



**CHARACTER STATEMENT  
FOR BALDOCK CONSERVATION  
AREA**

**(17<sup>th</sup> June 2003)**



## CONTENTS

<b>1.0</b>	<b>Introduction</b>	<b>5</b>
<b>2.0</b>	<b>Location and Landscape Setting</b>	<b>7</b>
<b>3.0</b>	<b>Origins and Development</b>	<b>7</b>
<b>4.0</b>	<b>The Architectural and Historic Character of the Buildings</b>	<b>11</b>
<b>5.0</b>	<b>Prevalent and Traditional Materials</b>	<b>13</b>
<b>6.0</b>	<b>The Contribution made by Green Spaces and Trees</b>	<b>15</b>
<b>7.0</b>	<b>Townscape Analysis</b>	<b>15</b>
7.1	Introduction	15
7.2	The High Street	15
7.3	Whitehorse Street	20
7.4	Hitchin Street	24
7.5	Church Street	26
7.6	Park Street	29
<b>8.0</b>	<b>Negative Features</b>	<b>31</b>
<b>9.0</b>	<b>Neutral or Negative Areas for Improvement</b>	<b>32</b>
<b>10.0</b>	<b>Summary of Special Characteristics</b>	<b>34</b>
	<b>Glossary of Terms</b>	<b>37</b>
	<b>Bibliography</b>	<b>39</b>



## **1.0 INTRODUCTION**

### **What are Conservation Areas?**

- 1.1 Conservation areas are very special places. Each one is of ‘special’ architectural or historic importance, with a character or appearance to be preserved or enhanced. Conservation areas are an important part of our heritage and each one is unique and irreplaceable. Their special qualities appeal to visitors and are attractive places to live and work. They provide a strong sense of place and are part of the familiar and local cherished scene.
- 1.2 Conservation areas are based around groups of buildings, and the spaces created between and around them. It is the quality and interest of areas, rather than that of individual buildings that are the prime consideration in identifying conservation areas. Each area is different and has a distinct character and appearance.

### **Conservation Area Legislation, Government Guidance and Development Plans**

#### **Conservation Area Legislation**

- 1.3 Conservation areas are defined in The Planning (Listed Buildings and Conservation Areas) Act 1990 as ‘areas of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance’.

The Act specifically places the following duties on local planning authorities:

- To identify and designate areas of special architectural or historic interest as conservation areas (Section 69).
- To review the extent of conservation area designation from time to time and designate further areas if appropriate (Section 69).
- To formulate and publish proposals for the preservation or enhancement of conservation areas, clearly identifying what it is about the character and appearance of the area which should be preserved or enhanced (Section 71).

- 1.4 Within a conservation area the usual planning requirements apply. In addition, there are further restrictions designed to aid in the preservation or enhancement of the character or appearance of the area. A leaflet entitled ‘Conservation Areas’ is available from the District Council and explains in more detail about conservation areas and the methods in place for preserving or enhancing their special character and appearance.
- 1.5 The legislation is designed to provide for the management of change not its prevention. It is designed to allow areas to remain alive and prosperous yet ensuring that we do not sacrifice the quality of our environment and individual buildings for short-term gains. It aims to preserve the quality of our heritage, safeguarding the past for the future. Conservation is not an exact science and the more we learn and understand about our past the better able we are to care for it.

### **Government Guidance**

- 1.6 Government also provides guidance for local authorities on Conservation Areas in Planning Policy Guidance Note 15, 'Planning and The Historic Environment', (PPG15). The contents of PPG 15 must be taken into account in preparing development plans and the guidance is material to decisions on individual development proposals. English Heritage, Central Government's advisory body for the historic environment, provides further guidance regarding conservation areas. The Statement is based on advice provided in the above Guidance, which is current at the time of production.

### **Development Plans**

- 1.7 Development plans are prepared both by county and district councils. The County Council prepares the Structure Plan. The Structure Plan establishes a strategic approach to the amount and broad distribution of new housing and industry and establishes a broad strategy for transport, recreation, tourism, countryside and conservation. The District Local Plan is prepared by the District Council, the plan sets out site specific and detailed policies based on the framework of the Structure Plan. Policy 20 of the North Hertfordshire Local Plan No 2 with Alterations provides the current District's Local Plan Policy regarding Conservation Areas.

### **The Baldock Shop Front Design Guide**

- 1.8 The 'Baldock Shop Front Design Guide' produced by the District Council, provides guidance to shop owners and occupiers on the important characteristics of shopfronts and how to design shop fronts and signage which complement the individual character of buildings and the area in which they are situated.

### **Conservation Area Character Statements**

#### **Why Produce a Character Statement?**

- 1.9 Each conservation area is individual and its special character and appearance different. Without having comprehensively identified and defined the character of an area it is very difficult to ensure that decisions truly preserve or enhance this character, hence the formulation of individual conservation area character statements.
- 1.10 Character statements are a means of ensuring that the importance and special interest of a Conservation Area are recognized and understood and the reasons for its designation are clearly justified. This enables informed decisions on how this special character or appearance can be preserved or enhanced when changes are proposed within the area.
- 1.11 A conservation area character statement looks at the quality of an area in its broadest sense and identifies the special interest, character and appearance. The special interest and character of a conservation area are made up from a number of factors that will be individual to each area.

### **Who Uses a Conservation Area Character Statement?**

- 1.12 The District Council has a duty to preserve or enhance the character and appearance of conservation areas. Character statements are therefore produced to define the special interest and describe the character and appearance of individual conservation areas. The local planning authority when considering planning applications will use a character statement. It is therefore important that any change is assessed with reference to the special interest, character or appearance of a conservation area as described within the statement to ensure that it is preserved or enhanced.
- 1.13 A character statement is designed to be used by anyone with an interest in a conservation area, such as the local authority, homeowners, builders, architects, inspectors at appeals, voluntary groups etc.

### **The Baldock Character Statement.**

- 1.14 Everybody who lives, works in or visits Baldock has their own individual feelings about the town, why they enjoy it and what makes it special. The Baldock Conservation Area Character Statement draws on all these factors to create a document that records comprehensively what is 'special' about the area. It therefore looks at the quality of the area in its broadest sense, and identifies all factors that combine to create its unique and special character.

### **How the Character Statement is designed and how it should be used?**

- 1.15 The Baldock Character Statement will play a key role in ensuring that changes within the Conservation Area preserve or enhance its special character or appearance. The Character Statement forms essential guidance in itself. It is designed not to be prescriptive but to enable flexibility and creativity. It achieves this by identifying and describing the special characteristics of the Market Town that will need to be taken into account when considering changes.

## **2.0 LOCATION AND LANDSCAPE SETTING**

- 2.1 Baldock is situated in the centre of North Hertfordshire, set within chalk hills, close to the Garden City of Letchworth. Baldock is set just above the head of the River Ivel in a bowl, which is created by the slopes of the steep chalk scarp to the south and the slightly more undulating chalk slopes to the north and east. This is an open arable landscape with sparse woodland cover. The only prominent view from within the Conservation Area is from the southern end of the High Street to open countryside. All other views to the surrounding landscape are distant, or in the approach to the settlement. The main approaches are highlighted by informal groups of ornamental trees.

## **3.0 ORIGINS AND DEVELOPMENT**

- 3.1 The settlement of Baldock originated due to its key situation on trading and travel routes that crossed at this point within Hertfordshire.
- 3.2 Icknield Way lies to the North of the town. It is an ancient track way that stretched from the coast of East Anglia to the far South West of the Country. The track way was used as a trading route and the Iceni tribe, from which the

track way received its name, lived along it to the north-east. Part of it now forms one of the streets to the North of the town.

- 3.3 Crossing at right angles to Ickniel Way is the 'Great North Road', which has initial origins in Baldock from Roman times. The original route ran down Clothall Road and then along South Road and then continued south along the former Roman Road to Verulamium. Around the junction of the Roman roads a Roman settlement was established and lasted from the first century AD to at least the fourth century. The settlement extended both sides of Clothall Road, and reached as far as the High Street on the south-west. This area is now designated as an Area of Archaeological Significance in the Local Plan.
- 3.4 Ickniel Way and the Roman roads are still clearly evident and form an essential part of the layout of Baldock.
- 3.5 Following the departure of the Romans and through the Dark Ages there is no evidence of settlement in the area of Baldock. There is also no record of settlement in the Domesday Book of 1086. However, due to the survival of the historic track way and Roman roads is very likely that these were still very much in use.
- 3.6 In the middle of the 12<sup>th</sup> Century the deserted area of Baldock was given to the 'Knights of the Temple' as a reward for their services. The Knights of the Temple were religious crusaders whose purpose was to provide military protection to pilgrim routes to the Holy places in Palestine. The Knights named their town 'Baudac' it is suggested as a translation from Baghdad. Here a town was established and residents imported, many, as records show, were from the surrounding area.
- 3.7 The Kings Charter of 1199 gave the town economic dominance over the older surrounding villages and farms. The importance of Baldock grew through the 13<sup>th</sup> Century with the granting of a four day fair on the Feast of St. Matthew and the freedom of the town from all shire and hundred courts in 1287. The size of the market places in the High Street and Whitehorse Street reflect the importance of the Baldock Market. The importance of the market and fairs resulted in the increase of traffic and the improvement of travel routes.
- 3.8 The bravery of the Knights became legendary and as reward for their work they received land, castles and property, becoming very wealthy. The wealth and power the Knights accumulated later brought fear to European Royal houses. In 1308 the Templars were arrested and falsely accused. By 1312 the Order had been dissolved and all properties passed to the Knights Hospitallers who had played a similar role in the crusades to the Templars.
- 3.9 The town layout retains the routes of the earlier roads but is medieval in its pattern and is likely to have been roughly laid out by the Knights Templar. It appears that a road (Whitehorse Street) was established which linked at right angles to the Clothall Road, south of Ickniel Way, after some distance this road turned at a second right angle to run parallel with Clothall Road (High Street), and joined with the Roman road to 'Verulamium'. The introduction of these roads provides the characteristic double bend within the town centre of Baldock.

