B17**), a raised grave slab of the Wraith Family (**B18**) and a First World War memorial (**16**).
- 5.28 Additional structures from this period include the Crossley Hospital (**2**) located immediately to the north of the site. This opened as a Municipal Infectious Diseases Hospital in 1895, with a smallpox unit added in 1905. The hospital had accommodation for 70 people. The King's Head Tavern (**6**) situated to the west of the site was, according to Pobjoy (1969, 105), in existence from 1600. Stott (2003, 34) records that the building had a number of cellars that were cut into solid rock. The tavern has since been demolished.
- 5.29 To the southwest of the site is Mirfield Grammar School (**9**) which was built in 1875 for 100 pupils. This building 'formed the nucleus of the Grammar School' (Pobjoy 1969, 166). The total cost of the construction was £1,754. Thirty-four boys occupied the school in 1896 but by 1911, with the addition of girls, this number had risen to 70. To facilitate this increase, extensions were made to

the building in 1909 (Pobjoy 1969, 166). A fire in 1961, led to an almost complete reconstruction of the building. Much of the current building dates to this reconstruction phase.

- 5.30 Situated to the east of the site is the grade II listed Balderstone Hall (**B7**) which comprises a large detached house built in the early to mid-18<sup>th</sup> century. However, there are accounts which suggest it was built by Dr John Balderstone in 1690. Associated with the hall are the grade II garden walls, gate and gate piers which date between the mid-18<sup>th</sup> century to the 19<sup>th</sup> century.
- 5.31 Within the curtilage of the hall are a number of grade II listed assets including the late 18<sup>th</sup>/ early 19<sup>th</sup> century range of barns to its rear (**B6**). A further grade II listed barn lies to the southwest (**B8**) which has been dated to the 17<sup>th</sup> century.

## 6.0 CARTOGRAPHIC ANALYSIS

- 6.1 Early cartographic evidence for Mirfield is somewhat limited. Later cartographic sources, such as Jefferys map of 1775 (**Figure 3**), appear to suggest a dispersed pattern of settlement with a focus around the church and hall. Mirfield is shown on a slight rise above the River Calder, with the area of the Site located in a blank, presumably undeveloped, area.
- 6.2 No buildings are shown in this location on Jefferys' map of 1775 nor the Armytage Estate Plan in 1816 (**Figure 4**) or the map of the parish of Mirfield in 1819 (**Figure 5**). The Site appears to fall out of the ownership of the Armytage family in 1816 as it is not being sold. The Parish Plan of 1819 (**Figure 5**) shows the Site as subdivided into four fields with Balderstone Hall to the east and a house to the west along Hepworth Lane.
- 6.3 Well House School founded in 1801 by the Moravians, a branch of the Methodist religion, constructed a boarding school to the north-west of the Site. This building is clearly shown on the map of the Parish of Mirfield in 1819 (**Figure 5**). A Sunday school was added in 1828 and it is this building that is marked as a Sunday school on the Ordnance Survey map of 1855 (**Figure 6**). The Moravian Sunday school is also shown on successive Ordnance Survey editions showing little or no change. Balderstone Hall, to the east of the Site, is also labelled as such on mapping from 1819 (**Figure 5**) onwards.
- 6.4 The 1855 1<sup>st</sup> edition Ordnance Survey map of 1855 (**Figure 6**) is the first to illustrate the fields in detail with the southern field now opened up. Wellhouse and Balderstone are clearly labelled on this map, as well as a sandstone quarry to the south-east. 'Quarry Hole', labelled across the southern field, presumably relates to the building immediately adjacent to the Site to the west.

- 6.5 By 1894 a boundary within the northern field has been removed and development, particularly along Flash Lane to the south-west, is noted (**Figure 7**), but it was the arrival of the London and Northwestern Railway Line which resulted in significant expansion of the township, as shown on the Ordnance Survey map of 1908 (**Figure 8**). Mill and malt kiln complexes dominate the banks of the river at both Mirfield and Ravensthorpe and settlement appears to expand northwards from these industrial areas. The Site, in contrast, remains as open fields.
- 6.6 The Ordnance Survey map of 1930 illustrates the removal of the last field boundary across the Site (**Figure 9**). In addition, infilling of previously undeveloped areas in Mirfield had occurred, mainly by the construction of housing. New road developments are also present as the settlement grows. In 1948, the Site is still shown as an open field (**Figure 10**) with little development to the north or west. The development in these areas takes place in the later part of the 20th century, with most of the fields to the west infilled by the time of the 1988 Ordnance Survey map (not illustrated).

## 7.0 ASSESSMENT

### Recorded heritage assets

#### *Direct impacts*

- 7.1 There are no recorded heritage assets within the Site. The development of the Site will also have no impact upon any listed buildings within the search area.

#### *Impact on setting*

- 7.2 Situated to the east of the proposed developments eastern boundary is Balderstone Hall (**B7**) which is designated at grade II. Within its curtilage are two barns (**B6** and **B8**) and other associated features (**B9**) which are also listed at grade II. The original setting of the complex was agricultural as evident from the early Ordnance Survey map series.
- 7.3 The proposed development will not directly affect the fabric of the listed assets, through physical impact but will have a visual impact through the partial urbanisation of their setting to the west. This will lead to some loss of agricultural context and the diminution of historic openness. Despite this agricultural fields to the north and the south will remain unaffected thus part of their original agrarian landscape setting will remain.
- 7.4 The significance of these features has already been eroded by surrounding modern development along Wellhouse Lane, Hepworth Lane, Shill Bank Lane and Crossley Lane. Such development has encroached on the historic agricultural setting of the listed assets thus reducing their historical integrity.
- 7.5 Based on the development proposals the effect on the setting of the listed assets is considered to be limited. On this basis the resultant level of harm is judged to be less than substantial.
- 7.6 The proposed design has been developed to reduce the level of harm through appropriate landscaping, and public open space. Specifically this will be placed along the eastern edge of the development. This will allow for a level of separation to the designated assets and will minimise the degree and extent of harm in accordance with Historic England guidance although this will not reduce the level of harm. These mitigation measures are supported by Mr Nigel Hunston (Group Leader Conservation and Design). On 28th March 2018 Mr Hunston stated that 'Balderstone Hall, a grade 2 listed building, is close by but is separated physically and visually from the site, which is equally aided by the provision of POS in this location. Overall it does work with the site successfully.'
- 7.7 Given the conclusion of less than substantial harm the proposals engage with paragraph 134 of the Framework which states that:
- 7.8 "Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed

against the public benefits of the proposal, including securing its optimum viable use."

