

File Name: 1028.pdf

UNESCO Region: EUROPE AND THE NORTH AMERICA

SITE NAME: **Saltaire**

DATE OF INSCRIPTION: 16th December 2001

STATE PARTY: UNITED KINGDOM

CRITERIA: C (ii) (iv)

DECISION OF THE WORLD HERITAGE COMMITTEE:

Excerpt from the Report of the 25th Session of the World Heritage Committee

The Committee inscribed the Saltaire on the World Heritage List under criteria (ii) and (iv):

Criterion (ii): Saltaire is an outstanding and well preserved example of a mid 19th century industrial town, the layout of which was to exert a major influence on the development of the "garden city" movement.

Criterion (iv): The layout and architecture of Saltaire admirably reflect mid 19th century philanthropic paternalism, as well as the important role played by the textile industry in economic and social development.

BRIEF DESCRIPTIONS

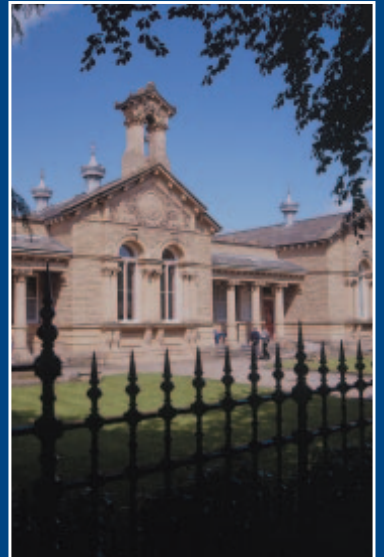
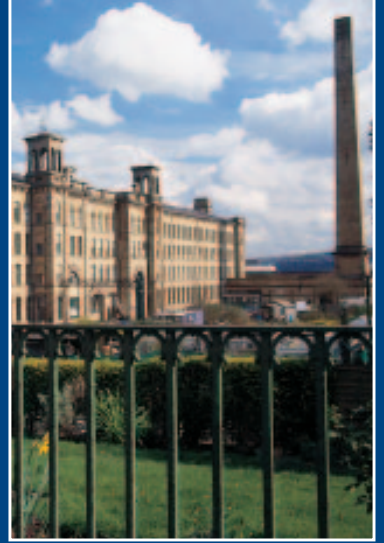
Saltaire, West Yorkshire, is a complete and well-preserved industrial village of the second half of the 19th century. Its textile mills, public buildings and workers' housing are built in a harmonious style of high architectural standards and the urban plan survives intact, giving a vivid impression of Victorian philanthropic paternalism.

1.b State, Province or Region: West Yorkshire, England.

1.d Exact location: N 53°50'21", W 1°47'18"

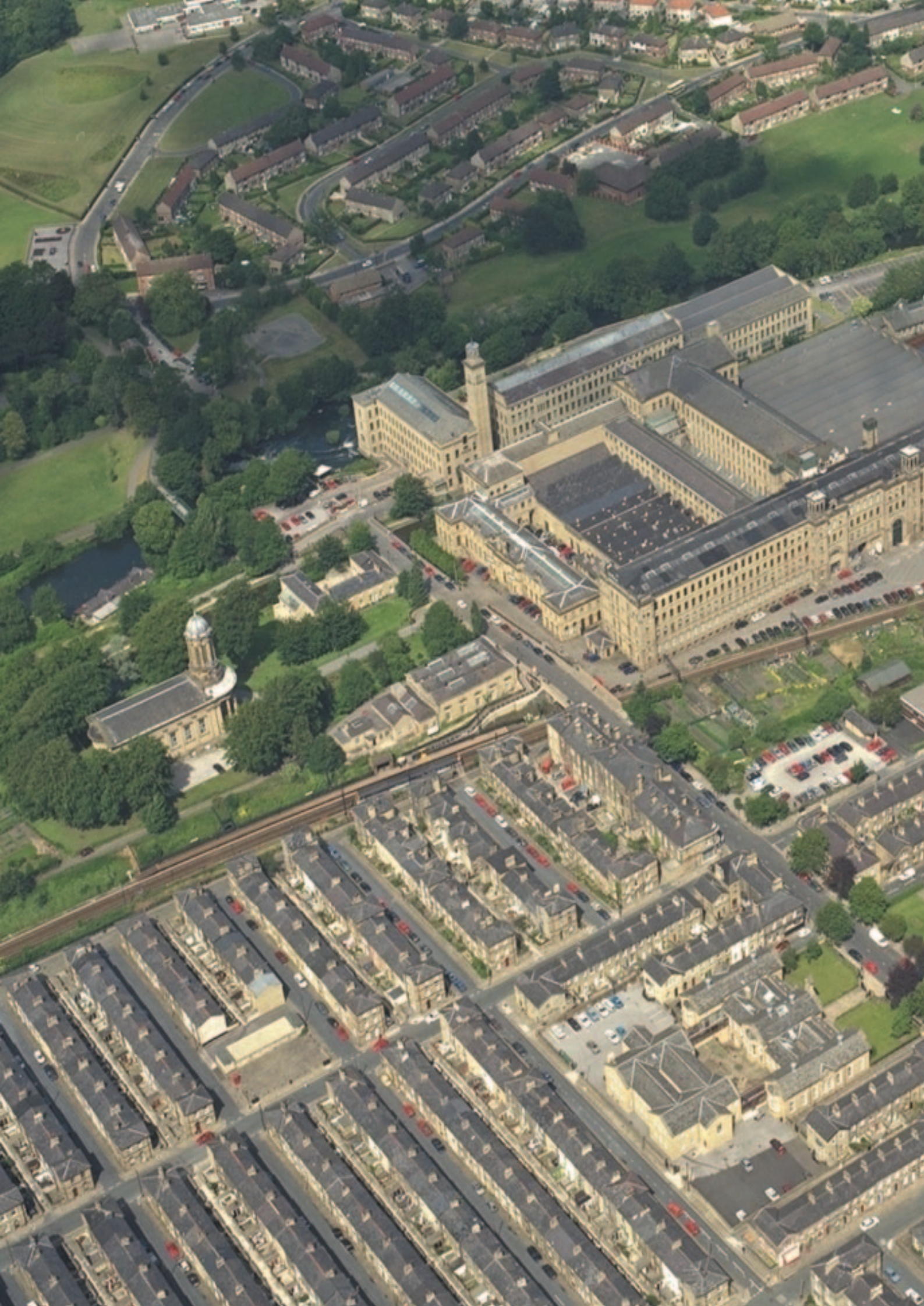


NOMINATION OF SALTAIRE VILLAGE FOR INCLUSION IN THE WORLD HERITAGE LIST



ENGLISH HERITAGE





An aerial photograph of an industrial site, likely Ironbridge Gorge. The image shows a large, multi-story industrial building with a prominent tall, brick chimney. The building has a dark roof and is surrounded by a parking lot filled with cars. In the foreground, there are rows of residential buildings, likely worker housing, with dark roofs and light-colored walls. The area is surrounded by greenery and a road with a few cars. The overall scene depicts a well-preserved industrial landscape.

Foreword

It is now over fifteen years since the UK nominated Ironbridge Gorge for Inscription on the World Heritage List. Since then, Ironbridge has remained the United Kingdom's only World Heritage Site representing our pre-eminent role in the industrial revolution.

In June 1999, the Government announced the twenty-five cultural and natural sites to be included on the UK's new Tentative List of sites for future nomination for World Heritage status. In identifying these sites, we took into account UNESCO's World Heritage Committee's desire to widen the range of sites included in the World Heritage List, particularly into the area of industrial archaeology. Accordingly, we produced proposals which we believed represented values and places that are truly of universal significance, and which we hope will help further to extend the concept of World Heritage beyond the monumental and architectural, which are already well represented on the List. The inception and process of industrialisation have of course self-evidently changed and moulded the way in which all the peoples of the world now live.

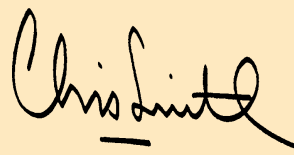
I am delighted that the Government is now able to nominate formally three of the industrial sites on the Tentative List: the Derwent Valley Mills, Saltaire and New Lanark, in addition to the Blaenavon Industrial Landscape, which was nominated in 1999.

Saltaire is named after its creator, Titus Salt, and the River Aire, beside which it is built. It is the finest example in England of an integrated textile mill with its associated housing and public buildings. It was the most complete model village to be built in the textile industry and has survived better than many of its peers. Developed from 1850 onwards, Saltaire represents the culmination of a process that began in the Derwent Valley in Derbyshire a century earlier. At Saltaire, the Factory System, based on mechanised textile production pioneered first by Lombe with his Silk Mill at Derby and greatly developed by Richard Arkwright and his associates at Cromford and other sites in the Derwent Valley and elsewhere, achieves its apogee. Saltaire illustrates the integration of processes and transport, the utilisation of steam power, and the provision of model housing and social amenities, all of which

are dignified by unified architectural treatment. The proposed site comprises the area designated as the outstanding Conservation Area of Saltaire and includes the mills, employees' dwellings, shops, almshouses, a former hospital and school, a magnificent Congregational chapel, an institute, a college and a landscaped park.

After textile production finally ceased in 1986, Saltaire Mill became a flagship regeneration project, combining in the main mills a mix of art galleries, restaurants and retail shopping with micro electronic production. The settlement has also preserved its character and now the village and buildings, like the mill, are experiencing levels of interest comparable to that experienced as a model village under Titus Salt. The preparation of this nomination document has shown the importance of addressing fully the concept of outstanding universal value, and to demonstrate to the international community that the nominated site fully justifies Inscription on the World Heritage List.

Many people and organisations have been involved in the production of this nomination, but I would like to thank in particular City of Bradford Metropolitan District Council and English Heritage for all the work they have put into preparing this document. I am pleased to give my full support to this nomination for World Heritage status.



**The Right Honourable
Chris Smith MP**

*Secretary of State for Culture,
Media and Sport*



Preface

It has long been recognised that the textile industry was in the vanguard of the Industrial Revolution in Britain and was of paramount importance in the country's development of an industrialised economy. No other industry has left architectural remains as impressive, diverse and widespread, both chronologically and geographically, as the textile industry, and the mills which still dominate the landscape of large parts of northern England are the most obvious reminders of the industry's pre-eminence. These buildings are particularly British, owing little to other cultures, and each innovative stage has left some record in the landscape before being rendered obsolete. Many of these stages were already obsolete when this technology was exported overseas, thus Britain is the only country where a complete spectrum of development can be established from surviving remains.

The current nomination for World Heritage status of the mill landscapes and settlements of the Derwent Valley, New Lanark and Saltaire seeks to encapsulate much of this spectrum. These landscapes are the tangible evidence of the development of the factory system which was the very British contribution to the development of the world textile industry. It is no coincidence that these three sites have witnessed seminal events in the development of the movement to conserve the industrial heritage. In 1972, following a conference visit to New Lanark, a proposal was framed to form the Association for Industrial Archaeology; the following year the first ever international conference on the industrial heritage, the precursor of TICCIH (The International Committee for the Conservation of the Industrial Heritage), made a pilgrimage to Cromford and, in 1997, the Institute of Historic Building Conservation had its northern launch at Saltaire.

ICOMOS (The International Council on Monumental Sites) is considering a proposal that TICCIH should co-ordinate a study of how sites of the world textile industry might be assessed for their candidature for UNESCO's (United Nations Educational, Scientific and Cultural Organisation) World Heritage List. TICCIH is the world organisation for industrial archaeology, promoting conservation, research, recording and education in all aspects of industrial heritage. Its Textile Section operates from the office of the TICCIH Executive President, Eusebi Casanelles, based in a textile museum in Terrassa near Barcelona. The museum is part of the chain of sites comprising the Museu de la Ciència i de la Tècnica de Catalunya and Eusebi Casanelles is recognised as one of the foremost experts on the history of the textile industry. Eusebi writes of the proposal to nominate Saltaire as a World Heritage site:

'The model textile village of Saltaire is one of the supreme examples of the combination of manufacturing efficiency with social concern, one of the most interesting strands in the evolution of industrial production in the modern world. Its influence was very widely felt, and can be seen for example at Crespi d'Adda in Italy, recognised by UNESCO in 1995, or the Colonies Textils in Spain. Continuous use and sympathetic conservation have meant that the settlement with its institutions is still much as it was originally built.'



World Heritage List

NOMINATION FORM

Conventions concerning the protection of the world culture and natural heritage.

Under the terms of the Convention concerning the Protection of The World Cultural and Natural Heritage, adopted by the General Conference of UNESCO in 1972, the Intergovernmental Committee for the Protection of the World Cultural and Natural Heritage, called the 'World Heritage Committee', shall establish, under the title of 'World Heritage List', a list of properties forming part of the cultural and natural heritage which it considers as having outstanding universal value in terms of such criteria as it shall have established.

The purpose of this form is to enable States parties to submit to the World Heritage Committee nominations of properties situated in their territory and suitable for inclusion in the World Heritage List.

This Nomination Document has been prepared in accordance with the 'Format for the nomination of cultural and natural properties for inscription on the World Heritage List', issued by UNESCO

The form has been completed in English and is sent in three copies to:

The Secretariat
World Heritage Committee
Division of Cultural Heritage
UNESCO
7 Place de Fontenoy
75352 Paris 07 SP
France

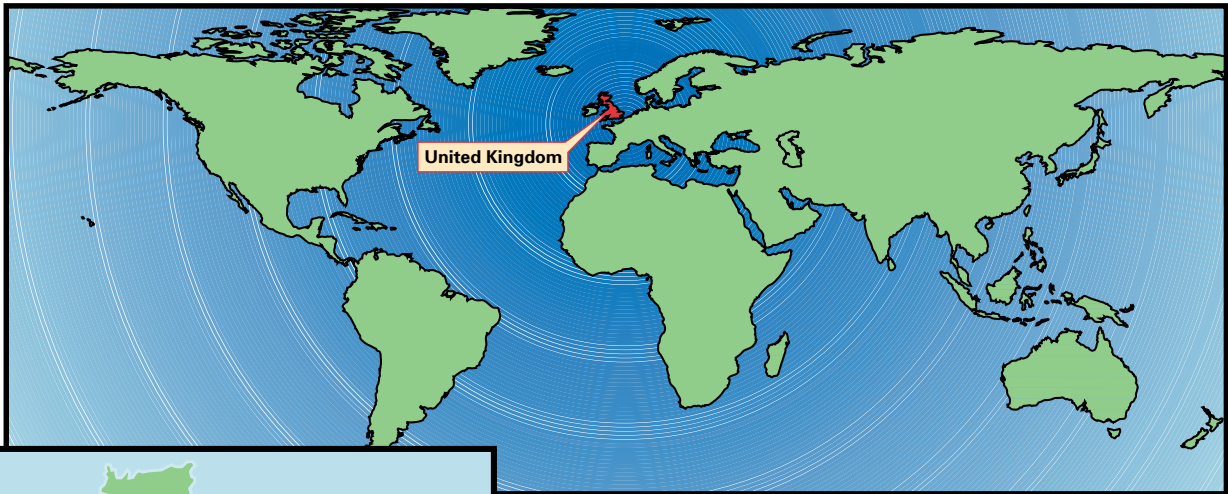
UNITED NATIONS EDUCATIONAL SCIENTIFIC AND CULTURAL
ORGANISATION



T. MILNES
SCULPTOR
LOND ON

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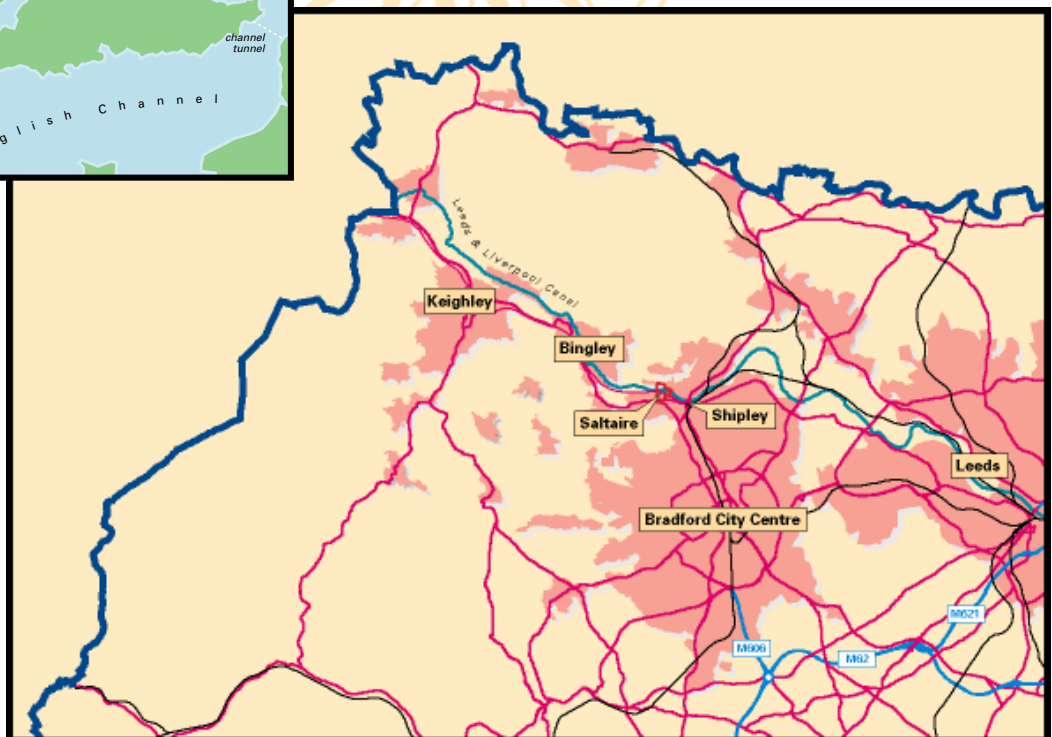
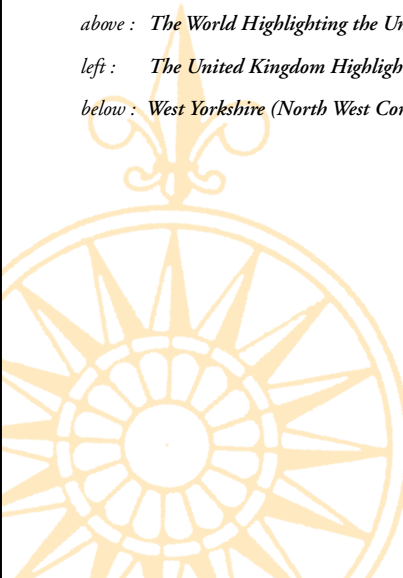


above : The World Highlighting the United Kingdom



left : The United Kingdom Highlighting Bradford in West Yorkshire

below : West Yorkshire (North West Corner)



1. Identification of Property



1 (a) (b) (c) (d) Location

Saltaire is located in West Yorkshire in the north of England, and lies within the administrative boundary of the City of Bradford Metropolitan District Council.

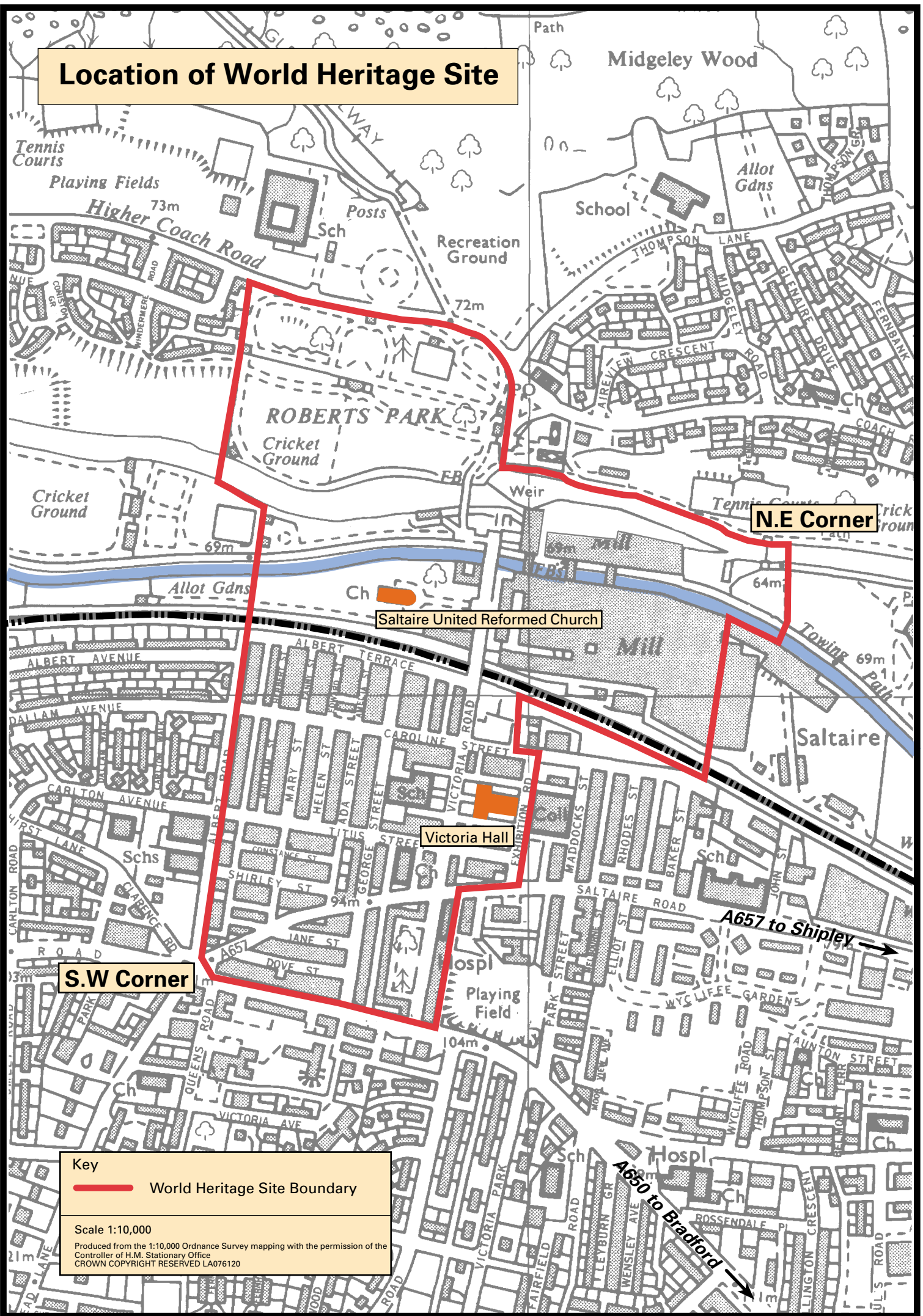
The maps provided overleaf indicate Saltaire's location globally, nationally and in relation to the main urban centres of England, including its nearest neighbours, Bradford, Manchester and Leeds. It is 5.5 km north of the major city of Bradford, in the heartland of the former British textile industry.