- 3.10 During the medieval period Church Street and Hitchin Street were established forming crossroads next to the newly erected church.
- 3.11 St Mary's Church is an important historic and focal building within the town situated at the crossroads between the High Street, Church Street, Hitchin Street and Whitehorse Street. Its spire penetrating the sky is visible from the central streets of the town over the rooftops. The principal views of the Church are from Church Street over the Flint and brick church yard wall, Hitchin Street through the lych gate directly to the tower and the view down the length of Whitehorse Street through Sun Street of the East elevation with tower behind.
- 3.12 Wide market areas exist in both the High Street and Whitehorse Street; this suggests the importance of Baldock's markets and fairs within the surrounding area. The High Street is wide, becoming slightly wider at the northern end after the junction with Mansfield Road.
- 3.13 Whitehorse Street is tapered in shape with the larger end closest to the High Street, linking the market areas. Bell Row and Sun Street form linear islands to the northern end of the High Street and the western end of Whitehorse Street respectively. The island buildings within the original market areas, creating these short streets, would have originally been market stalls becoming permanent buildings over time.
- 3.14 Hitchin Street and Church Street are much narrower. Hitchin Street is slightly curved, bending to the right when entering the town. Church Street has a slight change in alignment at the junction with Orchard Road with the road veering further west at this point towards the junction with Icknield Way.
- 3.15 In all the streets the buildings follow the line of the road, with continuous frontages. The plots are long and narrow, with the narrowest end onto the street. These are typical of the layout of medieval towns and plots of this shape are known as 'burgage' plots. The main buildings i.e. houses or shops were positioned closest to the thoroughfare with workshops and outbuildings in the plots behind. The outbuildings and ranges are narrow in form following the line of the plot whilst still allowing access down the side. This arrangement is still clearly evident on many of the plots within Baldock. The majority of plot boundaries remain and are still reflected in the building layout with frontage buildings lining the streets and rear outbuildings following the elongated and narrow form of the plot. Unfortunately in some cases, new development has occurred to the ends of the plots and the historic plot definition and layout characteristic of the town has been adversely affected.
- 3.16 Plots behind dwellings were in some cases also used as private gardens and a number remain today. They still follow the elongated shape typical of the town and are generally enclosed with brick walling.
- 3.17 Narrow alleys at occasional intervals between the buildings provide a route to the streets to the rear of the plots. These alleyways follow the linear boundaries of the plots. Pepper Alley is an example linking the High Street with Park Street.

- 3.18 By the 1600's the town was well known for its location on travel routes with five major roads crossing in the centre of the town, one of them forming part of the Great North Road. Inn buildings were established with carriageways through to stables and outbuildings to the rear of the plots for the accommodation of horses and carts.
- 3.19 During the 18<sup>th</sup> Century Baldock was at its height as a coaching town. The Great North Road provided the route for express mail coaches to Leeds and Glasgow. Coaching routes to Lincoln, York and Stamford also set out from Baldock. Inns were built or re-fronted on the prosperity travellers brought. The characteristic buildings with carriageways through continued and in some cases two burgage plots were made into one to provide space for more stables and storage buildings.
- 3.20 There were three main inns within Baldock established as early as the 17<sup>th</sup> Century or earlier. The George, The White Lion (originally The Kings Head), and The White Horse. The White Horse had stabling to the rear for about 150 horses. It also accommodated the Royal Mail at the end of the 18<sup>th</sup> Century, housing the Excise Officer. A fire in the 1860s resulted in the loss of the majority of the Inn and now only the public bar fronting onto Station Road remains. The White Lion provided a goods carrier business to London and also had a large number of stables to the rear stretching back to Park Street. The frontage building remains as well as a small courtyard to the rear. However, the end of the plot was developed in the 20<sup>th</sup> Century with housing facing onto Park Street. The George was in existence in the early 17<sup>th</sup> Century and was constructed on the corner of the churchyard possibly in replacement of an outbuilding belonging to the Church. The George Inn remains largely as it did in the 18<sup>th</sup> Century. All the inns had key positions within the main streets of the town and along the main travel routes. Other Inns were established later and by about 1830 there were many inns and beer houses in Baldock.
- 3.21 Also during the 18<sup>th</sup> Century the malting and brewing industry within Baldock was at its height with eight maltsters and brewers in the town. The brewery buildings were constructed within the main streets of the town amongst the houses, inns and shops. Maltings buildings extended into the burgage plots, in some cases two single plots were joined to enable room for a yard arrangement to be formed. Generally the access to these yards was down the sides of the building or from the streets lining the rear of the service yards, such as Park Street.
- 3.22 The alignment of Park Street follows the rear plots of both the High Street and Hitchin Street. The buildings lining the road in the rear of the plots to the High Street and Park Street, are largely outbuildings and workshops. Most follow the elongated form of the plots with gables ending onto the road; some are positioned with their long side elevations onto the road. The entrances into the buildings are accessed within the plots, although there is one outbuilding with a large opening directly onto Park Street. The historic houses in Park Street, within the Conservation Area, are generally on the western side of the road near the entrance to Mansfield Road and largely date from the late 18<sup>th</sup> to 19<sup>th</sup> Centuries.
- 3.23 The need for barley to make malt sustained a large population of agricultural workers within the surrounding area. The type of land around Baldock was

very good for cereal crops, particularly barley. This provided the early character of the town's setting among arable fields. The immediate fields have been lost in the last century to development and the setting of the town has very much changed from this time. The good quality of the land meant an excess of malt production for local breweries. Strong travel links with Baldock located on a junction of highways aided in the transport of this malt to other towns.

- 3.24 The prosperity of the malting industry led to the development of some very fine 18<sup>th</sup> Century town houses and other 18<sup>th</sup> Century buildings within Baldock. Many earlier buildings were also re-fronted in the classical style fashionable during this period.
- 3.25 The prosperity in Baldock in the 18<sup>th</sup> Century led to the introduction of new high quality buildings and alterations to existing ones rather than development into new areas. Baldock was largely contained within its early settlement pattern until the 19<sup>th</sup> Century.
- 3.26 In 1850 the railway came to Baldock and as a consequence coaches slowly ceased to travel through. The larger towns of Royston and Hitchin expanded to the detriment of Baldock, which could no longer compete with their large markets. The end of the coaching era removed an important element, which was up until that time largely sustaining Baldock.
- 3.27 However, the brewery industry continued through the 19<sup>th</sup> and early 20<sup>th</sup> Centuries. The town therefore displays some 19<sup>th</sup> Century buildings within the main streets, with the sporadic development of small areas of Victorian and Edwardian terraces for housing of workers (these are situated outside the Conservation Area). Baldock remained a fairly small market town. Indeed the size and layout of Baldock remained largely unchanged through the centuries.
- 3.28 An industrial area was developed on the land previously belonging to Elmswood Manor following its demolition by fire in 1916. The introduction of an industrial area led to a demand for housing close to this area for workers. At this time Letchworth Garden City was being developed to the West of Baldock. Therefore, adjacent to the industrial area there are early 20<sup>th</sup> Century designed estates following ideas for design and layout of buildings in Letchworth (These are outside the Conservation Area boundary).

#### **4.0 THE ARCHITECTURAL AND HISTORIC CHARACTER OF THE BUILDINGS.**

- 4.1 Baldock possesses an amalgam of building work of many centuries, each plot having its own history. There is a high number of buildings of good architectural quality and historic interest and the vast majority within the Conservation Area are listed.
- 4.2 The overall character of the Conservation Area is largely that of 18<sup>th</sup> Century buildings. There are large Georgian Town Houses, such as Clare House, The Manor House and Holford House as well as many other older buildings also having been re-fronted in brick in the style of this time, such as The George Inn. There are also a number of 16<sup>th</sup> and 17<sup>th</sup> Century timber-framed buildings,

with rendered exteriors such as ‘The Gates’ and Number 41 in the High Street and Number 1 Church Street. Very few have their framing exposed, one example where the framing is largely exposed is the Old Bull Public House in Church Street.

- 4.3 All building forms fronting the streets are orientated to lie with the ridges parallel to the line of street. This reinforces the strong building line and linear character of the streets. The majority of larger three storey buildings are the Georgian Town Houses situated within the High Street. Church Street, Hitchin Street and Whitehorse Street have a smaller number of three storey buildings and are largely characterised by two storey buildings. Even where the number of storeys is relatively constant, the overall roof heights differ due to the individual storey heights and methods of construction, providing the streets with a varied roofscape. In Hitchin Street the majority of buildings are two storeys with a few three storied buildings of the 18<sup>th</sup> and 19<sup>th</sup> Century largely to the western end. In Church Street the majority of buildings are of two storeys, although for the first section of the Street they step down in height from Hitchin Street. In Whitehorse Street there is more variance in roof heights, although the majority of buildings are two storeys. There are also two and a half and three storey buildings. The historic buildings in Park Street are all of two storeys. This height is also followed by the outbuildings characteristic of this street.
- 4.4 Historically, streets had mixed uses with houses, shops, inns and maltings all intermixed within the layout. A few of the breweries and maltings faced onto the street but most appear to have been positioned to the rear of the plots with houses or inns fronting onto the main streets. Evidence of past uses remains in the character and appearance of the buildings within Baldock. In addition many of the original uses remain within the buildings, particularly in regard to the inns, shops and houses although a number of the larger town houses have been divided into flats or used as offices. The buildings to the rear of the plots largely continue to be used as workshops or offices for businesses. With no malting industry remaining in Baldock, the buildings have been converted to accommodate various uses, but largely retain their physical character. Some, such as the buildings in Maltings Yard in Park Street have been partly converted to residential use, whilst others accommodate workshops or offices.
- 4.5 The building line along all the streets is continuous with only occasional small breaks between buildings for access to yards and alleyways. A large number of buildings that were originally inns have carriageways through the building, usually fronted by large wooden gates. These would have provided access through to the stables and storage areas in the plot behind. Other of these access routes may have been used to bring raw materials to the maltings buildings and remove the produce. However, in most cases this would more likely have been carried out via roads running parallel to the rear of the plots. Access ways remain through from Hitchin Street to Park Street through the original malting yard of Musgrove Maltings to the rear of 31a Hitchin Street.
- 4.6 The buildings were constructed of brick or timber-framed and weatherboarded. The maltings at 44 Whitehorse Street has large conical flues within the roof form whilst the old Engine House of the Simpson’s Brewery in the High Street has a roof vent in the form of a timber slatted gabled structure on the roof. The maltings buildings that front onto the main streets follow the

scale and proportions of the surrounding buildings. The malting buildings to the rear of the plots reflect their industrial use and were simple in form, generally gabled and following the line of the narrow plots.