- 7.9 The other neighbouring listed structure (**B2**) is located to the north-west of the Site. This is Wellhouse House and Barn, but it will not be impacted upon by the development as it is screened by 20th-century development.
- 7.10 The proposed plans for the Site will not have any impact upon the scheduled monument to the south as only the top of the church tower is visible from the Site. This is due to the intervening built form.

*Potential sub-surface remains*

- 7.11 The Heritage Assessment has determined that there is limited potential for prehistoric remains and Roman and medieval activity to be present on the Site, based on known heritage assets in the immediate and wider area.

## 8.0 CONCLUSION

- 8.1 The Heritage Assessment has established that there is low potential for archaeological remains of prehistoric, Iron Age, Romano-British or medieval date to occur within the proposed development site. This is based on known heritage assets within the immediate area. On this basis no further works are recommended.
  
- 8.2 Located to the east of the site is Balderstone Hall which comprises a number of grade II listed assets including the hall, and barns on the halls western and northern side. Development will harm the significance of these assets through the urbanisation of their setting and encroachment in to the original agrarian landscape to which Balderstone Hall is intrinsically linked. However, this is balanced by the partial loss of the original landscape through modern development. Similarly design proposals will alleviate the level of harm which is judged to be less than substantial.

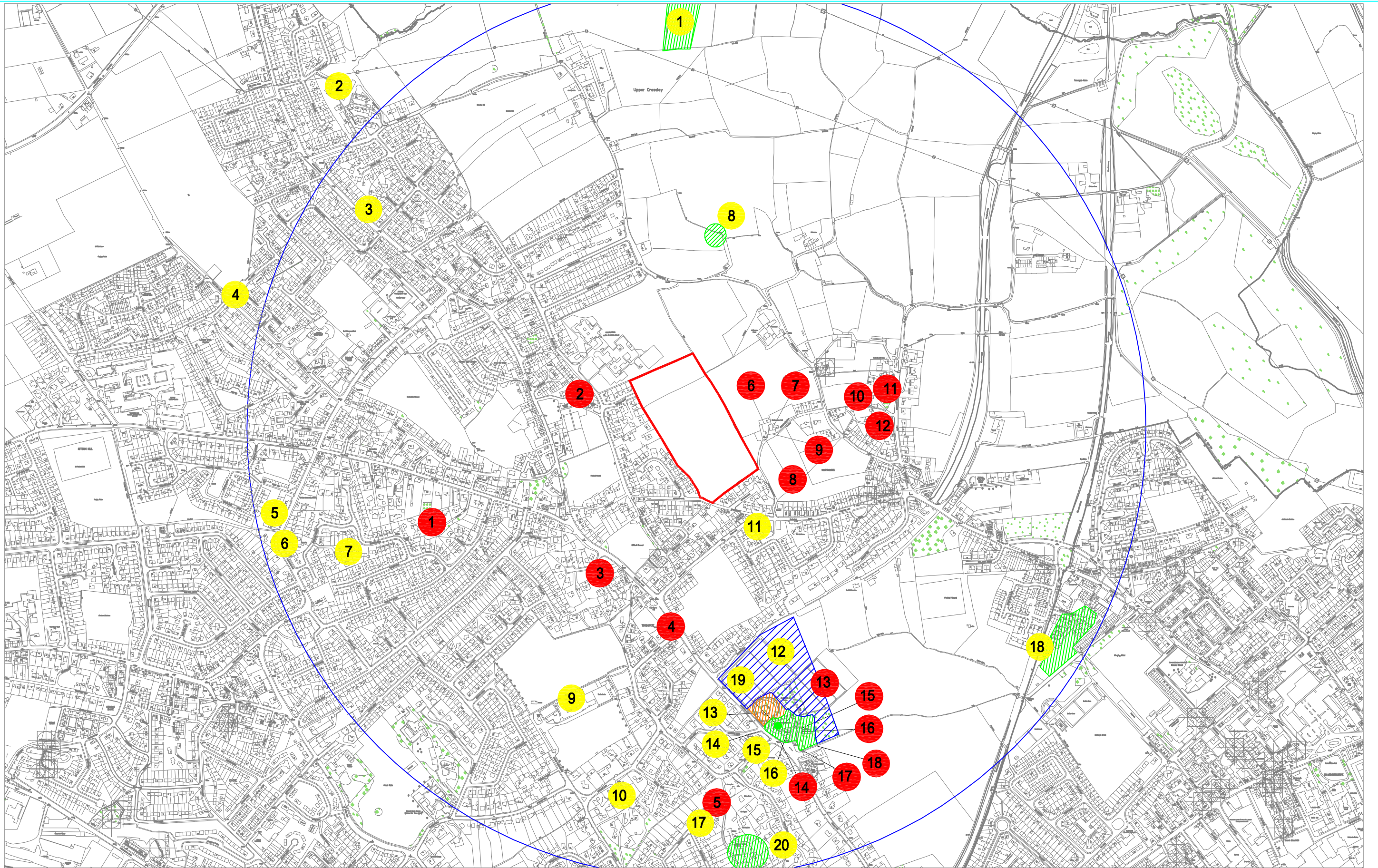
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- O.S. 1854, first edition, sheet 247, 6 inches to 1 mile
- O.S. 1894, second edition, sheet 247, 6 inches to 1 mile
- O.S. 1908, sheet 247, 6 inches to 1 mile

O.S. 1930, sheet 247, 6 inches to 1 mile

O.S. 1948, sheet 247, 6 inches to 1 mile

## FIGURES



**NOTES**

1. DO NOT SCALE THIS DRAWING. ALL DIMENSIONS MUST BE CHECKED/VERIFIED ON SITE. IF IN DOUBT ASK.
2. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH ALL RELEVANT ARCHITECTS, ENGINEERS AND SPECIALISTS DRAWINGS AND SPECIFICATIONS.
3. ALL DIMENSIONS IN MILLIMETRES UNLESS NOTED OTHERWISE. ALL LEVELS IN METRES UNLESS NOTED OTHERWISE.
4. ANY DISCREPANCIES NOTED ON SITE ARE TO BE REPORTED TO THE ENGINEER IMMEDIATELY.