The village and mill cover 20.3 hectares, on land that slopes down to the River Aire. The area immediately adjacent to Saltaire to the south, east and west is predominantly residential with some commercial uses. To the north are Walker Wood and Midgeley Wood, leading out to Baildon Moor. This land is designated as a 'Green Belt', which will remain open to protect the city of Bradford from urban sprawl.

The properties within the village are predominately Listed as Buildings of Special Architectural or Historical Interest, and the entire area is designated as the Saltaire Conservation Area.

| 1 (a) Country | 1 (b) Region | 1 (c) Property | 1 (d) Location | |
|----------------|----------------|----------------|--|------------|
| United Kingdom | West Yorkshire | Saltaire | <i>North East Corner</i> | |
| | | | Latitude | 53 50 36 N |
| | | | Longitude | 01 47 00 W |
| | | | <i>South West Corner</i> | |
| | | | Latitude | 53 50 06 N |
| | | | Longitude | 01 47 64 W |
| | | | <i>Victoria Hall</i> | |
| | | | | 53 50 14 N |
| | | | | 01 47 20 W |
| | | | <i>Saltaire United Reformed Church</i> | |
| | | | | 53 50 30 N |
| | | | | 01 47 36 W |

Location of World Heritage Site




N.E Corner

Saltaire United Reformed Church

Victoria Hall

S.W Corner

Key

 World Heritage Site Boundary

Scale 1:10,000

Produced from the 1:10,000 Ordnance Survey mapping with the permission of the Controller of H.M. Stationary Office
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1 (e) Boundary

Site Boundary

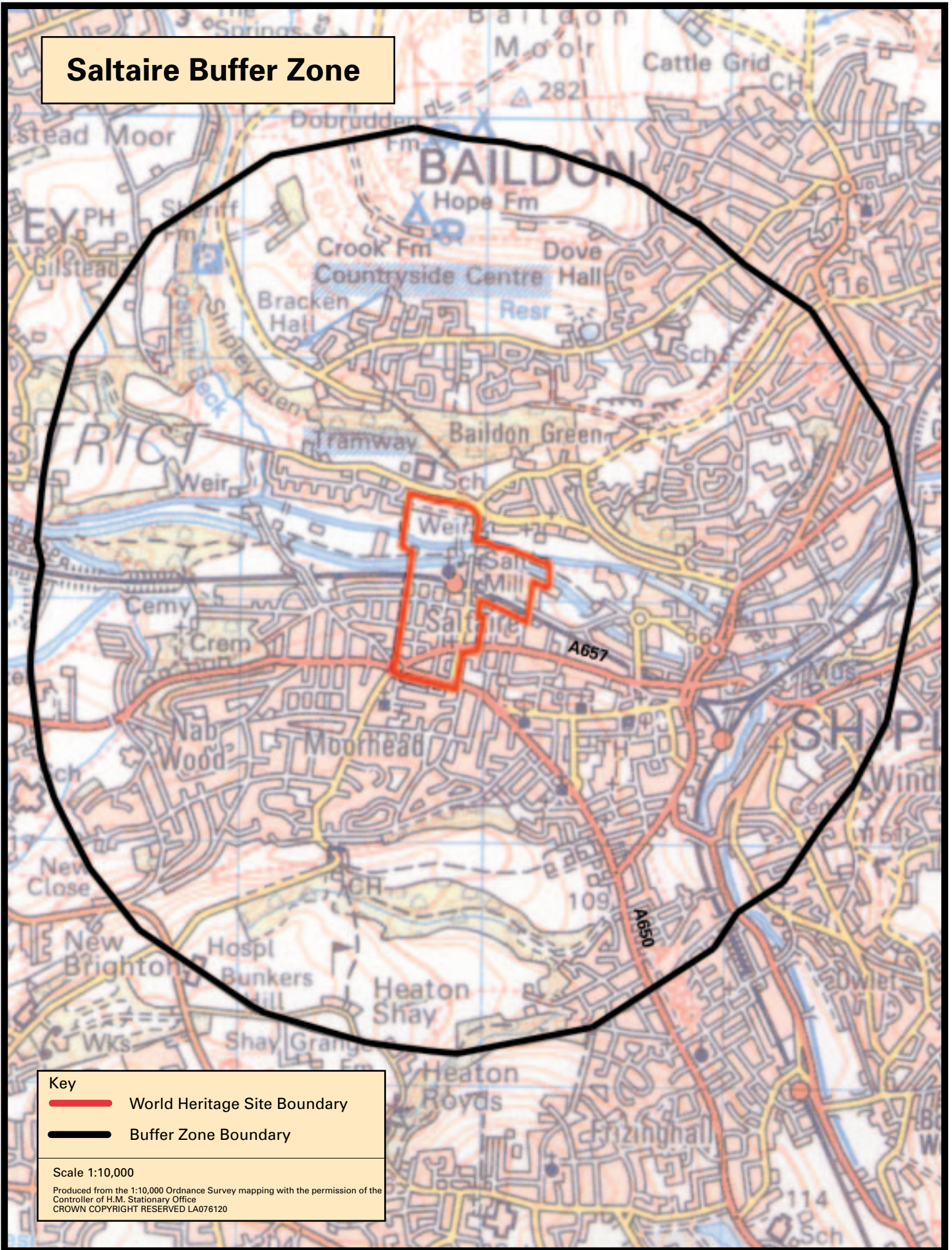
The extent of the nominated site is defined by the following principles:

- Only buildings and features that exemplify the outstanding universal value of the nominated World Heritage Site have been included;
- Where possible, the boundary coincides with Salt's original enterprise, which comprised the model village of Saltaire and its associated buildings, the majority of the mill complex and Roberts Park.

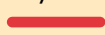

World Heritage Site Boundary



Saltaire Buffer Zone



Key

-  World Heritage Site Boundary
-  Buffer Zone Boundary

Scale 1:10,000

Produced from the 1:10,000 Ordnance Survey mapping with the permission of the Controller of H.M. Stationary Office
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Buffer Zone

Saltaire is situated on the edge of Shipley, which is a suburb of the city of Bradford. The village, with its mill, were originally founded on a greenfield site, but are now almost completely surrounded by urban development. Fortunately, its setting in the valley of the River Aire, ensures views out of the village to the surrounding countryside. However, roads bound the site on one side and development of a mixed nature and design quality dominates the rest of the immediate neighbouring area. It is essential, therefore, that a buffer zone protects Saltaire from development pressures that may do harm to its significance.

The buffer zone has been determined on the basis of Saltaire's visual envelope. It will extend over a total area of 1078 hectares to afford additional controls over future development and landscape changes that may affect the views into Saltaire, and the important views out of the village to the countryside beyond. In the Management Plan for the Site, proposals will be put forward for policies to enhance the already extensive current levels of protection that are provided under the Town and Country Planning system in this country. Detailed information on extant policies and procedures is provided in Section 4 of this document.

The first stage in determining the extent of the buffer zone was carried out using computerised Geographical Information Systems (GIS), which produced a map illustrating all the surrounding points that were visible from within Saltaire.

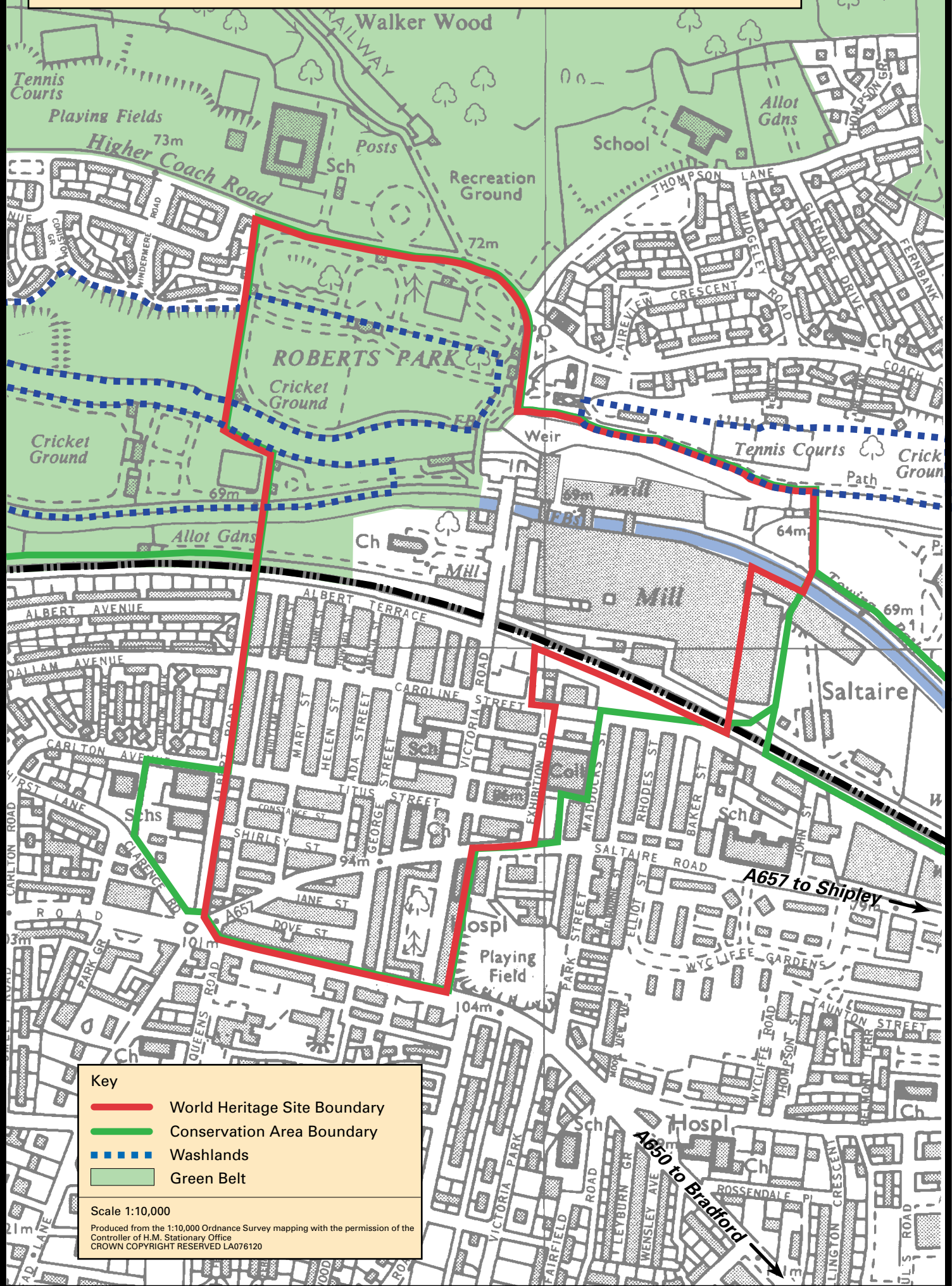
Due to the topography of the valley, the findings of the GIS exercise were not entirely satisfactory in that few areas of any significant size were either completely visible or completely obscured from Saltaire. The main exception to this was an area of radius 1.5km around the village, within which views into and out of Saltaire were largely uninterrupted. Beyond this radius, planning policies protect any significant areas of urban greenspace that are visible. The perimeter of this area was also supported by its coincidence with countour points.

On the basis of the technical study, and on a visual survey of the area, it is therefore proposed that Saltaire's buffer zone should extend for a radius of 1.5km from the village.

1(f) Area of Nominated Site

The area of the proposed World Heritage Site is approximately 20 hectares, which represents, almost exactly, the size of the land initially purchased by Salt. The buffer zone covers an area of 1078 hectares.

Surrounding Areas Covered by Protective Policies

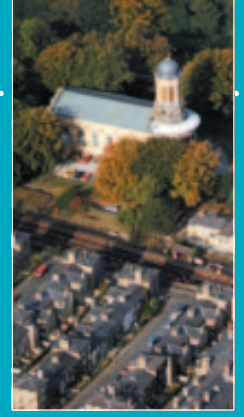


Key

- World Heritage Site Boundary
- Conservation Area Boundary
- - - Washlands
- Green Belt

Scale 1:10,000

Produced from the 1:10,000 Ordnance Survey mapping with the permission of the Controller of H.M. Stationary Office
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2. *Justification for Inscription*

2 (a) Statement of Significance of Saltair

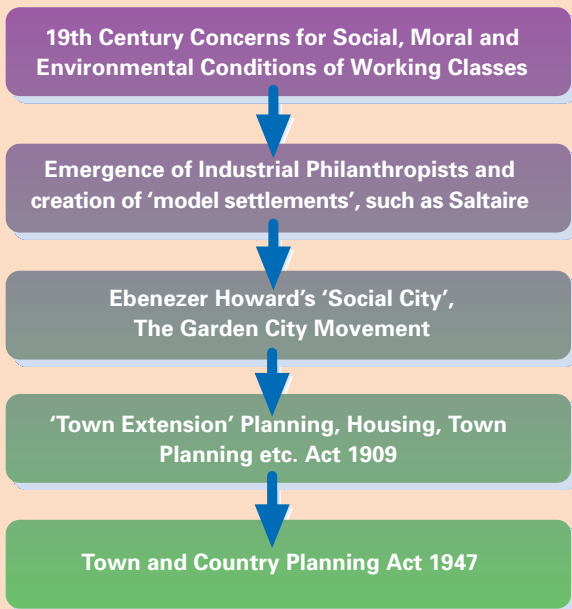
The settlement of Saltair is of outstanding universal significance in three ways. First, it encapsulates the maturing of industrial society and the industrial system. Secondly, it represents an important stage in the development of a formal land-use planning system. Thirdly, in its unified architectural style, its construction quality and its building hierarchy, it exhibits mid-Victorian society's pre-eminence in European imperialist and technological domination, and the paternalistic, moral and practical philanthropy that was characteristic of that society. All this exists in a remarkably complete physical entity, which continues to operate as a living and working community.



Saltaire represents a culmination of the development of ‘model settlements’ as a solution to the urban problems of the industrial age. There were already precedents for this approach, most notably at New Lanark in Scotland, where Robert Owen had developed a model community on the upper reaches of the River Clyde, linked to the mill and village that David Dale had built in the late eighteenth century with the help of Richard Arkwright. Another is at Verviers in Belgium, which was founded at the beginning of the nineteenth century. However, Saltaire was larger in scale than New Lanark - a town rather than a village - it was clearly related to the large industrial towns of the West Riding of Yorkshire. Similar developments were appearing elsewhere in the industrialising world at around the same time; for example at the Cité Ouvrière at Mulhouse in Alsace, Eastern France, and at Lowell and New Harmony in the U.S.A. Saltaire, however, provided the most complete example of close integration between workplace, homes and community facilities.

As well as this ingenious integration of land uses, which is still clearly to be seen in the existing settlement, the location of Saltaire represents a great leap forward in the art of urban and regional planning. It was deliberately sited in the open country, close to, but physically separate from its ‘parent city’ of Bradford. It is, in fact, the first known example of ‘planned dispersal’ as a solution to the problem of urban congestion. Later model villages like Bourneville, Port Sunlight and New Earswick followed a similar pattern, but were influenced by a new design philosophy - the Arts and Crafts Movement which gave rise to Ebenezer Howard’s ‘Garden Cities were themselves a further development of town planning. All of these owe a debt to the formative influence of Saltaire, which occupies a unique place in the history of modern town planning. This is a view that has been endorsed by two eminent British authorities on planning history, Professor Sir Peter Hall and Dr. Anthony Sutcliffe, during discussions in the course of preparing this Nomination.

Evolution of the Town & Country Planning System in the United Kingdom



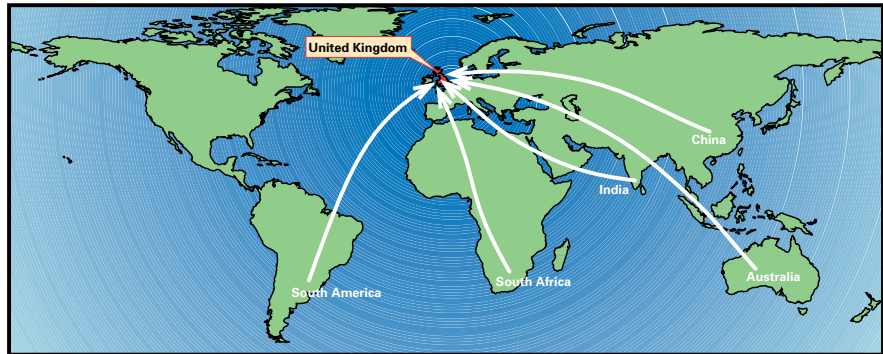
Saltaire’s particular role in the emergence of the modern town and country planning system is that it provided a link between the ad-hoc responses of individual philanthropists and the formation of a comprehensive and regulated approach towards urban growth.

During the late 18th and early 19th centuries, there was an absolute refusal by central governments to adopt any form of public town planning as it was against the intellectual and political culture of Britain, which was dominated by free-market, laissez-faire thinking. In the public domain, it was left to local government to respond to the problems of public health; in the private domain, enlightened

industrialists found themselves acting, by default, as town planners in their creation of 'model' settlements. Salt occupied these domains - both as Mayor of Bradford and as an industrialist.

In a wider sense, Saltaire encapsulates the spirit of the age of mid-Victorian Britain. This period saw the triumph of free trade, when Britain became the first true exponent of the 'global market' and was the powerhouse of the industrial world. At the same time, British society was being forced to confront the degrading effects that industrialisation was having on both the environment and the growing urban population.

Salt was in the vanguard of progress in all these matters. His choice of location for Saltaire meant that he could construct one of the biggest and most technically advanced textile mills yet seen and could take full advantage both of regional resources and international markets, importing raw materials from around the world, especially from Asia and Latin America. In this respect Saltaire represents a microcosm of Britain's global influence and dominant position in world trade at that time.

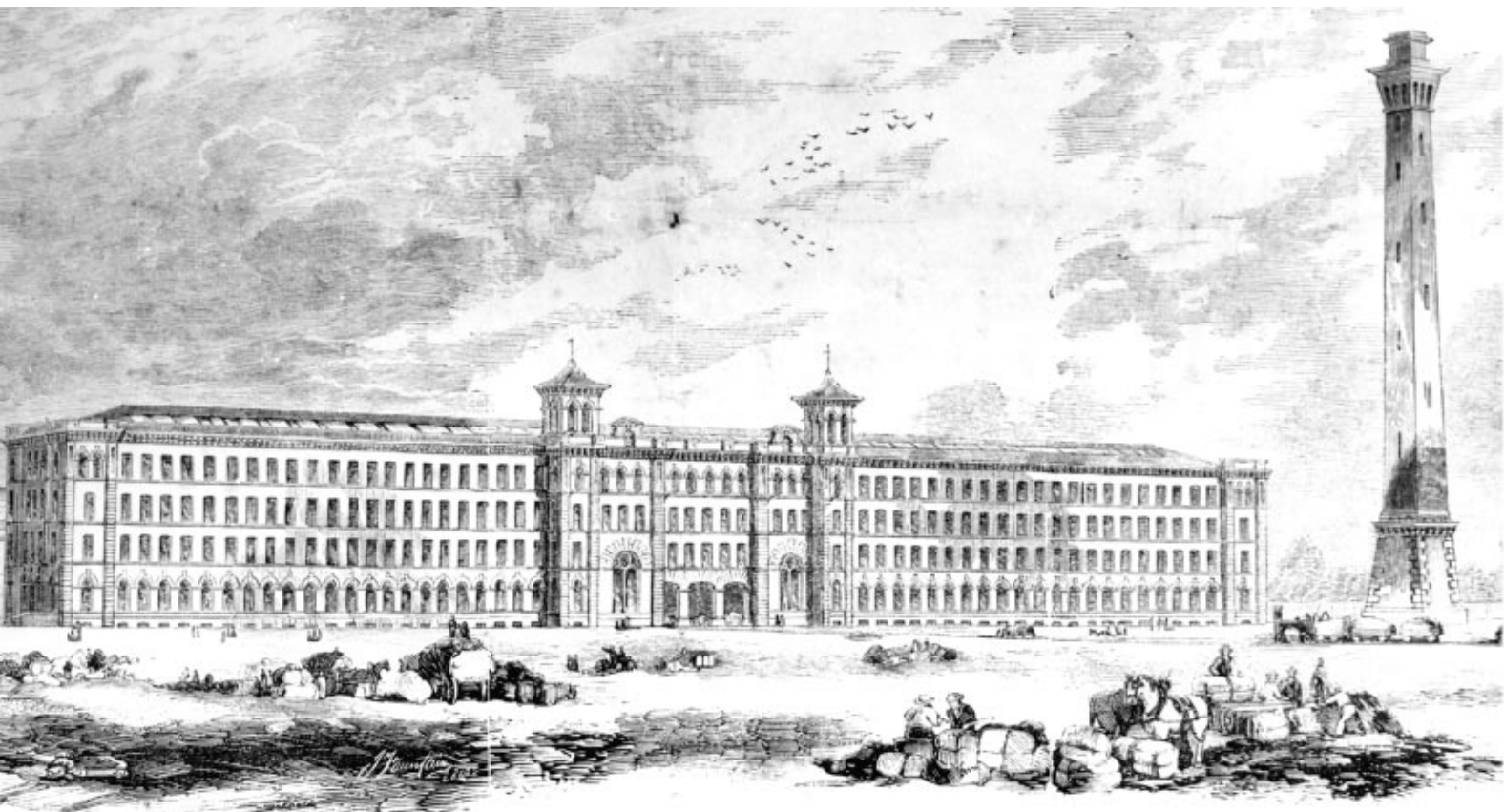


Salt's experience of the deprivations suffered by the working classes in mid-nineteenth century Bradford, together with his own deeply-held religious beliefs, convinced him of the need to provide a high quality physical and social environment for his dependent workforce. His sense of civic duty and strong interest in architecture led to the creation of the planned town of Saltaire. Such was the quality of the town and its fabric that it stands today, nearly 150 years later, almost complete and essentially unchanged.

