



Bankgate Mills, Bank Gate, Slaithwaite,
Huddersfield, HD7 5DL

Level 2/3 Historic Building Recording

March 2026

Bankgate Mills, Bank Gate, Slaithwaite,
Huddersfield, HD7 5DL

Level 2/3 Historic Building Recording

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Non-Technical Summary

Aurora Heritage Planning Ltd (AHP) was commissioned by Garside Developments to undertake a Level 2 Historic Building Recording with targeted Level 3 analysis at Bankgate Mill, Bank Gate, Slaithwaite, Huddersfield, HD7 5DL.

The recording was required as a condition of planning permission and listed building consent granted by Kirklees Council for the conversion of the former mill building into residential apartments. The work was carried out in accordance with a Written Scheme of Investigation prepared by the West Yorkshire Archaeology Advisory Service (WYAAS).

Bankgate Mill is a Grade II listed building located within the historic industrial landscape of the Colne Valley. The building represents part of the textile manufacturing industry that developed across the Pennine valleys during the nineteenth century. The present structure appears to date largely from the Victorian period and exhibits architectural characteristics typical of textile mills of this era, including stone construction, regular rows of window openings and large open internal floors designed to accommodate industrial machinery.

The building recording comprised a written, drawn and photographic survey of the structure. The aim of the work was to document the building's architectural form, construction and internal arrangement prior to alteration as part of the approved redevelopment scheme.

At the time of the survey some areas of the building had already been altered or stripped of internal fabric prior to the commencement of the archaeological recording, and certain areas were inaccessible due to ongoing construction works and the presence of plant and stored materials. The survey therefore focused on recording all accessible areas of the building. In accordance with advice provided by WYAAS, photographs supplied by the developer taken prior to the strip-out works were incorporated into the final record to supplement the photographic archive.

The recording documented the external stone-built elevations of the mill, the regular arrangement of window openings and the large internal industrial spaces arranged across several floors. Surviving structural elements include masonry walls, internal floor structures and timber roof trusses. Evidence for later alterations and modern

interventions associated with the building's changing use over time was also observed.

The results of the survey provide a permanent archive of the building's form and surviving historic fabric prior to redevelopment. A digital copy of the report will be deposited with the West Yorkshire Historic Environment Record and the Archaeological Data Service.

1. Introduction

- 1.1. This Historic Building Recording of Bankgate Mills, Bank Gate, Slaithwaite, Huddersfield, HD7 5DL has been prepared by Aurora Heritage Planning Ltd.
- 1.2. The survey was commissioned by Garside Developments to fulfil a planning condition attached to application 2022/62/92459/W relating to the conversion of the former textile mill to residential use.
- 1.3. The building recording has been undertaken in accordance with a Written Scheme of Investigation prepared by the West Yorkshire Archaeology Advisory Service. The specification required the completion of a photographic building record and structural watching brief prior to demolition and alteration works.
- 1.4. The survey comprises a written, drawn and photographic record of the building, undertaken broadly in accordance with Historic England guidance contained within Understanding Historic Buildings: A Guide to Good Recording Practice (Historic England 2016).
- 1.5. The recording equates primarily to a Level 2 survey, providing a descriptive record of the building's form and appearance, with targeted Level 3 analysis focusing on structural development, construction phases and evidence relating to the building's industrial function.
- 1.6. The site was visited on 4 February 2026 and all accessible areas of the building were inspected and recorded. During the initial site visit it became apparent that elements of the building had already been altered or stripped prior to the commencement of the archaeological recording. In addition, several areas of the building were inaccessible due to ongoing construction activity and the presence of plant and stored materials. Following consultation with the West Yorkshire Archaeology Advisory Service (WYAAS), the recording proceeded on a "best effort" basis, documenting all remaining accessible fabric. At the request of WYAAS, photographic records taken by the client prior to the strip-out works were obtained and incorporated into the final record in order to mitigate the loss of original fabric and to supplement the photographic archive.

2. Site Location and Context

- 2.1 Bankgate Mills is a Grade II listed building (NHLE: 1231005) located on Bank Gate in Slaithwaite, approximately 6km west of Huddersfield in the Colne Valley. The site lies within the historic industrial landscape associated with the woollen textile industry that developed throughout the South Pennine valleys during the eighteenth and nineteenth centuries.
- 2.2 The mill occupies a sloping site adjacent to a watercourse, reflecting the importance of water power in early textile production. Historic mapping indicates the presence of associated water management features including a sluice, overflow channel and waterfall.
- 2.3 The building is constructed on the valley side, allowing multiple floors to be accessed at different ground levels. This arrangement is typical of Pennine textile mills where topography was utilised to facilitate loading and industrial processes.
- 2.4 The surrounding area retains several other industrial buildings associated with the historic textile industry of Slaithwaite, illustrating the density of manufacturing activity that characterised the Colne Valley during the 19th century.