- 4.7 The number of buildings with historic shop fronts with fascias and stall risers characteristic of the 18<sup>th</sup> and early 19<sup>th</sup> Centuries are relatively few in number, and are largely found within Whitehorse Street with a few in the High Street and Hitchin Street. The town's shopping frontages are generally concentrated around the central crossroads, the High Street and Whitehorse Street. The remaining buildings have a domestic character with front windows or bay windows in some cases forming display windows.
- 4.8 The buildings fronting the streets within the town centre have strong gabled roof forms clad in plain clay tiles. A number have parapets fashionable during the 18<sup>th</sup> and 19<sup>th</sup> Centuries. Dormer windows are generally not characteristic within Baldock, particularly within the High Street, Hitchin Street and the northern part of Church Street. Dormer windows are more characteristic within Whitehorse Street where both dormers and some large gabled projections can be found.
- 4.9 Due to the majority of buildings reflecting the classical style fashionable in the 18<sup>th</sup> Century, the windows within Baldock are largely timber sliding sashes. These windows provide an overall vertical emphasis to the window pattern within the town. They are largely small paned with narrow glazing bars. However, windows in some of the 19<sup>th</sup> Century buildings have larger central panes with narrow side lights. The predominant finish is white paint. Earlier buildings display timber side hung opening casement windows or leaded lights. When two lights are used the window openings tend to be square in shape, whilst three lights in a row provide more horizontal emphasis.
- 4.10 The buildings generally have no porches. However in some cases the buildings of the classical style of the 18<sup>th</sup> and 19<sup>th</sup> Century have simple flat canopy porches. The larger scaled buildings of this style and design tend to have steps up to the front doors from the street. There is evidence that many of these had iron handrails, which have since been removed, probably during the world wars towards the war effort. However, iron foot scrapers survive outside a fair number of doors, such as Holford House, High Street and Baranite House, (13) Whitehorse Street.
- 4.11 Pediments, pilasters and rectangular fanlights are characteristic of the large 18<sup>th</sup> Century town houses. Pilasters and rectangular fanlights are also seen in a much simpler form on the smaller 18<sup>th</sup> Century buildings as well as the 19<sup>th</sup> Century buildings, which also following the classical style. Lighter brickwork or stone dressings framing doors and windows are also characteristic.

## **5.0 PREVALENT AND TRADITIONAL MATERIALS**

- 5.1 The prominent building material in the town is red/orange brick used to construct the 18<sup>th</sup> Century buildings and to re-front the earlier buildings at this time. The brick bond is, therefore, mainly Flemish Bond with relatively thin joints, typical of buildings of this period and classical design. The colour and texture of the bricks is a result of the rich local clays used.

- 5.2 Boundary walls with simple bonds, usually variations of the English or Flemish Bond line the streets and alleys and link the frontages of buildings. These brick walls are a strong characteristic within Baldock. Flint was used to construct the Church and the surrounding churchyard wall.
- 5.3 In the higher status buildings of the 18<sup>th</sup> Century, grey bricks are used. In some cases all headers are used. This was a particularly expensive bond, as it required a larger number of bricks to produce it. Chequered brick work is also seen on some of these buildings with softer red bricks used to frame window openings and doorways.
- 5.4 There are a very small number of yellow brick buildings within the town centre, these date to the 19<sup>th</sup> Century. Examples include Numbers 3 and 29 High Street.
- 5.5 Some of the timber-framed buildings have rendered frontages these are finished in neutral colours of cream and ochre. There are a very limited number of buildings with exposed timber framing, to their frontages. Where framing is usually exposed it is to the end gables or in large jetties above access ways through buildings. Rendered buildings sometimes have details produced in the render in the form of drip moulds over doors and windows, whilst Number 1 Church Street has simple decorative patterns in the plasterwork, known as pargetting.
- 5.6 The vast majority of roofs are clad in handmade plain clay tiles with steep pitches. The plain clay tiles have a similar orange/red richness to the bricks in the area due to the use of similar clays. The tiles have an irregular character, because they are handmade and because of the firing temperatures, which could not be easily regulated. Some later buildings of the 19<sup>th</sup> Century have Welsh slate roofs with lower pitches. The roofs remain generally gabled although some hipped forms exist. This shows the development of roof construction during this period and the improved transport links importing building materials from across the country.
- 5.7 Historically the roads were simply earth tracks with cobbled channels either side to take the water. The pavements were low level and constructed of irregular small brown cobbles. Evidence of these cobbles survive in small areas, namely outside Holford House and the Goldcrest Inn. The cobbles are also used as a surface material under the cart ways. Examples are found at 1 Church Street and 6 Hitchin Street. Some granite kerbing also survives in Hitchin Street and a small section of Sun Street outside the George Inn. Brick paving is also found through the access into Number 10, Hitchin Street.
- 5.8 Timber joinery provides special features within the town including sash and bay windows, door surrounds and flat canopies. The use of joinery enables fine details in a material with a soft appearance. The joinery is painted and generally white.

## **6.0 THE CONTRIBUTION MADE BY GREEN SPACES AND TREES.**

- 6.1 There are no formal green open spaces or parks within the town centre covered by the Conservation Area. However, the churchyard provides an important element of open space within the Conservation Area and for the setting of the Church itself. The Churchyard is enclosed by a brick and flint wall, but there are glimpses of the specimen trees and of the open green character of the churchyard from Hitchin Street, Church Street and Sun Street.
- 6.2 Grass verges and an informal avenue of trees along sections of the High Street provide some green character. Evidence of the wooded park, which surrounded Elm Tree House still exists adjacent to the lodge where scattered trees and provide an important to the approach into the Conservation Area.
- 6.3 Green features are not generally characteristic within the streets of Baldock. There are no street trees within Church Street, Hitchin Street and Whitehorse Street. There is a single tree to the front of the Methodist Chapel that makes an important contribution to the character and appearance of the Conservation Area.
- 6.4 Most garden trees are largely masked by the continuous frontages of buildings. However, a number of larger specimen trees to the rear of these buildings do make a positive contribution to the Conservation Area. They can be viewed either above the rooftops, or through the openings into a number of courtyards along Hitchin Street, High Street, Whitehorse Street and Church Street. These openings with their views into courtyards also play an important part in the character and layout of the area as they give glimpses into a variety of private gardens, or those of public houses, which are not generally visible from the streets.
- 6.5 Although not generally visible from the streets the private gardens of houses within Baldock are important to the character and layout of the area.

## **7.0 TOWNSCAPE ANALYSIS**

### **7.1 Introduction**

This section is designed to analyse in detail the special character and appearance of the individual streets within the Conservation Area. Each street will be analysed in turn considering the layout, form and design of the buildings and the spaces between them, noting any important views or focal buildings. Each section is concluded with a brief synopsis of the main characteristics of each street.

### **7.2 The High Street**

- 7.2.1 The High Street is wide reflecting its important use as a Market within the town. It also formed the Great Northern Road through the town. It is lined with the continuous frontages of buildings to either side with occasional breaks between buildings to provide access routes to the rear of the plots.
- 7.2.2 Historically the market place had been a simple open space linking the buildings to either side. Low simple pavements, originally cobbled lined either

- side of the street. Some cobbles still exist in small areas outside Holford House and The Goldcrest Inn in the High Street. Cobbled channels to drain the water once ran down either side of the street. There are two granite pillars within the pavements to either side of the High Street, one outside Number 16 and the other outside Clare House. The one outside Clare House is in the position of a milestone, although no writing can be seen on the stones.
- 7.2.3 The importance of the Market Place as an open space and its relationship with the buildings to either side is still clearly evident. However, the amount of street furniture, road markings for parking areas, safety barriers and a mixed use materials of varying colour and texture has cluttered and confused the character and unity of the street.
- 7.2.4 The High Street is lined in part by grass verges and an informal avenue of trees. The trees are widely spaced, which enables the buildings to still be appreciated along and across the street. The trees reinforce the line of the street. There is an important view down the street to the south to the open countryside of the Weston Hills.
- 7.2.5 To the eastern side of the High Street the avenue is more defined and consists predominantly of Limes, with individual Cherry, Beech, Sycamore, Ash, Hawthorn and False Acacia. Limes are at various stages of pollarding. The avenue starts off at the northern end set in the pavement mostly surrounded by stone setts, but after Simpson Drive the character changes. The trees become slightly more formal and are set in a wide verge, which gives greater separation from the road. On the opposite side of the High Street the trees are more sporadic and less dominant, consisting of smaller Limes opposite the Police Station and set in tree grilles in the market/parking area. There are a number of larger trees to the rear of the High Street buildings, notably a large Holm Oak viewed through the courtyard adjacent to Pepper Court.
- 7.2.6 Bell Row is a very narrow road behind an island of buildings infilling a section of the High Street. The High Street narrows at this point, though it still remains relatively wide. The island buildings range from two to three storeys culminating at the corner with the Town Hall forming a focal building. The buildings forming Bell Row are classical in their design.
- 7.2.7 Barclays Bank and the buildings adjoining it close the view at the northern end of the street. Where the High Street and Church Street meet at the cross roads, they are slightly offset resulting in the positioning of the buildings preventing direct views from the High Street into Church Street.
- 7.2.8 The building heights are generally higher in the High Street than in other streets with a mixture of two and three storey buildings.
- 7.2.9 At the north-east corner with Whitehorse Street there is a row of buildings following the classical style with sash windows and symmetrical facades. They have a mix of parapets and simple eaves and are constructed in red brick. There is also a single 19<sup>th</sup> Century yellow brick building and one which is rendered. The buildings have a commercial character with shop fronts, two of these are modern insertions that do not fully respect the character of the buildings. Holford House ends this row and is a classical Georgian town house of 3 storeys.