KEY	
	Study area
	Proposed development site
	Catalogued asset
	Listed building
	Monuments from HER data
	Event from HER data
	Scheduled Monument

ISSUES & REVISIONS			
Rev	Date	Details of issue / revision	Drw / Rev
P1	01.01.00	PRELIMINARY ISSUE	PW / XX

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Client	Balderston Hall, Mifield		
Scale	1:8000	Drawn	K. Moon
Size	A3	Reviewed	XXX

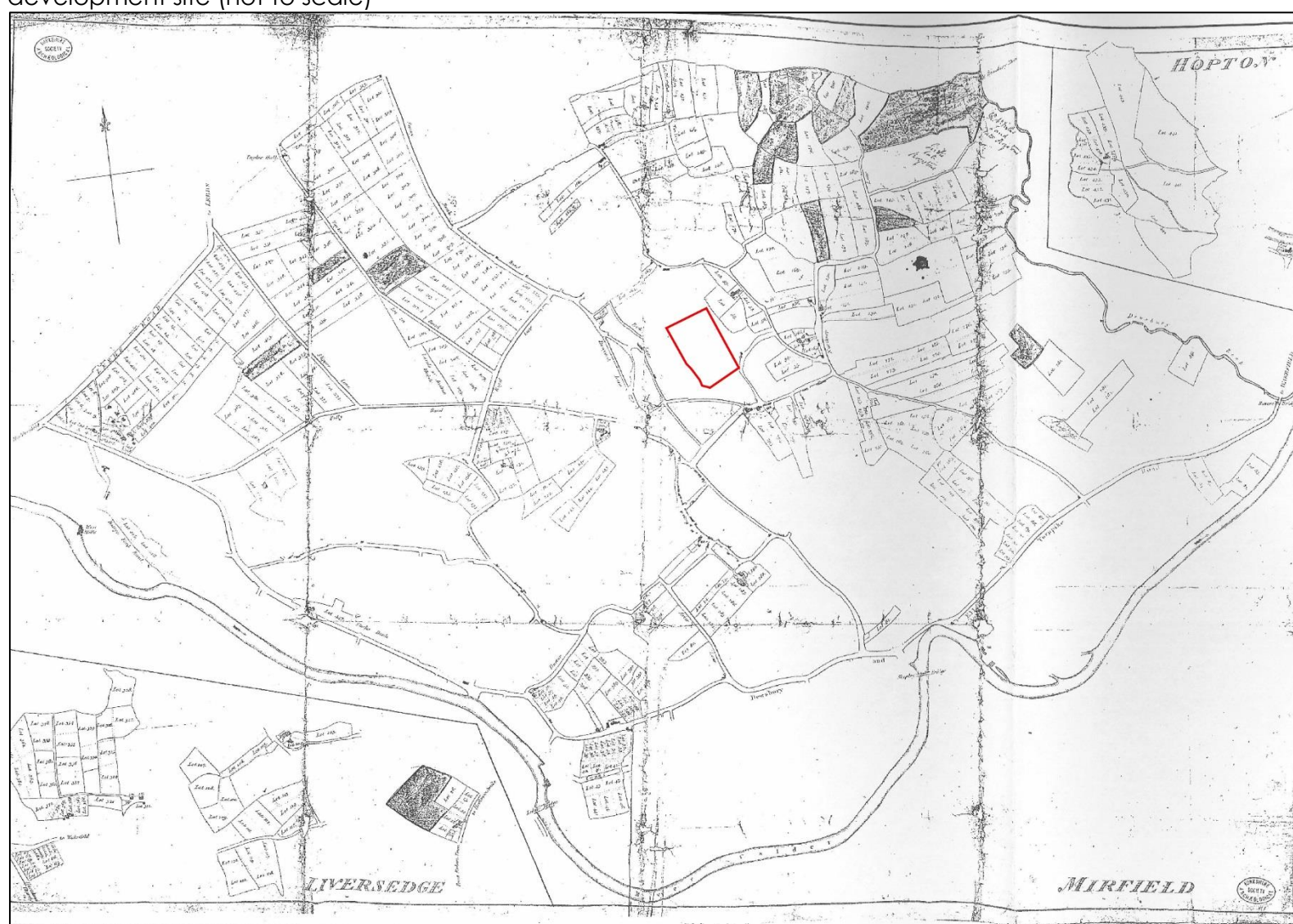
Project Title	Balderston Hall, Mifield
Drawing Status	FINAL

Drawing Title	Fig. 2. Plan showing the development site, the study area boundary, catalogued assets and listed buildings	
Drawing No.	ABC/123/100	Revision
		P2