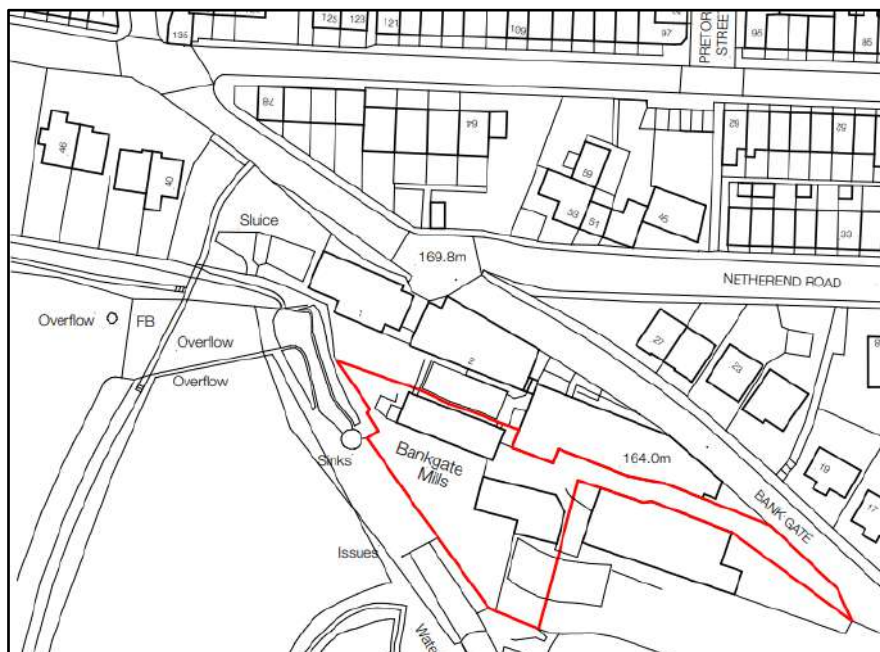


Figure 1: Site Location identified in red © One 17 Design

PLANNING BACKGROUND

- 2.5 A review of the Kirklees Council planning portal indicates that several planning applications have been submitted relating to Bankgate Mills and the surrounding site at Bank Gate, Slaithwaite.
- 2.6 The current development proposals relate to the conversion of the former mill building to residential use. Planning permission was granted under application 2022/92459, which sought approval for the conversion of the former mill to form five residential apartments. The proposals also included an extension to the building, demolition of an outbuilding, the construction of four open-sided car port structures, and associated works. The application was submitted on 20 July 2022 and has since been approved by Kirklees Council.
- 2.7 Listed Building Consent for the associated works was granted under application 2022/92460. This application covered the extension to the mill building, internal and external alterations required to facilitate the conversion to five apartments, and the demolition of the outbuilding. This application was also submitted on 20 July 2022 and has been approved.
- 2.8 Earlier planning applications relate to the more recent use of parts of the building as a gym. Application 2020/94375 sought a Certificate of Lawfulness for the existing use of part of the premises as a gym. This application was submitted on 22 December 2020 and was subsequently approved.
- 2.9 A related earlier application, 2020/91875, proposed a change of use from B2 (General Industrial) to D2 (Assembly and Leisure) to facilitate the use of the building as a gym. This application was submitted on 19 June 2020 but was later withdrawn before determination.
- 2.10 In addition, application 2020/91967 related to works to trees within the conservation area at the nearby property Bank Gate Cottage, 6 Bank Gate, Slaithwaite. This application was submitted on 26 June 2020 and was approved.
- 2.11 The requirement for the present Historic Building Recording arises from the planning and listed building consent granted under applications 2022/92459 and 2022/92460, where archaeological and architectural recording was

required prior to alteration and redevelopment of the historic mill building.

RESULTS OF THE HISTORIC ENVIRONMENT RECORD

- 2.12 The term “immediate vicinity” relates to the asset's distance to the site, its relative proximity, and key views to the site. Within the site's immediate vicinity, there are several monuments, the closest to the site being the Slaithwaite Reservoir, Mill, Slaithwaite and Slaithwaite Viaduct MVL3/61).

3. Historical Background

INTRODUCTION

- 3.1 The Colne Valley developed as a major centre of woollen textile production during the eighteenth and nineteenth centuries. The availability of fast-flowing streams, combined with a long tradition of domestic weaving and cloth finishing, enabled the rapid growth of textile manufacturing throughout the region.
- 3.2 During the early nineteenth century the industry underwent a transition from small domestic workshops to larger mechanised mills powered by water and later steam.
- 3.3 Bankgate Mill forms part of this industrial landscape and represents a surviving example of a textile manufacturing site that evolved over time in response to changing technologies and production requirements.

HISTORICAL DEVELOPMENT

- 3.4 Documentary sources suggest that a textile mill was operating at Bankgate during the early nineteenth century and was associated with the Farrar family, who are recorded as mill owners in Slaithwaite by the 1830s.
- 3.5 Early textile mills in the Colne Valley frequently combined spinning, weaving and finishing processes within a single complex. The mill was initially powered by water, with a documented 10 horsepower iron water wheel.
- 3.6 By the mid 19th century the site incorporated a steam engine of approximately 12 horsepower, reflecting the increasing adoption of steam power within the textile industry. Steam engines allowed mills to operate independently of seasonal variations in water supply and enabled expansion of production.
- 3.7 Historic mapping indicates the presence of associated industrial infrastructure including a sluice system, overflow channels and a waterfall arrangement associated with the mill leat.
- 3.8 These features formed part of the water management system supplying the water wheel.

- 3.9 A major fire in 1877 reportedly destroyed much of the mill complex, causing extensive damage. Documentary accounts suggest that the mill was subsequently rebuilt or substantially repaired.
- 3.10 Later ownership of the mill is associated with the Blackburn family, who reportedly undertook reconstruction works during the early twentieth century.
- 3.11 Determining the relationship between these phases is an important aspect of the architectural analysis.

SIGNIFICANCE

- 3.12 Bankgate Mill is of considerable significance as a surviving component of the textile industry of the West Riding of Yorkshire.
- 3.13 The site is particularly important for understanding the transition between early small-scale textile production and the later factory-based system of manufacturing.
- 3.14 Architecturally the building reflects local construction traditions, being constructed of hammer-dressed stone with coped gables and stone slate roofing typical of South Pennine industrial architecture.
- 3.15 The mill also demonstrates the evolution of industrial power systems, with evidence for both water and steam power.
- 3.16 Despite alterations and deterioration, the building retains archaeological value in the form of structural evidence for its development and industrial use.

4. Aims and Objectives

4.1 The primary aim of the recording was to produce a record of the building's historic form, function and development prior to redevelopment.

4.2 The objectives were:

- to produce a photographic record of the building
- to describe the building's construction and architectural features
- to identify evidence for the building's development and phasing
- to identify surviving evidence relating to industrial processes and power transmission
- to provide a permanent archive of the building for deposition with the West Yorkshire Historic Environment Record

4.3 These objectives correspond with the requirements set out in the WYAAS specification.

5. Standards

- 5.1 All historic building recording and subsequent reporting was undertaken to the meet the following standard and guidance:
- Understanding Historical Buildings: A Guide to Good Recording Practice (Historic England 2016a);
 - Digital Image Capture and File Storage (Historic England 2015); and
 - Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings or Structures (ClfA 2020),
- 5.2 The programme of historic building recording was managed according to the standards outlined in *Management of Research Projects in the Historic Environment (MoRPHE): Project Managers Guide* (Historic England 2015b).

6. Methodology

DRAWN RECORD

- 6.1 Base plans and elevations were provided by the project architects and used for annotation during the recording process. These plans illustrate the form of the building and the position of significant structural features.
- 6.2 The architectural drawings show that the building comprises four principal floors and rectangular plan form with regular fenestration along the principal elevations.

PHOTOGRAPHIC RECORD

- 6.3 A photographic survey of the building was undertaken to document the external elevations, internal spaces and significant structural features of the mill.
- 6.4 However, at the time of the survey construction works had already commenced on site. As a result, parts of the building had been stripped of internal fabric prior to the commencement of the recording, and several areas were inaccessible due to the presence of construction plant, stored materials and ongoing live works.
- 6.5 In accordance with the advice of the West Yorkshire Archaeology Advisory Service, the recording focused on documenting all accessible areas of the building whilst ensuring that the safety of personnel was not compromised. Areas containing active construction work, heavy plant or other hazards were not accessed.
- 6.6 Following consultation with WYAAS, the client/developer was formally requested to provide any photographic records taken prior to the strip-out works, including survey photographs, progress photographs or other site images. These photographs have been incorporated into the final archive and are reproduced within this report where relevant to illustrate elements of the building that were altered or removed prior to the archaeological recording.
- 6.7 This approach was undertaken in accordance with the formal instruction issued by WYAAS to mitigate the loss of historic fabric and ensure that the

planning condition could be discharged.

- 6.8 A photographic survey of the building was undertaken during the site visit. A representative selection of photographs illustrating the principal architectural features of the building is reproduced in this report. The full photographic dataset forms part of the project archive.