- 7.2.10 There is a significant step down to the next building, which is a simple gabled and rendered one of two storeys. Heights then climb again but do not reach the height of Holford House again until the Manor House. The buildings between Holford House and the Manor House have a strong Georgian character with brick or rendered facades with regularly spaced sash windows.
- 7.2.11 The Manor House is situated almost centrally in the High Street and is set back from the street frontage. It is three storeys in height with a high quality classical façade and is an important focal building within the street. Fine iron gates and railings originally fronted the Manor House these have since been removed and the building line and setting of the house as a result has been adversely affected.
- 7.2.12 The pavement edge building line is restored to this side of the street by the engine house, which formed part of The Simpson's Brewery. The roof vent with its slatted wooden construction still exists. The brick façade to the engine house has been added to an earlier building in the 18<sup>th</sup> Century and follows the classical style favoured in the Georgian period. The large Brewery building that once filled the space where the road now enters Simpson Drive was lost in the 20<sup>th</sup> Century. The Community Centre follows the elongated form of the rear plot, reflecting the original form and alignment of outbuildings characteristic of the rear of plots within Baldock. The library building has been inserted to continue the building line and follows the classical style and scale of the adjacent buildings.
- 7.2.13 Clare House was built by the owner of The Simpson's Brewery as his private dwelling and is therefore domestic in character and reflects the owner's prosperity in its design and materials. The central house is three storeys in height and there is a two storey wing to either side. The façade is constructed in fine quality header brickwork and the sash windows have fine glazing bars. There is a large central window to the first floor. The original large gardens to the rear have been developed with flats in more recent years. Stone steps and corner stones are still visible in the grass verges to the front of the house. Iron railings have been reinstated to the frontage of the building and a small flight of stone steps ascend from the pavement to a central doorway with pediment.
- 7.2.14 The street continues with buildings fronted in red brick in the 18<sup>th</sup> Century following the classical style. Some of these buildings have a more domestic character with sash and bay windows to the ground floors, whilst others are commercial in character with inserted shop fronts. Central doorways with small flat canopies are still characteristic.
- 7.2.15 Number 41a is an earlier timber-framed building with a rendered frontage and large gateway through the building to the rear. The timber-framed construction can as in many other instances be seen on the gabled end via the gateway. The windows are a mix of sashes and casements.
- 7.2.16 The next few buildings are less formal in character and have rendered facades and plain clay tiled roofs with no parapets. The roof heights drop at Number 41, then rise back to two storeys. Number 41 has small casements with geometric patterns and large inserted shop fronts to the lower floor. The buildings of Number 41 once fronted a malting yard, which also stretched

behind Number 41a. A large rear wing remains attached to Number 41. Drapers Court is a malting building to the rear of 39 High Street it has been converted into residential but still reflects the character of the building.

- 7.2.17 From this point the buildings become later in date, largely from the 19<sup>th</sup> Century. The roofs are mainly Welsh slate and gabled, although hipped roofs are also characteristic. The windows are generally sashes. There is a mix of houses and shops, although most of the shop fronts are modern insertions.
- 7.2.18 In front of the above buildings there is a narrow lane and grass verges become wider. The lane is enclosed to some extent from the road by a line of trees. The street level in front of the buildings is also higher, sloping down towards the centre of the road.
- 7.2.19 To the southern end of the High Street on the west side is a sunken garden, scattered with trees, originally forming part of the wooded park surrounding Elm House, which was destroyed by fire in 1916. The sunken garden is surrounded by a cluster of mature trees which fall into two main groups of unclipped Yews and mature Beech. These two main groups are interspersed with other specimen trees, the most distinct of which is a large Horse Chestnut. In an adjacent garden is a Holm Oak. The trees provide a soft green setting when entering the Conservation Area and complement the trees fronting the buildings on the opposite side of the street. The lodge building is located at what was the entrance to Elmswood House and is a strong reminder of the past and is an important local building within the Conservation Area.
- 7.2.20 A red brick building with Welsh slate roof is positioned at the entrance to Mansfield Road and continues the overall character and scale of buildings from the High Street.
- 7.2.21 Numbers 46 to 52 are rendered buildings of two storeys with plain clay tiled roofs and small paned side hung opening casements. Number 48 is a two storey classical style building with a shop front with bay window. These buildings once fronted the area of the White Lion Maltings, which in their day extended passed Mansfield Road and to Park Lane. They were dramatically reduced by the provision of Mansfield Road. The White Lion Inn remains adjacent but the large area to the rear, which initially accommodated the stables, has also been reduced, by housing development to the rear of the plot.
- 7.2.22 The Wynne's Almshouses drop the building height to one storey with attics. They are architecturally special with projecting gabled porches and dormers being a key feature along with the tall arched chimneys. These features date to the 19<sup>th</sup> Century and are inserted into an earlier building. The front wall is also architecturally special and retains the building line of the High Street. The Roes Almshouses to the rear, back onto Pepper Alley and were built to accommodate two married couples. They relate in scale, form and materials to the earlier Almshouses.
- 7.2.23 Pepper Court is a dominant building at three storeys with the Almshouses to one side and an open space to the other. Pepper Court has a symmetrical façade with classical proportions reflected in its windows openings, unfortunately the original timber sashes have been replaced, weakening its architectural contribution to the streetscene to some extent. The open space to

the side of Pepper Court enables the form of Number 24a (The Mayflower) to be appreciated. Typical of the majority of buildings, its frontage is gabled in form and lies parallel with the street. However a rear gabled range projects at right angles and at a lower level along one side of the plot. This arrangement of building forms is very characteristic within Baldock.

- 7.2.24 The Gates derives its name from the large timber gates to the centre of the buildings. The gates provide access to the rear plot under a large timber jetty. To the rear a courtyard arrangement is formed with gabled ranges positioned at right angles to the front building range. The building has been re-fronted and rendered and now has bays on the ground floor and casements to the upper storeys. Number 22 has a similar arrangement with central access and rendered frontage, although it has a stronger classical design.
- 7.2.25 The height returns to two storeys at Number 18, a modern brick building. The adjoining Number 16 still has exposed timber-framing to the first floor with leaded light windows. The gabled form with simple pitched roof is continued in adjoining buildings, although some modern shop fronts have been inserted. The two buildings before the Goldcrest Inn have a more utilitarian character, with two sets of large semi-circular upper floor windows. These once formed part of the curtilage of the Goldcrest Inn which was a formally a house and garden.
- 7.2.26 The Goldcrest Inn provides a distinct change in roof heights. It is three storeys of a strong classical design with a façade of grey brickwork with red brickwork around the windows. The classical design and use of grey and red brick work is continued on the adjacent buildings becoming lower in height and simpler in design along Bell Row.

### **Synopsis**

- 7.2.27 The High Street has a high number of buildings of good architectural quality and historic interest. The vast number are listed. The heights and scale of the buildings are generally larger than in the other streets, particularly the large 18th Century town houses. However, there is still a mix of building heights between two and three storeys, providing a varied roofline. The predominant building style is 18<sup>th</sup> Century classical brick buildings with vertical sash windows. Earlier timber-framed buildings are also characteristic, although many have been re-fronted in brick to follow the classical style or have been rendered. Exposed timber frontages are not characteristic although glimpses of framing can be seen to gable ends and above carriageways. Both parapets and simple eaves are characteristic and roofs remain uninterrupted without dormer windows.
- 7.2.28 The wide historic form of the market place and the narrow elongated form of the plots and narrow connecting alleyways are still clearly evident. Although housing developments to the end of plots and the quality and quantity of street furniture and signage has had a negative impact in some areas. The island buildings to the northern end of the High Street infilling part of the original market place and forming Bell Row are important to the historic development of the street. The High Street is the only street to have street trees with an informal avenue lining either side of the majority of the street. The building line is continuous with frontage buildings abutting the back pavement edge with ridges parallel to the street. Carriageways through buildings to courtyards

to the rear are a strong characteristic, as are occasional breaks between buildings. Outbuildings and rear ranges follow the elongated shape of the plots and are gabled in form and constructed of brick or weatherboarded.