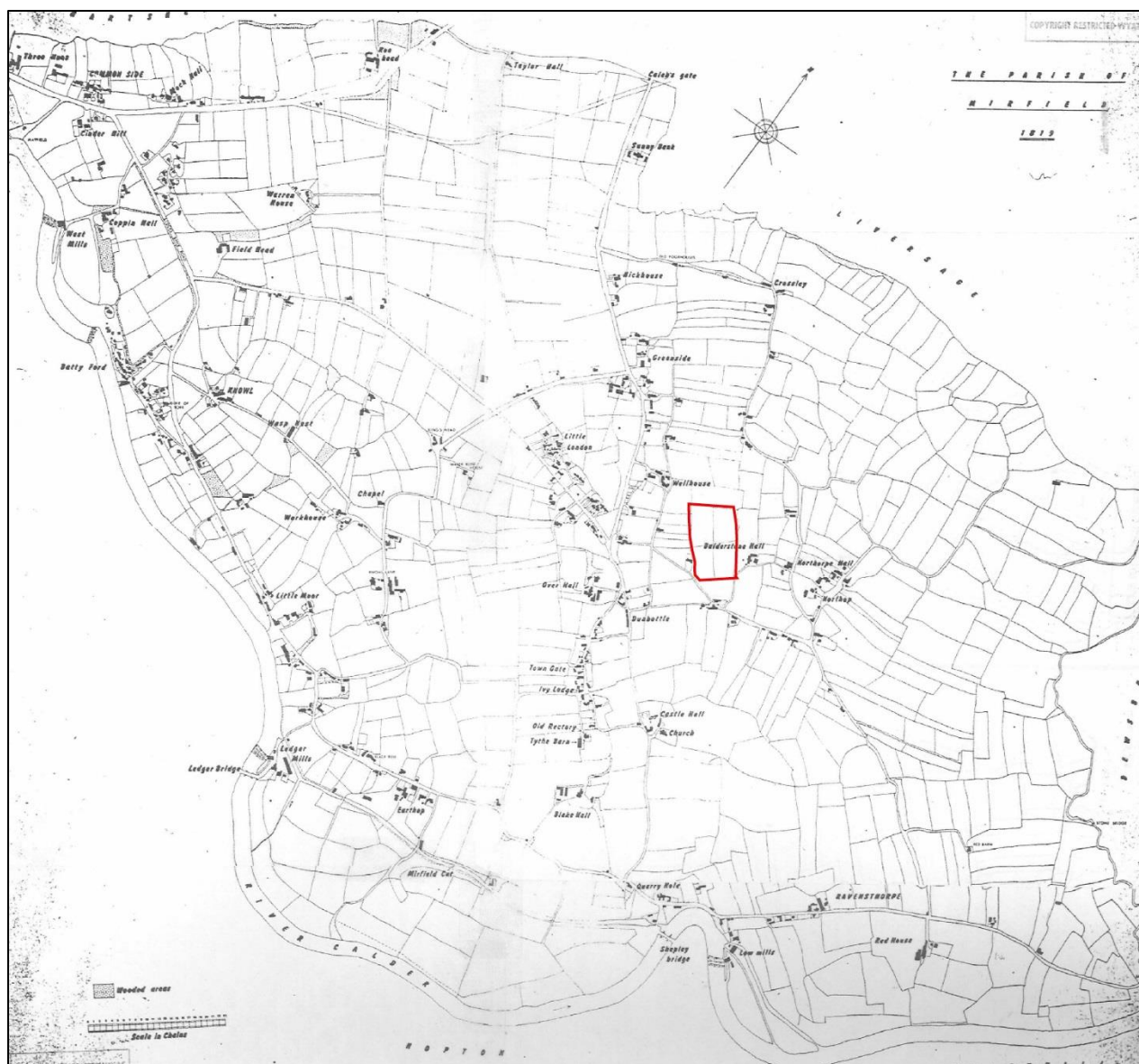
**Figure 3** Extract from Jeffery's Map of Yorkshire, 1771, showing the approximate location of the proposed development site (not to scale)



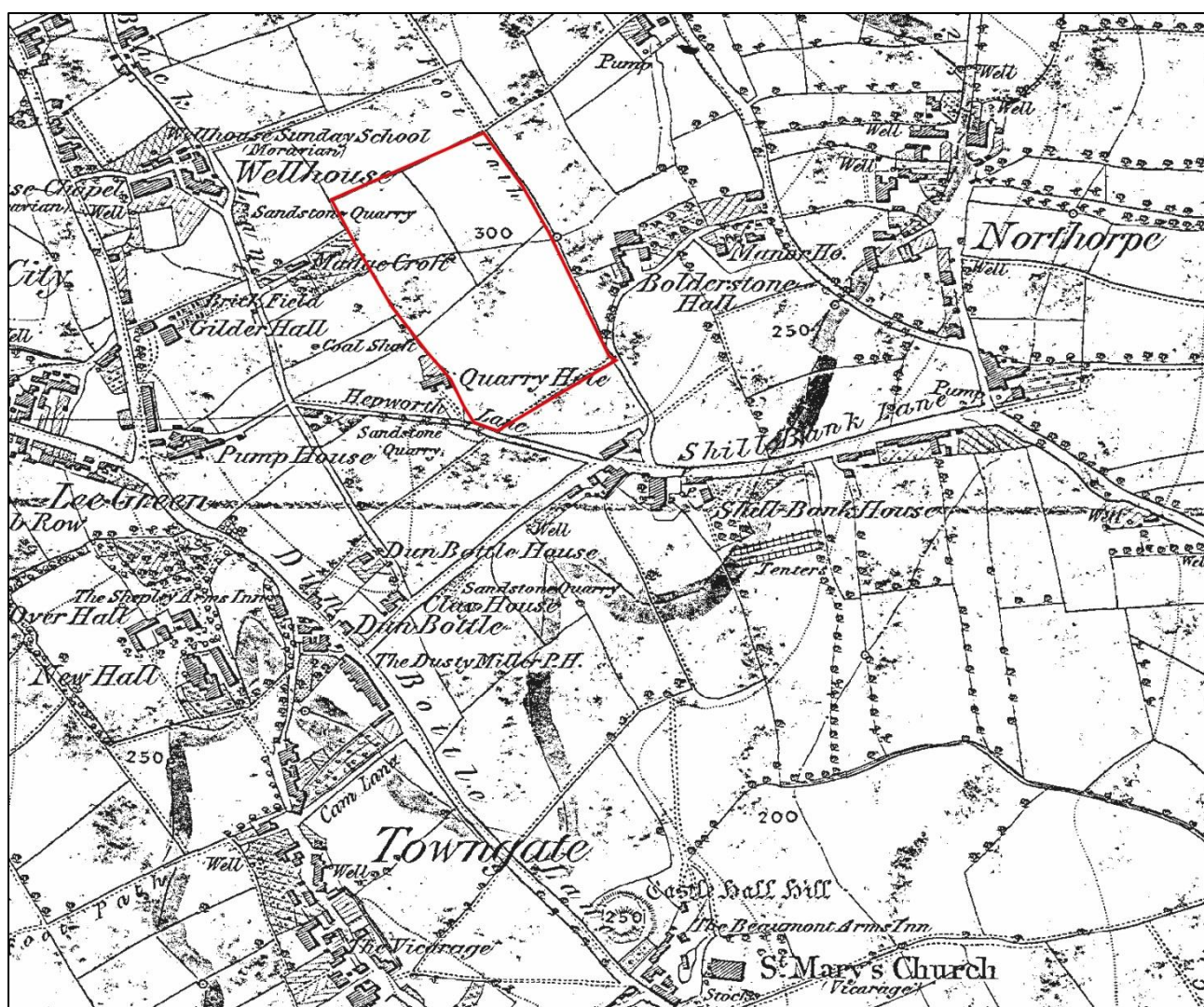
**Figure 4** Extract from an 1816 Plan of the Armytage Properties, YAS Ref: MS418, showing the approximate location of the proposed development site (not to scale)