WRITTEN RECORD

- 6.9 A written descriptive record of the building was produced as part of the historic building recording. The written record provides a systematic account of the building's form, construction, materials and structural arrangement, together with observations relating to its development and industrial function.
- 6.10 The description was compiled following inspection of all accessible areas of the building during the site visit and through analysis of the photographic record. Particular attention was given to identifying surviving elements of historic fabric, structural systems, construction methods and evidence for alteration or rebuilding. The account also considers the relationship between the internal layout and the building's former industrial use as a textile mill.
- 6.11 The written record includes descriptions of the external elevations, internal layout and structural elements across each floor level. Surviving architectural features such as masonry construction, structural beams, roof trusses and openings have been documented, together with evidence for later alterations including modern partitions and areas where historic fabric had been removed prior to the survey.
- 6.12 Interpretation of the building's development has been informed by the physical evidence observed on site and by documentary sources relating to the history of Bankgate Mill and the textile industry of the Colne Valley. Particular consideration has been given to evidence relating to the known phases of development associated with the original construction of the mill in the early 19th century, later rebuilding following the documented fire of 1877, and subsequent alterations during the 20th century.
- 6.13 Where areas of the building had already been altered or stripped prior to the archaeological recording, this has been noted within the written description.

In such cases the interpretation of the building has been supplemented where possible by photographic evidence supplied by the client prior to the commencement of redevelopment works.

- 6.14 The written record therefore provides a descriptive and interpretative account of the surviving fabric of the building and its development over time, forming part of the permanent archive of the site.

ARCHIVE

- 6.15 An OASIS form has been completed for the work (Appendix C) and a digital version of this report has been lodged with the West Yorkshire Historic Environment Record via OASIS (OASIS ID: aurorahe1-541113) and the Archaeological Data Service (ADS).
- 6.16 The project archive is entirely digital. No physical archive was generated as part of this work.

LIMITATIONS

- 6.17 The ability to undertake a complete photographic and architectural record of the building was subject to several constraints.
- 6.18 At the time of the survey:
- elements of the building had already been altered or stripped of internal fabric prior to the commencement of the archaeological recording
 - construction works were actively underway within the building
 - large quantities of construction materials and waste were stored internally
 - construction plant, including lifting equipment, was present within parts of the building
 - some external elevations were difficult to photograph due to the confined nature of the site and the surrounding retaining structures
 - certain areas of the building were inaccessible due to active

construction works and associated health and safety risks

- 6.19 In accordance with professional practice and the requirements of the WYAAS specification, no attempt was made to access areas where doing so would present a risk to the safety of personnel.
- 6.20 Where original fabric had already been removed prior to the survey, this has been noted within the relevant sections of the report.
- 6.21 In order to mitigate the loss of historic fabric from the record, the client was requested to provide any photographs taken prior to the commencement of strip-out works. These images have been incorporated into the report and form part of the project archive.
- 6.22 The final record therefore represents the maximum achievable level of recording under the circumstances present at the time of survey.
- 6.23 The use of photographic scales was limited due to health and safety constraints associated with ongoing construction works and restricted access within the building.
- 6.24 Where scales could not be deployed safely, dimensions can be inferred from known construction characteristics such as standard stone coursing heights and regular structural spacing visible within the building.

7. Description

- 7.1 Due to the commencement of redevelopment works prior to the recording, some internal areas had already been stripped of historic fabric. Where possible, these alterations have been noted and supplemented by photographic evidence supplied by the client.

EXTERIOR

- 7.2 Bankgate Mill is a substantial multi-storey industrial building constructed of hammer-dressed local sandstone. The building is rectangular in plan and comprises four principal storeys beneath a pitched roof. The structure is built into the valley side, allowing different floors to be accessed at varying ground levels, a configuration typical of textile mills constructed within the steep Pennine valleys.
- 7.3 The external elevations are characterised by regular rows of window openings arranged across multiple bays, reflecting the need for high levels of natural light within textile manufacturing spaces (Plates 2–5, 7 and 9). The masonry walls are constructed of coursed stone blocks with stone lintels and sills. In places the masonry shows evidence of repair and modification, suggesting later alterations to the structure.
- 7.4 The principal elevation, facing north-east, displays a consistent pattern of window openings extending across several bays (Plates 2, 4 and 9). Some openings appear to have been altered or replaced during later phases of use, with modern window units now installed in a number of locations (Plate 10).
- 7.5 The opposing south-west elevation is similarly articulated with regularly spaced window openings and demonstrates the characteristic industrial fenestration associated with textile mills of the nineteenth century (Plate 7).
- 7.6 The gable elevations are comparatively plainer, although the eastern gable includes vertically aligned openings which may relate to former loading arrangements for moving materials between floors (Plate 8). Such features are common in multi-storey industrial buildings where hoisting systems were used to transport raw materials and finished goods.

- 7.7 The building occupies a steeply sloping site and is surrounded by retaining structures and associated industrial features relating to the historic water management system. This topography allowed the mill to operate across multiple levels and facilitated the movement of goods and machinery.
- 7.8 Overall, the external appearance of the building retains the characteristic form of a Pennine textile mill, with robust stone construction, repetitive fenestration and a simple rectangular plan form reflecting its industrial function.

INTERIOR

- 7.9 Internally the mill comprises a series of large open spaces arranged across four floors, reflecting the functional requirements of textile production where large uninterrupted areas were required to accommodate machinery and line-shafting systems.
- 7.10 At the time of the survey, significant internal alterations had already taken place as part of the redevelopment works. In many areas modern stud partitions had been installed and sections of historic fabric had been removed prior to the commencement of the archaeological recording. As a result, the surviving interior represents a mixture of original structural elements and later modern interventions.

Ground Floor

- 7.11 The ground floor comprises a series of open industrial spaces defined by stone external walls and structural supports (Plates 11–13). The floor surfaces appear to consist largely of later concrete, and in places the floor exhibits evidence of damp and moss growth, reflecting the building's position within the valley and the potential presence of groundwater.
- 7.12 The walls retain exposed stone masonry construction, and structural beams spanning between the external walls support the floors above. The scale and robust nature of the ground floor structure suggests that this level may have supported heavier machinery or storage associated with the industrial operation of the mill.

Upper Floors

- 7.13 The upper floors consist of large open spaces typical of textile manufacturing buildings (Plates 14–21). Surviving structural elements include beams spanning between the external walls and regularly spaced supports dividing the interior into bays.
- 7.14 Evidence of later alterations is visible throughout these floors, including the installation of modern partitions and internal framing (Plate 14). These partitions appear to relate to more recent phases of occupation and redevelopment rather than the historic industrial layout.
- 7.15 In several areas graffiti and modern surface markings are present on the internal walls (Plates 19 and 25), indicating more recent use of the building during its later industrial or post-industrial phases.
- 7.16 Despite these alterations, the basic structural arrangement of large open floor plates remains clearly legible and is consistent with the requirements of textile production where large machinery and power transmission systems were installed.

Third Floor and Roof Structure

- 7.17 The uppermost level of the building exposes the roof structure of the mill (Plates 24, 28 and 29). The roof is supported by timber trusses spanning across the width of the building. These trusses form a series of regularly spaced structural frames which support the pitched roof.
- 7.18 The trusses appear to be of traditional timber construction and represent an important surviving structural component of the building. The open roof space illustrates the structural engineering required to support large industrial roof spans while maintaining open interior spaces below.
- 7.19 The roof structure remains one of the most legible elements of the historic fabric and provides insight into the construction methods employed during the building's development.