### **7.3 Whitehorse Street**

- 7.3.1 Whitehorse Street is tapered in shape with its wider end towards Sun Street. This reflects its early use as the adjoining market place to the market place in the High Street. Whitehorse Street divides into two at the western end around buildings in Sun Street, forming a central island. The island buildings are likely to have originally been areas for market stalls that gradually became permanent buildings over time.
- 7.3.2 Buildings line the pavement edge providing a continuous frontage on both sides of the street. The street was historically simple and open in character, with very little street furniture. Today this simple and open character largely remains, but the amount and scattered appearance of street furniture and signage complicate the space and detracts from its special character and appearance. The pavements are relative low and narrow compared to the width of the street and become narrower with the tapered shape. Historically pavements lined both sides of the street in the form of randomly laid brown cobbles very low to the road. The road was a simple earthen track. Simple wooden hitching posts are seen in along part of the pavements in 19<sup>th</sup> Century photographs. There was also a horse trough close to the Rose and Crown Inn. None of these historic features remain today.
- 7.3.3 The widest section of Whitehorse Street at the junction of Sun Street has been divided off and enclosed for car parking. This and the amount and type of street furniture and materials used, visually breaks up the coherence of the open character of the street, which otherwise would successfully link the buildings on either side.
- 7.3.4 Green verges and street trees are not characteristic in Whitehorse Street. There is a collection of trees, to the front and side of the Methodist Church, which consist of Limes, Yew and Sycamore, which make a positive contribution. The occasional tree in private rear gardens provides a backdrop to some of the buildings and views through carriageways are punctuated with occasional large specimen tree of Sycamore, Beech, Yew and Ash. There are also a number of prominent trees at the traffic lights, which consist of a large beech tree adjacent to the Old Whitehorse Public House and one mature and one younger willow tree on the corner of Royston Road and Clothall Road.
- 7.3.5 Whitehorse Street terminates at the eastern end at a cross-junction with Clothall Road, Station Road and Royston Road. Station Road forms part of the Great North Road. Two corner buildings Raban Court and Number 44 (The Old Maltings) abut directly onto the road, providing definition to the junction and forming focal buildings. The White Horse Public House is set back from the road, the original inn buildings filling this corner plot having been burnt down in the 1860's. A low brick wall to the road edge provides some definition of the building line.
- 7.3.6 The buildings within Whitehorse Street line directly onto the street and have a strong and consistent building line. Occasional narrow breaks between

buildings are characteristic providing access to the rear service yards. On the northern side of the road these breaks are generally wider and more in number.

- 7.3.7 Plots are elongated in form with the narrowest edge onto the street, many on the northern side stretching right back onto Orchard Road. The rear ranges attached at right angles to the buildings lining the street follow the shape of the plots in form and descend in height from the frontage buildings. Few detached outbuildings remain in the rear plots and are simple gabled forms, constructed of brick with slate or plain tiled roofs. An example can be found to the rear of Number 19.
- 7.3.8 In some cases to the northern side of the street the rear plots have been developed with housing that does not reflect the historic utilitarian character of the plots, with their strong elongated forms and gabled outbuildings. The housing developments are very domestic in character and the plot boundaries have largely been lost. However, in Tranters Yard the historic ranges and outbuildings to Number 31 line the eastern side of plot, whilst modern outbuildings following the shape of the plots line the western side. The continued use of these buildings as workshops and offices maintains an important aspect of the character of Baldock.
- 7.3.9 To the southern side, except in the case of Priors Court, the historic lengths and forms of the plots largely remain. Rear yards and gardens are generally enclosed and divided by brick boundary walls.
- 7.3.10 Sun Street provides a direct view of the Church down the length of Whitehorse Street. This is an important view within the Conservation Area. The Town Hall also forms a focal point at the end of Whitehorse Street, with its tall corner tower. It is an important local building within the Conservation Area.
- 7.3.11 The island buildings fronting onto Whitehorse Street and backing onto Sun Street are two and three storeys in height facing Whitehorse Street and only one to two storeys facing Sun Street. The height of buildings provides an enclosed feel to the narrower section of Whitehorse Street. These buildings date to the 18<sup>th</sup> and 19<sup>th</sup> Centuries and are largely constructed of red brick, with sash windows. Modern shop fronts have been inserted to the majority of these buildings. Number 11 provides a central focus point where Whitehorse Street divides to form Sun Street. It has a ground floor bay window with balusters to the top and upper sash windows under plaster arches.
- 7.3.12 The buildings to the northern side of Sun Street are largely of two storeys. They form a mix of red brick terraces of domestic character with sash windows and red brick buildings on the corner of Church Street with shop fronts. A timber-framed building with its gable end and jetty facing onto the street interrupts this pattern, whilst providing interest to the street. The Victoria Public House continues the scale and materials of the terraced buildings but has a large 'M' shaped dormer window within its roof. The opposite side of the street is formed by the rear elevation of the buildings facing onto Whitehorse Street. The rear elevations are generally two storey, but the central section is a later single storey addition to these buildings.

- 7.3.13 The tapered shape of Whitehorse Street is continued in Sun Street, with the wider end opening into Church Street. The street is narrow in form providing an intimate character. The street is at its narrowest before opening into the widest section of Whitehorse Street. This creates an open space in front of Number 13 Whitehorse Street, a individual 18<sup>th</sup> Century house, with fine red brickwork and large small paned sash windows outlined in lighter coloured gauged brick work. The house is elevated slightly from the street with stone steps up to the front door and a low brick wall topped by railings fronting the street.
- 7.3.14 Adjacent to Number 13 is the Methodist Church which is the only building to be set back from the building line. However, the line of the adjacent garden wall of Number 13 and the front wall and railings of the Church retains the building line. The wall and railings are an important feature within the street scene and for the setting of the Church itself.
- 7.3.15 Following the Methodist Church there is a line of 19<sup>th</sup> Century buildings in brick and render. The buildings are all two storey but vary in height and roof pitch providing an interesting roofline. Number 23 is a tall two and a half storey building and stands with access ways either side.
- 7.3.16 Numbers 27 and 29 also have access ways either side; one is the entrance to Tranters Yard. The side wing to this building lines Tranters Yard and has a timber slatted structure to the roof, similar to the Engine House of the Simpson Brewery in the High Street.
- 7.3.17 Numbers 31 and 33 sit together as a pair within the street. They demonstrate the variety of buildings with Whitehorse Street and how this variety is essential to its special interest. Number 31 is an 18<sup>th</sup> Century brick building classical in design, with a square and symmetrical façade topped with a parapet, with sash windows providing a vertical emphasis to the façade. Number 33 has a strong gabled form and roof pitch, and leaded light casements providing horizontal emphasis. The buildings are similar in overall scale, but floor and eaves heights differ in proportions.
- 7.3.18 There is a large gap between 33 and 35a and there are clear views into the back plots where Alexander Court has been developed. The divisions of the plots and their original elongated form have been lost. The buildings are domestic in character and the historic use of the plots is no longer evident. The last terrace on this side of the street is constructed of brick and the building heights are raised to three storeys. The buildings are classical in design with vertical emphasis provided by the sash windows.
- 7.3.19 The buildings on the south side of Whitehorse Street curve around from the High Street. Their continuous two storey height is interrupted by The Rose and Crown, which is two storeys with attics. The buildings then continue for a time at the two storey level. All these buildings have steep gabled roofs and no dormers, apart from those on the Rose and Crown Inn. The buildings appear to be earlier buildings re-fronted in the 18<sup>th</sup> and 19<sup>th</sup> Centuries in brick or render. The majority have sash windows although some have casements, mainly timber with one or two leaded lights. The canopy of The Rose and Crown projecting into the street over the access way to the rear plot and outbuildings is a notable feature within the street scene. The majority of these buildings

- have shop fronts. There are examples of bays to Number 2 and a 19th Century shop front to Number 6. Unfortunately numbers 10 to 14 have large modern shop fronts which do not fully respect the scale or proportions of the buildings into which they are inserted. A 19th Century door and surround exists to Number 14.
- 7.3.20 A modern building of two storeys with attics appears slightly out of scale and proportion with the surrounding buildings, with its large hipped roof and large square dormers. However, the material and fenestration pattern reflect to some extent the classical design of the majority of buildings within Whitehorse Street.
- 7.3.21 A row of 19<sup>th</sup> Century fronted shops with red chequered brickwork continues the Street. They are classical in style with sash windows with marginal glazing bars and parapets. Gabled dormers punctuate the roof at regular intervals and the shop fronts date to the 19<sup>th</sup> Century. To one end of the row there is a large access way through the building fronted by large wooden side hung doors.
- 7.3.22 Oak House is the first building of domestic character along this side of the street. Like Numbers 13 and 31 on the opposite side of the road it is an 18<sup>th</sup> Century town house and slightly higher than the adjoining buildings because of its different scale and proportions.
- 7.3.23 The heights of the buildings then drops back to two storey for most of the buildings along this side of the street. These buildings are all red brick with sash windows. However, all vary in roof type, one has a parapet, one is gabled and the other is hipped. Slate is used on the latter two. Number 26 has a 19<sup>th</sup> Century shop front, 28 a bay window and brick archway to provide access through the building, and Numbers 30 and 32 are a small pair of cottages.
- 7.3.24 Pearl Court constructed in recent years raises the height on this side of the Street to three storeys and does not sit comfortably with the adjacent Post Office Building. A gap between Pearl Court and Number 32 provide pedestrian access to the United Reform Church to the rear of the plot. The church is constructed of red brick with pointed arched windows and is viewed along the long narrow path and is framed by trees.
- 7.3.25 The scale returns to two storeys with two rendered buildings. The Post Office has gables facing onto the road. The corner plot to the end of Whitehorse Street on the south side is occupied by malting buildings, now used as offices and residential properties. The building has conical roof forms reflecting its previous use as a maltings building.

### **Synopsis**

- 7.3.26 Whitehorse Street has a high number of buildings of good architectural quality and historic interest. The vast number are listed. The character is largely of 18<sup>th</sup> and 19<sup>th</sup> Century buildings of classical design, with vertical sash windows, with many earlier buildings also re-fronted at this time. Buildings are mainly constructed of red brick although some are rendered with cream finishes. The heights of the buildings are generally two storeys, with some two and a half storey and a few three storeys. The heights of buildings of the same storey vary particularly on the northern side due to the different construction and

proportions of the buildings. The heights are more consistent on the southern side of the street. The building line is continuous with the frontages of buildings abutting the back pavement edge with ridges parallel to the street. Both parapets and simple eaves are characteristic and dormer windows feature in some of the roofs. Roofs are largely of plain clay tile with some Welsh slate on later buildings. The street largely has a commercial character with many shop fronts. This characteristic is stronger on the southern side and peters out more towards the eastern end.