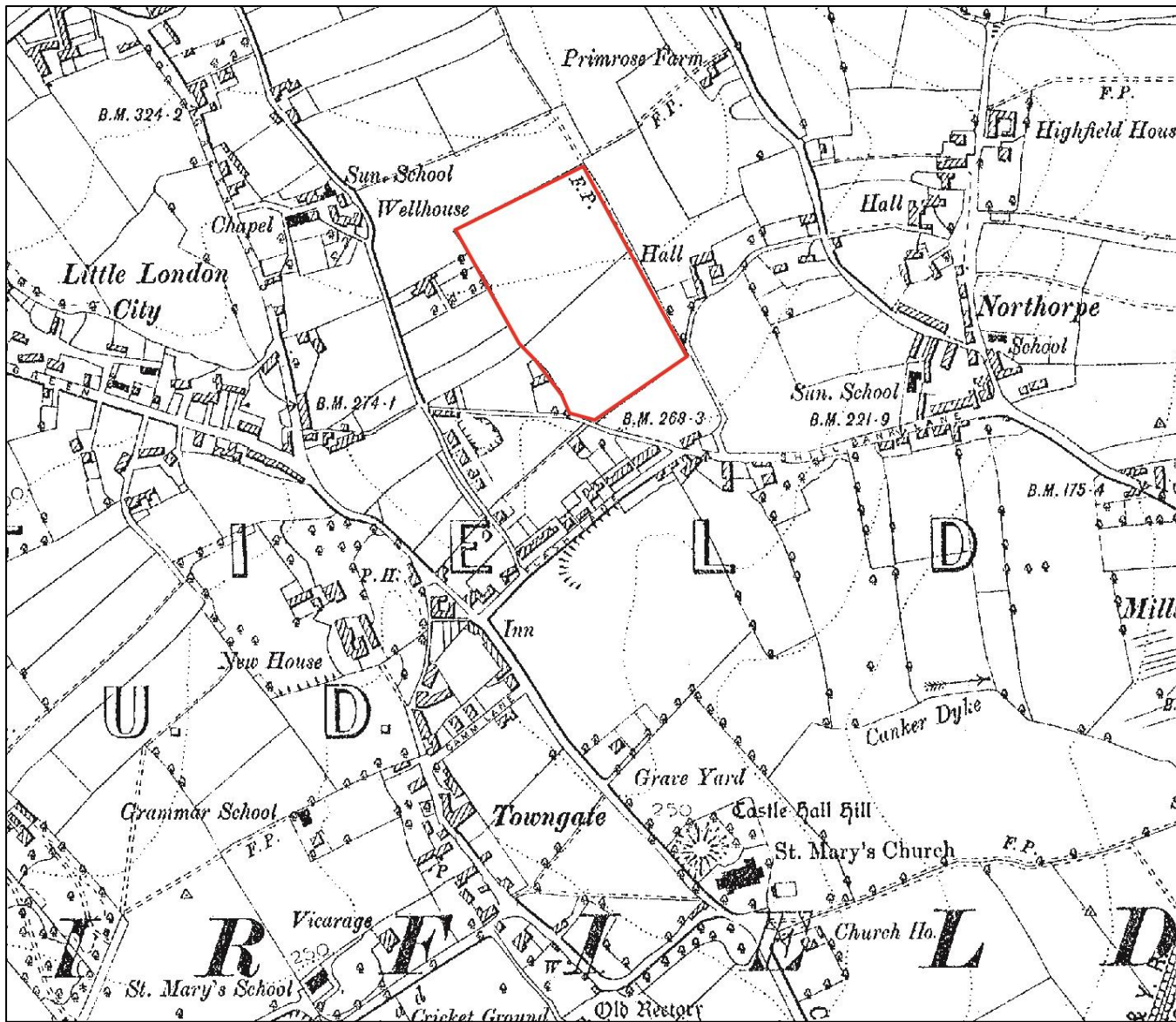
**Figure 5** Extract from 1819 Map of the Parish of Mirfield, 10 Chains to 1 inch, Kirklees Archives Ref: KX269, showing the location of the proposed development site (not to scale)