Internal Features and Alterations

- 7.20 Several internal features identified during the survey relate to later alterations or adaptations of the building. These include modern framed openings within internal walls (Plate 22) and partitioning inserted during recent redevelopment works.
- 7.21 Other features, such as blocked openings and areas of graffiti, reflect the changing uses of the building during the 20th century and its gradual transition away from industrial use.
- 7.22 Although some historic fabric had already been removed prior to the recording, the surviving structural elements continue to illustrate the industrial character of the building and its functional layout as a textile mill.

DEVELOPMENT AND BUILDING PHASES (INTERPRETATION)

- 7.23 The earliest phase of the mill is likely to relate to the initial construction of the site in the early 19th century. Early textile mills in the Pennine valleys were typically narrow multi-storey buildings designed to maximise the use of water power and natural light. The use of coursed stone masonry and the regular arrangement of window openings observed at Bankgate Mill are consistent with construction techniques associated with industrial buildings of this period.
- 7.24 Documentary sources record that the mill was damaged by a major fire in 1877. It is likely that significant rebuilding or repair works were undertaken following this event. The present structure may therefore represent a combination of earlier surviving masonry and later 19th century reconstruction, although the precise extent of rebuilding cannot be determined with certainty from the surviving fabric.
- 7.25 During the later 19th century many textile mills were modified to accommodate steam power in addition to water power. Historical references indicate that Bankgate Mill incorporated a steam engine of approximately 12 horsepower, reflecting this wider technological transition within the textile industry.
- 7.26 Further alterations are thought to have taken place during the early 20th century under the ownership of the Blackburn family. These changes may have

included modifications to window openings, internal structural alterations and the addition of ancillary buildings associated with later industrial use.

- 7.27 The physical evidence observed during the survey indicates that the building underwent several phases of alteration during its operational life. However, due to the commencement of redevelopment works prior to the recording, and the removal of some historic fabric, the precise sequence of construction and alteration phases cannot be fully determined.

8. Conclusions

- 8.1 The historic building recording has documented the surviving fabric and structural form of Bankgate Mill prior to redevelopment.
- 8.2 The building represents an important surviving component of the textile industry that developed throughout the Colne Valley during the 19th century.
- 8.3 Although documentary evidence indicates a major fire in 1877 and subsequent rebuilding, the surviving structure retains characteristics associated with earlier textile mills, including stone construction, regular fenestration and evidence of industrial loading arrangements.
- 8.4 The building also illustrates the evolution of industrial power systems, with historical references to both water and steam power.
- 8.5 Despite alterations and deterioration, the building retains significant evidential value for understanding the development of textile manufacturing within the region.
- 8.6 The recording undertaken as part of this project provides a permanent archive of the building's form and development prior to redevelopment.
- 8.7 Due to the commencement of redevelopment works prior to the recording, some internal areas had already been stripped of historic fabric. Where possible, these alterations have been noted and supplemented by photographic evidence supplied by the client.

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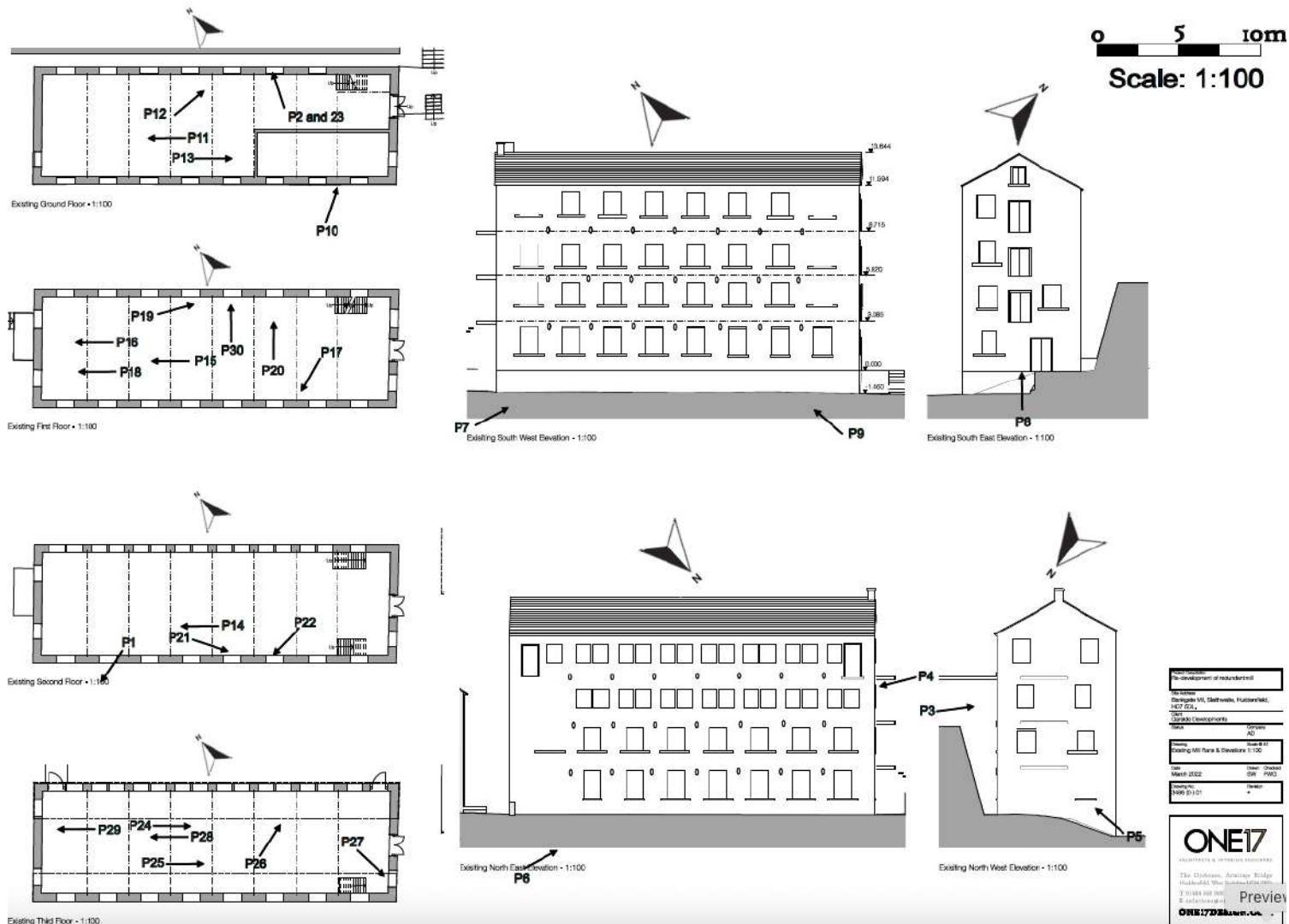
West Yorkshire Archaeology Advisory Service (2026) Specification for an Archaeological and Architectural Recording and Structural Watching Brief at Bankgate Mill, Slaithwaite, Kirklees.