The tapered shape of the street demonstrates its original use as a market place to the western end. The historic plot forms and boundaries largely survive to the northern side of the street, although the ends of those on the southern side have in a many cases been redeveloped with housing. Carriageways are characteristic to the buildings on the northern side with breaks between buildings more characteristic to the southern side. Rear ranges and outbuildings follow the shape of the plots and are largely constructed of brick. Street trees are not characteristic, although trees in the rear plots contribute in views over roofs and through carriageways. There are important views towards the Church and the Town Hall to the West along Whitehorse Street.

#### **7.4 Hitchin Street**

- 7.4.1 Hitchin Street is slightly curved, bending to the right when entering the town. Buildings line either side of the road and the curve provides the visual effect of opening up the street as it is progressed along.
- 7.4.2 The building line is largely continuous with some narrow breaks between buildings to provide access to the rear of the plots, an indication of the uses of some of the buildings as inns and maltings. Carriageways through buildings are also characteristic. There is some surviving historic paving in brick or brown cobbles to some of the carriageways through to the rear yards. A few of the buildings namely Bay House, Number 41 and Numbers 9 to 15 the are set back from the main building line.
- 7.4.3 The street is lined with narrow pavements with granite kerbs. There are no street trees or grass verges within the street and no historic street furniture. Yews and limes are visible where the churchyard opens up onto Hitchin Street. Hitchin Street is punctuated by views into both small garden courtyards and larger scale courtyard style developments based around mature trees, such as the Beech.
- 7.4.4 The layout pattern with elongated plots with the narrowest edge to the street is continued in Hitchin Street. The buildings located near the cross roads are simple two storey gabled buildings that have been re-fronted and have rendered finishes.
- 7.4.5 The George Inn is a grade II listed building and is situated on the corner plot with Church Street within the churchyard. The building was remodelled in the 18<sup>th</sup> Century and evidence of the original carriage entrance remains on Church Street.
- 7.4.6 The Church and churchyard contribute greatly to the character and appearance of Hitchin Street. The church appears dominant with the tower rising above

- the buildings within the street. The brick wall with lych gate provides a boundary to the street and is set back from the façade of The George Inn widening the road.
- 7.4.7 The Former Rectory is situated adjacent to the churchyard. It was designed by Butterfield and built between 1870-73 and is a Grade II\* listed building. The Rectory has gabled wings with diaper patterns facing onto the street, which is a contrast to the majority of other roof forms running parallel to the street. The front gables also vary from two to three storeys providing a varied roof form. The building is an interesting contrast within the street, although its red brick walling and narrow gabled forms reflect elements of the character of the street.
- 7.4.8 On the South side of the street the gable end of a building continuing the line and form of buildings in Bell Row projects at the corner of Hitchin Street. The two storey height of this building is continued into Hitchin Street, with simple gabled buildings with rendered walls and plain clay tiled roofs. The building line steps back slightly opposite the churchyard with Number 7 and Number 9 to 15 set further back. The building line is re-established by Number 17 and the roof heights remain constant.
- 7.4.9 After a small break between buildings a row of jettied timber framed buildings continue the building line. These have bay windows and dormer windows with leaded lights.
- 7.4.10 From this point on both side of the street the buildings date to largely to the 18<sup>th</sup> Century and follow more closely the classical style. These buildings remain at two storeys in height apart from Number 49, which is three storey and positioned to the western end of the street.
- 7.4.11 Bay House is set back from the street and enclosed to either side by Numbers 33 and 35, which are projecting forms with hipped roofs, abutting on to the street. These and the gabled forms to the Former Rectory are the only buildings that do not have ridges running parallel with the line of the road.
- 7.4.12 Number 41 is also set back from the street. Following this the building line returns and is strongly followed by buildings in the classical style of the Georgian Period. With Number 47 at a larger scale of three storeys with two storey side wings. This height drops to two and then to single storey at the brick wall, backed by outbuildings with semi-circular arched windows, which curves around into Weston Way and towards Park Street.
- 7.4.13 The pattern is similar to the northern side of the street following the Rectory. The buildings gradually become more classical in design and later in date. Parapets are a feature on most of these buildings as are small-paned sash windows. Other sash window designs are also seen, such as those with marginal glazing bars. Large ground floor bay windows feature on some of these buildings as well as stone dressings around or above openings. Two of the buildings have large flat roofed porches with columns projecting onto the street. There are also two buildings constructed of yellow brickwork. However, to this side of the road the buildings remain of two storeys.

## **Synopsis**

- 7.4.14 Hitchin Street has a gentle curve to the road and the building line is generally consistent with a small number of buildings being set back slightly from the street frontage. Buildings are largely two storeys in height, except the former Rectory and a few of the classical style buildings to the western end of the Street. There are slight differences in roof heights and pitches providing some variety due to the construction of the buildings.
- 7.4.15 Simple eaves and parapets are characteristic and there is a mix of vertical sliding sashes, casements and some leaded lights within the street. The above features relate to the mix of 17<sup>th</sup>, 18<sup>th</sup> and 19<sup>th</sup> Century buildings that make up the street. The 18<sup>th</sup> Century buildings are largely constructed of red brick, with central porches and vertical sliding sashes. Some of the earlier buildings have been re-fronted in a similar manner following the classical style. In other cases the timber-framed buildings with front jetties are still clearly evident, although they have rendered exteriors. Only three buildings gable onto the street the majority have ridges parallel to the street. The street has a largely domestic character, except for the George Inn and the shops to the eastern end.
- 7.4.16 Carriageways are very characteristic along Hitchin Street and there are very few breaks between buildings. A number of the carriageways have historic paving in the form of brick sets and brown cobbles. The elongated forms of the plots largely remain as they did historically, although there has been some recent housing development to the end of a few. Many of the plots to the southern side still link to Park Street and are lined with outbuildings following the shapes of the plots.
- 7.4.17 The Church and Churchyard contribute to the character of the street with a narrow strip of the Churchyard to the rear of the plots of the northern side, enclosed by high brick walls. A section of the church boundary wall also maintains the building line to the eastern end of the Street.

## **7.5 Church Street**

- 7.5.1 Church Street is relatively narrow and has a slight change in alignment at the junction with Orchard Road with the road veering further to the West at this point towards the junction with Icknield Way. The buildings provide a sense of enclosure abutting directly onto the back pavement edge with a continuous building line. The ridges of the buildings all lie parallel to it reinforcing the linear form of the street. Small narrow roads join Church Street at right angles halfway along its length producing a small crossroad.
- 7.5.2 Narrow pavements line the street and there is no street furniture, providing an uncluttered character. Street trees and grass verges are not characteristic within Church Street, although some garden trees contribute to the area over boundary walls and rooftops. A group of individual trees at Number 44, consisting of one large yew and several limes and a sycamore around the corner into Meeting House Lane provide an enclosed leafy character to the Lane. The yew can be seen from High Street. Large individual garden trees including a large Horse Chestnut can be glimpsed through the carriageway of Number 1 Church Street. Little historic surface material survives within Church Street itself although some granite kerbing survives opposite the junction with Sun Street and cobbles exist through individual carriageways.

- 7.5.3 Church Street joins with the other main streets of the town at the crossroads by the Church of St Mary. The Church contributes to the character and appearance of the street. The flint churchyard wall bounds the first section of the street forming part of the prominent building line. The green open space of the churchyard penetrates into the street at this point. This combined with the trees within the Churchyard provides a green character to this part of the street and contributes to the setting of the Church. Around the Churchyard, there is an avenue of limes adjacent to the road behind the brick wall, with two lines of mature cherry following the path that crosses diagonally across the church grounds. There are also large groups of unclipped Yews throughout the churchyard, with two large Corsican Pines, and other specimen trees. There is a dominant view of the Church positioned on high raised ground above Church Street. The spire is also seen above the rooftops of the houses within the street.
- 7.5.4 Sun Street joins Church Street at right angles opposite the Church. Sun Street provides views along Whitehorse Street from Church Street. The view down Church Street to the crossroads is largely closed by the Town Hall, which acts as a focal building. Due to the alignment of the connecting roads, only glimpsed views of the High Street exist to the side of the Town Hall.
- 7.5.5 The site layout pattern of the remainder of the town is also seen in Church Street with narrow elongated plots with the narrowest end to the street. Similarly the characteristic of carriageways through buildings is also seen in Church Street but there are only a few examples.
- 7.5.6 Number 1 Church Street displays a carriageway through the building under a high timber jetty. This provides glimpsed views of garden lawns and a few mature trees. The carriageway is paved with brown cobbles a historic surfacing material within Baldock and important to its special character and appearance. There is also a carriageway through Number 42 Church Street, which provide access to the malting buildings behind. The large linear outbuildings of the maltings follow the shape of the rear plot and also line the edge of Meeting House Lane adjacent. The buildings are gabled in form, constructed on brick plinths and the upper walls are weatherboard. The character of the buildings strongly reflects their original utilitarian use. A group of brick outbuildings to the rear of 7-11 Church Street also has its side onto Pond Lane. These buildings are used as workshops and have a strong utilitarian character, with an arched carriageway through to a rear yard.
- 7.5.7 The former Quaker Meeting House is a grade II listed building and is situated to the rear of Number 44 at the end of Meeting House Lane. It dates to the late 17<sup>th</sup> Century or early 18<sup>th</sup> Century and is single storey and relatively simple in form and character with plan clay tiled roof and plastered walls. At the Northern end of Church Street there is another building which dates to the 19<sup>th</sup> Century and used to be a non-conformist chapel. This is the only building within the street to be orientated with its gable end onto the street. Yet it is still characteristic of the scale and materials of other historic buildings within Church Street.
- 7.5.8 A brick boundary wall encloses the side garden of Number 44 and lines the opposite side of Meeting House Lane to the Old Maltings. The trees within