**Figure 6** Extract from the OS map of 1855, showing proposed development site (not to scale)



**Figure 7** Extract from the OS map of 1894, showing proposed development site (not to scale)



**Figure 8** Extract from the OS map of 1908, showing proposed development site (not to scale)

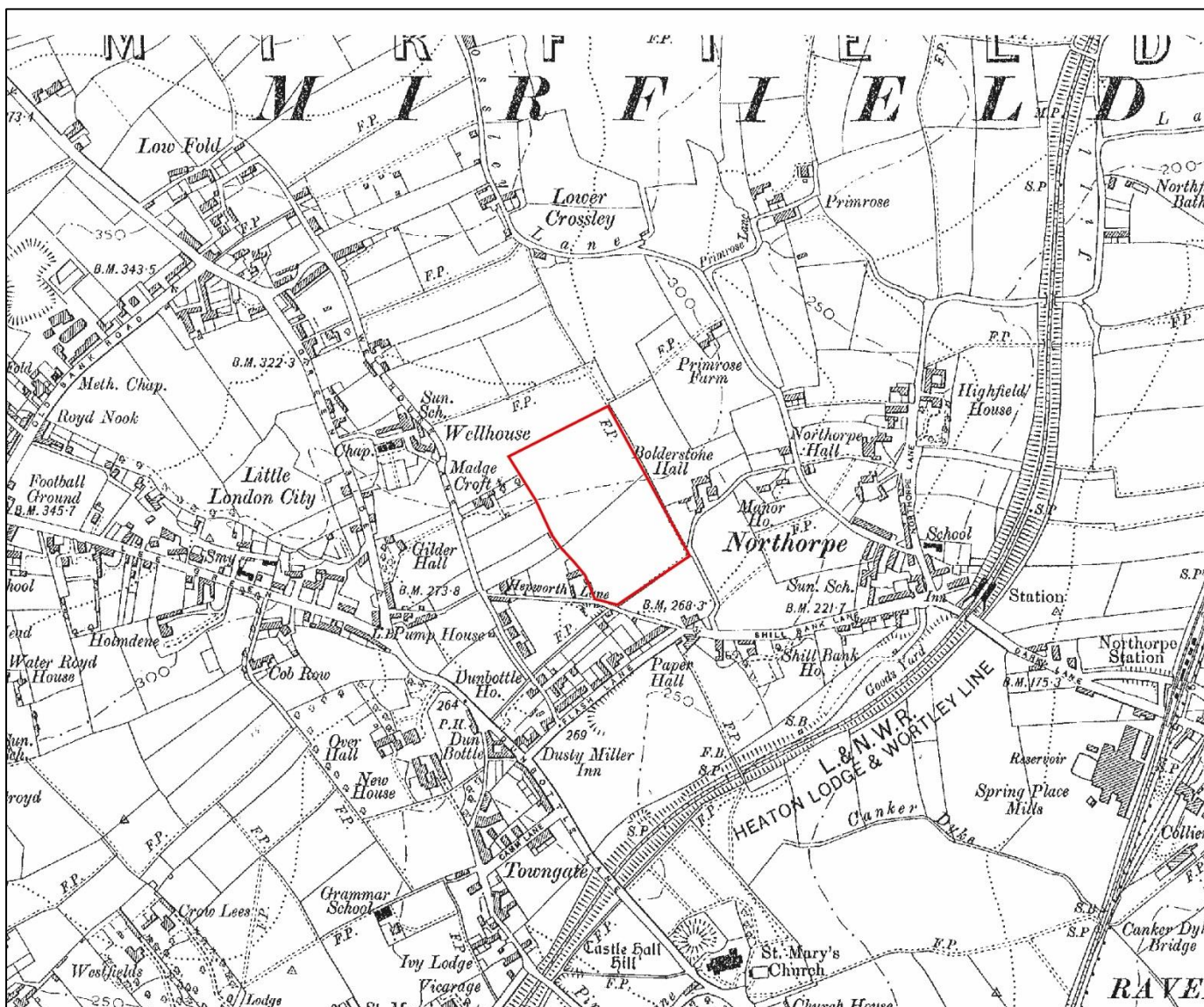


Figure 9 Extract from the OS map of 1930, showing proposed development site (not to scale)

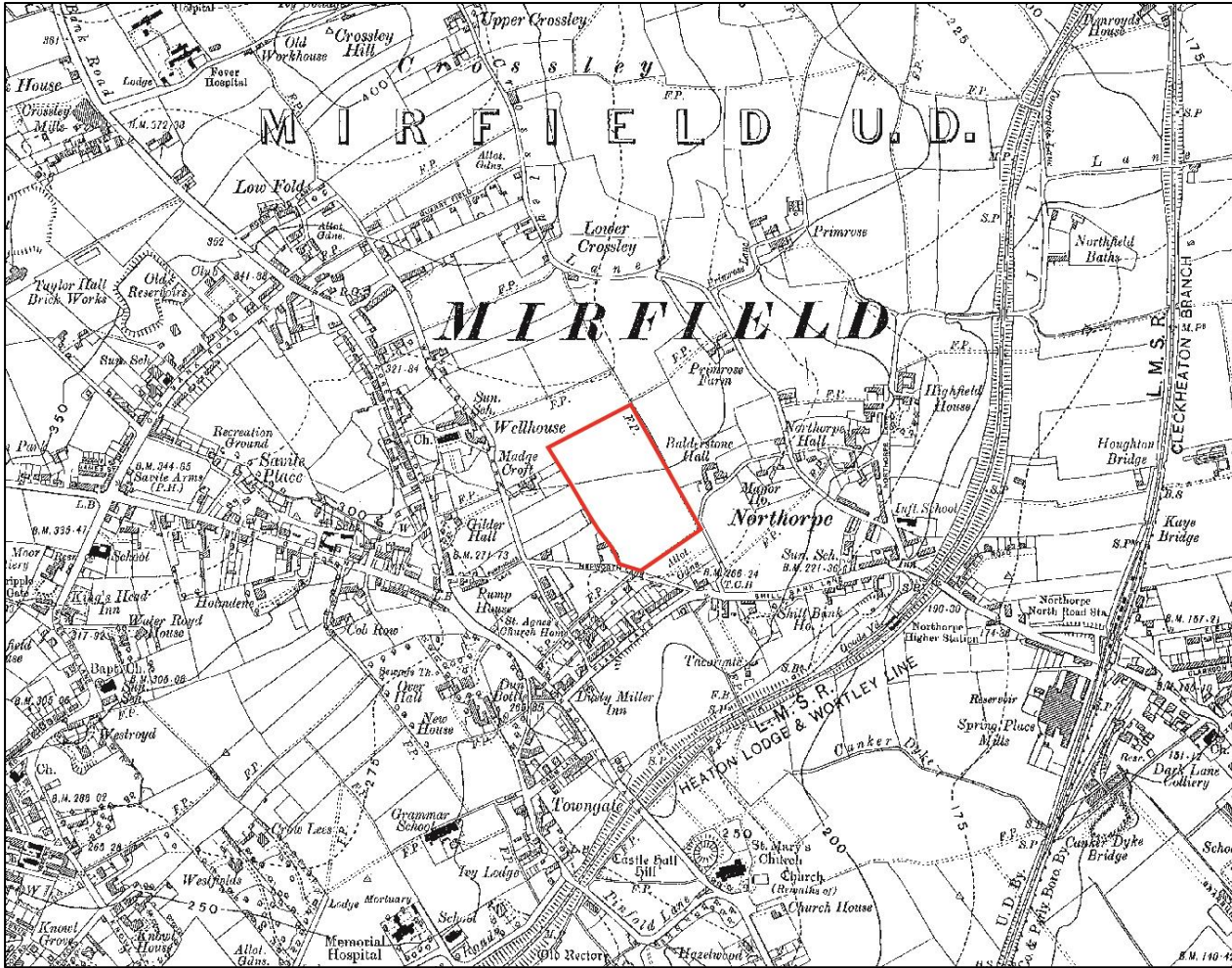


Figure 10 Extract from the OS map of 1948, showing proposed development site (not to scale)



**PLATES**



Plate 1. Northern part of site sub-divided into paddocks



Plate 2. General view of site, looking north-west



Plate 3. View south from site towards St Marys Church



Plate 4. Southern portion of site looking south-west



Plate 5. Eastern part of site looking towards Balderstone Hall



Plate 6. Balderstone Hall, looking north

## **APPENDIX 1**

## GAZETTEER OF HERITAGE ASSETS

Catalogue entries for heritage assets and listed buildings recorded on the HER and those identified as part of this assessment have been ordered geographically from west to east and given a numerical identifier (Figs 2 and 3). Each entry includes a National Grid Reference (NGR) number and where appropriate the relevant HER and Listed Building reference numbers.