“The greatest integrated worsted mill was Saltaire Mills, Shipley, built by Titus Salt between 1850 and 1853. It is the perfect illustration of planned integration, comprehending not only the processes within the complex but also the relationship between the mill and its surroundings. The new settlement of Saltaire was part of the original plan and the mill was situated to take advantage of the river for water and the canal and railway for transport.”

(Yorkshire Textile Mills 1770-1930, The Royal Commission of the Historic Monuments of England and West Yorkshire Archaeology Service)

The huge mill complex was perfectly functional but was designed, detailed and embellished to such high standards that it gave the appearance of a palace rather than a factory. Just as remarkable were the community provisions, including the school, hospital, church, almshouses, wash house, communal dining hall and park. Salt aimed to provide his workforce and their dependants with all that was necessary for their health, hygiene, education and their cultural, moral and spiritual improvement. There is no doubt this was motivated, partly, by his wish to create and maintain a compliant and productive workforce, but the quality of community provision was remarkable by the standards of the time and even surpasses much that is provided today. Similarly, the housing he provided, whilst strictly hierarchical in a paternalistic way, was all soundly built, comfortable and spacious. The contrast between this solid, orderly terraced housing and the contemporary congested back-to-back slums and tenements of Bradford was profound and provided an important model that was used by other enlightened industrialists in later years.



2 (b) Comparative Analysis: National and International

“Palaces of industry almost equal to the palaces of the Caesars!”

(The Mayor of Bradford at the Opening of Saltaire Mill)

Saltaire Mills and settlement is the finest example in England of an integrated textile mill with its associated housing and public buildings. Developed from 1853 to 1876, it was the most complete model village to be built in the textile industry and has survived better than any of its peers. By combining the integration of work, place and community it represents the culmination of a process that began in the Derwent Valley eighty years earlier and was refined by Robert Owen at New Lanark at the beginning of the century.

Imitation is the sincerest form of flattery, and Crespi D’Adda in Italy, the only textile complex to be inscribed so far as a World Heritage Site, consciously uses Saltaire as a model even down to the derivation of its name. Founded in 1875 by Cristoforo Crespi, as with Saltaire, it combines its founder’s name with the river on which it sits. It too displays an architectural unity - the numerous community buildings were built to a common Italian Gothic motif between 1893 and 1925.

A comparative analysis of Saltaire’s pre-cursors and imitators both in Britain and abroad only heightens the significance of Saltaire itself. It is to the Derwent Valley that one must look to the first development of textile mill settlements. Sir Richard Arkwright at Cromford, the Strutt family at Belper and Milford and the Evans family at Darley Abbey all provided houses of above average quality for their workers. In time these settlements were endowed with community buildings by their founders, but this was very much an organic process spread over a considerable period of time and with little element of conscious planning or style. Somewhat later David Dale created a cohesive mill settlement in the Scottish vernacular at New Lanark, which under his son-in-law Robert Owen was to develop as a model philanthropic mill village graced with formal community buildings. The restrictive site at New Lanark did not allow for a spacious layout of these buildings but has also prevented later developments which would have detracted from the period unity of the settlement.

The mills and the settlements of the Derwent Valley and New Lanark are equally important parts at one end of the spectrum of the development of the world textile industry that has Saltaire at its centre and its global imitators beyond.

Between New Lanark and Saltaire chronologically there were several lesser textile mill settlement in this country such as those of Samuel Greg at Styal, the Ashworth family at Bank Top, Turton and Egerton in Lancashire, and at Copley built by Edward Akroyd. Akroyd’s more famous village of Akroyden with its 92 houses deigned by Sir George Gilbert Scott around a village green was developed from 1859 onwards and is therefore roughly contemporary with Saltaire. In Scotland, the lead given by New Lanark was not followed up, Walkerburn created from 1855 onwards by the Ballantyne family, is contemporary with Saltaire but lacks the scale and architectural refinement of

the mills, houses and community buildings. In Northern Ireland where the linen industry persevered long after its decline on the mainland, small model communities were developed around mills such as Bessbrook and Sion Mills but these do not approach the mainland settlements in scale and style.

In Europe the Derwent Valley and New Lanark mill settlements had their immediate imitators. The first, Brugelmann's mill and settlement at Ratingen built in 1784 were even named Cromford. Others in France and Bohemia struggled to copy the British models, as the export of technology was prohibited and therefore hazardous and imperfect.

In France in the luxury branches of the textile industry there were some very early mills with associated settlements such as that at Villeneuve, Herault and Dijonval, Sedan, but these, because of their specialised and expensive products, did not influence the wider industry and thus did not have the impact of their British counterparts. By the beginning of the 19th century small textile mill settlements were appearing in towns such as Verviers in Belgium where from 1808 onwards blocks of flatted tenements were erected to serve the newly built mills. But it was not until the middle of the century that anything to compare with the British models started to appear. The settlement built for the Dolfuss cotton mills at Mulhouse in France is exactly contemporary with Saltaire and of a similar scale but lacks the unified architectural treatment.

The fledgling textile industry in America also struggled to be competitive in the early years of the 19th century but it is in America that the main parallels to Saltaire can be sought. The mill towns of New England such as Lowell and Amoskeag certainly rival those of England in scale and landscape but they are creations of several companies and the company housing was typically of a lodging type for a transient workforce. They therefore cannot be compared directly with Saltaire, which is exclusively the product of a single initiator.

Saltaire Mill as a Flagship Mill

Throughout the development of the textile industry there have been mills that have been visited by influential commentators and held up as exemplars and some of these have survived today to become flagships for the development of the industry. Saltaire Mill is very much one of these.

There are only slight remains of the very first of these - Lombe's Italian Works in Derby which in the early 18th century attracted attention from Defoe amongst others and, when its patent expired in 1732, bred a generation of silk mills elsewhere. It was followed spectacularly by Arkwright's first mill at Cromford which spawned hundreds of imitators many of which, being developed under licence from Arkwright, are quite faithful copies. At Cromford much survives of Arkwright's original complex of mills and also his Masson Mill (1783) which became a flagship mill of the next decade and influenced New Lanark and Stanley Mills, the Scottish flagship mills.

Developments in the fireproofing of mills and in the further application of power to textile processes created a new series of flagship mills at the turn of the century. William Strutt's innovations with fireproof structures at Derby and Belper in the 1790s and his correspondence with Bage led to the first fully fireproofed mill being built in 1797 at Ditherington near Shrewsbury. Ditherington Flax Mill survives as the first such mill in the world and Strutt's North Mill at Belper (1804), the second oldest surviving fireproof mill, is a refinement on Ditherington and has the earliest iron framed roof in any mill. Belper North Mill was the mill chosen by Farey for his model English Mill in his detailed article in Rees's Cyclopaedia published in sections in the second decade of the 19th century. K F Schinkel on his fact finding tour of England did not gain access to the mills at Belper but did record the next recognised flagship mill - Stanley Mill in Gloucestershire which survives today with its magnificent iron framed interior.

With the advent of steam power the focus for emulation shifted to the northern cities, notably Manchester and Leeds, with their dense complexes of huge mills in suburbs such as Ancoats and Holbeck. No single mill stands out as a flagship for this period of development but Marshall's extravagant Temple Works designed by Bomomi in 1840 brought a new architectural sophistication to mill building.

Saltaire Mill was to be the flagship mill for the second half of the 19th century. When it opened in 1853 it was not only the last influential word in mill technology but also an architectural beacon for the industry. Fairbairn, its technical designer was to publish Saltaire as his model mill and he himself exported the structural technology to places such as Ivangorod in Russia. The sophisticated integration of textile processes and transport links combined with its commercial success ensured a host of imitators albeit mostly on a smaller scale. One mill that was comparable, though twenty years later, was Samuel Lister's Manningham Mills in nearby Bradford here again the architecture is on a grand scale while the technology innovatory. It too became a flagship mill.

The turn of the twentieth century saw the focus shift to the mill towns ringing Manchester. The huge mills of Bolton, Oldham, Rochdale and Stockport were designed by specialist architects and collectively influenced mills throughout the world but no single mill had the impact of the earlier mills such as Cromford, Belper or Saltaire.

Saltaire as a Company Village and Model Settlement

The principal reason for Saltaire's inscription as a World Heritage Site is because the town can be seen as the culmination of the development of mills and their settlements in the textile industry. It also has its place, and was a formative influence, in the genesis of a housing movement that was to blossom in the garden cities of the early twentieth century. Thus Budgett Meakin could write in 1905 in the context of the ideal housing of labour:

In England the earliest village of the class under consideration was Saltaire, founded in 1853 on the outskirts of Bradford by the late Sir Titus Salt for the 3000-4000 employees at his woollen mills. Now that our ideals have so far advanced.....there is a tendency to disparage the immense stride marked by its construction over half a century ago..... This however is a mistake as whatever models we can point out today are the direct outcome and development of these pioneer experiments, and of the principles which underlay them. (Model Factories and Villages 1905)

The provision of housing for a workforce brought together for a specific project has, of course, a very long pedigree stretching back to ancient Egypt as proved by excavation. Philanthropic or even paternalistic overtures are less easy to discern and await the 18th century for conscious physical expression. At this time the Moravian religious community established utopian settlements at Fulneck, south of Bradford, and Fairfield, to the east of Manchester. In the Derwent Valley both the Strutt and Evans families were greatly concerned with the welfare of their workers and at New Lanark under Robert Owen this concern was to become a Utopian creed. In Europe social theories, such as those of Rousseau, inspired short-lived experiments such as the colony of silk workers created under royal patronage at San Leucio, Naples.

Outside the textile industry, the advent of the railways in the 1830s led by the end of the decade to the development of railway settlements clustered around the railway companies' engineering works. Several of these settlements such as those at Derby, Wolverton, Crewe, Swindon and Ashford were built and controlled by the railway companies themselves but they were born of necessity and while they may have been paternalistic to a greater or lesser degree they had little, or no, philanthropic motives.

Saltaire on the other hand can be regarded as the apogee of the paternalistic mill town, in both scale and ambition. Dominated by its mill and with its gradations of employees housing, Saltaire represents the culmination of the tradition of paternalistic philanthropic development amongst enlightened textile employers as well as being a vital stage in the evolution of town planning in response to urbanisation. At Saltaire, Salt had the capital and

the vision to make his village a showpiece for paternalistic capitalism



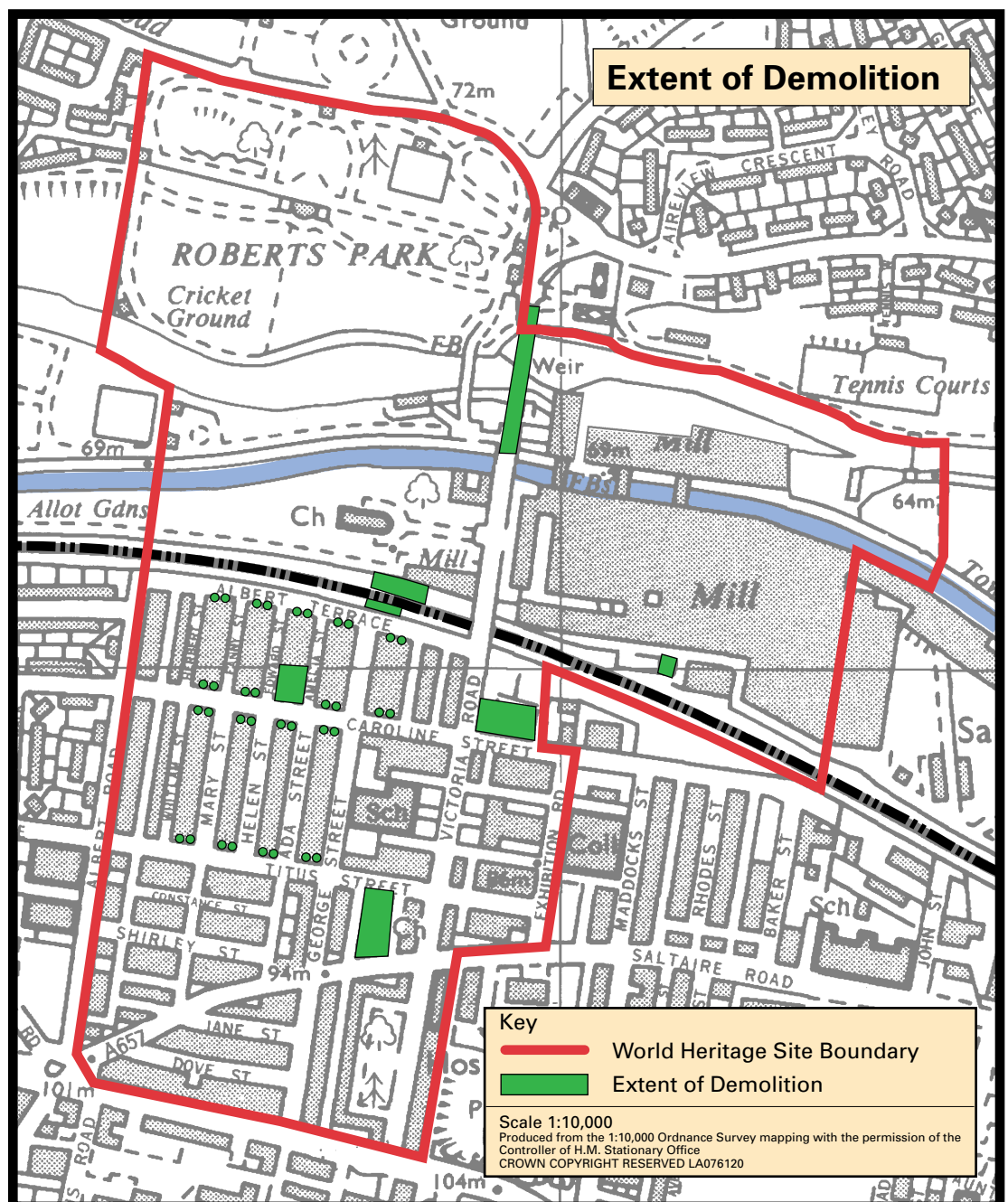
The fact that it attracted so many influential visitors during its construction, shaping the future of urban design and town planning, and that it still attracts admiration and recognition today in its prestigious visitors and awards from around the world, confirms its international heritage value.

2 (c) Authenticity

Saltaire meets the test of authenticity in design, materials, workmanship, setting and the distinctive character of its industrial landscape components.

The site retains the pre-existing sections of the River Aire, the Leeds and Liverpool Canal and the Midland railway line, which were so important in influencing Salt to set up his model enterprise on this tract of land outside Bradford in 1851.

Most of the original structure of the village and its mills has survived. However, the mill machinery has been removed as part of the process of change through which the buildings and village have survived and been used by successive generations.



Less than 1% of the original buildings has been lost in the twentieth century, namely the Wash House, the Wesleyan Methodist Church, the Congregational Sunday School and Midland Railway Station. There has also been some loss of character of the housing by the insertion of a number of modern windows and doors, and the demolition of some rear boundary walls. Grant-aiding the restoration of original features and raising the house owners' awareness of the significance of the village has now reversed this trend.

Changes to the buildings have reflected the need to maintain the properties' economic viability, but alterations have been made within the overall constraints of maintaining the form and significance of the buildings and retaining the original features wherever possible. The techniques and materials used have been sympathetic and sensitive to the character of the buildings and the open spaces within the site. Where buildings have been completely demolished, no attempt has been made to reconstruct them. From the evidence of the original plans for the buildings and the village, it can be seen that the necessary changes that have taken place have had no significant impact upon the significance of Saltaire.

The mills and village of Saltaire demonstrate the culmination of the architectural expression of the combination of textile factory, steam power and social infrastructure for the workforce that developed during the earlier stages of the Industrial Revolution, and the way in which they remain largely unaffected by subsequent development.

The housing is still inhabited and all the mill buildings and other social infrastructure are still in use. They have, therefore, by their nature, developed and will continue to develop under the influence of socio-economic and cultural demands on the site. However, they also reflect, in their continuing use, the need to maintain the integrity of design, material, workmanship and setting appropriate to their outstanding universal value.



The site is strongly protected by government legislation. The individual major buildings and groups of houses were listed as Buildings of Special Architectural or Historic Interest in 1985. Under the government's national criteria for listing, listed status confirms that they are substantially unaltered from their original form and confers a high degree of protection from adverse change. This level of protection is supplemented further by the site's additional status as a Conservation Area, designated in 1971.

Three storey house along Caroline Street with its original detailed windows and doors.

2 (d) Criteria under which Inscription is Nominated

The Operational Guidelines for the Implementation of the World Heritage Convention (par. 24) state that 'a site which is nominated for inclusion in the World Heritage List will be considered to be of outstanding universal value for the purpose of the Convention when the Committee finds it meets one or more of six criteria'. It is considered that Saltaire satisfies three of the criteria:

Criterion (ii) The site should exhibit an important interchange of human values, over a span of time or within a cultural area of the world, on developments in architecture or technology, monumental arts, town-planning or landscape design.

Saltaire provided a model for resolving the problem of how to deal with rapid urbanisation in an industrial society. This problem did not really exist before 1800, but it erupted in Britain in the nineteenth century and spread rapidly, first to mainland Europe and North America, and subsequently to the rest of the world. The creation of Saltaire was one of the first successful solutions to the problems of the unprecedented urban growth of industrialisation. The planned model settlement, which was a complex and self-contained socio-economic unit, represents an important stage in the development of modern town planning. Not only did it represent the integration of industrial, residential and civic buildings and open spaces within a framework of unified urban design, but it showed how this could be created on a greenfield site away from the parent city by means of 'planned dispersal'.



Criterion (iii) The site should bear a unique or at least exceptional testimony to a cultural tradition or to a civilisation, which is living, or which has disappeared.

By the middle of the nineteenth century Great Britain was the first industrialised nation in the world. Its international trade, colonisation and political linkages led it to become the first truly global 'superpower', albeit for only a few decades. Whilst its supremacy lasted, much of the urban development which took place showed the self-confidence and technological flair and sense of civic pride and social

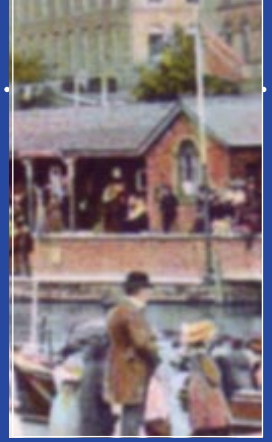
philanthropy that mirrored the spirit of the mid-Victorian age. This is seen in Salt's Mill, which was built to resemble an Italian Renaissance palace whilst operating at the cutting edge of industrial technology. It is also evident in the ordered hierarchy and unified architectural style of employees' housing and the institutional buildings. The survival of the ensemble at Saltaire, almost intact, provides its own authenticity for it meeting this criterion.

Criterion (iv) The site should be an outstanding example of a type of building or architectural or technological ensemble or landscape, which illustrates a significant stage in human history.

The town of Saltaire, as it was built in the mid-nineteenth century, constitutes an architectural and technological ensemble that reflects the culmination of the first wave of the Industrial Revolution. It shows this in two ways. First, Salt's Mill is a most remarkable industrial complex, which demonstrates both the most advanced technology of the age and a sophisticated use of integrated transport networks to optimise the area's locational advantages. Salt's Mill is described in *Yorkshire Textile Mills* as 'one of the largest mill complexes to be designed in a unity', and is undisputedly one of the largest, best designed and most architecturally accomplished textile mills of the 1850s. Secondly, the construction of a settlement for the workforce, which included not only good quality housing but a range of handsome and 'improving' facilities, demonstrates Victorian philanthropic paternalism at its best. The fact that William Fairbairn was the best mill engineer of the time and the prominent architects, Lockwood and Mawson, designed the settlement as a harmonious whole, undoubtedly contributed greatly to the success of Salt's enterprise.