West Yorkshire Historic Environment Record (MWY12138) Bankgate Mill, Slaithwaite.

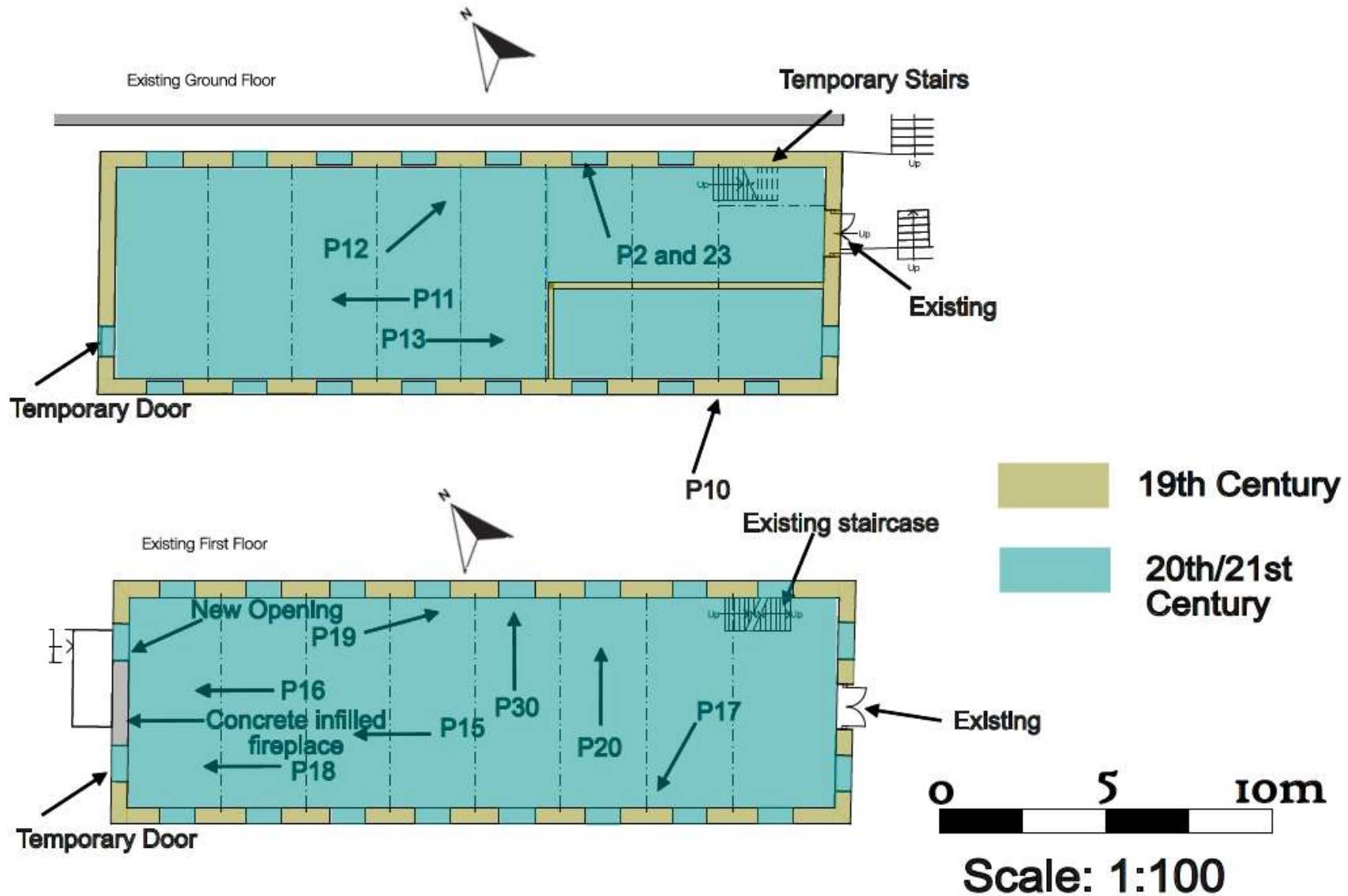
Historic England (NHLE) Bankgate Mill, Slaithwaite – Grade II Listed Building, List Entry No. 1231005.