### Event and Monument Records

No	Name	Grid Ref	HER Ref.	List Entry No.	Significance	Description
1	Place name Tanner Close	SE 20900 22000	PRN 6099		Low	Place name Tanner Close may indicate former use of this field as a tannery site prior to the 1740s. No buildings marked on 1st edn OS 6 map no 247 (1850).
2	Crossley Infectious Disease, Hospital	SE 20160 21830	PRN 14001		Low	Crossley Hospital was opened as an infectious diseases hospital in 1895, with a small pox unit added further to the south in 1905 (Stott 2003, 35). Both Hospital are shown on the OS map of 1905.
3	Nick House	SE 20230 21560	PRN 14004		Low	Former site of Nick House. Nick House is mentioned in a Medieval document that refers to John Hopton of Armley as the owner. At some time after this the house was obtained by the Knights Hospitallers of the Priory of St John in Jerusalem, and by 1475 it is recorded that the knights owned a messuage and a croft as well as three and a half acres of land, all of which were held by William Walker.
4	Taylor Hall Brick Works	SE 19930 21370	PRN 13990		Low	Site of Taylor Hall Brickworks located on the eastern side of Taylor Hall Lane. The brick works were founded in 1878 by Thomas Garforth in an area with particularly good brick clay. The works are first depicted on the Second Edition 6 inch to 1 mile OS map of 1894, where a number of buildings were associated with three clay pits.
5	Mirfield Moor Colliery	SE 20020 20880	PRN 13997		Low	The Colliery formed a part of the Mirfield Colliery Companies workings in Mirfield and the shaft was first sunk in 1891. The colliery was linked to the Dark Lane Colliery in 1897 by means of a tunnel, which was intended as a means of escape in the case of an emergency. Mirfield Colliery Company went into liquidation around 1931.

No	Name	Grid Ref	HER Ref.	List Entry No.	Significance	Description
6	Kings Head Tavern	SE 20040 20820	PRN 13998		Low	The King's Head Tavern (now demolished) was, according to Pobjoy (1969, 105), in existence from 1600 and perhaps earlier. The first cartographic reference to the tavern is on the Mirfield Enclosure Map of 1798, which illustrates a small building to the west of Water Royd Hall.
7	Water Royd Hall (demolished)	SE 20180 20800	PRN 11090		Low	Water Royd Hall was first mentioned in documentary sources in 1598 during the reign of Queen Elizabeth. The hall is marked on the 1st Edition OS map (1851 - sheet 247). The hall is now demolished and the area is covered by modern housing.
8	Mine Workings	SE 2100 2150	PRN 725		Low	Map shows a colliery shaft and two apparently associated tram roads. Aerial photographs of the same field show two rectangular negative areas with some corners slightly rounded. These may be building remnants and one is situated at the terminus of the north-south tram road as marked on the map; they may be the sites of buildings directly associated with the coal mining work.
9	Mirfield Grammar School	SE 20670 20470	PRN 14032		Low	Grammar School construction in 1875 costing £1754, now Castle Hall Secondary.
10	Desk-based Assessment Mirfield Town Survey	SE 20780 20254	PRN 13987		Low	Desk-based Assessment.
11	Paper (or Papist) Hall	SE 21090 20850	PRN 14003		Low	Former site of the historic hall known as Paper or Papist Hall. The Hall was the home of Dame Joan Kippax, the last Prioress of Kirklees Abbey who, along with five nuns, is believed to have lived here after the priory was closed in 1539.
12	Geophysical survey and evaluation, land east of Castle Hall Hill Castle	SE 21160 20460	PRN 13991		Low	During August 2014 a small parcel of land immediately north of St Marys Church (B13) and east of the scheduled motte of Castle Hall Hill (13) in Mirfield a geophysical survey (magnetometer and earth resistance) in order to inform a National Heritage Open Weekend event and aid future archaeological investigations on the site. The magnetic survey identified a linear anomaly on the line of a boundary feature which is depicted on modern mapping but may have earlier origins. The resistance survey did not identify the aforementioned anomaly, but did locate a

No	Name	Grid Ref	HER Ref.	List Entry No.	Significance	Description
						<p>rectangular area of high resistance consistent with a rubble spread or the in-situ remains of a structure, which may locate a building depicted on mid-19th century maps and plans.</p> <p>An evaluation excavation within the area covered by the geophysical survey. A three day excavation was carried out as part of a Heritage Open Weekend to allow community participation in the excavation.</p> <p>Beneath topsoil a cobbled surface was revealed in one trench and finds of 18th/19th-century date were recovered from both trenches.</p>
13	Castle Hall Hill	SE 21100 20440	PRN 5	1009929	High	<p>Castle Hill motte and bailey castle is situated adjacent to the 19th century parish church of St Mary in Mirfield. The bailey is occupied by the church and its graveyard, both of which are in current ecclesiastical use.</p> <p>Constructed between 1086 and 1159 by Sveinn son of Alric or by his son, Adam son of Sveinn. Both were, successively, the most powerful knights in the Honour of Pontefract, some of the estates of which this fortified site was constructed to oversee.</p>
14	Bronze Age axe found near Mirfield Church	SE 2110 20400	PRN 2993		Low	<p>Haft-flanged axe found in 19th-century made ground between the church and the motte in December 1970. The axe belongs to the earliest phase of Middle/Later Bronze Age metalworking traditions.</p>
15	Castle Hill Cottages	SE 21100 20380	PRN 14070		Low	<p>Site of former Castle Hill cottages, of which, only the steps on the corner of Dunbottle Lane and Pinfold Lane remain. Buildings were first shown at this location on Thomas Jefferys' Map of Yorkshire published in 1775 – now demolished.</p>
16	First World War Memorial Outside St Mary's Church	SE 21158 20395	PRN 14071		Low	<p>A First World War memorial located outside St Mary's Parish Church. The memorial is on a square stone base surmounted by a square plinth. A tapering stone shaft and cross sit above this. An inscription which reads 'this symbol of great sacrifice is set up in remembrance of the men of the parish who lost their lives that others might live' and the date 1914-1918.</p>
17	Mirfield Tithe Barn	SE 20970 20210	PRN 14036		Low	<p>Mirfield's tithe barn or tithe laithe as it is shown on the OS First Edition map of 1854, stood in the Blake Hall Estate and is originally thought to date back to the 14th century. The barn was originally used to collect the revenues in kind which were used for the upkeep of the church. The building was demolished in 1952.</p>