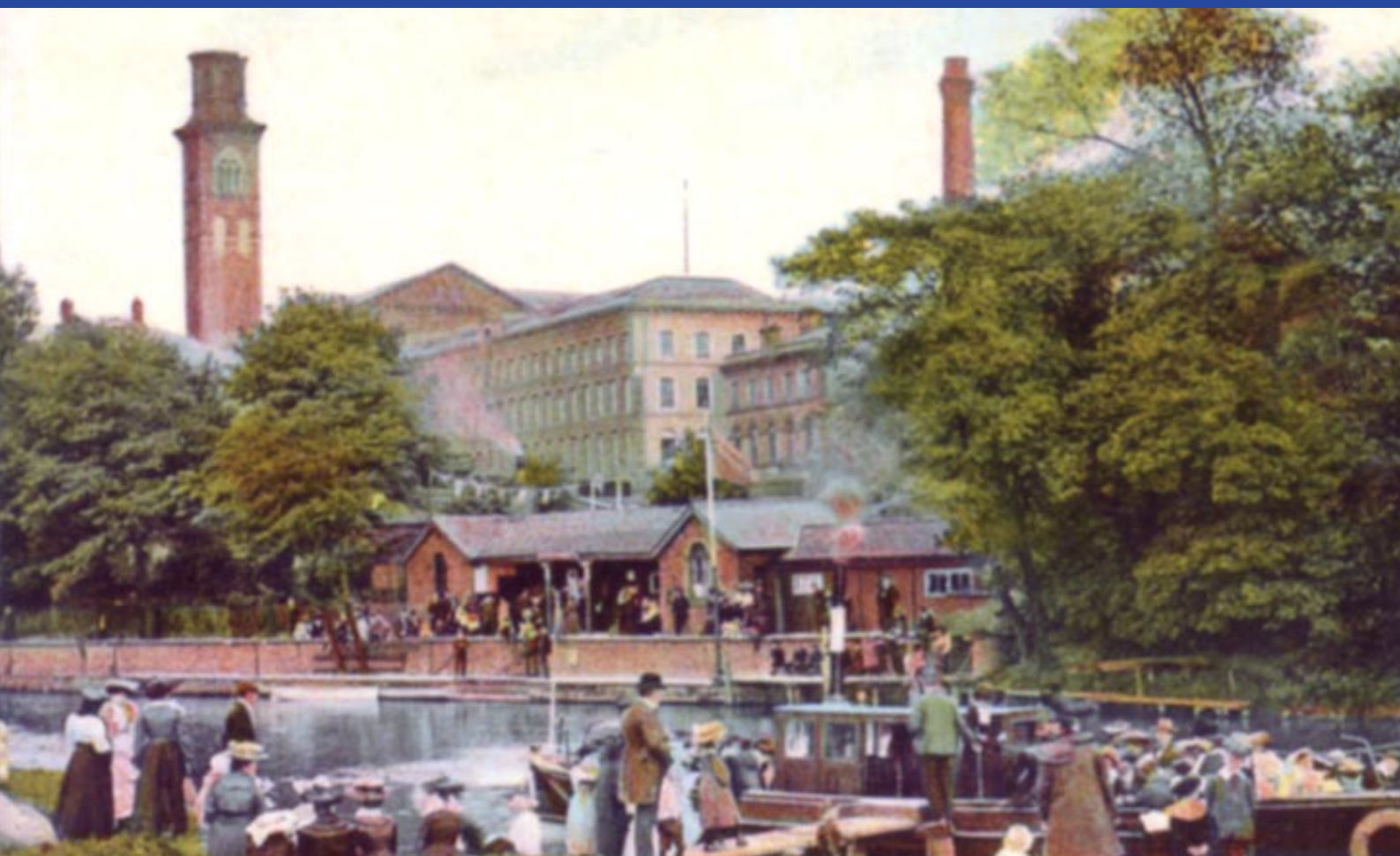
3. Description

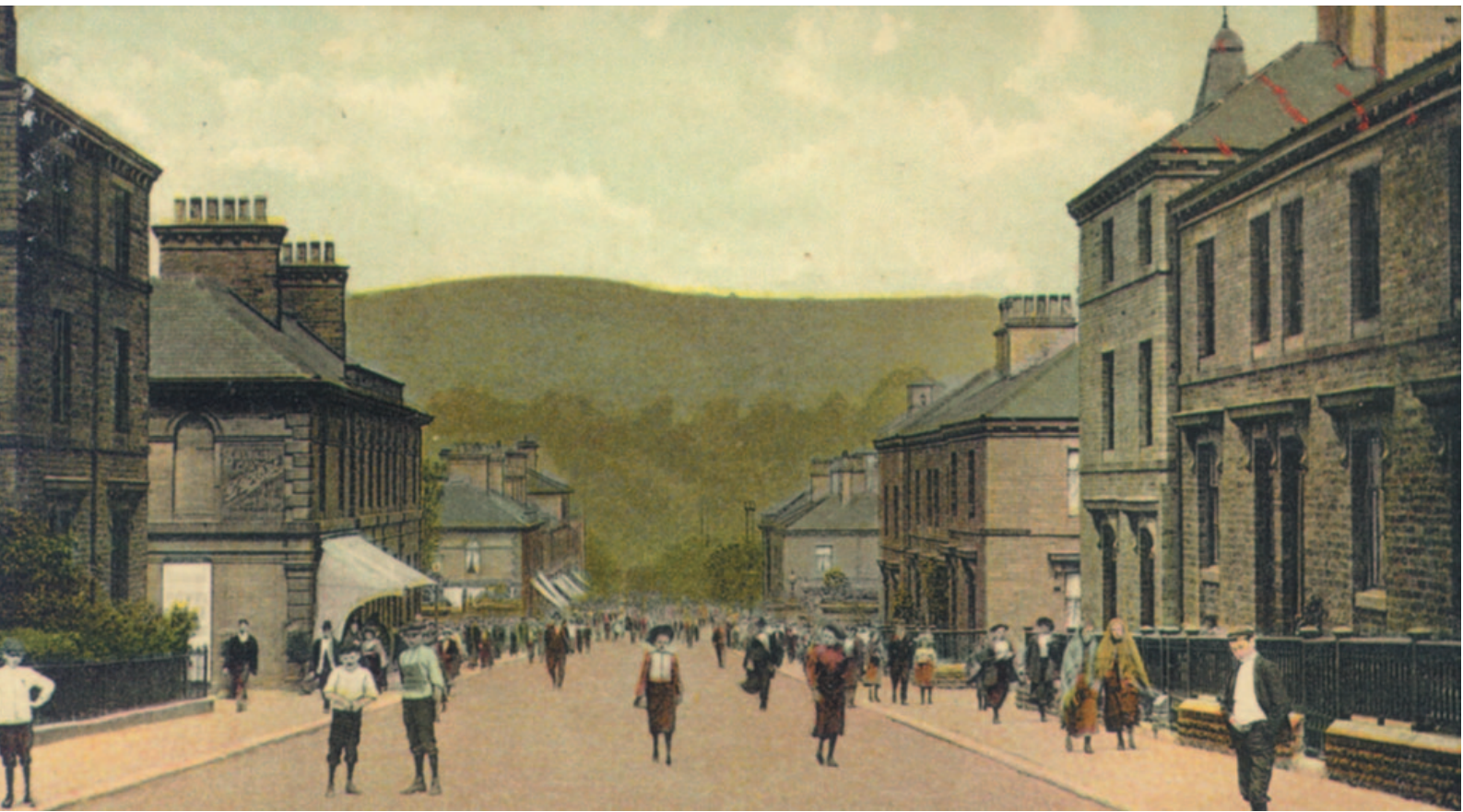


3 (a) Description of Property

Salt took his factory and its workers out of the physical and environmental chaos of inner Bradford to greenfield land where he could build an ordered community that would serve his needs as a businessman and a philanthropist. The layout of Saltaire is the antithesis of what was left behind in Bradford: where Bradford was crowded, the new village would provide space for his workers and his mills to grow; where Bradford was chaotic and unplanned, Saltaire would be built on the most efficient urban design principle of the gridiron; where Bradford was filthy and ugly, Saltaire would be built in grandiose, uniform architectural style.

It was reported in 'The Builder' in 1852 that, 'Wide streets, spacious squares, with gardens attached, ground for recreation, a large dining hall and kitchens, baths and washhouses, a covered market, schools and a church; each combining every improvement that modern art and science has brought to light are ordered to be proceeded with by the gentleman who has originated this undertaking. The expense has been set down at half-a-million of money...'

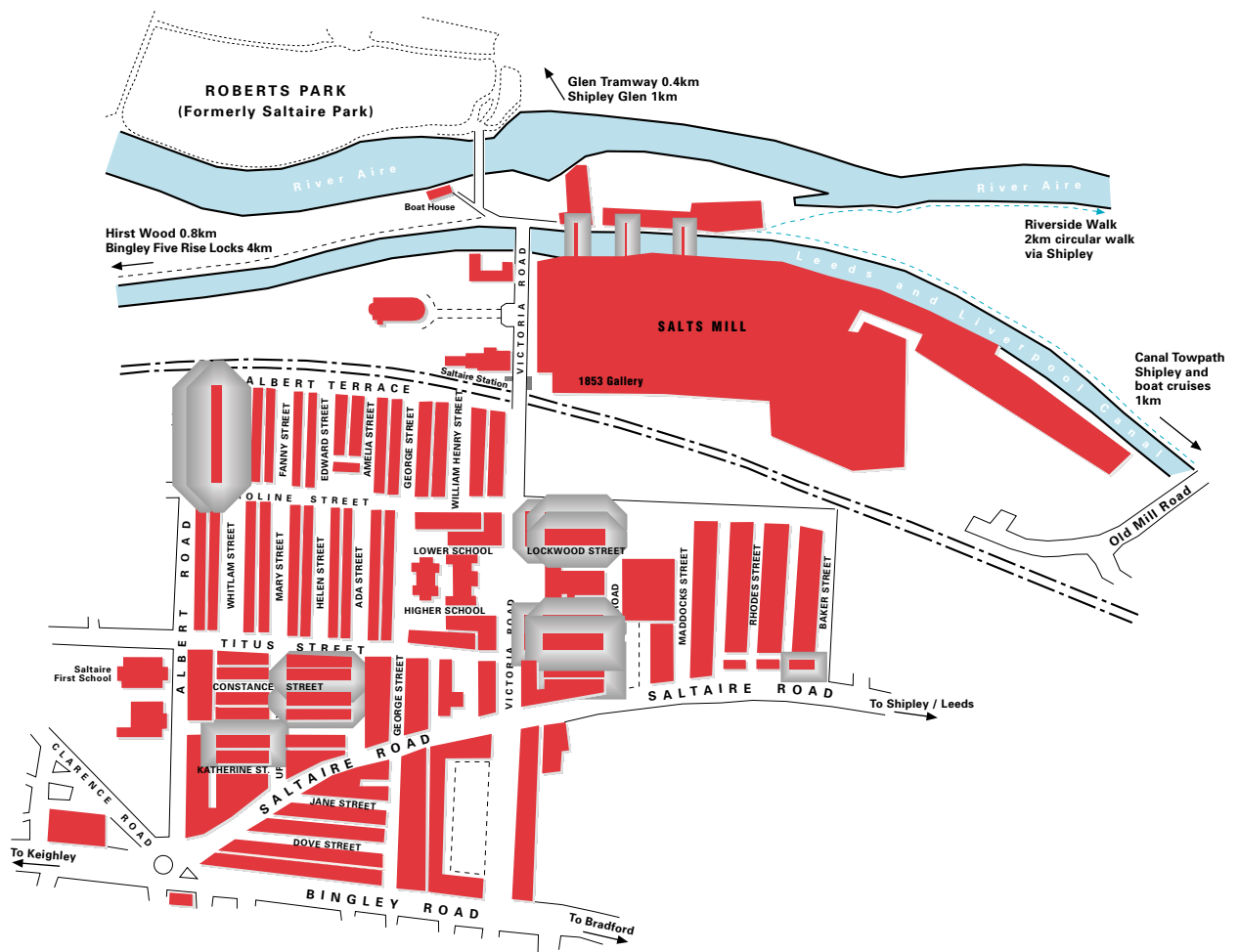




Home time!

In essence, the driving forces of the industrialist and philanthropist are clearly evident in Saltaire:

- The gridiron layout of the town was designed to be efficient in terms of land-use planning (to satisfy the needs of the rational businessman, but also comply with the latest recommendations on healthy urban design);
- The provision of hospitals, allotments and libraries would improve the quality of life for the community (and would also make them healthier, stronger, educated and more able to achieve higher levels of output);
- The uniform architectural design and standard of workmanship provided an attractive and good quality environment (to provide better living conditions for his workers and to stand as a memorial to his achievements as an industrialist);
- The buildings were well constructed and built to last, the municipal buildings were also adorned with Salt's initials and his coat of arms. They were built to ensure that the man and his works would be remembered long after his death. Unlike many other ancient memorials, his legacy was a highly practical one - the village of Saltaire.





Saltaire - A Model Village

Saltaire was built as a single, planned model industrial village between 1851 and 1876. It was consistently constructed from natural materials - a warm coloured local sandstone and Welsh slate, generally in the Italianate style. The Mill was built before the houses, as it would take time for it to be fitted out and become operational. Immediately after its official opening in 1853, work began on the rest of the village and continued until 1876.

The concept was devised and realised by Salt, who was a man of high ideals and advanced social consciousness, as well as a successful businessman. The plan of Saltaire and the design of its buildings were the responsibility of the architects, Henry Lockwood and William and Richard Mawson, who were experienced in civic and industrial design. His engineer, William Fairbairn, was accepted as one of the finest engineers available.

Saltaire was built on a gridiron plan, with its roads named after Queen Victoria and her consort, Albert, after members of Salt's family, and the architects, Lockwood and Mawson. The first phase of road construction saw the streets organised on a north-south orientation. The latter phase was constructed east-west, so that the external appearance of the village from the Bradford to Bingley road was enhanced. Almost all the grand public and community buildings were built on Victoria Road, which led to the Mill. Most of the housing was built in the west of the village.



Saltaire Mill and its settlement are currently being re-assessed in a national thematic listing review of the Textile Industry being undertaken by English Heritage. The findings of this review, and its recommendations to the DCMS, will not be known in time for nomination but in the opinion of the assessors, many of the buildings on the Saltaire list, because of its relatively early date, are undergraded. There is no doubt that the mill itself will be recommended for Grade I.



SALTS



Salts Mill (1851-1853)

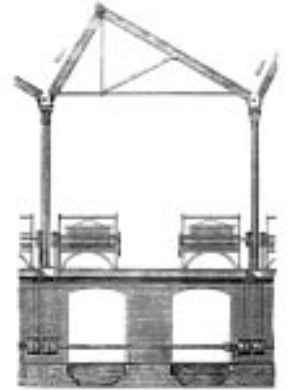
Listed Grade II*

Work began on the mill complex in 1851 and it was officially opened in 1853, on Titus Salt's 50th birthday. Designed by Lockwood and Mawson in the Italianate style, the building was intentionally impressive and was known as 'The Palace of Industry'. Fairbairn, who was an eminent civil engineer, executed the mill construction and engineering. The main frontage of the mill was designed to face the railway, and it was clearly intended to be an important advertisement for the firm.

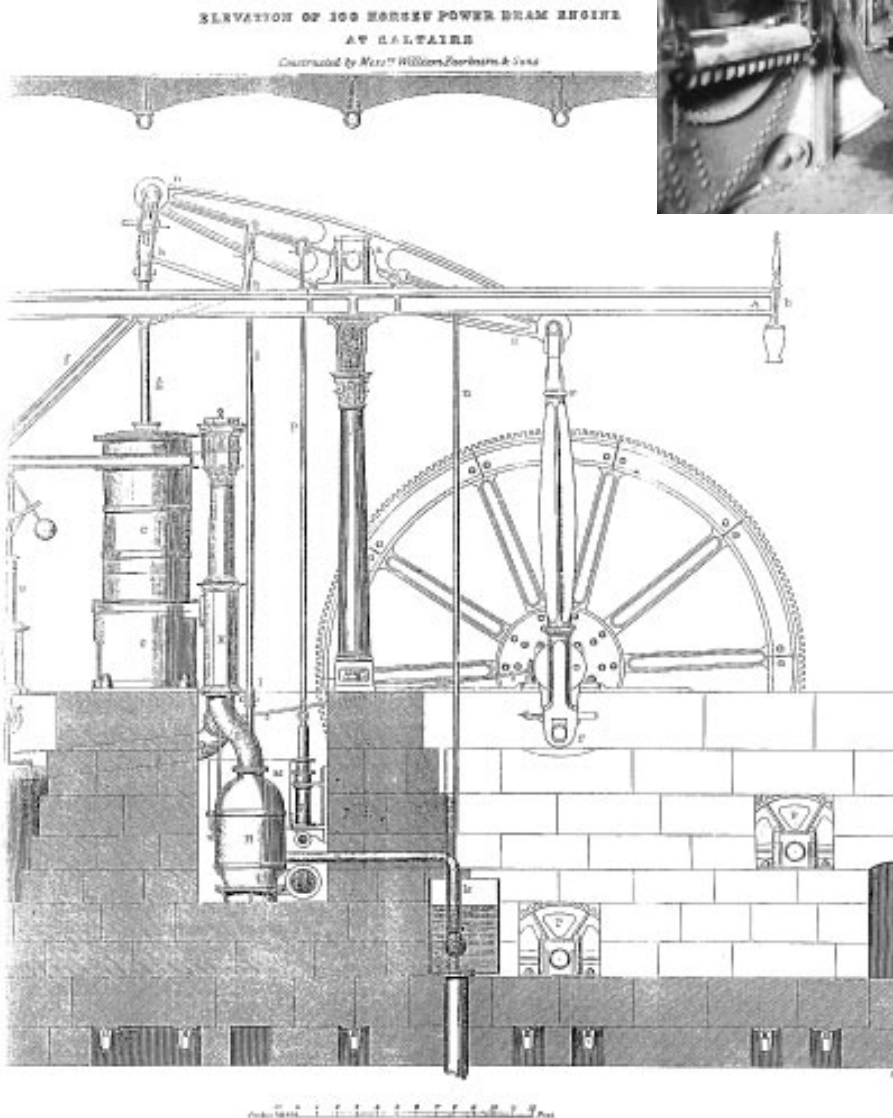
Lockwood and Mawson's first design for the mill, costed at £100,000, was rejected by Salt as being 'not half large enough'. Balgarnie (1877) reports that Lockwood was to deduce that money would not be an issue provided the work was carried out efficiently and that the mill should provide 'ventilation, convenience and general comfort'. He continues, 'Hitherto, manufactories had been built with little regard to such conditions, and as for the buildings themselves, there was a decided lack of architectural taste in them. But the manufactory now proposed was to be, externally, a symmetrical building, beautiful to look at, and, internally, complete with all the appliances that science and wealth could command'. The finished building was described as being '*...constructed of massive stonework in the boldest style of Italian architecture. The walls look more like those of a fortified town than of a building destined to the peaceful pursuits of commerce.*'

Salts Mill south elevation as seen from Victoria Road. The visual appearance of the mill is unaltered apart from the blinds at the windows, used to moderate light into spaces now used as galleries, retail, restaurants and offices. Recent electrification of the railway line which runs beside the mill has been achieved with minimal detrimental effect to the mill.

The whole structure was built of stone externally, with a brick and cast iron internal framework to minimise the risk of fire. It was fitted with two of Fairbairn's beam engines, generating 1250 horsepower, with 10 subterranean boilers, underground shafting, upright shafting and belting. The vast subterranean reservoir was partly fed by rainwater and supplied the boilers and beam engines. The drive shafts and other elements of machinery were located under the floor to reduce the risk of industrial injury. This outstanding example of planned integration enabled almost the whole of the worsted production process to be executed economically under one roof.



*Underground installation of boilers, shafting and belting was designed for Salts Mill with the aims of providing a safer working environment and an integrated approach to the production of textiles.
Source : RCHME*



*Elevation of the 100 Horse Power Beam Engine used at Saltaire. Designed by Fairbairn.
Source : WYAS*

The entire complex was constructed in warm coloured local sandstone, hammer-dressed with ashlar and rock-faced dressings, with red brick lining, a hipped Welsh slate roof and deeply bracketed cornice.

The entrance and office block to the complex on Victoria Road has two storeys with a basement level at the left due to the sloping ground. The frontage facade comprises a symmetrical arrangement of 20 bays with two symmetrically placed projecting bays.



Top : The main entrance to Salts Mill Offices stands directly opposite the entrance to the Saltaire United Reformed Church, Victoria Road. The offices are now used by PACE and Salts Estates Ltd.

The frontispiece of three bays has a giant portal with round-arched head extending into the first storey and is surmounted by a tall turret with a segmental pediment and flanking scrolls. To each side of the portal is a three-light canted bay with round-arched centre light. The ground floor windows are round-arched with rusticated voussoirs, whilst the first floor windows have cambered heads.

The railings and piers (Listed Grade II), which were probably also designed by Lockwood and Mawson, were erected between 1860 and 1870.

The main mill building has four storeys with a basement in a T-shaped plan, with lower sheds in the angles and extending to the east. The south facade is 166 metres in length and 22 metres high, comprising 60 bays arranged symmetrically, with a pair of centrally-placed projecting bays with round-headed openings on the ground floor. Two square attached towers, also symmetrically placed either side of the projecting bays, project above the eaves, pierced by pairs of round-arched openings. They are capped with hipped roofs. The main facade is terminated at the west and east ends by projecting bays.

The three upper floors of the facade are punctuated with cambered-headed windows linked by string courses at cill level, whilst the ground floor windows are round-arched with rusticated rock-faced voussoirs, also linked by a similar string course. A deep-

bracketed eaves cornice caps the whole composition. A parapet links the central bays and towers.

The roof structure was of an advanced design, with cast iron struts with wrought iron rods that, unlike the floors below, did not require decorative cast iron columns for support. The resultant huge undivided space was considered to be the largest 'room' in the world at that time.

The dramatic mill chimney (Listed Grade II) dominates the main facade, which is free standing and offset to the eastern end of the facade. The chimney stands 68 metres high and is built of hammer-dressed stone. It tapers upwards from a square base, which has rusticated quoins and a cornice on large square brackets. The upper part of the chimney is plain, with only slit-like recesses.

The extensive single storey sheds have round-arched windows, segmental-headed cart-entries and a deep parapet.

The rear elevation has three gables, each with semi-circular window. The left elevation has five tall panels with altered windows and corniced heads. Later additions are found to the right elevation and at the rear. The New Mill (1868)



The elevation shows the north face of the main spinning mill from the inner mill yard which retains its stone setted carriageway. Original cast iron window details survive on the mill.







New Mill

Listed Grade II

Designed by Lockwood and Mawson the New Mill stands on the site of Dixon Mill. Further additions are dated 1871, including the Dye House. Constructed in similar materials to the main mill complex, the New Mill has two four-storey blocks with lower sheds attached to the north and east. The larger block, running parallel to the canal, faces south and has twenty-eight bays by four bays of industrial casement windows. The other block, on the west side of the group, has fourteen bays of industrial casements, with segmental heads to its west facade. There is a projecting wing at the left and to the right, there is a small entrance lodge.

Between the two blocks is the ornate chimney, which is based upon the campanile



of the church of Santa Maria Gloriosa dei Frari in Venice. It has a square tower with paired round-arched sunken panels, above which are three-light round-arched louvered openings with hoodmoulds. An octagonal lantern with round-arched openings surmounts a deep-bracketed cornice.

Opposite page : New Mill from Roberts Park looking across the River Aire. New Mill was a listed building at risk (see insert). In 1992 work started to fully repair and refurbish the mill for residential and office use. Block A shown in this photograph is now the headquarters for Bradford Health Authority. The building has full conference facilities on the top floor.

Top right : Drawing by John Ayers, used in the Saltaire Trail - a self-guided walk of Saltaire.

Right : New Mill from the Leeds and Liverpool Canal bridge. The extent of the mill building along the canal side is illustrated, and of unique interest is the one surviving pedestrian footbridge link between Salts Mill and New Mill (seen in the foreground). Originally there were three such links.



The Dining Room (1854)

Listed Grade II

The Dining Room was the first building to be completed after the main Mill and was provided to serve cheap meals to those workers who had to travel - 600 breakfasts and 700 dinners daily. The Dining Room also served as a schoolroom, public meeting hall and religious services were held there until custom-built premises were provided within Saltaire village.

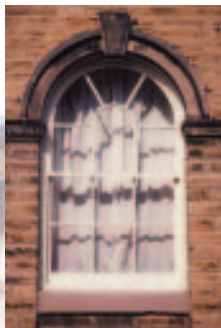
Lockwood and Mawson completed the Dining Room in 1854. It stands opposite the main mill complex and was once connected by a tunnel under the road (this has now been blocked off). The single storey building is constructed of hammer-

dressed stone, with ashlar dressings and a hipped Welsh slate roof. The elevation to Victoria Road has seven bays, with the central bay forming the doorway; the others contain windows framed by pilasters supporting a full entablature with bracketed cornice. Above the central bay is the Salt coat of arms, with scroll support, open pedimented top and festooned base.



Above : Salt invented his own coat of arms which he used on several buildings in Saltaire.