- this garden aid in providing an enclosed and green character to the street. Brick walls linking the frontages of buildings and lining the streets are a strong characteristic of Church Street, Pond Lane and Meeting House Lane.
- 7.5.9 The buildings within Church Street, apart from those mentioned above, largely have a domestic character with shop fronts confined to the buildings between Hitchin Street and Sun Street.
- 7.5.10 A continuous row of houses and terraces lines the southern end of Church Street on the eastern side and the building heights step down from Hitchin Street. These buildings have simple gables with rendered or red brick frontages dating to the 18<sup>th</sup> and 19<sup>th</sup> Centuries. At the junction with Orchard Road the building heights are raised slightly again beginning with the mansard roof of Numbers 32 and 34.
- 7.5.11 The timber-framed construction of the earlier buildings within the street is still evident in some cases. Number 42 has a 19<sup>th</sup> Century rendered façade of domestic character, with regularly spaced windows. However, the gable end displays timber-framing infilled with red brick. The Old Bull is situated north of the junction with Meeting House Lane on the same side of the road. The building dating to the 16<sup>th</sup> and 17<sup>th</sup> Centuries still displays its timber-framed construction with overhanging jetty.
- 7.5.12 The row of buildings adjacent to the Churchyard display a similar character to those on the opposite side of the road, largely following the symmetrical character and regular fenestration patterns of the classical style of the Georgian and later period. Some are simpler than others. For example Number 3 Church Street is slightly larger in scale than its neighbours and has a symmetrical façade with sash windows and central door with pilasters forming the surround. Number 7 has a brick façade with symmetrically placed casement windows and central door under a hooded canopy. Number 9 is simply rendered with small regularly placed casement windows.
- 7.5.13 From the junction with Meeting House Lane and Pond Lane the buildings, except The Old Bull are later in date, largely dating from the 19<sup>th</sup> Century. They still follow the symmetrical character of the earlier buildings and have red brick or rendered walling. The roofs largely remain steeply pitched, although there are a couple of lower pitched hipped roofs, some clad in Welsh slates. These buildings are situated further away from the 18<sup>th</sup> Century coaching routes, but nearer the railway.

### **Synopsis**

- 7.5.14 St Mary's Church and Churchyard contribute greatly to the character of Church Street with the Church positioned on higher ground and enclosed by a flint wall maintaining the building line of the Street. The green character and trees within the Churchyard also contribute to the character and appearance of the street.
- 7.5.15 Church Street has a slight change in alignment along its length, with views to the south focusing on the Town Hall. Buildings edge the back of the pavement providing a constant building line continued by red brick walls linking the frontages of buildings and enclosing side plots.

7.5.16 Church Street has a predominantly domestic character with shops only occurring around Sun Street. Shop fronts are not characteristic within Church Street. There are only two buildings with carriageways within the Street at Number 1 and Number 42. Historic paving is found in both cases in the form of brown irregular cobbles. The buildings are largely earlier buildings re-fronted in the 18<sup>th</sup> Century, although some 18<sup>th</sup> Century buildings were also constructed along this street. The buildings are largely re-fronted or constructed in brick although many of the earlier timber-framed buildings have a rendered finish in cream or ochre. The buildings to the northern end passed Meeting House Lane largely date to the 19<sup>th</sup> Century. The buildings are predominantly two storey in height although the height varies slightly with the construction of the buildings and the slight variation in pitch. Parapets are not characteristic of Church Street and roofs particularly to the northern end remain uninterrupted with few dormers. Windows are a mix of sliding sashes and casements, with a few leaded lights.

## **7.6 Park Street**

7.6.1 Park Street is a very narrow 'L' shaped street to the rear of Hitchin Street and High Street. The street is largely edged with buildings and boundary walls abutting the road providing a very intimate character to the street. There are no pavements to the majority of the street. There is a diagonal bend in the road half way along the section of Park Street running behind the High Street.

7.6.2 Pepper Alley is a narrow alley lined either side by high brick walls providing access at right angles from Park Street through to High Street. It is situated between two elongated plots to the rear of the buildings in High Street.

7.6.3 Small cottages dating to the 18<sup>th</sup> and 19<sup>th</sup> Centuries are found on the west side of the street parallel with High Street. The cottages abut directly onto the street with small spaces either side. They are simple gabled blocks with ridges parallel to the street. Boundary walls link the frontages of the cottages and maintain a continuous building line along the street. Where Park Street changes alignment Number 23 is orientated with its gable end to the road. The houses are largely rendered or painted off-white or cream, although there are a few red brick buildings. The majority of roofs are clad in plain clay tiles, with some in Welsh slate. The houses have simple fenestration patterns and no front porches.

7.6.4 On the eastern side of the road to the cottages are later houses, situated at the ends of the rear of the plots to High Street. The houses do not respect the utilitarian character of the plots, which were historically service yards with outbuildings and stables. The historic elongated shapes of the plots have been cut short and divided up and no longer relate to the buildings within the High Street. In addition the later houses do not follow the historic characteristic of the cottages on the opposite side of the street abutting directly onto the road. Instead they are set back from the road and do not demonstrate a consistent building line.

7.6.5 After the diagonal bend in the road there is a large gabled brick maltings building orientated to follow the elongated form of the plots of High Street,

- with a small cross wing edging onto Park Street. Despite its conversion and alteration to contain a residential use the building maintains a utilitarian character reflecting the historical uses of the rear plots to High Street buildings which back onto Park Street.
- 7.6.6 Saddlers Close is an infill development on the corner plot in Park Street. It is a cul-de-sac and has little relationship with the historic plot boundaries. In addition, the buildings have a strong domestic character and do not relate to the historic utilitarian character of this side of Park Lane.
- 7.6.7 There is a view of the Church tower and spire over the rooftops of the buildings in Saddlers Close.
- 7.6.8 Malting and outbuildings edge Park Street on the end of the rear plots to Hitchin Street. Breaks between these buildings and the walling that link them provide views though the linear plots to the rear of the buildings lining Hitchin Street. The strong elongated form of the rear plots is reflected in the way the buildings are largely orientated to follow their grain and shape, with the end boundary building generally orientated to lie parallel with the Park Street, enclosing the courtyard. The breaks between buildings would have provided a service access to the malting and inn buildings within Hitchin Street and High Street. The outbuildings are of simple gabled forms with limited openings. The walling materials are largely red brick or weatherboarding with roofs clad in plain clay tiles
- 7.6.9 To the eastern end of Park Street, late 20<sup>th</sup> Century housing has been developed at the end of the plots to Hitchin Street. The houses are a row of detached buildings set back from the road. However, the building line is retained by the positioning of garages abutting onto the road reflecting to some extent the arrangement of the malting and outbuildings further along the street.
- 7.6.10 Red brick, yellow brick and rendered walls link the frontages of buildings within this street and line the road reinforcing its narrow character. The metal railings enclosing the school ground continue this line and provide a sense of enclosure to the street.
- 7.6.11 The view down Park Street is dominated by two mature Holm Oaks which are in the front gardens of Numbers 10 and 10A. Because of their size they overhang the small single carriageway road and create the feeling of a leafy lane.

### **Synopsis**

- 7.6.12 Park Street is a very narrow 'L' shaped street to the rear of Hitchin Street and High Street. The street is largely edged with buildings and boundary walls and there are no pavements along the majority of the street.
- 7.6.13 The east and north side of Park Street were historically the ends of the rear elongated plots relating to High Street and Hitchin Street. The ends of these plots have largely been developed with housing set back from the street and the utilitarian character and plot boundaries have largely been lost. However, many of the plots to the rear of Hitchin Street still stretch back to Park Street

and contain outbuildings following the elongated form of the plots with some outbuildings abutting the road with ridges parallel to it.

- 7.6.14 The western side is characterised by small 19<sup>th</sup> Century cottages abutting directly onto the road, with ridges parallel to the Street. They are two storey in height and are largely rendered with a cream coloured finish. Plain clay tiles are the predominant roofing materials to the cottages and outbuildings alike.

## **8.0 NEGATIVE FEATURES**

- 8.1 Although Baldock Conservation Area has a very special architectural and historic character and appearance, there are some features, which currently detract from this. These features are identified below to aid in understanding how the Conservation Area could be enhanced.

### **8.2 Surface Treatments and Materials**

There is a great mix of surface treatments in unsympathetic materials largely in High Street, but also in other streets. The materials are a mix of textures, colours and tones, which complicates the spaces that were historically simple in character. The materials have been used in a random and patchwork manner and appear hotch-potch. The materials do not complement the historic buildings in colour texture or tone dividing each side of the street rather than linking them. The building materials have a soft tone and colour. The historic surface materials were simple earth roads with brown cobbled pavements, which were similar in tone and colour. The colour, tone and texture of the historic surface materials complemented the natural red brick clays and cream and ochre renders characteristic of the buildings. The existing mix of materials creates an appearance of over division resulting in the loss of coherent spaces.

### **8.3 Street Furniture and Signage**

There is a large amount of street furniture, traffic signage etc randomly positioned with no relationship to its context and hence providing a cluttered appearance in some areas. This is particularly the case within High Street and the area between Whitehorse Street and Sun Street. The signage and street furniture is mainly of poor quality design and does not respect the special character or appearance of the buildings or the space between them. Historically street furniture was non-existent or at least very limited. Hitching posts marked the edge of some pavements. There was an occasional lamp post and a water trough outside the Rose and Crown Inn.