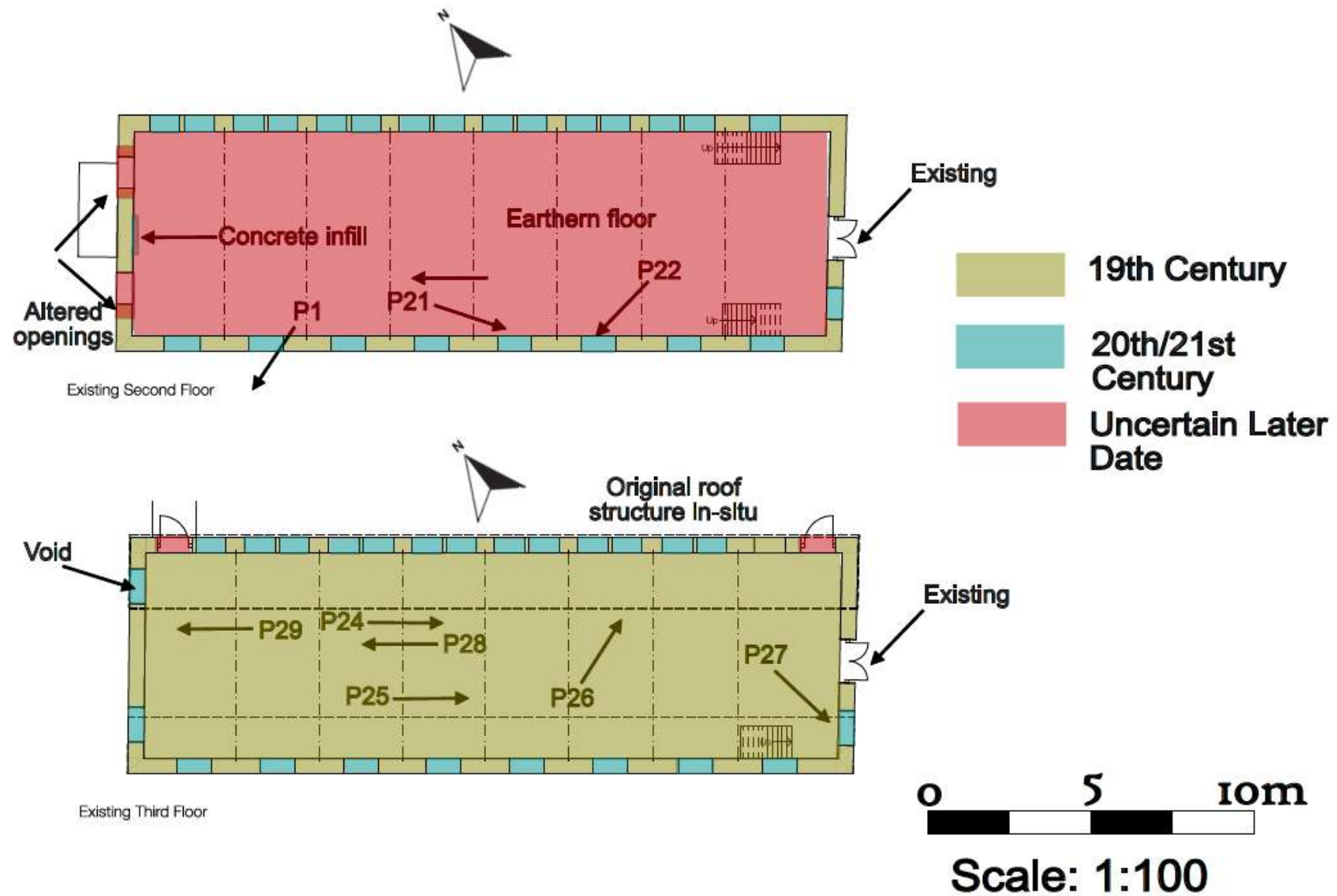
Appendix A: Plans

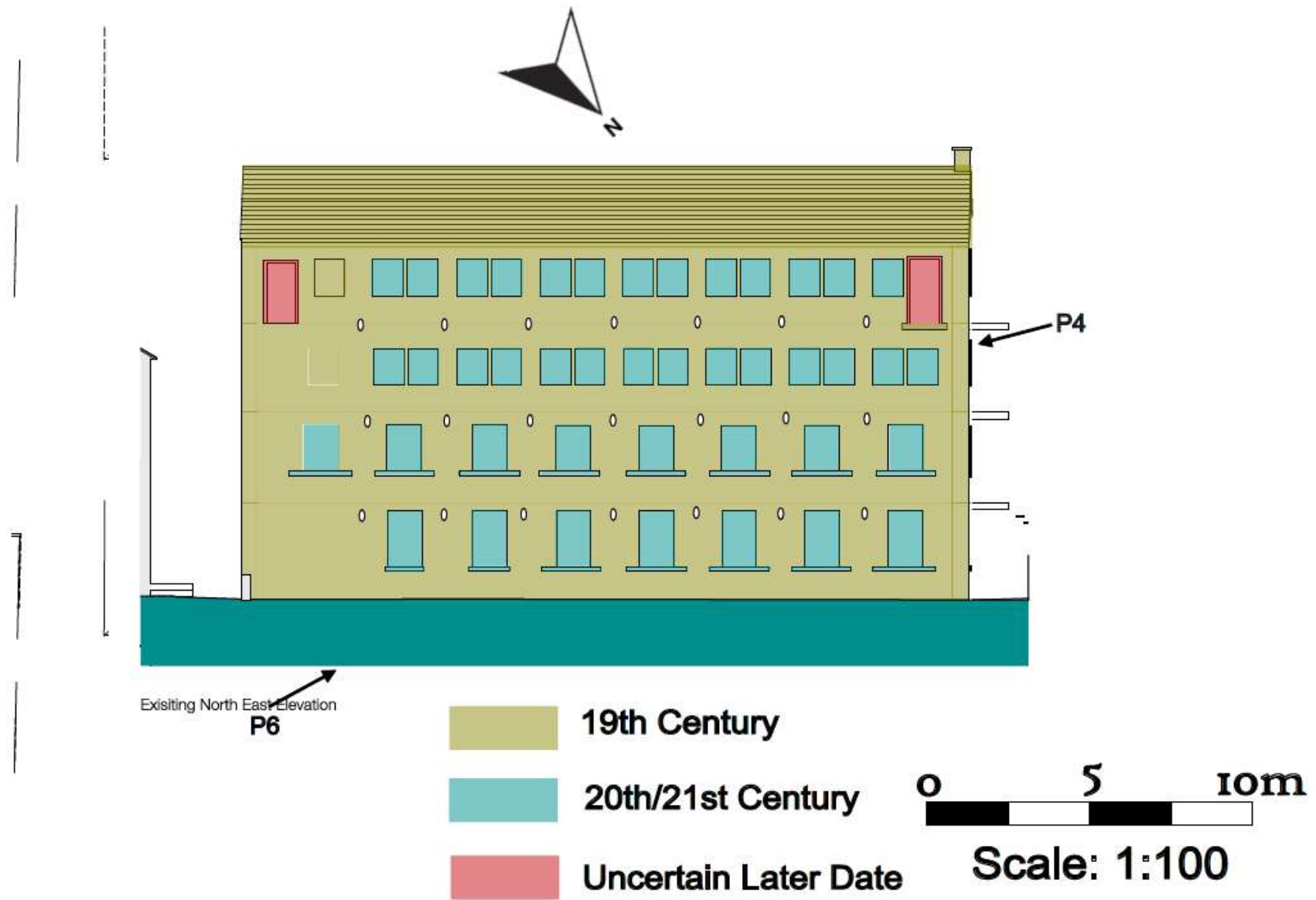
Photographic viewpoints shown on the plans represent the approximate location and direction of photography based on site observations and information provided by the client.