Left : The Dining Room on Victoria Road is directly beside the Saltaire railway station. The railings indicate the access to the platform. The former Dining Room is used by Shipley College and has recently undergone internal refurbishment to upgrade its teaching facilities.



Housing (1854-1868)

Listed Grade II

Until the completion of the housing, workers were brought into work by special train each day.

The houses in Saltaire are a fine example of 19th century hierarchical workers' homes (plans and drawings of the different designs are held by the City of Bradford Metropolitan District Council and Saltaire Studies Centre). They were built by Lockwood and Mawson between 1854 and 1868. All the properties are of hammer-dressed stone with Welsh slate roofs. Each was equipped with its own water and gas supply and an outside lavatory. House sizes vary, from 'two-up two-down' terraces to much larger, homes with gardens for the managers. The workmen's houses are all 'through terraces', allowing light and air to penetrate and allowing soil to be removed from the privies (lavatories) without passing through the house. All the houses are laid out on a formal grid pattern.

The first phase of housing, in twelve parallel streets running at right angles from a wider road (Caroline Street) provided homes for 1000 people occupying the 14 shops and 163 houses and boarding houses. This initial phase of building (1854-57) had the terraces running north-south, but subsequent phases of development switched the orientation to east-west. The monotonous rhythm of the unbroken frontages of the terraced rows was interrupted by the insertion of three-storey buildings, which were originally lodgings for single people.

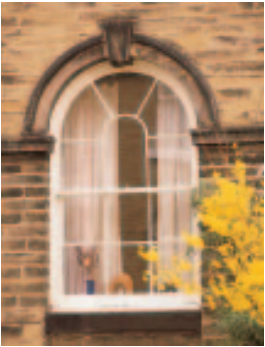
The street names acknowledged members of the Salt family, the Royal family and the architects of the village:

- Victoria Road, Albert Road and Albert Terrace were named after Queen Victoria and her consort, Albert;
- Caroline Street was named after Salt's wife;
- Titus, William Henry, George, Amelia, Edward, Fanny, Herbert, Whitlam, Mary, Helen and Ada Streets were named after his sons and daughters;
- Katherine, Jane and Dove Streets were named after his daughters-in-law;

Building Programme for Saltaire

| | | | |
|------------------------------|---------|---------------------|---------|
| The Mill | 1853 | Edward Street | 1854 |
| Albert Terrace | 1854-61 | Fanny Street | 1854 |
| Victoria Road | 1854-68 | Herbert Street | 1854 |
| William Henry Street | 1854 | Titus Street | 1854-68 |
| George Street | 1854-68 | Whitlam Street | 1857 |
| Amelia Street | 1854 | Mary Street | 1857 |
| Helen Street | 1857 | Ada Street | 1857 |
| Congregational Church | 1859 | Constance Street | 1861 |
| Shirley Street | 1862 | Bath and Wash House | 1863 |
| Lower School Street | 1868 | Upper School Street | 1868 |
| Lockwood Street | 1868 | Mawson Street | 1868 |
| Katherine Street | 1868 | Jane Street | 1868 |
| Dove Street | 1868 | Myrtle Place | 1868 |
| Daisy Place | 1868 | Fern Place | 1868 |
| Harold Place | 1868 | Gordon Place | 1868 |
| Albert Road | 1868 | New Mill | 1868 |
| School | 1868 | Methodist Chapel | 1868 |
| Almshouses | 1868 | Hospital | 1868 |
| The Institute | 1871 | Park | 1871 |
| Congregational Sunday School | 1876 | | |





Above Top : Original window detail from Albert Road.

Above : Original arched top window.

Left : No. 1 William Henry Street is a typical example of a well maintained terrace house with a small front garden. The details of the doors and windows including the glazing are original. The houses are deceptively spacious and provide popular living accommodation. This photograph highlights the character of the housing with the interaction between two and three storey dwellings.

Right : A semi-detached larger house with gardens along Albert Road. These dwellings were originally occupied by the managers at the mill.

- Gordon Terrace, Shirley Street and Harold Place were named after his grandsons;
- Constance Street was named after his granddaughter;
- Lockwood Street and Mawson Street were named after the architects of Saltaire;
- Myrtle, Daisy and Fern Place were named after maids from the Salt household.

The properties in Amelia Street are typical of Lockwood and Mawson's early house styles, being relatively plain and austere in design. They open straight onto the pavement, with a scullery to the rear of the front room, two bedrooms upstairs, a small cellar and a back yard. The buildings at the end of the terraces were three storeys high and were designed to be boarding houses. They had no back yards and, later, after they were converted into houses, some rear sections were demolished in 1937 to create private space to the rear of the properties, and to allow better ventilation. At the end of each row, two houses were built in a back-to-back style, but with two open elevations.

Titus Street was planned as one of the wider main thoroughfares in the village. Its houses represent an improved image for the company's workmen's houses, having more architectural detail to door and window surrounds, and the end properties have overhanging eaves to the gables. The orientation of the street (east-west) gave a better visual appearance to the village when viewed from the Leeds Turnpike, with gardens and house fronts evident, rather than the gable ends of the long terraces. 37 Titus Street is one of the typical small shops provided in the later development. Many of these remain today, retaining their original frontages.

The next stage of development included Whitlam, Helen, and Mary Streets. These were completed in 1857, and consisted of terraces of workers' cottages, built to the same robust unadorned style as the first stage. The terraces have endhouses that are

slightly larger, break forward and are of two bays with round-arched and archivoluted doorway and window. The two square-headed first-floor windows are on a cill band. The rest of the houses each have a plain doorway and one window to each floor. Some have inserted bathroom windows. The end houses were endowed with finer architectural detailing due to their visual importance to Titus and Caroline Street.

Subsequent housing had improved facilities and more architectural pretension, which reflected the Victorian's growing love of detail and ornamentation. Reynolds (1983) also notes that *'Salt and his architects decided that the reputation of the firm required a better image than that provided by the rather dour accommodation being offered to the workmen. The visual impact of pleasant houses running along the (Leeds and Bradford) roadside was much better than one which would have been provided by a view of long and regular terraces stretching away down the hill.'*



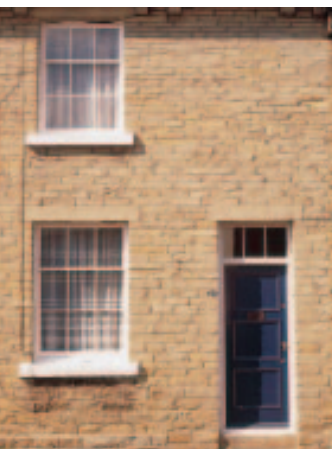


Constance Street and Shirley Street are examples of this next phase and style of building. They run along the contours of the hillside and its houses have more generous proportions and greater decorative detailing than the early homes.

Fanlights with stepped reveals surmount the front doors, and the ground floor windows are all round arched and archivolted. A row of shops fronted Victoria Road, and provided living accommodation above the shops.

William Henry Street and George Street had terraces of overlookers' houses with taller boarding houses built at each end. The overlookers' houses were the best appointed, having wider frontages and small front gardens, round-arched ground-floor openings with dressed stone heads. Internally they provided a sitting room, kitchen, scullery, cellar and three bedrooms. The taller, middle houses had four to six bedrooms.

The next stage of housing, bounded by Caroline Street and Titus Street, was completed in 1857 as workmen's homes and the majority were extremely plain in design,



but still provided excellent standards of accommodation for the period. Albert Road was built in 1868 as part of the final phase of housing, in which senior executives of the firm lived in twenty-two large, well-appointed properties with more elaborate gothic detailing and larger gardens. They are symmetrical in arrangement, with the middle properties having two central doorways in a single doorcase with pilaster jambs, central engaged colonnette, frieze and cornice. A gable bay breaks forward from each house, with a two-light Venetian gothic window with central colonette to a blind circle in the tympanum and alternately coloured voussoirs. Typical residents of these houses in the 1870s were the Minister of the Congregational Church, the Registrar of Births, Deaths and Marriages, schoolteachers and foremen.



Top left : Victoria Road shops offer a variety of services for the visitor and resident. The view down Victoria Road accentuates top topography of the site and the open views out of Saltaire to Baildon Moor.

Left : No. 1 Albert Road. Once a large dwelling - now used for banking and business services. The building has had major internal refurbishment and reveals an impressive plaster ceiling to the banking hall on the ground floor.

Bottom left : Typical mill workers terraced housing opening straight onto the street. These houses have had their original window and door details re-instated.

1 Albert Road is the only detached house in the village and it is the biggest. In the 1870s, it was occupied by Frederick Wood, the company's chief cashier. The two-storey building with attic has a central round-arched porch with pilaster jambs and Venetian gothic windows (similar to others on Albert Road) and a gabled dormer with round-arched lights which breaks through the eaves.

By 1871 Saltaire provided homes for 4300 people in just twenty-five acres.



Stables and Carriage Houses (1855-1868)

Listed Grade II

The single storey building on Victoria Terrace comprises a seven-bay façade, with two-storey houses giving an L-shape to the group. The carriage house at the rear encloses the setted courtyard. On either side of the central, square-headed carriage entrance are three blind bays, framed and separated by pilasters which support a full entablature with a bracketed cornice. The

blind panels to the right have a recently inserted door and two windows in keeping with the original building.

The four houses each have a 4-panel door and tall sash window to the ground floor. The first floor has eight symmetrically placed square sashes. The chimney stacks have bracketed cornices. The carriage house has three large entrances and two oculi at high level.



The Stables and Carriage Houses, on the bank of the Leeds/Liverpool Canal, as viewed from the steps of the Saltaire United Reformed Church. These buildings were adapted to store vehicles used by the Salt Mill directors before being converted to residential use by the late Jonothan Silver.

The New Mill tower can be seen in the background contributing to the views over Baildon hillside.





The Congregational Church (1856-59)

(United Reformed Church)

Listed Grade 1

Salt was a deeply religious man who believed that his talents and wealth were given to him by God. He firmly believed that, without His help, the Mill and Saltaire would not exist. The adopted family motto is 'quid non deo juvante' (everything is possible with God's help). Consequently, he had the Congregational Church built directly opposite the main offices of the mill complex, creating a direct link between his secular and non-secular activities.

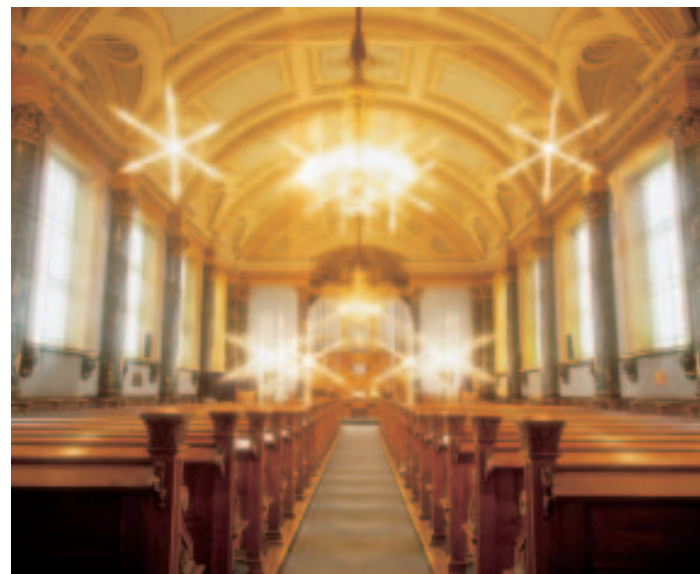
The Church is also an outstanding example of the architects' skill in interpreting classical forms. Stylistically, this is no reproduction of a design from antiquity, nor is it simply a base for applied Renaissance ornament. Classical motifs are faithfully used, though the building, particularly inside, has a strong French feel to it, as do the majority of Lockwood's 'Classical' interiors.

The Congregational Church was built between 1856-59 at great expense (£16,000). It was constructed in ashlar with a Welsh slate roof. Like the rest of the village, it was also built in the Italianate style. It has an aisle-less nave, a semicircular portico and a lead-roofed mausoleum in the south of the building. At the east end, the giant Corinthian columns support a round tower base, with three clock faces. Above

this, the tower has eight engaged columns supporting the dome. The interior is equally spectacular, with dark blue scagliola pilasters, richly decorated segmental coffered ceiling and straight-backed oak pews for a congregation of 600 people.

A small gallery was built to the rear of the church at the insistence of Salt's wife, Caroline, so the family could sit over the rest of the congregation. Salt refused to use the balcony himself, as he preferred to sit with his workforce. To bring home this point, he had erected two massive gilt chandeliers to obscure the view from the balcony for his family. Hausburg of Liverpool designed the chandeliers, and Holts of Leeds made the organ.

At the west end is a carved marble bust of Sir Titus on a square pedestal, with the Salt coat of arms. His workforce as a sign of gratitude presented the bust to him in 1856. The coat of arms was designed by Thomas Milnes of London, and depicts a helm and a crest of alpaca. The Salt family mausoleum is richly decorated and elaborately detailed with Corinthian pilasters, round arched central panels, and a central Roman altar with festoons and lions' heads surmounted by a decorated urn.



Above : Ormate Lockwood & Mawson 'classical' interior with scagliola columns, carved oak pews and decorative coffered vaulted ceiling. In 1998 the church was used to launch the Institute of Historic Building Conservation in the North of England.



Above top right : Saltaire United Reformed Church tower, following its repair and restoration during 1998-99. Further external and internal restoration works are scheduled for the future. The church is in use and open to the public.

Above : Bust of Salt placed inside the main entrance of the church. Presented in 1856 by a grateful workforce.

Opposite page : Saltaire United Reformed Church viewed from Victoria Road, prior to external restoration. Note the Salt Mausoleum to the left of the church.

Below : The Salt Mausoleum is situated at the south side of the church. It contains Salt and some members of his family.



The Almshouses (1868)

Listed Grade II

On the west side of Victoria Road, the Italianate-style Almshouses form a symmetrical U-shaped composition around Alexandra Square, which is one of the few open areas in the village. It was never designed as an informal recreation area, but for the enjoyment of the almshouses' residents. There were originally 45 almshouses, each with an oven, boiler and



pantry, together with a single bedroom. 41 of the properties remain, as four were absorbed by the expansion of the Infirmary and Dispensary. The planned capacity was 60 residents. Although many of the occupants were former employees, this was not a necessity. The requirements were a good moral character and incapacity for labour, by reason of age, disease or infirmity.

Designed by Lockwood and Mawson, the houses are of one and two storeys with alternate gabled and entrance bays. The end blocks and four intermediate blocks are two-storeyed and gabled. The three-bay, two-storey central block has gabled outer bays with enriched tympana, each with a roundel with the initials 'TS' to the left and 'CS' to the right. It is also inscribed with Salt's family motto, *Quid Non Deo Juvante*, with a palm and oakleaf support and small alpaca crest.

The houses are entered by paired entrances with four-panel doors in open porches with central colonnettes. In the porches of Nos. 38 and 35 Victoria Road are two upright stones bearing the names of residents and, on one dated 1868-75, there is the legend *'Here the wicked cease from troubling and the weary be at rest'* and the other 1875-78, bears the quotation *'Blessed are the dead which die in the Lord'*.

To the east side of Victoria Road is an ordered and near symmetrical Italianate-style facade of 14 houses, consisting of

alternate gabled bays and entrance bays. Again, the central three-bay block has gabled left and right bays with enriched tympana, each with a roundel inscribed with 'TS' to the left and 'CS' to the right. The central square bell-turret with an enriched pedimented top is inscribed 'Opened September 1868'.

Stone ashlar piers and square-section cast-iron railings dignify both groups of houses. When built, this small group of homes had a chapel of its own, and good views from the central garden down to the Mill, then beyond to the other side of the valley and up towards Baildon Moor.



Chimney stacks and roof restorations are some of the works completed as part of a full programme of repairs funded by the City of Bradford Metropolitan District Council, English Heritage and the Heritage Lottery Fund.



Above : Upright stone tablets list some early residents of the almshouses.

Left : The almshouses viewed from Alexandra Square.



Above top : Salt's Hospital from Saltaire Road (main frontage).

Above : Salt's Hospital from Victoria Road.

Below : Main frontage of extended 2nd floor of the hospital. The hospital closed in 1979 and was converted to its current use as a private residential care home.

The Hospital (1868)

Listed Grade II

Despite efforts to reduce the dangers of millwork, injuries were still commonplace but, with the existence of a hospital so close at hand, accidents and illness could be dealt with promptly. The workers also paid into a sickness benefit scheme.

The original hospital and dispensary was two storeys high and had nine beds. A third floor was added in 1908-09, making it able to provide 17 beds. During 1926-27, the hospital was further extended to accommodate a further 30 beds.

The hospital is constructed of pitch-faced stone with ashlar dressings. The three-storey building has an asymmetrical facade of eleven bays in an ordered Italianate style. Several bays break forward and are gabled. The windows are round-arched and single light, or paired with a central collonnette; some have decorative friezes. Larger windows have cambered heads and all have pointed hoodmoulds.

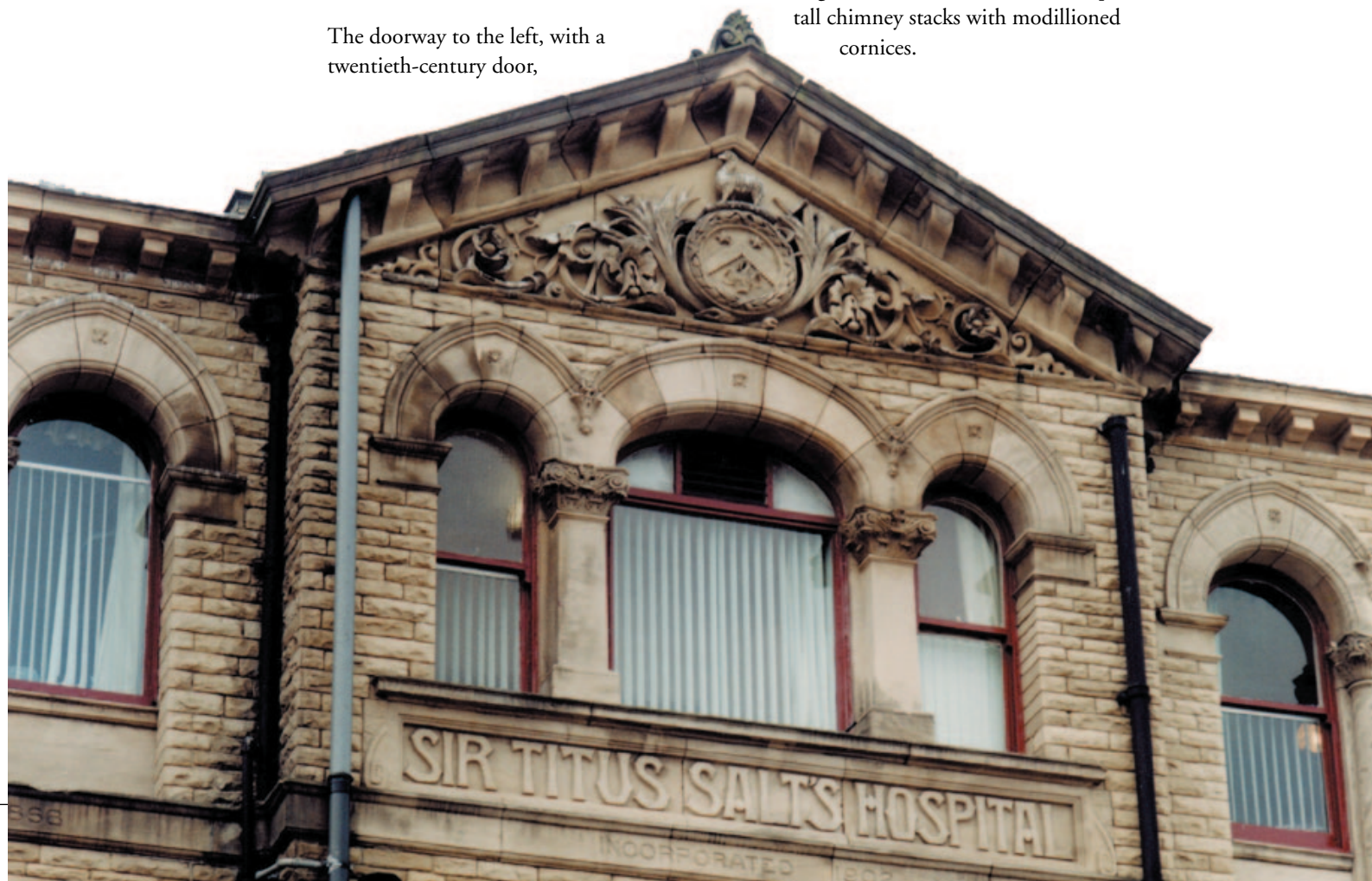
The doorway to the left, with a twentieth-century door,

has a fanlight with the glazed words 'Sir Titus Salt's Hospital' and carved above 'Opened September 1868'. To the right is an open porch with a central collonnette infilled with twentieth century glazing and inner glazing reading 'Private Entrance' and 'Sir Titus Salt's Hospital'. There is a stone band between floors.

The left facade, on Saltaire Road, is symmetrical with the gabled centre bay breaking forward, its tympanum enriched with foliage and the Salt coat of arms. There is a central three-light canted bay window to the ground floor and a central triple-group window at the second floor with a panel below with the raised letters 'SIR TITUS SALT'S HOSPITAL'. Flanking windows are paired with round-arched lights and central collonnettes.

The rear elevation is plainer, but the right end, nearest Saltaire Road, is treated as the main facade. The building has a Welsh slate roof and typical bracketed eaves.

One of the modillioned gables has a tympanum, which is richly carved with foliage and central roundel. The hospital has tall chimney stacks with modillioned cornices.







The School (1869) (Shipley College)

Listed Grade II*

The single storey school is dated 1869 and is constructed of rock-faced stone with ashlar dressings. The building comprises three pedimented pavilions joined by a tower and three-bay open colonnade, with lower rooms behind. The central pavilion has a central part breaking forward with two round arched windows with console keystones flanked by Corinthian columns that support an entablature. The tympanum is elaborately carved with a roundel bearing the Salt coat of arms with an alpaca to each side and foliage decoration. Above is an elaborate bell-turret with the carved figures of boy and a girl and a globe. The side pavilions project and each has a large Venetian window; in the tympanum of each is a roundel bearing the initials 'TS'. The pediments also have acroteria.

A nine-bay, two-storey wing projects at the rear. The left and right returns are of eight bays with three bays to each side of a more elaborate two-bay gabled centre.