### **8.4 Street Markings**

The amount of painted lines to divide traffic and define parking and non-parking places in Whitehorse Street and the High Street complicate the simple character of the open spaces which appeared as one united open space historically.

### **8.5 Safety Railings**

Safety railings to the edges of the roads in parts of Hitchin Street, the High Street and Whitehorse Street are unfinished and have not been well maintained.

### **8.6 Railings to Entrance of Pepper Alley**

Railings at the entrances to Pepper Alley are constructed of unfinished metal not reflecting the softer texture and colour of materials in the area.

**8.7 Unsympathetic Shop Fronts.**

There are a number of 20<sup>th</sup> Century shop fronts that have been inserted into historic buildings. These generally do not respect the scale, proportions, style or materials characteristic of the historic buildings within the Conservation Area.

**8.8 Missing Historic Railings and Hand Rails**

There are a number of missing railings and handrails to the front of a number of the 18<sup>th</sup> Century town houses. The reinstatement of these railings would enhance the character and appearance of the individual buildings and the Conservation Area. The railings that once fronted the Manor House are a notable example.

**8.9 The Development of Rear Plots**

The development of rear plots with buildings of strong domestic character, where the special historic character in these areas is strongly in the form of outbuildings and maltings buildings (see section 9.0 below)

**8.10 The Loss of Historic Plot Boundaries**

The loss of the line and definition of historic plot boundaries due to some areas of back land development (see section 9.0 below)

**8.11 The Rear Additions to Pepper Court**

These additions are currently disused and are in a poor state of repair.

**9.0 NEUTRAL OR NEGATIVE AREAS FOR IMPROVEMENT**

9.1 Government guidance considers it important to not only identify areas, which contribute positively to a Conservation Area, but also those that have a negative or neutral impact. By identifying these areas it helps us to consider future changes within the Conservation Area. Areas may be considered as negative for different reasons. In Baldock, it is considered that the housing developments that have occurred to the rear of the historic burgage plots do not fully respect the utilitarian character of these areas or the historic plot boundaries important to the special character of the town. The houses are generally large detached ones of domestic character and the plots largely square in shape.

**9.2 Commercial Building Southern End of Church Street.**

The commercial building at the southern end of the Church Street is situated in the corner plot and has no historic or architectural value and does not follow the layout or characteristics of the remainder of the street.

**9.3 The Police Station, High Street**

The Police Station does not continue the building line or form of buildings characteristic of the area. The front paving is in poor condition and the design of the building is not very successful within its context.

- 9.4 **Gentle Court, Park Street**  
These houses do not fully respect the utilitarian character of this side of Park Street. However, the garages continue the building line and character of outbuildings edging onto the street.
- 9.5 **Saddlers Close**  
Saddlers Close is a corner development along Park Street to the rear of both the High Street and Hitchin Street. The cul-de-sac and staggered arrangement of the houses does not relate successfully to the historic layout of the area or the original utilitarian character of this side of Park Street.
- 9.6 **Riddel Gardens**  
Riddel Gardens is a development of large brick flats in an area that once formed part of the garden to Holford House. The original plot boundaries are retained, but the layout, form and scale of the buildings do not contribute positively to the character or appearance of the Conservation Area.
- 9.7 **Simpson Court**  
Simpson Court infills the original garden to Clare House and part of the area that was once the Simpson's Brewery yard. The layout and design of the buildings do not contribute positively to the character or appearance of the Conservation Area. The setting of Clare House is also adversely affected by the loss of its rear garden plot and the close proximity to and lack of relationship with the buildings forming the Court.
- 9.8 **The Tene**  
A section of The Tene once formed the rear plots to the buildings lining the High Street. The plot boundaries have largely been followed. However, the houses (except number 3) are modern semi-detached buildings, which do not contribute to the character or appearance of the Conservation Area.
- 9.9 **Angel Court**  
This development does not reflect the historic utilitarian character of the plots, with their strong elongated forms and gabled outbuildings. The housing development is domestic in character and the plot boundaries have largely been lost.
- 9.10 **Butterfield Court**  
Butterfield Court to the rear of the former Rectory in Hitchin Street occupies the rear sections of the historic plots to Numbers 6 and 8 as well as to the former Rectory itself. The housing is in the form of four large suburban style individual houses in individual plots. The utilitarian character and historic shape of the plots has been lost.

## **10.0 SUMMARY OF CHARACTERISTICS AND FEATURES IMPORTANT TO THE SPECIAL INTEREST OF THE CONSERVATION AREA.**

- 10.1 The routes and layouts of the ancient track ways and historic roads, including the Great North Road.
- 10.2 The medieval layout of the town and its relationship with the ancient trackways, historic roads and Roman Settlement.
- 10.3 The position and contribution of the Church of St Mary's and the Churchyard.
- 10.4 The width, shape and alignment of the streets.
- 10.5 The size, shape and open character of the historic market places and their relationship to each other.
- 10.6 The relationship and linking narrow alleys between the main commercial streets and the rear service roads.
- 10.7 The long elongated forms of the plots with narrowest end onto the streets.
- 10.8 Buildings lying parallel to and abutting the road creating a strong building line, with occasional narrow breaks between buildings to rear yards.
- 10.9 Rear ranges and outbuildings, gabled and lower in form and aligned to follow the narrow shape of the plots.
- 10.10 The strong classical character of most buildings either constructed or re-fronted in the 18<sup>th</sup> Century. The symmetry and detail of the classical style and the vertical emphasis of sliding sash windows.
- 10.11 The earlier buildings of various character interspersed amongst the buildings of classical character add historic and architectural interest and variety.
- 10.12 The characteristic of carriageways through a large number of buildings reflecting the original uses of the buildings.
- 10.13 The surviving brown cobbles and other historic surface treatments under carriageways, fronting buildings and edging pavements.
- 10.14 The informal avenue of trees and grass verges within the High Street.
- 10.15 The lack of trees and green features within the streets apart from the High Street.
- 10.16 The contribution made by garden trees over roof tops and glimpsed through carriageways.
- 10.17 The utilitarian character of rear outbuildings, coach houses, and maltings which are simple gabled forms with limited window openings.

- 10.18 Existing brick boundary walls enclosing yards and dividing and defining plot boundaries and lining alleys and roads.
- 10.19 Brick walls linking buildings within the street scene and following the building line.
- 10.20 The heights of buildings, largely two storeys with some three storey buildings. In addition to the slight variances in roof heights between buildings of different styles and construction.
- 10.21 The red/orange brick characteristic of the construction or facades of the majority of buildings. The variety provided by the number of rendered buildings within the town finished in neutral colours of whites or ochres. The use of grey bricks to the larger Georgian houses.
- 10.22 The predominant use of plain clay tiles. The occasional use of Welsh slate to some 19<sup>th</sup> Century buildings.
- 10.23 The mix of plain eaves and parapet roofs
- 10.24 The mix of original building types, inns, maltings, houses and shops still reflected today.
- 10.25 The historic shop fronts in buildings close to the crossroads and along Whitehorse Street and The High Street.
- 10.26 The large number and high quality of buildings of special architectural and historic interest.
- 10.27 Surviving historic street features such as railings, handrails and foot scrapers.
- 10.28 Evidence of past uses reflected in the buildings such as flues and vents on roofs of original malting buildings. Historic shop fronts to shops and carriage entrances to inns.
- 10.29 Private gardens retained within the elongated form of the plots and historic brick boundary walls.
- 10.30 Island buildings forming new streets and in filling a small section of the original Market Places are an important part of the development of the town.



<b>GLOSSARY OF TERMS</b>	
<b>Term</b>	<b>Definition</b>
Baluster	A series of vertical posts or pillars often ornamented supporting rail or coping.
Bay Window	A window which projects outwards from the external wall of a building.
Casement Window	A window hinged on one of its sides to open inwards or outwards.
Chequered Brickwork	A decorative treatment involving squares of contrasting colour, like a chessboard.
Diaper work	Decoration consisting of repetitive patterns of diamonds or squares.
Dormer Window	A window projecting from the slope of a roof and having a roof of its own.
Eaves	The lower edge of a roof overhanging a wall.
Flat Canopy	A flat projection above a door, forming a type of porch, usually supported on brackets.
Flemish Bond	Consists of the headers (ends) and stretchers (lengths) of bricks laid alternately in the same course (line of brickwork).
Gable Roof	A triangular roof form.
Gauged Brick Arch	Soft bricks cut to shape, rubbed smooth to finish and laid with very fine joints to form an arch.
Georgian Style	Generally the style of architecture during the reign of the four Georges, 1714-1840.
Header Bond	Brick laid so that only the end of the brick shows on the wall face.
Leaded Lights	Window lights formed by small sections of glass held together by lead framework. Usually found in wooden or metal casement forms of window.
Panelled Door	A door constructed with small square panels as part of the design.
Parapet	A low wall at the edge of a roof.
Pargetting	External plasterwork with ornamental patterns.
Pediment	A triangular gable that either finishes the end of a sloping roof or is used above doors and

	windows.
Pilasters	A rectangular pier projecting slightly from the face of a wall. A shallow relief of a column.
Plain Tile	A simple rectangular tile which is cambered usually in both sections.
Rubbed Bricks	See <i>Gauged Brickwork</i> .
Sash Window	Consists of two glazing frames (sashes) that slide up and down with the aid of counterbalancing weights, pulleys and cords.
Stretcher Bond	Brick laid on its side so that only the side shows on the wall face.
String Course	A moulded projecting band running horizontally across a wall.

The definitions above are largely taken from *Illustrated Dictionary of Architecture 800-1914* by Jill Lever and John Harris, published by Faber and Faber

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