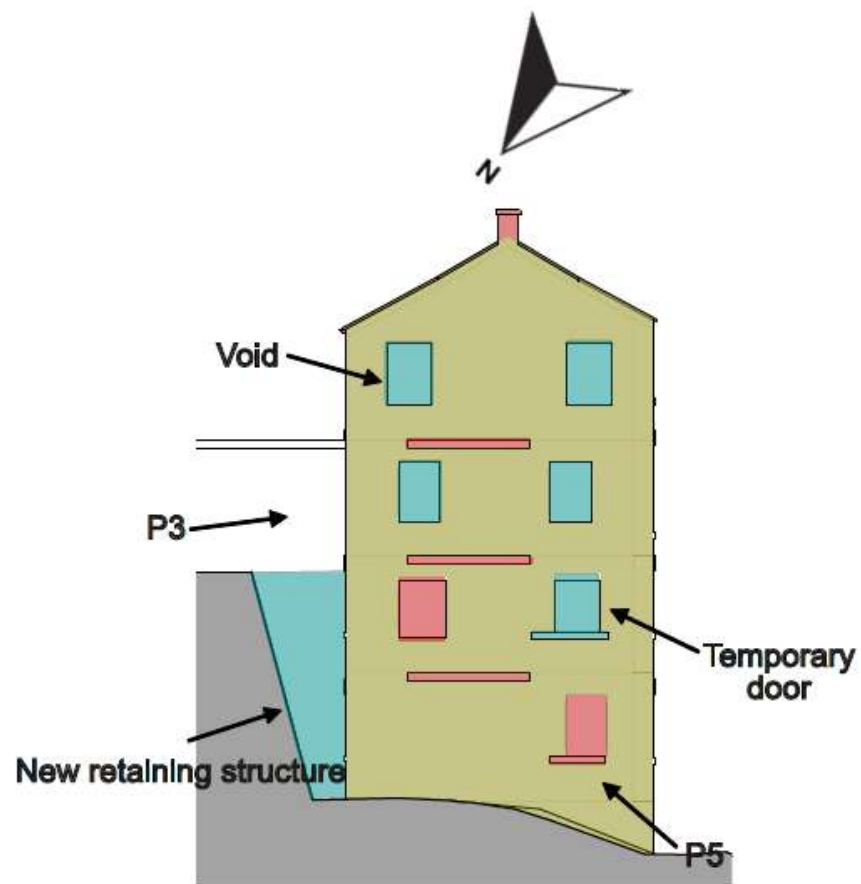


Phased plans based on site observations







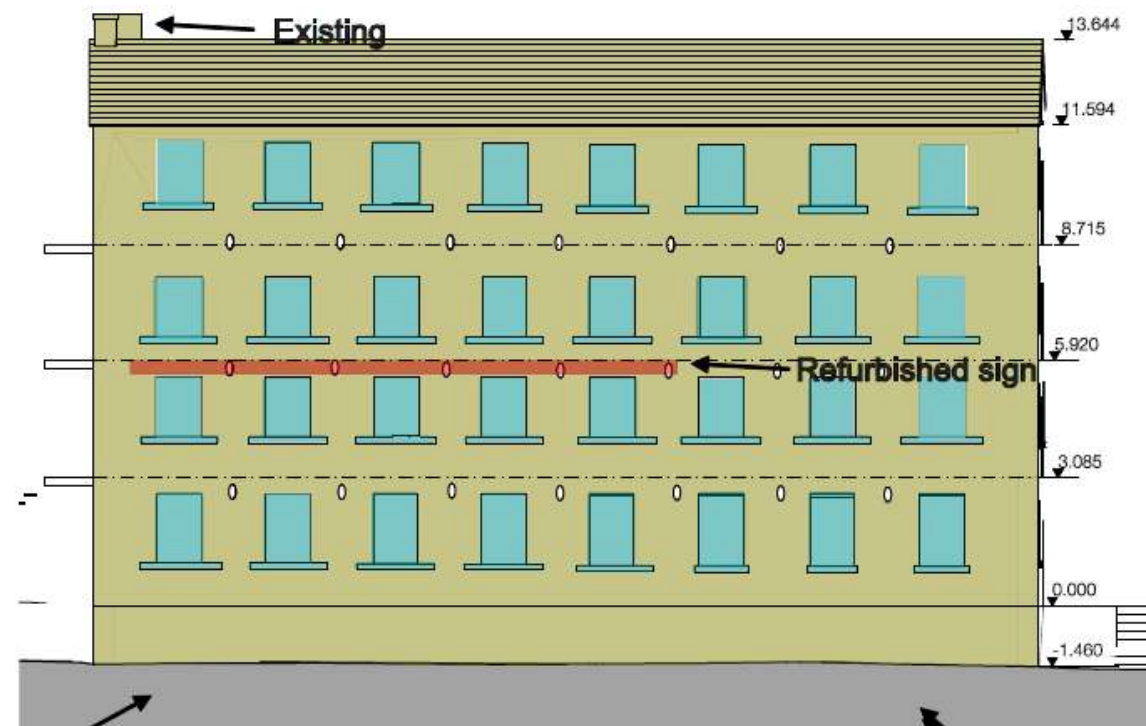


Existing North West Elevation

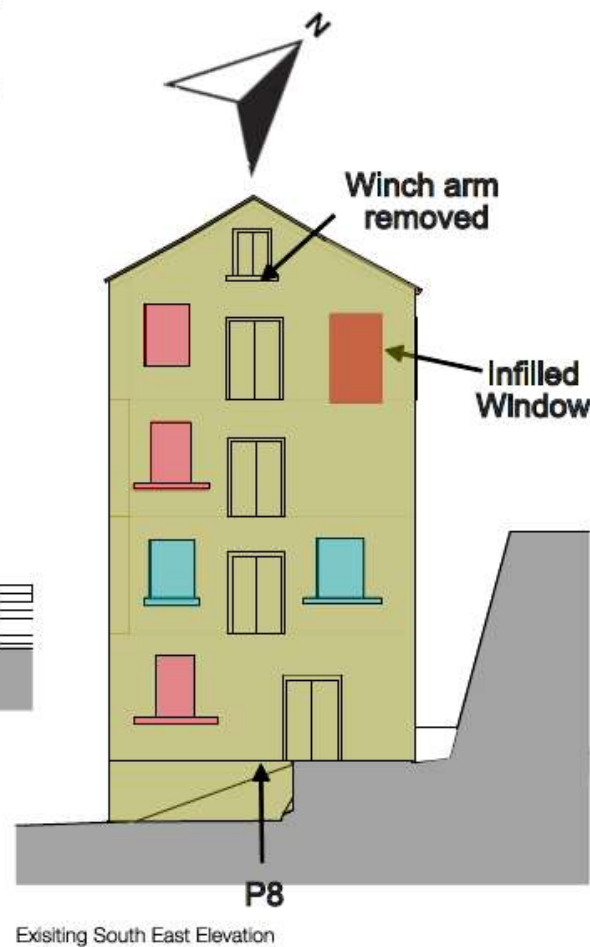
- 19th Century
- 20th/21st Century
- Uncertain Later Date



Scale: 1:100



P7
Existing South West Elevation



P8
Existing South East Elevation



Scale: 1:100

- 19th Century**
- 20th/21st Century**
- Uncertain Later Date**

Appendix B: Plates

Reference numbers in brackets refer to filenames of original digital images. Photographs supplied by the client have been incorporated where appropriate to supplement the archaeological record and to mitigate areas of the building altered prior to the survey.



Plate 1: Elevated contextual view of the valley landscape surrounding the mill site (Bankgate Mill (47).JPG, AHP).



Plate 2: External oblique view of the mill building (Bankgate Mill (101).JPG, AHP).



Plate 3: External view of the mill showing the gable elevation and surrounding context (Bankgate Mill (120)).JPG, AHP).



Plate 4: External view of the principal elevation showing multiple rows of window openings (Bankgate Mill (121)).JPG, AHP).



Plate 6: External close-up showing masonry wall construction and window openings (Bankgate Mill (123).JPG, AHP).



Plate 5: External view of the mill building from the rear/side showing stone elevations (3.jpeg, Client).



Plate 7: External view of the front elevation from below the retaining wall (25.jpeg, Client).



Plate 8: External view of the gable elevation showing scaffolding during works (31.jpeg, Client).



Plate 9: External view along the principal elevation showing window bays (32.jpeg, Client).



Plate 10: External detail of stone masonry wall and modern window openings (Bankgate Mill (90).JPG, AHP).



Plate 11: Ground floor interior long view across open floor space (4.jpeg, Client).



Plate 12: Ground floor interior showing window openings along the external wall (5.jpeg, Client).



Plate 13: Ground floor interior showing masonry wall and structural beam (23.jpeg, Client).



Plate 14: Interior view along open floor space with partition framing (Bankgate Mill (41).JPG, AHP).



Plate 15: Interior view showing open room and structural walls (Bankgate Mill (76).JPG, AHP).



Plate 16: Interior view showing open floor space and window openings (Bankgate Mill (78).JPG, AHP).



Plate 17: Interior view showing window bays along the external wall (Bankgate Mill (79).JPG, AHP).



Plate 18: Interior view showing wall surface condition and internal floor space (Bankgate Mill (81).JPG, AHP).



Plate 19: Interior view showing graffiti, access point and wall surfaces (10.jpeg, Client).