There is a low, rock-faced stone boundary wall to the front area with cast-iron railings to the right and left sides with round bars and dog-bars with spearhead finials. Two large corner piers with sculpted lions by Thomas Milnes of London, represent 'Determination' and 'Vigilance'. The school



was designed to take 750 children, with boys and girls segregated in the two principal rooms and infants in the smaller central room. The building is set back from the road and the front area, along with that of the Institute opposite, forms a garden square.



Above top : Main entrance to the school from Victoria Road between a piered and gated opening.

Above : A new annex has been built in the school grounds. The detailing of the new structure closely follows the style of Saltaire. The annex is connected to the original school by a glazed link which creates an inner courtyard.

The Institute (1867-71)

(Victoria Hall)

Listed Grade II*

The Saltaire Institute was built between 1867-71 at a cost of £18,366, and was officially opened on the 21st November 1872. Designed by Lockwood and Mawson, it is a symmetrical T-plan building of two storeys and a basement. It is constructed of ashlar rock-faced stone, with a Welsh slate roof. The front façade has a central bay that breaks forward with an elaborate square tower and pyramidal ashlar roof.



Above : Principal elevation of the Institute from Victoria Road. Complete external repair and restoration has been undertaken. It provides meeting rooms, which are used by the community for a variety of social uses. Shipley College use the Institute for educational purposes and the Reed Organ and Harmonium Museum is housed in this building.

Right : Salt was made a Baronet in 1869 and was therefore entitled to an official coat of arms. The institute bears the official coat of arms which includes the palm of a hand.

The central portal has a tympanum, with a cartouche bearing the Salt coat of arms, flanked by carved figures by Thomas Milnes of 'Art' and 'Science'. The first floor round-arched windows have carved head keystones. The entrance hall has a large, stone dogleg staircase with turned balusters. The main hall has an elaborately plastered, coffered roof.

Outside, on the front corners of the property, two sculpted lions representing 'War' and 'Peace', also designed by Thomas Milnes, sit on large square bases. They sit opposite a matching pair in front of the school, which represent 'Determination' and 'Vigilance'.

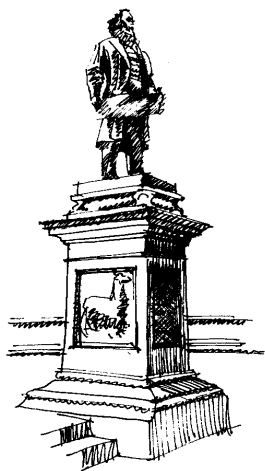


'Peace'

The building originally contained a lecture hall for 800 people, another smaller hall for 200, a library, reading room, games' room, billiard room with four tables, drill room, gymnasium, armoury, kitchen and meeting rooms. The Institute was claimed to have all the advantages of a public house without any of its evils.



Above : Victoria Square, Victoria Road. This postcard illustrates the importance of the space between The Institute and The School. Mirrored gardens, boundary features and the placing of the four stone 'lions' create the formal space between these two principal buildings.



Above : Line drawing of Salts statue by John Ayers.

Above top right : Bell tower on the Lodge house at the east entrance to Roberts Park. The bell was rung each evening to announce the closing of the park.

Right : Half Moon Pavillion in Roberts Park.

Below : Postcard showing the original north east entrance to Roberts Park (the Park is on the right). The highway in the middle of the picture is the former road bridge which spanned the River Aire from Coach Road into Saltaire.

Roberts Park (1871)

Register of Parks and Gardens of Special Historic Interest in England (Grade II)

Roberts Park covers approximately 6 hectares and was opened on 25th July 1871. It was landscaped by William Gay of Bradford, who was also responsible for the setting out of Bradford's famous necropolis at Undercliffe. The river was widened at this point to make it suitable for swimming and boating and a boathouse was built on the opposite bank. A cricket ground was laid out by the river and a promenade was constructed with refreshment rooms beneath, and a bandstand above, enjoying views across to the mill. Specimen shrubs and trees were planted along the walks. The park had strict opening hours, with its closing being signalled by a bell that is still on the lodge near Coach Road.

A bronze statue of Sir Titus Salt was erected in the park in 1903 to celebrate 50 years of the opening of the Mill and Salt's 100th birthday. The statue was commissioned by

Sir James Roberts (the then mill owner) and cast by Mr F Derwent Wood of Chelsea.

The park has an east-west axis, with pavilions, a central bandstand with croquet and bowling greens. In the south of the park is a cricket pitch, with the semi-formal layout of paths, surrounded flowerbeds, shrubs and trees to the north. Sir James Roberts purchased the park in 1891 and renamed it Roberts Park.





The Boathouse

Unlisted

The Boathouse stands on the banks of the River Aire, overlooking Roberts Park. It has been extensively altered and converted into a restaurant and public house.



Above : Postcard of the River Aire with the Boathouse represented in its original form. The former road bridge, crossing the river is clearly visible in front of the mills.

3 (b) History and Development

Bradford

The history of Saltaire is intrinsically linked to the history of the textile industry and the development of Bradford, as well as the beginning of a global economy and the influence of Great Britain as the industrial powerhouse of the world and the growing Empire.

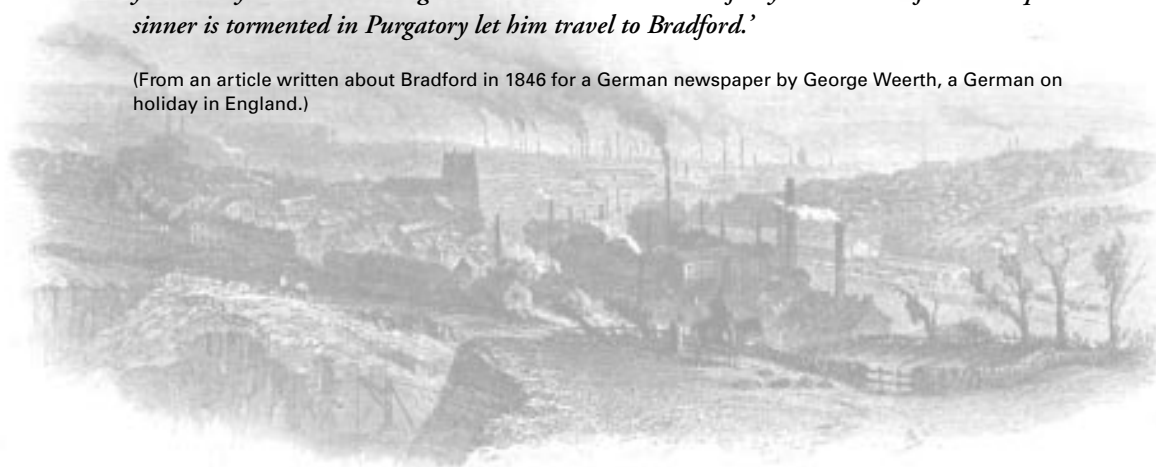
The worsted trade started in Bradford in the middle of the 18th century as the centre of a semi-rural textile production system, but it began to grow rapidly with the advent of steam power. The city's pre-eminence in the industry was due to the local availability of the resources needed in the manufacturing process, such as coal (to power the steam engines), iron-ore (for the manufacture of machinery), soft water (for scouring raw wool), sandstone (for building) and transport (the Leeds and Liverpool Canal and the Midland Railway).

Bradford's success acted as a magnet for migrants from the British countryside and world-wide, helping to swell the city's population in the unprecedented urban population explosion that was a characteristic of the Industrial Revolution, swelling from only 8,500 in 1780 to almost 104,000 seventy years later.

Success bred success and, by the middle of the 19th century, Bradford was one of the fastest growing cities in Europe. Whilst the entrepreneurs of the age lived in luxury, and protected their families from the environmental degradation of the industrial cities by moving them into grand homes in the suburbs and the countryside, the workers' living conditions were abysmal. Life expectancy for the average man or woman was just over 20 years. Apart from dangerous working conditions, workers lived in an atmosphere that was polluted by over 200 mill chimneys, belching out sulphurous smoke. The watercourses, from which the workers drew their supplies, were blackened with dyestuffs and effluent. Their housing was damp, unstable and overcrowded, with little or no ventilation. Bradford gained the reputation as being one of the most polluted towns in England.

'Every other factory town in England is a paradise in comparison to this hole. In Manchester the air lies like lead upon you; in Birmingham it is just as if you were sitting with your nose in a stove pipe; in Leeds you have to cough with the dust and the stink as if you had swallowed a pound of Cayenne pepper in one go - but you can put up with all that. In Bradford, however, you think you have been lodged with the devil incarnate. If anyone wants to feel how a poor sinner is tormented in Purgatory let him travel to Bradford.'

(From an article written about Bradford in 1846 for a German newspaper by George Weerth, a German on holiday in England.)



Titus Salt

Titus Salt's family was part of Bradford's phenomenal growth in the early days of the textile industry. Titus was born in Morley, West Yorkshire. In 1822, his father moved the family to Bradford to start a business as a wool-stapler and Titus joined him as a partner in 1824.

Salt's determination to succeed was evident by the late 1820s, when he purchased some Donskoi wool from Russia, but had difficulty in persuading manufacturers to use it because of its rough and tangled nature. Not to be thwarted, Salt developed the technology himself and set up in Thompson's Mill, Silsbridge Lane to spin the wool for himself. By 1836, he had expanded his empire to five mills in Bradford.

In 1836 Salt bought a consignment of three hundred bales of alpaca hair from Messrs. Hegan & Co. of Liverpool. Using his experience with the Donskoi wool, Salt devised a way to spin and weave the Peruvian Alpaca wool to produce a new class of goods called alpaca cloth. This proved to be very popular as the cloth was cheap, light in weight and looked like more expensive silk. The cloth became very fashionable, especially when it became known that Queen Victoria had ordered dresses made from alpaca.

Despite the culture of the period, which was generally acquiescent about exploiting the environment and the workforce to make as much profit as possible, Salt was committed to reducing Bradford's pollution problems and the effects on its people. In 1842, he fitted all his factories with the *Rodda Smoke Burner*, which produced relatively little pollution. In 1848, when he became Mayor of Bradford, he tried to persuade the Corporation to pass a by-law that would require all factory owners to use the burner. There was tremendous opposition to the proposal, as other factory owners refused to accept that smoke produced by their factories was damaging people's health.



Titus Salt
1803-1876

The Building of Saltaire - The Architects and the Engineer

When the Council refused to take any action on the pollution issue, Salt decided to expand his enterprise away from Bradford. In 1849 he met with architects Lockwood and Mawson to discuss his proposals. Henry Lockwood (1811-1878) and Richard Mawson (1834-1904) had joined forces in 1848 in Bradford, although Lockwood had begun practising in Hull in 1834. They were amongst Bradford's most prolific architects. The years when the practice of Lockwood and Mawson was at its peak corresponded almost exactly with the era of most significant expansion in Bradford and most other northern towns. Their first major project in Bradford was St. George's Hall, followed by the Wool Exchange and the Town Hall.



City Hall, Bradford, designed by Lockwood and Mawson. Work started in 1870 and the building was opened in 1873.

Lockwood and Mawson were one of the most successful firms of English provincial architects in the Victorian era. They were instrumental in the development of Bradford, a town that became a city during Victoria's reign, and developed from little more than a village into the world centre of the worsted trade in less than a century.

Henry Lockwood was born in Doncaster, where his family played an active part in the Nonconformist community of the town. Mawson's particular strengths were in estimating and project management skills, which were severely tested during the construction of Saltaire. Even by Victorian standards, this was a huge undertaking and one which few architectural practices of the time would have had the capacity to handle.

The partners had quickly cultivated a relationship with the 'city fathers' on their arrival in the town and they were very much the favoured architects of the Congregationalists around Bradford. Their religious and political convictions would have made them acceptable to the like-minded industrialists, such as Salt. They were chosen as the architects for the two clubs that such men would frequent - the Union Club and the Liberal Club - both built in 1877.

William Fairbairn (1789-1874) was one of the most celebrated Victorian mechanical engineers and a major contributor to the literature of the Industrial Revolution. He was President of the Institute of Mechanical Engineers in 1854-55. Fairbairn is reported to have said, '*I have a strong desire to distinguish myself as a man of science*', and his ingenuity in solving engineering problems resulted in his being commissioned as a technical advisor and designer for prestigious projects, such as the Menai and Conwy Bridges with Robert Stephenson.

He arrived in Manchester in 1814 and went into partnership with James Lillie. Their first major contract was for the drive shafting for Murray's Mill (Ancoats, Manchester), where he was able to implement his ideas on improved reliability by reducing the weight and dimensions of the components, resulting in fewer breakages. He also used wrought iron in the manufacture of drive shafts, instead of the traditional cast iron, which was more susceptible to breakages. This expertise was sought for the construction of Salt's Mill to ensure that it was built to the highest standards of efficiency and safety, especially fireproofing. For Fairbairn, this proved to be his largest commission in the design of textile mills, where he was responsible for the planning of the whole mill, with the exception of the architectural detail, which remained the province of Lockwood and Mawson.

Whilst the idea of constructing a mill and working village was not new, Saltaire's significance lies in the scale and grandeur of the finished product, and the authenticity and integrity of the site today. Salt was inspired by men like Robert Owen (1771-1858), who had developed the model village concept at New Lanark in 1800, where he and his partners acquired the mills started by David Dale and Richard Arkwright. Yet, to build a new town was still a colossal undertaking, and the area had to be chosen with great care to ensure the success of the enterprise. Land was found a few miles north of Bradford. The choice of site was influenced by a combination of economic, philanthropic and practical considerations:

- *The area had access to its own water supply for the manufacturing process (there was a growing shortage of soft water in Bradford);*
- *The transportation links were excellent. The site had access to the River Aire, the Leeds and Liverpool Canal and the Midland Railway line and was almost equidistant from major east and west coast ports (Hull and Liverpool) for the import and export of materials;*
- *The majority of Salt's whole operation could be brought together under one roof using modern, efficient technology (expansion was not possible in Bradford, where land was scarce and expensive). It enabled the vertical integration of virtually the entire textile manufacturing process to be achieved on one site, which at this stage in the development of the industry was economically very beneficial;*
- *The area would provide a better environment for his workforce, with more spacious and healthy living conditions, clean air and access to the open countryside;*
- *The Brick Tax and Window Tax had been repealed, so larger buildings were not penalised and natural light could be used to better effect. The new building could be aligned on an east-west axis to maximise daylight; and*
- *A new building could be fireproofed.*

The timing of the building of Saltaire was fortunate in that full integration was not possible until Lister's combing machines had become available in the

1840s. Then, twenty years after the building of Saltaire there was a slump in the lustre cloth trade caused by a change in fashion to all wool worsteds, manufactured primarily in France. Integrated mills planned in the 1870s were only partly built, like Young Street Mill at Manningham. The design of mills was also to change radically with the advent of large-scale production of steel in 1856 by Henry Bessemer, and the use of reinforced concrete beams.

Ultimately, the integrated mill housed almost the complete production process from sorting through to finishing, one of the first mills of its type to do so. Its huge scale and use of the Italianate style was deliberately impressive to compensate for the lack of architectural design in the manufacturing industry at the time. Saltaire was one of the earliest mills to use Italianate detailing, other mill complexes like Dalton Mill, Manningham Mill and Legram's Mill followed this style. The mill was opened on 20th September 1853, on Salt's 50th birthday, when the whole workforce and the guests were entertained to a lunch in the 'weaving sheds'.

Saltaire Mill could be seen as a culmination of a distinct phase of the evolution of textile mills, incorporating many developments that had progressed the textile industry from Arkwright's Cromford Mill of 1771 to the building of Saltaire. These developments include:

- *The iron framed building using cast iron and wrought iron for members in compression and tension;*
- *The use of rotative steam power first appeared at Papplewick Mill, Nottinghamshire in 1786;*
- *The railway engine and transport network;*
- *The north-lit shed from the 1820s;*
- *The multi-storey buildings;*
- *The fireproof building construction first used at Ditherington Flax Mill, Shrewsbury in 1796-7;*
- *The automation of the production process, changing the industry from individual cottage industries and allowing planned integration;*
- *The design layout centrally located steam engines to reduce the loss of power in transmission; and*
- *The design layout enclosed the stairwell at the end of the buildings to allow large open workspaces.*

Whilst the businessman in him determined that the mill should be constructed first, an accompanying settlement was seen as a necessary and philanthropic gesture, following on from Salt's personal commitment derived from his own experience of working-class deprivation in industrial Bradford. Until the first cottages were completed, workers were brought in by train and, even after the houses were completed, a proportion of his workforce continued to travel in to work from the surrounding areas.

The model village was a means of providing a well-disciplined environment, imposing an approved lifestyle for its residents. Salt planned that his new village should have over 800 dwellings, wide streets, recreational land, a large dining hall and kitchens, baths and wash houses, an institute and a church. He included allotments as part of the original village plan to improve the quality of the workers' diets. They were one of the few areas of open greenery that was not a formal garden, and they gave rise to the Horticultural, Pig, Dog, Poultry and Pigeon Society in 1876. There was an annual show, which expanded to include horse jumping and an athletics meeting of national standing.

Salt's achievements at Saltaire are truly representative of the spirit of the times. Whilst the church and its teachings were an important part of the typical Victorian industrialist's family life, something of a very secular nature was entering into their spiritual activities. As can be seen in the funerary fashions of the period, political and industrial leaders no longer felt it enough to accumulate their good works as credits to ensure their safe passage into the afterlife. They wanted recognition for their efforts whilst still alive, and to ensure that the greatness of their achievements was remembered long after they were dead. On a public scale, civic pride in building grand town halls and in providing recreational grounds advertised the success of the industrialist, and has been interpreted as a boastful gesture, rather than a physical realisation of philanthropic motivation.

Whilst Salt was certainly not inhibited by false modesty - evident in his naming of the village and most of its streets after himself and his family - there was undoubtedly a genuinely philanthropic concern for his workforce in the making of the community and social provisions in Saltaire, as well as a shrewd calculation of the economic benefits he would realise through the increased productivity of a contented and loyal workforce.

Saltaire had a wide range of housing and facilities by the time of its completion, but none of it was home for the Salt family. In 1867, Salt bought Crow Nest at Lightcliffe, a late 18th century mansion that he had leased from 1844 to 1858. Its distance from his mill at Saltaire was compensated for by the inclusion of a private suite of rooms within the Salts Mill office block.

John Ruskin saw Salt's motives more as a subjugation of the working classes rather than conciliation. Whilst a principal motivation for Saltaire was undoubtedly to make money, what made Salt different from his peers in Bradford was his desire not to do this at the expense of his workers. Ruskin's charge in retrospect seems harsh. Salt need not have provided housing above the byelaw standard, nor did he need to provide such extensive facilities, including almshouses for former workers, hospital and dispensary and the Institute and park. Salt gave the workers the opportunity to expand their minds, and in providing different types of housing (based on a study of the requirements of his employees) for different classes of worker, he arguably gave his employees something to strive for.

Below : Interior of the West Wing at Crow Nest C1917.

Bottom : Crow nest at Lightcliffe. Both photographs are owned by Mr. Geoffrey Kershaw, grand nephew of Mr. Richard Kershaw who purchased the property in 1878 following Salt's death.



Saltaire - An International Success Story

During the construction phase of Saltaire, Salt and his model village were gaining national and international recognition. Numerous dignitaries visited Saltaire, including Lord Palmerston and members of the British Association for Advancement of Social Sciences in 1859. Lord Cavendish, the Prime Minister of New Zealand, and his wife visited Saltaire and the Burmese and Japanese ambassadors also came to admire Salt's creation.

At the Paris Exhibition in 1867 Salt was encouraged to enter a competition for the best welfare scheme. He replied, *"What has been attempted at Saltaire arose from my own private feeling and judgement, without the most remote idea that it would become subject of public interest and inquiry. A sense of duty and responsibility has alone actuated me, and I would have avoided publicity. If the answers given to the questions of the Imperial Commissioners, or if any of the facts, which experiment or experience has elicited, prove of benefit to the public, or should lead others to adopt, and enable them to surpass the result of my effort, I shall be thankful. For myself, I can enter into no competitive rivalry for well-doing, and the particulars and illustrations furnished of the establishment of Saltaire, are placed at the service of His Imperial Majesty's Commissioners on the distinct understanding that they are not given in competition for any prize, nor subject to the arbitration of a jury"*. In the same year he was awarded the "Legion d'Honneur" by Napoleon III for his work at Saltaire. A further accolade came when he was created a Baronet in 1869 and was granted the crest he had been using the past nineteen years as his coat of arms. Sir Titus Salt died on the 29th December 1876, shortly after the last building in the village was completed. He was given a civic funeral on the 15th January 1877 and buried in the mausoleum at Saltaire Congregational Church. The funeral route was lined with an estimated 100 000 people, most mills were closed for the day, and the cortege extended for over a mile.

The Legacy of Saltaire

After Salt's death in 1876, only three of his sons took any interest in the business - Titus Junior, who died in 1887 at the age of 44, Edward and George. In July 1881 the firm was registered as a limited liability company under the directorship of Edward and Titus Junior, with Charles and William Stead. Profits went into decline as the mixed fancy goods produced by the company went out of fashion. More important than this was the effective closing of the American market when President McKinley imposed heavy duties on manufactured products. In a last attempt to secure a corner of the market in America, Salts established a plush fabric plant at Bridgeport USA, but this enterprise failed, and in September 1892 the company was wound up.

Four Bradford businessmen, John Rhodes, John Maddocks, Isaac Smith and James Roberts took over the mill and village in June 1893. The latter became sole owner in 1899 and sold his assets for £2million in February 1918 to

another syndicate of Sir James Hill and his sons, Henry Whitehead and Ernest Gates. This company reformed in 1923 to become Salts (Saltaire) Ltd.

The village was sold to the Bradford Property Trust in 1933 thus enabling houses to be bought by their occupiers for the first time in the village's history.

During the inter-war period, the new business flourished with raw materials being drawn from all over the globe - South Africa, South America, Australia, India and China. The list of fabrics manufactured at the mill in 1937 is impressive - mohair, alpaca, cashmere, camel hair, crossbred and botany yarns for both men and women's clothing, serge or fancy worsted and mohair suiting for men's wear in great variety, including Belwarp. For women there were serges, gabardines, plain and fancy costume cloth and dress goods, as well as mohair and alpaca linings.

During the Second World War production concentrated on manufacturing goods for the services, employing displaced persons from Eastern Europe. In the 1950s, the ethnic structure of the workforce was to be complemented by male immigrants from Commonwealth countries, employed for the night shift, which women were not allowed to by law at that time.