No	Name	Grid Ref	HER Ref.	List Entry No.	Significance	Description
18	Dark Lane Colliery	SE 2170 20600	PRN 6641		Low	Mirfield No. 1 Pit (also Dark Lane Colliery or Nevin's Pit). Pit head has been largely demolished and the shafts capped. Principal survivals are: a 20th century engine base, a large revetted spoil heap along the west side of the site; a very well-preserved range of beehive coke ovens to the south. A record of the best surviving coke ovens was made in 2006 Ovens 5 & 6 from Bank 1, 23 & 24 from Bank 2 and 33 & 34 from Bank 3, with few design or construction differences between the ovens in the three banks
19	Pre-Conquest grave slab at Mirfield Parish Church	SE 21138 20410	PRN 7255		Low	A possible pre-Conquest headstone found at Mirfield Parish Church. The upper part of the stone is wider than the base, and it has been interpreted as a grave monument rather than a cross. The design is hacked. One face shows a plait, another has a straight-lined basket plait with an odd shape above it, on another face is a beast, and on the final face is a figure under an arch holding a cross.
20	Blake Hall	SE 21070 20130	PRN 7846		Low	Blake Hall was located close to Mirfield church and was owned by the Turners in the 18th century and later the Inghams in the 19th century. The origins of the house are unclear, it belonged to the Hopton family until shortly after 1643. John Hopton, Bishop of Norwich, is stated to have been born there in the early years of the 16th century.

### Listed Building Records

No	Name	Grid Ref	List Entry No.	Significance	Description
1	Holmedene	SE 20365 20862	1380284	Medium	Grade II Mill owner's house. 1889 with minor 20th century alterations.
2	Wellhouse Farmhouse And Attached Barn	SE 20721 21127	1134692 PRN 11244	Medium	Grade II Farmhouse with part now converted to a barn. The House dated 1576, but altered or rebuilt late 18th century incorporating original timber-work.
3	Over Hall	SE 20714 20724	1300386 PRN 14034	Medium	Grade II. The extant structure of Over Hall was constructed in 1721 as a date stone above the entrance testifies. The

No	Name	Grid Ref	List Entry No.	Significance	Description
					building was, however, present from 1648 when it is mentioned as Upper Hall in the parish registers
4	Ivy Lodge	SE 20900 20627	1184042 PRN 14035	Medium	Grade II. The extant structure of Ivy Lodge is thought to retain aspects of a pre early 18th-century building. Joseph Ismay, vicar of Mirfield, used the house as his vicarage from 1740 until his death in 1778.
5	The Old Rectory	SE 20978 20258	1300318 PRN 11085	Medium	Grade II* private house, former rectory, probably early-16th century date. The right gable is dated 1540. Extensively modernised probably in early-20th century. Thomas Savile purchased the Rectory from Kirklees Priory in 1539.
6	Range Of Barns To Rear Of Balderstone Hall	SE 21227 21076	1313671 PRN 11034	Medium	Grade II. Range of former barns along rear of courtyard to main house at Balderstone Hall. Of late-18th or early-19th century date.
7	Balderstone Hall	SE 21127 21076	1313670 PRN 11032	Medium	Grade II large detached house. Probably dates from the early to mid-18th century, but said to have been built by Dr John Balderstone in 1690.
8	Barn to the south-west of Balderstone Hall	SE 21107 21055	1134674 PRN 11033	Medium	Grade II barn, of 17th-century date. Built of coursed rubble with quoins and a stone slate roof with chamfered gable copings.
9	Garden Wall, Gates And Gatepiers To Front Of Balderstone Hall	SE 21125 21065	1134673	Medium	Grade II garden wall, gates and gatepiers. Probably early to mid-18th century. Gates 19th century with two square rusticated ashlar gatepiers with altered coping and large ball and stalk finials. Cast iron gates with fleur-de-lys finials.
10	Former Barn to Northorpe Hall	SE 21340 21130	1134690 PRN 11075	Medium	Grade II former barn to Northorpe Hall (B11) now used as a school room. Of 17th-century date.
11	Northorpe Hall	SE 21357 21152	1184005 PRN 11061	Medium	Grade II large house, now used as training school. Originally of 17th-century date with 19th-century alterations and recent extensive restorations.
12	Northorpe Croft	SE 21339 21094	1134689 PRN 11060	Medium	Grade II detached house, dated 1701 over door. Altered. Though dated 1701, this is an earlier 3-bay single-aisled timber-framed building.

No	Name	Grid Ref	List Entry No.	Significance	Description
13	Church of St Marys	SE 21160 20410	1134677 PRN 961	Medium	Grade II*. The present parish church of Mirfield (St Marys) was built in 1871 a short distance to the northwest of its predecessor. The church has a large churchyard containing mainly 17th and 18th-century monuments. Large church, 1871 in Early English style, by Sir George Gilbert Scott.
14	Boundary Wall, Railings, Gates And Gate Piers To South And West Sides Of Church Of St Mary	SE 21139 20382	1300379	Medium	Grade II boundary wall, railings, gates & gatepiers to south & west sides of Church of St Mary, Listed for group value only.
15	Tablet Fixed to Tower of Old Church of St Mary	SE 21188 20404	1300381	Medium	Grade II Inscribed tablet dated 1745. Stone slab inscribed: "This table was erected in the year 1745. A list of the pious and charitable benefactors to the Church, School and Poor of the Parish of Mirfield.
16	Tower of Old Church of St Mary	SE2118920398	1134678	Medium	The grade II tower of the ruined church is divided externally into two stages. The taller lower part is of rubble laid in quite thin courses.  The oldest part of the church is the nave west gable end incorporated in the present tower. The lower part of the tower is early 13th century, and the fabric type of the nave west gable end suggests that it does not date much earlier than this. The nave may have received a north aisle at the same time as the tower was built; a circular column said to be of 13th-century date is incorporated into the vestry of the present building.
17	Stocks 20 Yards to South of Main Gate to Church of St Mary	SE 21182 20363	1313674 PRN 14073	Medium	Grade II stocks. Possibly 19th century. Slotted stone sides with rounded tops. Recent wooden rails. Listed for group value only.
18	Raised Grave Slab To Wraith Family, 15 Yards To South West Of Tower of Old Church Of St Mary	SE 21220 20368	1134679	Medium	Grade II grave slab on low stone plinth. Circa 1847. Stone slab in memory of John Wraith d.1817, Mary Wraith d.1829, James Wraith aged 77, and Anne Wraith, 2nd wife of above aged 65 all of Water Royd House.

# BWB