Plate 20: Interior view showing window openings (24.jpeg, Client).



Plate 21: Interior view showing windows along the elevation and open floor space (26.jpeg, Client).



Plate 22: Interior detail showing modern framed opening within an internal partition (Bankgate Mill (42).JPG, AHP).



Plate 23: Interior view showing corridor or circulation space (Bankgate Mill (102).JPG, AHP).



Plate 24: Interior view showing roof trusses and timber structural members (Bankgate Mill (6).JPG, AHP).



Plate 25: Interior detail showing graffiti behind the modern partitions (Bankgate Mill (10).JPG, AHP).



Plate 26: Interior detail showing modern framed opening within an external wall (Bankgate Mill (11).JPG, AHP).



Plate 27: Interior detail showing timber ceiling beams and joists (Bankgate Mill (15).JPG, AHP).



Plate 28: Third floor interior showing roof trusses and open floor space (17.jpeg, Client).



Plate 29: Third floor interior showing roof structure and gable wall (21.jpeg, Client).



Plate 30: Detail of window opening set within the masonry wall (29.jpeg, Client).

Appendix C: OASIS Summary Form

OASIS Summary for aurorahe1-541113

OASIS ID (UID)	aurorahe1-541113
Project Name	Descriptive Buildings Record (Level 2) at Bankgate Mills, Bank Gate, Slaithwaite, Huddersfield, HD7 5DL
Sitename	Bankgate Mills, Bank Gate, Slaithwaite, Huddersfield, HD7 5DL
Sitecode	
Project Identifier(s)	1753_001
Activity type	Descriptive Buildings Record (Level 2)
Planning Id	
Reason For Investigation	Planning: Post determination
Organisation Responsible for work	Aurora Heritage Planning Ltd
Project Dates	04-Feb-2026 - 09-Mar-2026
Location	Bankgate Mills, Bank Gate, Slaithwaite, Huddersfield, HD7 5DL NGR : SE 07625 14168 LL : 53.62399432054788, -1.886189563334962 12 Fig : 407625,414168
Administrative Areas	Country : England County/Local Authority : Kirklees Local Authority District : Kirklees Parish : Kirklees, unparished area
Project Methodology	A programme of historic building recording was undertaken at Bankgate Mill, Bank Gate, Slaithwaite, Huddersfield in accordance with a Written Scheme of Investigation prepared by the West Yorkshire Archaeology Advisory Service (WYAAS). The work broadly followed Historic England guidance (Understanding Historic Buildings, 2016) and the CIfA Standard and Guidance for the Archaeological Investigation and Recording of Standing Buildings or Structures (2020). The survey comprised a written, drawn and photographic record of the building, equating to a Level 2 survey with targeted Level 3 analysis. Photographs were taken to record the external elevations, internal spaces and surviving structural features of the mill. Architectural drawings supplied by the project team were used as base plans for annotating photographic viewpoints and structural features. At the time of the survey some areas of the building had already been altered or were inaccessible due to ongoing works. Recording therefore focused on all accessible areas, and additional photographs supplied by the developer were incorporated to supplement the record.
Project Results	The historic building recording documented the external form, internal layout and surviving structural fabric of Bankgate Mill prior to alteration and redevelopment. The survey identified a multi-storey stone-built textile mill of probable mid-19th century date, characterised by regularly spaced window openings, large open internal floor spaces and timber roof trusses. Evidence for later alterations and modern interventions was observed throughout the building. The recording provides a permanent archive of the building's form and development prior to redevelopment, with the results deposited with the West Yorkshire Historic Environment Record and the Archaeological Data Service.
Keywords	Industrial Building - Victorian - FISH Thesaurus of Monument Types
Funder	Private individual

HER	West Yorkshire HER - unRev - STANDARD
Person Responsible for work	
HER Identifiers	
Archives	

Appendix D: Photographic Register

Project Code	Project Site
1753_001	Bankgate Mills, Bank Gate, Slaithwaite, Huddersfield, HD7 5DL

Plate No.	File Name	Description	Direction	By
1	Bankgate Mill (47).JPG	Elevated contextual view of the valley landscape surrounding the mill site	Facing north-west	AHP
2	Bankgate Mill (101).JPG	External oblique view of the mill building	Facing north-east	AHP
3	Bankgate Mill (120).JPG	External view of the mill showing the gable elevation and surrounding context	Facing north-east	AHP
4	Bankgate Mill (121).JPG	External view along the principal elevation showing rows of window openings	Facing north-east	AHP
5	Bankgate Mill (123).JPG	External close-up showing masonry wall construction and window openings	Facing north-east	AHP
6	3.jpeg	External view of the mill building from the rear/side showing stone elevations	Facing northeast	Client
7	25.jpeg	External view of the front elevation from below the retaining wall	Facing south-west	Client
8	31.jpeg	External view of the gable elevation showing scaffolding during works	Facing south-east	Client
9	32.jpeg	External view along the principal elevation showing window bays	Facing north-east	Client
10	Bankgate Mill (90).JPG	External detail of stone masonry wall and window openings	Facing north-east	AHP
11	4.jpeg	Ground floor interior long view across open floor space	Facing west	Client
12	5.jpeg	Ground floor interior showing window openings along the external wall	Facing north-east	Client
13	23.jpeg	Ground floor interior showing masonry wall and structural beam	Facing south-east	Client
14	Bankgate Mill (41).JPG	Interior view along open floor space with partition framing	Facing south-west	AHP
15	Bankgate Mill (76).JPG	Interior view showing open room and structural walls	Facing south-west	AHP
16	Bankgate Mill (78).JPG	Interior view showing open floor space and window openings	Facing south-west	AHP
17	Bankgate Mill (79).JPG	Interior view showing window bays along the external wall	Facing north-east	AHP
18	Bankgate Mill (81).JPG	Interior view showing wall surface condition and internal floor space	Facing north-east	AHP
19	10.jpeg	Interior view showing graffiti and wall surfaces	Facing north-east	Client
20	24.jpeg	Interior view showing window openings and stair	Facing north-east	Client

21	26.jpeg	Interior view showing windows along the elevation and open floor space	Facing north-east	Client
22	Bankgate Mill (42).JPG	Interior detail showing framed opening within an internal wall	Facing south-east	AHP
23	Bankgate Mill (102).JPG	Interior view showing corridor or circulation space	Facing south-east	AHP
24	Bankgate Mill (6).JPG	Interior view showing roof trusses and timber structural members	Facing south-west	AHP
25	Bankgate Mill (10).JPG	Interior detail showing graffiti within a framed wall opening	Facing east	AHP
26	Bankgate Mill (11).JPG	Interior detail showing boarded or framed opening within an internal wall	Facing east	AHP
27	Bankgate Mill (15).JPG	Interior detail showing timber ceiling beams and joists	Facing upward	AHP
28	17.jpeg	Third floor interior showing roof trusses and open floor space	Facing south-west	Client
29	21.jpeg	Third floor interior showing roof structure and gable wall	Facing north-east	Client
30	29.jpeg	Detail of window opening set within the masonry wall	Facing north-east	Client