In 1958 Illingworth Morris & Company Limited purchased the Salt Mill complex for over four and half million pounds. The group also acquired Woolcombers Ltd in 1972, and all the combing activity was moved away from Salts Mill; the dyeing section was closed shortly after, and the spinning eventually contracted out to Daniel Illingworth Limited.

The chimney of the mill stood originally at 76m high, the top 8m were removed in 1971 for safety reasons. In the same year Saltaire was designated a Conservation Area.

In the early 1980s, Salts Mill was in economic decline, which affected the village, too. Many of the major buildings became semi-redundant and the fabric of the whole complex began to fall into disrepair. Despite this downturn in fortune, the Saltaire Village Society was formed in 1984 to try and regenerate the area.

The mill finally closed in 1986, and was purchased in June of the following year by Jonathan Silver. His dynamic personality was to have a tremendous influence over the whole of Saltaire in the coming years.

- **1987** The 1853 Gallery was opened in the Mill, exhibiting works of the local-born artist with an international following, David Hockney. The world's media descended on the gallery on 10th November 1989, when Hockney faxed 144 pages of art from California and 'fax art' was created.

- **1990** Pace Micro Technology began to rent space in the Mill - a company that is world-renowned for digital technology for satellite, cable and terrestrial receiving equipment.

- **1992** The Royal Mail stamp, designed by Hockney, was launched at the Mill. Major refurbishment programmes started on the shops, the Institute and the School.

- **1993** Instead of being in decline, the Mill had become an exciting, vibrant place, full of activity. Hockney's 'very new paintings' were exhibited (the only place in England to house the paintings), attracting over 90,000 visitors, the Mill has a new Hockney exhibition almost every year. Salt's Diner opened and it can now accommodate 370 people.

- **1994** Saltaire's Traders' Association was formed, with Jonathan Silver as its first president.

- **1996** Prince Charles visited Saltaire to attend a meeting of the 'Prince's Regeneration Through Heritage' scheme, with Salts Mill providing the perfect backdrop for the event. Saltaire won the Civic Trust's Centre Vision Award.

- **1997** Saltaire won the Europa Nostra award for Conservation-Led Regeneration. This is Europe's highest award for heritage projects. Jonathan Silver died. His ten-year involvement with Saltaire has had an enormous impact on the regeneration and rejuvenation of the Mill and village.

- The Rt. Hon. Chris Smith MP, Secretary of State for Culture, Media and Sport, visited and, more recently, in August 1999, a delegation arrived from the University of Hong Kong's Department of Geography and Geology. Another stamp based on Hockney's picture of Salts Mill was produced by the Post Office as part of its millennium celebration.

Saltaire is now a busy, vibrant and economically viable village. The shops on Victoria Road and Gordon Terrace are thriving; domestic property is sought after because of the quality of the environment and the excellent rail links to Leeds and West Yorkshire. The continuing interest in the village's history and the demand to work and live in today's Saltaire shows that the original design was part of a successful, sustainable formula which will take it into the twenty-first century.



3 (c) Form and Date of Most Recent Records

| AGENCY | TITLE | DATE |
|--|--|--|
| Department for Culture, Media & Sport | The Statutory List provides a brief description of the buildings of 'Special Architectural or Historic Interest' within the area. The City of Bradford Metropolitan District Council holds the record in computerised form. | Periodic updates |
| City of Bradford Metropolitan District Council | Saltaire Conservation Area was designated in 1971 under the provision of the Civic Amenities Act 1967, now the Planning (Listed Buildings and Conservation Areas) Act 1990. Conservation Area Appraisals and Reviews, including maps, descriptions and character statements. | Periodic updates |
| City of Bradford Metropolitan District Council | Photographic Review. All residential properties photographed. Next review due in 2000. | Periodic updates |
| City of Bradford Metropolitan District Council | Conservation Area Partnership Schemes. The condition of the residential properties was recorded during the lifetime of the Schemes. | April 1996-March 1999 & April 1998 -Jan 2001 |
| West Yorkshire Archaeology Service | WYAS is funded by the five West Yorkshire Metropolitan District Councils to maintain the County's Sites and Monuments Record and to provide archaeological advice. The primary record number for the SMR is WYAF SMRPRN 3657, this file contains information on Saltaire with a summary computer record. Constant updates. | 1985 onwards |
| English Heritage | Survey of Roberts Park for inclusion on the Register of Parks and Gardens. | 1984 |
| English Heritage | The Royal Commission on the Historic Monuments of England's Historic Buildings Report : Salts Mill in the form of photographs, sketch plans and text. | 1986 |
| City of Bradford Metropolitan District Council | Roberts Park Condition Survey for Heritage Lottery Funding. | 1998 |
| City of Bradford Metropolitan District Council | Technical Report for the Refurbishment of Almshouses at Saltaire Village. | April 1994 |
| Church Trustees | United Reformed Church Condition Survey | 1999 |
| Dr. Charles Brown The Browns Matthews Partnership, Warwick | Victoria Hall Quinquennial Inspection | 5 yearly |
| Dr. Charles Brown The Browns Matthews Partnership, Warwick | The School Quinquennial Inspection | 5 yearly |
| Rance Booth & Smith | The Dining Hall : Rolling Programme of planned maintenance with an annual survey of the fabric. | 1998 |
| Salts Estates Ltd | Salts Mill : Regular Surveys for maintenance and refurbishment purposes. | Periodic Updates |
| Bradford Health Authority National Health Service | The New Mill : Property Survey | 2 yearly |
| Methodist Church Central Services | Saltaire Methodist Church Condition Survey | 5 yearly |
| City of Bradford Metropolitan District Council | Detailed drawings at 1:1 and 1:20 were prepared, illustrating the original detailing to windows and doors and shop fronts. | 1989 - 1992 |
| DEVELOPMENT PLANS | | |
| City of Bradford Metropolitan District Council | Unitary Development Plan | 1988 (currently under review) |
| <i>NB The majority of the major buildings within Saltaire have regular condition surveys and maintenance programmes. These records are commissioned by individual property owners and are not published.</i> | | |

3 (d) Present State of Conservation

In 1986, several of Saltaire's Listed Buildings stood empty, including masterpieces of the original design - Salts Mill, the New Mill and the Coach House. In the village, too, the buildings were beginning to look shabby. Since that low point, the fabric of Saltaire has recovered. The Salts Mill is now occupied, the New Mill has been converted into offices for Bradford Health Trust and privately owned residential flats, and the Coach House has recently been restored. All the major buildings are now in use and in capable hands in terms of their future maintenance.



In addition to these projects, many environmental schemes have been undertaken to ensure the settings of the Listed Buildings are enhanced. These works have included the use of high quality materials in the use of the footpaths and highways wherever possible.

The houses are popular and only one or two stand empty for any length of time. Generally, they are fully occupied and there is a healthy turnover on the housing market. The community is stable, as are the house prices. The influx of younger people also ensures that the houses are well maintained, as younger people tend to be more active and also have greater disposable income. There are no Listed Buildings at Risk in Saltaire. However, whilst the structure and composition of the village is secure, the visual details within the Conservation Area are still lacking in many places, and the focus for the future needs to be concentrated on features such as doors, windows and chimneys.

In 1996, recognition of the work that had been carried out in Saltaire began to surface. No fewer than 15 organisations in the village, including Salts Mill, received awards from the Civic Trust, including the Boots Centre Vision Award, given for the most outstanding contribution to the improvement of a town or city centre, beating Edinburgh Opera House and London's new Waterloo Station. Amongst the improvements that so impressed the judges was Silver's conversion of Salt's former coach house. HRH Prince Charles said, *'I was delighted to see what Jonathan Silver has achieved at Salts Mill. It was wonderful to see a high-tech business located within a 19th century mill'*.



In 1997, the village beat 120 entrants from 20 European countries to win Europe's top award for conservation and restoration - the Europa Nostra IBI medal, presented by Prince Henrik of Denmark. The medal was awarded *'for the overwhelming achievement by the private and public initiative in regenerating a famous 19th Century industrial community through the conservation of its architectural heritage'*.

State of Conservation of Individual Buildings

● **Salts Mill** has undergone restoration and the partitioning of the original large workspaces to convert the old mill into economically viable uses. All partitioning is reversible. Further space is available and will be refurbished as demand decreases and finances become available. Around 70% of the roof has been replaced, the building is generally in good structural condition. The multi-million pound investment has come exclusively from private sources. The building is now occupied by a mixture of retail and manufacturing uses.



● **The New Mill** was extensively refurbished in 1992/3 at a cost of over £1million. It is now in a good state of repair and fully occupied. The western end of the new mill has been converted to offices for Bradford Health Authority and the canal side building into 98 privately owned apartments. This work involved the partitioning of the original large workspaces, but is reversible. Vehicular access was created through the basement areas.



● **The Dining Room** is currently fully occupied by Shipley College, which owns the building. The building was completely refurbished and converted to its present use by Langtrey Langton Architects of Bradford in 1998 as part of a £4.5million investment in Saltaire by Shipley College. Partitions were introduced into the large dining area to provide suitable teaching accommodation, but the work is reversible. An annual inspection of the fabric of the building is executed by local architects Rance Booth & Smith on behalf of the College. The property is in excellent repair, with only minor maintenance needed to the land within its curtilage.



● **The Saltaire United Reformed Church** formerly the Congregational Church, was partly refurbished in 1998-99 by Saltaire architects Rance, Booth and Smith, at a cost of over £0.5million, funded by the Heritage Lottery Fund and English Heritage towards the cost of the reconstruction of the roof (east end) and tower to maintain the original use of the building and ensure its long term survival. Phase II of the project, which includes work to the walls, windows and portico is still to be carried out.



● **Victoria Hall** formally known as the Institute is owned by the Salts Foundation and leased on a peppercorn rent to the City of Bradford Metropolitan District Council. The hall is generally in a good state of repair following an extensive refurbishment by the Council in 1992 at a cost of £1.35million. This included repairs to the roof, decorative stonework and windows, the stabilising of ceilings and full redecoration. The basement floor is sub-let to Shipley College, the ground floor has in one room a world renowned reed organ and harmonium museum with examples of the instruments from all over the globe. The other rooms on the ground floor and first floor are rented out for weddings, meeting and performances. The gardens to the north and south at the rear of the building require maintenance.



● **The School** is in a good state of conservation. The building was extensively refurbished in 1992 that included the removal of all later additions to the building and restoration of the original fabric. At the same time an extension that mirrors the style of the original building was added to the rear. It is linked to the main building by two walkways. The building is fully occupied by Shipley College.



● **The Almshouses** are currently undergoing phased refurbishment, which includes windows, doors, roofs and chimneys. The properties are fully occupied. The central landscaped area requires maintenance.



● **The houses'** condition and the extent to which original features have survived vary greatly throughout the village. A total of £1.225million has been spent via the former Town Scheme and more recently the Conservation Area Partnership Scheme reinstating and repairing original features. However, there is still a substantial amount of work required and it is very much a long-term aim to bring all of the properties back to the original appearance. The houses are generally fully occupied, and the area is much sought-after in the property market.



● **Roberts Park** is in need of restoration. Much of the planting is now over-mature and overgrown, with the result that the area is beginning to look neglected. The City of Bradford Metropolitan District Council is currently preparing a proposal for the restoration of the park and other landscape areas of Saltaire.



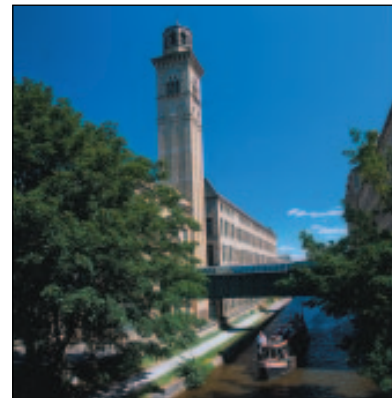
● **The Hospital** underwent extensive refurbishment to convert it into a nursing home. It is in a good state of repair.



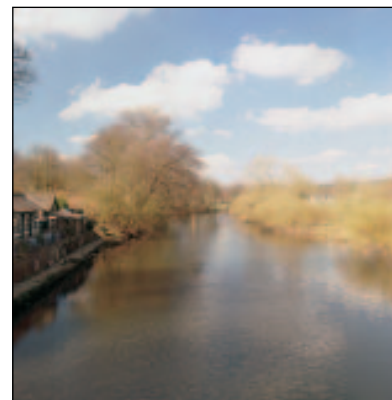
● **The Railway Station** opened in 1984 and was constructed on the site of the original Midland Railway Station, which closed in 1964 and was subsequently demolished. The station shelters are clad in local stone. The railings to the ramp were designed to match the original railings, and the overhead line equipment was painted black to be less visually intrusive.



● **The Canal** is owned by British Waterways, which has a rolling programme of planned maintenance and investment for the Leeds and Liverpool canal. The canal side walls and towpaths are in need of repair.



● **The River Aire** is subject to an assessment of its water quality under national guidelines and targets. The water is graded according to its purity, with Grade A being the highest quality and Grade F the poorest. The most recent published results (1998) show that the samples of water taken from Salts Weir over a three-year period were classed as Grade C.



● **The Wash House** was opened in 1863 and comprised 24 baths (12 male and 12 female), a Turkish bath, six washing machines, a rubbing and boiling tub, wringing machine and hot air dryers. The facilities were not used and were converted into housing. These also proved unpopular and were eventually demolished in 1894. Garages currently occupy the site.

● **The Wesleyan Methodist Church** was built in 1868 on land gifted by Salt in 1866. The building was demolished in 1970 due to its deteriorating condition and the design being impractical for modern use. The site now has a new church, the Saltaire Methodist Church, which was built in 1971. It is stone faced and its original flat roof was replaced with a slate pitched roof, which was more in keeping with the surrounding roof style.



● **The Congregational Sunday School** was the last building for which Salt was responsible. It was opened in 1876 and demolished in 1972. It was built on land originally intended for a hotel. Since 1994, the land has been used as a car park and toilet facilities for visitors which have been provided at a cost of £67,000.



3 (e) Policies & Programmes Related to the Presentation and Promotion of the Property

The aims of the policies and programmes related to the presentation and promotion of the property are to:

- Increase sustainable tourism
- Raise levels of awareness for visitors and the local community
- Aid economic regeneration

The City of Bradford Metropolitan District Council has produced a Saltaire Trail leaflet that provides a short history of Saltaire and a suggested self-guided walk around the village. To supplement this, five interpretation panels are to be erected around the village in the Summer of 2000.

The Tourist Information Centre on Victoria Road sells a range of illustrative guides to the area, as well as organising guided tours around the village. The Centre, which opened in 1985, is privately owned, and has a wide range of information on other attractions within the area to supplement and promote the Saltaire visitor experience.

The internet offers extensive coverage on Saltaire, from its history to current news on the following web sites:

- www.bradford.gov.uk
- www.bradford.gov.uk/tourism/trails/saltaire/saltaire_1/htr
- www.ytb.org.uk
- www.cravenherald.co.uk/bradford/shingley/tourism/shingley.ht
- www.yorkshirenet.co.uk/shingleyglentramway/index.htr
- www.members.tripod.co.uk/saltaire/tourist.htr
- www.boston.co.uk/stories/travel/saltaire_england.ht
- www.members.tripod.co.uk/saltaire.albert.ht
- www.members.tripod.co.uk/photos.htr
- www.members.tripod.co.uk/bibliogr.ht
- www.members.tripod.co.uk/Braine.ht
- www.members.tripod.co.uk/victoria.ht
- www.members.tripod.co.uk/~saltaire/History1.ht
- www.members.tripod.co.uk/~saltaire/History2.ht
- www.members.tripod.co.uk/~saltaire/new.ht
- www.members.tripod.co.uk/~saltaire/heritage.ht
- www.unesco.org/whc/archive/nara94.ht
- www.leonard1.dircon.co.uk/hellow1.ht
- www.rudi.herts.ac.uk/ppo/bura/award97/bpa97_8.ht
- www.spartacus.schoonet.co.uk/lrsalt.ht
- www.bitc.org.uk/rth/saltaire.htr
- www.clanvis.com/loc/sm2.ht
- www.clanvis.com/loc/hock.ht

The City of Bradford Metropolitan District Council promotes the village, the 1853 Gallery and Salt's Mill as a visitor destination for coach operators, tour operators and group travel organisers via a programme of Travel Trade Exhibitions, Direct Mail and a Travel Trade Directory.

The Shipley Resource Centre on Exhibition Road, based at the Library of Shipley College, has a collection of documents, photographs and other memorabilia on Saltaire. These items are available upon request during the College's term time, and are often on display during the holiday periods.

The Regional Development Agency (Yorkshire Forward) is currently working on a re-branding of Yorkshire that will link into Yorkshire Tourist Board's (YTB) regional strategy. YTB is keen to develop synergy between the region's attractions in order to prolong visitor stays and to induce more long-distance visitors to the region. The district's multiple attractions offer excellent potential for strengthening visitor links with other successful ventures in neighbouring areas, notably the Dales, Moors, Haworth and Brontë Country, the Yorkshire Sculpture Park, etc.



Future marketing activity will embody sustainable tourism in meeting the needs of visitors whilst protecting the significance of Saltaire in terms of its environment, culture and community.

4. Management

4 (a) Management Plan

The Management Plan for the Site that will be submitted in support of the Nomination will look at the main issues affecting the area and suggest objectives, and programmes of action to ensure a holistic and co-ordinated approach to management. The plan provides a clear framework for the continuing protection and conservation of Saltaire's heritage qualities, whilst providing a sustainable and economically viable future for the site.

The approach to the Management Plan incorporates the following aims:

- To establish a forum of those with ownership of, and management rights over, land within Saltaire. This will include the occupiers of all residential and commercial properties. The purpose of this will be to work towards a consensus between those who will have direct control over the land to produce a strategy which is realistic and achievable, and which will be implemented in a sensitive and sustainable manner;
- To use the 'Statement of Significance' provided in the Nomination document to develop a detailed strategy for the management of the site that will protect its significance;
- The Management Plan for the Site will be a working document. It will be comprehensive and flexible, written in a clear and factual style, and capable of continuous development;
- To identify the incidences and levels of vulnerability to the cultural heritage of the area;
- To develop proposals for the protection and enhancement of the special qualities and significance of Saltaire and identify a strategy by which they will be implemented and maintained; and
- To identify and review the status and effectiveness of current measures within the site that are designed to protect and enhance the area's special status and significance.

An established framework of central and local government legislation and planning policies covers the whole of Saltaire. These policies are set out in sections 4(d) and 4(g) and cover protection, conservation and regeneration of the area.

The Management Plan for the Site is being prepared in accordance with the “Management Guideline for World Cultural Heritage Site” by Bernard M Fielden and Jukka Jokileto. The Management Plan examines the key issues affecting the site, highlighting objectives for the continuing conservation and prosperity of Saltaire, and provides a framework to ensure a fully co-ordinated approach to management.

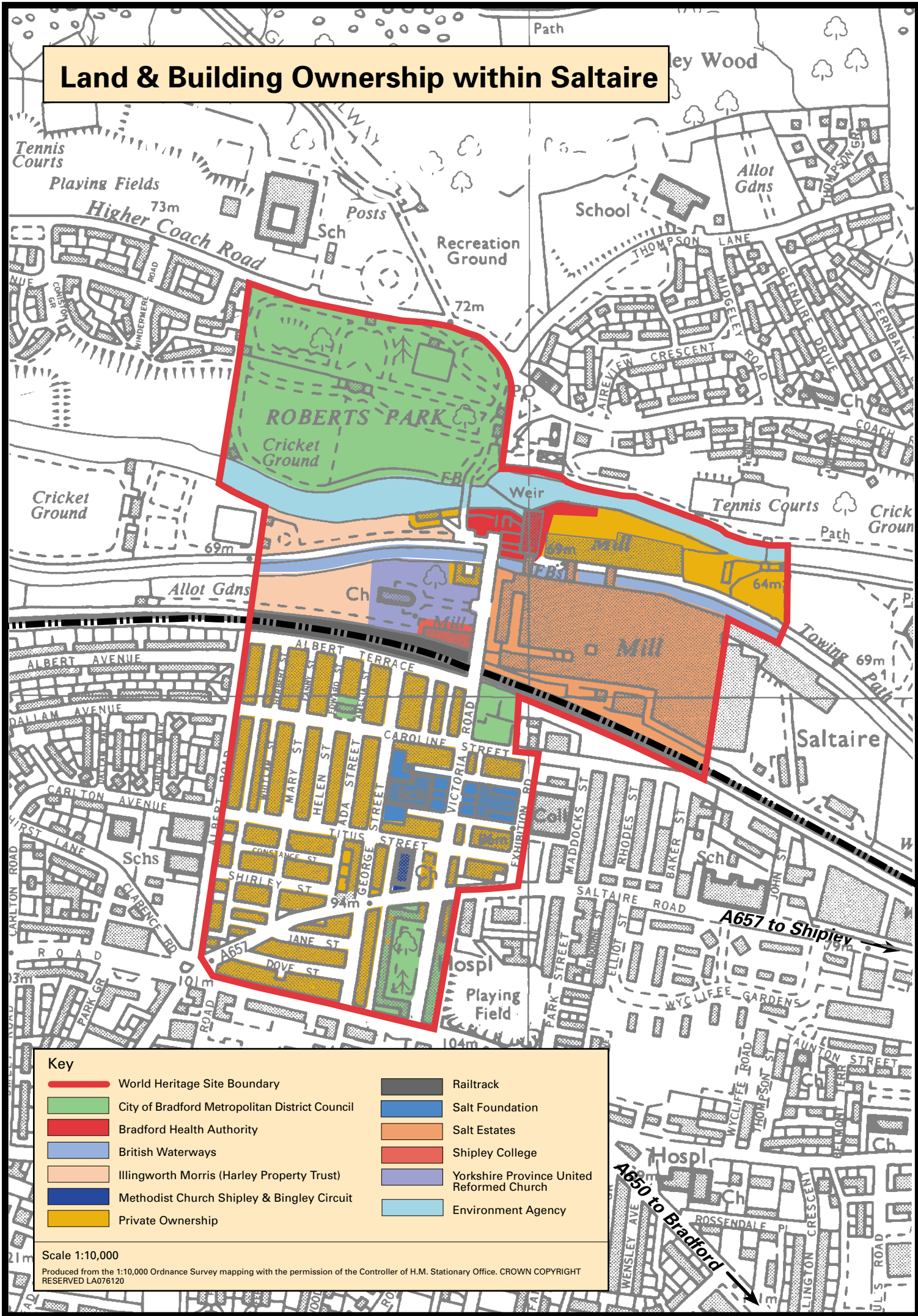
The Management Plan for the Site that will be submitted in support of this Nomination continues to be developed and refined. As advised in the guidelines (Section 5.2.4), the Plan is in loose-leaf form and is subject to continuous review. Each of the issues identified as having an impact upon the significance of Saltaire will determine a series of projects and policies that will guide changes to the village and the mills in the short, medium and long term. The Management Plan will identify the methods by which these aims will be achieved, such as through funding that has already been secured or sought, or new policies in the UDP.

4 (b) Ownership

Within Saltaire there is a wide variety of property owners, with the majority of buildings in private ownership. The following table identifies the owners of the land and buildings. A map provided opposite supplements the table below.

| OWNER | LAND AND BUILDINGS |
|--|---|
| City of Bradford Metropolitan District Council | Majority of Almshouses Roberts Park Car Park Allotments to front of Salts Mill Highways |
| Bradford Health Authority | Offices at New Mill, and car parks to the front and the rear |
| British Waterways | Leeds and Liverpool Canal |
| Illingworth Morris (Hartley Property Trust) | The Rose Garden The Sports Ground Land to rear of Church Housing to Stable Block |
| Methodist Church Shipley & Bingley Circuit | Saltaire Methodist Church |
| Private Ownership | Residential Properties Shops 4 Almshouses Apartments at New Mill |
| Railtrack | Track and land between fences |
| Salt Foundation | The School The Institute (Victoria Hall) |
| Salts Estates Ltd | Salts Mill |
| Shipley College | The Dining Hall Land by Railway near Dining Hall Allotments in Caroline Street |
| Yorkshire Province United Reformed Church | Saltaire United Reformed Church |

Land & Building Ownership within Saltaire



Key

- | | | | |
|--|--|--|---|
| | World Heritage Site Boundary | | Railtrack |
| | City of Bradford Metropolitan District Council | | Salt Foundation |
| | Bradford Health Authority | | Salt Estates |
| | British Waterways | | Shipley College |
| | Illingworth Morris (Harley Property Trust) | | Yorkshire Province United Reformed Church |
| | Methodist Church Shipley & Bingley Circuit | | Environment Agency |
| | Private Ownership | | |

Scale 1:10,000

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4 (c) Legal Status

| STATUS | AREA/PROPERTIES |
|---|---|
| Conservation Area | Saltaire was designated a Conservation Area in 1971 by the former West Riding County Council. The Leeds-Liverpool Canal was designated as a Conservation Area in 1982. |
| Buildings of Special Architectural or Historic Interest (Listed Buildings) | The UK Government listed almost the entire village in 1985. |
| Register of Parks and Gardens | Roberts Park was designated Grade II in 1984. English Heritage compiles a Register of Parks and Gardens of Special Historic Interest. |

The whole of the nominated World Heritage Site of Saltaire is a Conservation Area, which was designated in 1971 by the West Riding County Council under the provision of the Civic Amenities Act 1967. The Leeds and Liverpool Canal has also been designated a Conservation Area since 1982, but does not overlap the Saltaire Conservation Area. The physical relationship between the two is illustrated overleaf.

Over 99.5% of the buildings and structures within Saltaire have been designated as buildings of Special Architectural or Historic Interest (Listed Buildings) under the provisions of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Saltaire Mill and its settlement are currently being re-assessed in a national thematic listing review of the Textile Industry being undertaken by English Heritage. The findings of this review, and its recommendations to the DCMS, will not be known in time for nomination but in the opinion of the assessors, many of the buildings on the Saltaire list, because of its relatively early date, are undergraded. There is no doubt that the mill itself will be recommended for Grade I.

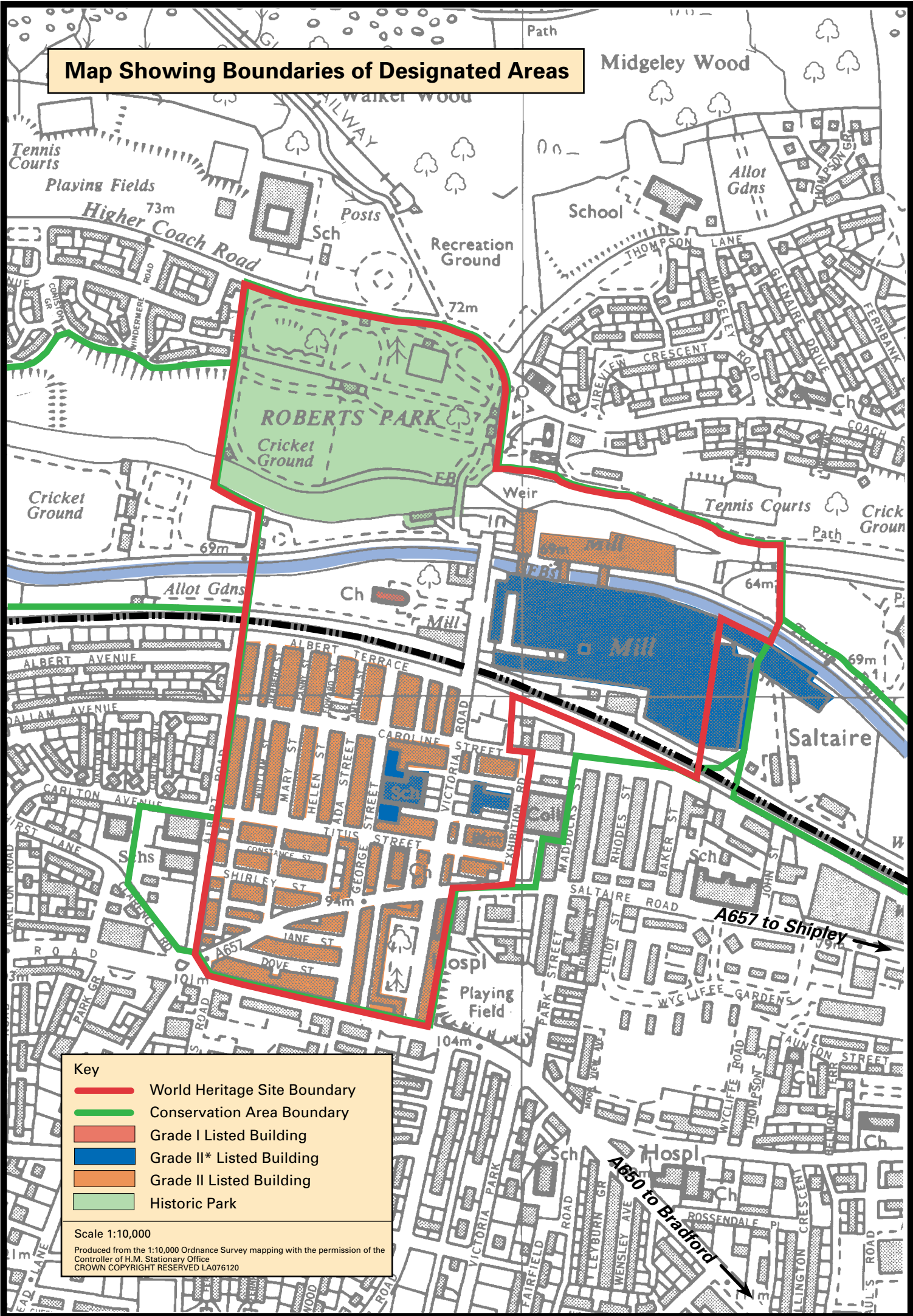
There are three grades of Listed Buildings identified within the Act. The current position at Saltaire is as follows.

- **Grade I** are the most important and best-preserved buildings. Only about 2% of all Listed Buildings in England are within this category. Saltaire has one Grade I listed building (the United Reformed Church),
- **Grade II*** is the second category. Only about 4% of listed buildings are in this grade in England. Saltaire has three Grade II* Listed Buildings (the Institute, the School and Salts Mill); and
- **Grade II** comprises about 94% of England's Listed properties. Saltaire has over 800 Grade II Listed Buildings.

English Heritage compiles a Register of Parks and Gardens of Special Historic Interest, which has a similar grading system to Listed Buildings. Roberts Park in Saltaire is designated Grade II in the register.

The map opposite identifies the location of these features.

Map Showing Boundaries of Designated Areas



- Key**
- World Heritage Site Boundary
 - Conservation Area Boundary
 - Grade I Listed Building
 - Grade II* Listed Building
 - Grade II Listed Building
 - Historic Park

Scale 1:10,000
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4 (d) Protective Measures

New development and changes to existing properties in England are covered by the British system of land-use planning, which is controlled by central government through the Secretary of State for the Environment, Transport and the Regions, and the Secretary of State for Culture, Media and Sport. In particular, the latter has a duty, under Part I of the Planning (Listed Buildings and Conservation Areas) Act 1990, to compile a list of Buildings of Special Architectural or Historic Importance (Listed Buildings).

This section covers the protection afforded the built and natural heritage in some detail, as it is felt that the significance of Saltaire is safeguarded, to a large extent, under these existing measures. Information is also given here on how these already comprehensive measures can be further strengthened for World Heritage Sites.

At the local level, the City of Bradford Metropolitan District Council as the Local Planning Authority, has a statutory duty to consider all applications for development in the built and natural environment and for proposals to alter or demolish listed buildings. Where there are any potentially contentious issues, or where any proposals affect properties or land of a particularly sensitive nature, such as certain historic buildings and areas, the application may be referred to the Secretary of State for the Environment, Transport and the Regions. Under the provision of Part II of the Planning (Listed Buildings and Conservation Areas) Act 1990, the Local Planning Authority also has a duty to designate and care for Areas of Special Architectural or Historic Interest (Conservation Areas).

The work of Local Planning Authorities falls into two broad categories:

- Forward Planning, which formulates policies for future development within the administrative area, and
- Development Control, which considers applications for Listed Building Consent and all planning applications for land-use development, including changes of use of property or land.

Forward Planning

Local Planning Authorities are required to produce a 'Development Plan' for their area. These plans comprise a comprehensive written statement, supported by a map, which spells out the local authority's proposals for development in its area in the future. Saltaire is within the City of Bradford Metropolitan District Council's administrative area, which produces a Unitary Development Plan (UDP). This Plan is reviewed regularly and is subject to extensive public consultation. The relevant plans and their policies for Saltaire are provided in section 4 (g).

The duties of the Local Planning Authorities extend to the designation of Conservation Areas. Within these areas, there are additional planning controls designed to protect their special character and local distinctiveness.

Conservation Areas must be reviewed from time to time, and strategies prepared for their protection and enhancement. The City of Bradford Metropolitan District Council employs specialist officers to carry out its duties in relation to the historic environment [details of their expertise is provided in section 4 (i)]. These officers have a close working relationship with local groups with expert knowledge on the historic features within the area, and with English Heritage, which is a national agency which, amongst other things, gives assistance and advice to local authorities and the owners of historic properties on their care and maintenance. It also acts as an advisor to central Government on matters relating to the historic environment. The planning officers' work will also involve the application for funding for work to historic properties from agencies such as English Heritage and the Heritage Lottery Fund.

Development Control

All development is subject to control by the Local Planning Authority. Typically, an application for proposed work, or change of use, will be submitted to the relevant authority for its consideration. The professional planning officers will consider the proposals, and then submit their recommendation to the members of a 'Planning Committee', which is made up of representatives of the area who are democratically elected to the local authority, or to senior officers acting under delegated powers. The planning application may then be approved or refused. The approval may be subject to certain conditions, such as the types of material to be used. If an application is refused, then the applicant may appeal to the Secretary of State against the decision, and the appeal will be considered by the 'Planning Inspectorate', which is an independent government agency called in to make decisions where dispute exists. Applications may also be 'called in' for consideration by the Secretary of State.

Planning officers and elected members have a close working relationship with English Heritage and amenity societies in the consideration of applications relating to works to historic properties and areas.

If a planning application is not submitted for work which requires approval by the local planning authority, or if work is not carried out in accordance with the decision it has made, the local authority may take 'enforcement action' to rectify any breach of planning control. This control extends to development and changes of use affecting Listed Buildings and Conservation Areas. Any work involving these historic features must be seen to preserve or enhance their special qualities. Work to a Listed Building is likely to require a special form of planning approval - Listed Building Consent - to ensure that works are carried out in accordance with the relevant legislation. Enforcement action may be initiated and the local authority is also empowered to require or carry out urgent works to a listed building that it considers to be vulnerable.

Sites of archaeological value are protected by the Ancient Monuments and Archaeological Areas Act 1979, which requires that any work carried out to a site identified as being of important archaeological value must first obtain Scheduled Monument Consent.

With regard to World Heritage Sites, inscription does not carry with it additional statutory controls. However, as stated in Planning Policy Guidance 15 (see below) 'inclusion (on the World Heritage List) does highlight the outstanding international importance of the site as a key material consideration to be taken into account in determining planning and listed building consent applications'. There is extensive legal precedent in caselaw for the Government's regard for historic buildings and areas, an example of which is given in *Bath Society v Secretary of State* (1991), where it is stated that 'the special attention which the inspector is bound to give to the provisions of the Planning (Listed Buildings and Conservation Areas) Act 1990 is of particular importance where the site concerned is of 'such universal value that protecting it is the concern of all mankind'.

Where substantial planning proposals are submitted, the local authority is empowered to require a formal environmental assessment to accompany the planning application. Recently, the scope of the environmental assessment procedures has been enhanced under the Town and Country Planning (Environmental Assessment) Regulations 1999.

Planning Policy Guidance

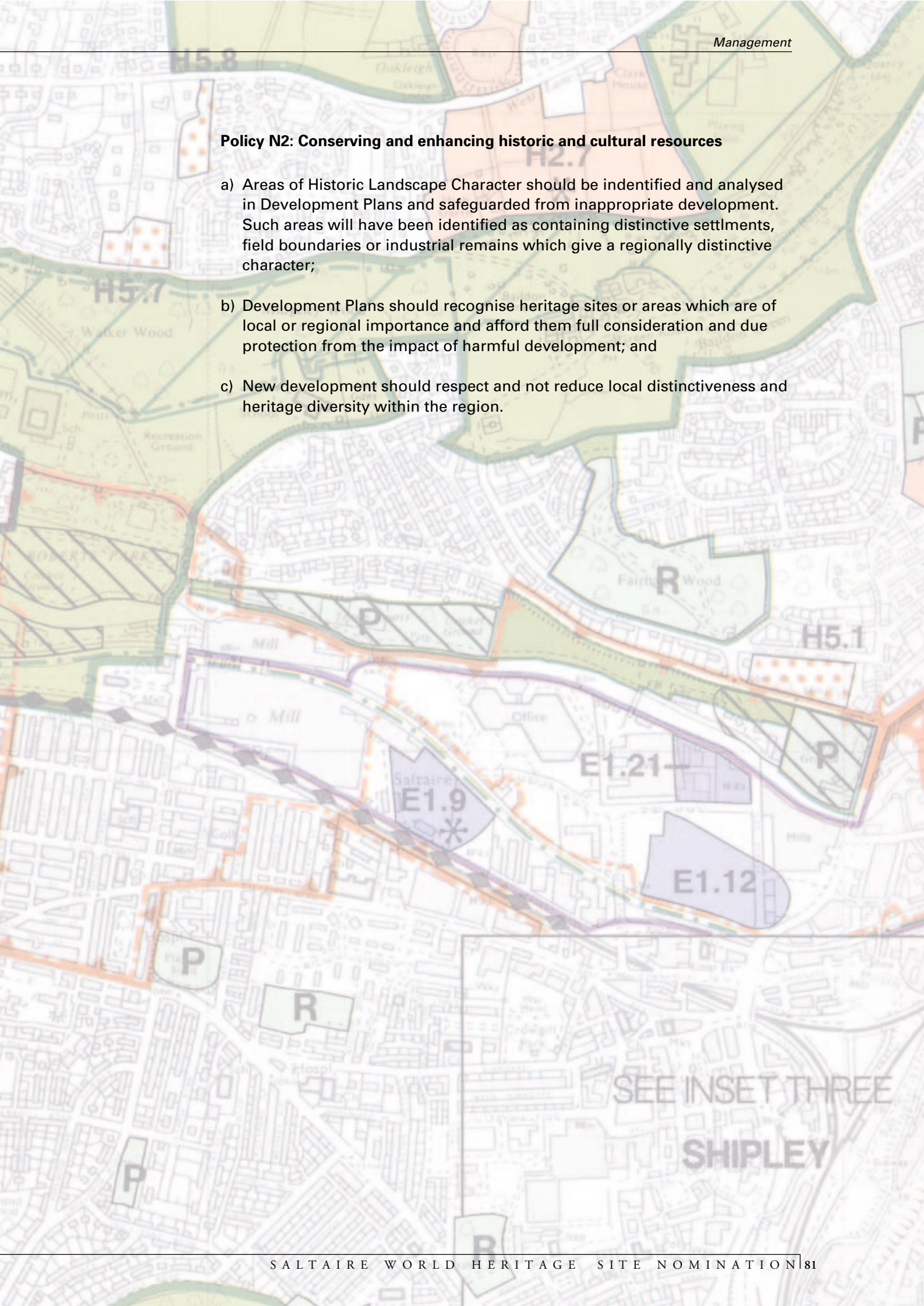
All decisions and proposals, whether strategic or local, should be made in accordance with the statutory framework. To assist in this, central government also provides a range of guidance on land-use planning issues. These 'Planning Policy Guidance Notes' (PPGs) do not have a statutory basis, but they represent central Government's views on development and are taken into account in determining planning applications and appeals. One of the key PPGs for conservation is PPG15: *Planning and the Historic Environment*, which requires that Management Plans are prepared for World Heritage Sites.

Central Government recognises the need for extra protection for World Heritage Sites. It requires each Local Planning Authority to formulate specific planning policies for them. Further, they are instructed to place great weight on the need to protect them for the benefit of future generations as well as our own, as part of a sustainable strategy for the future of the historic environment.

The United Kingdom has recently devolved powers to the regions in its Regional Government Offices. Regional Planning Guidance (RPG) is therefore becoming an increasingly important element of Government guidance in the determination of planning applications and policies, and is able to guide development in a manner that reflects local and regional issues. The new RPG for Yorkshire and Humberside is currently in draft form. It will be the subject of an Examination in Public in June 2000 and may, therefore, change. However, it does reflect the most recent Government thinking on the subject. The draft document is entitled: *Regional Assembly for Yorkshire and Humberside (October 1999) 'Advancing Together Towards a Spatial Strategy - Draft Regional Planning Guidance'*. Within this document, special consideration is given to 'Historic and Cultural Resources' and puts forward a draft policy for inclusion in future plans:

Policy N2: Conserving and enhancing historic and cultural resources

- a) Areas of Historic Landscape Character should be identified and analysed in Development Plans and safeguarded from inappropriate development. Such areas will have been identified as containing distinctive settlements, field boundaries or industrial remains which give a regionally distinctive character;
- b) Development Plans should recognise heritage sites or areas which are of local or regional importance and afford them full consideration and due protection from the impact of harmful development; and
- c) New development should respect and not reduce local distinctiveness and heritage diversity within the region.



4 (e) Management Authority

The following management bodies have legal responsibility for managing the property that relates to their organisation within the nominated World Heritage Site of Saltaire. The individuals named in section 4 (f) have responsibility for the day-to-day control of their management bodies holdings within Saltaire.

The other properties within Saltaire that are not covered by the following bodies are generally all in private ownership and managed by their owners.

Management Authority

| AUTHORITY | REMIT | LEVEL OF AUTHORITY |
|---|--|--|
| Saltaire Working Group | Co-ordinated approach to the management of the heritage resource | • Lead Officers |
| City of Bradford Metropolitan District Council | Full unitary authority powers | • Area Planning Officer • Heritage Conservation Manager • Principal Planner (Strategy & Implementation) • Principal Planner (Development Control) |
| English Heritage | Statutory responsibility to advise Government on heritage matters | • Regional Director |
| British Waterways | A national agency with responsibility for maintaining canals and associated features | • Regional Manager |
| Environment Agency | A national agency with responsibility for natural watercourses | • Regional Manager |
| Railtrack | A national agency with responsibility for all rail infrastructure | • Infrastructure Contracts Manager |
| Salt Foundation | Private sector organisation with full responsibility for key buildings (The Institute and The School) | • Chairman |
| Salts Estates Ltd | Management of Salts Mill and associated car parks | • Directors |
| Saltaire Methodist Church | Management responsibility for Saltaire Methodist Church | • Trustees |
| United Reformed Church | Management responsibility for Saltaire United Reformed Church | • Trustees |
| ShIPLEY College | Management responsibility for College property | • Principal |
| Bradford Health Authority | Local agency with management responsibility for the west building of the New Mill and much of the surrounding car park | • Chief Executive |

4 (f) Level at which Management is Exercised

| NAME | POSITION | ADDRESS | TELEPHONE |
|---------------------------|---|---|---------------|
| Mr Stephen Bateman | <i>Heritage Manager</i> | City of Bradford Metropolitan District Council Jacobs Well Manchester Road BRADFORD BD1 5RW | 01274 754551 |
| Mr David Talbot | <i>Principal Outdoor Amenities Manager</i> | City of Bradford Metropolitan District Council Jacobs Well Manchester Road BRADFORD BD1 5RW | 01274 752658 |
| Mr Ian Donnachie | <i>Chief Executive</i> | Bradford Health Authority New Mill Victoria Road SALTAIRE West Yorkshire BD18 3LD | 01274 366112 |
| Dr. David Fraser | <i>Regional Director</i> | English Heritage 37 Tanner Row YORK YO1 6WP | 01904 601991 |
| Mr Terry Horan | <i>Waterway Manager Leeds & Liverpool Canal</i> | British Waterways Dobson Lock Apperley Bridge BRADFORD BD10 OPY | 01274 611303 |
| Mr R G Dwyer | | Hartley Property Trust 39 Charles Street LONDON W1X 8LQ | 0171 409 0220 |
| Mr P Tullet | | Environment Agency Pheonix House Global Avenue LEEDS LS11 8PG | 0113 244 0191 |
| Mr A Cook | <i>Infrastructure Contracts Manager</i> | Railtrack PLC West Offices Room 102 YORK YO1 1HT | 01904 525740 |
| Mr Alec Law | <i>Chairman</i> | Salt Foundation City Hall BRADFORD BD1 1HY | 01274 757969 |
| Rev. Sarah Jemison | | Saltaire Methodist Church Hazlehurst 8 Bradford Road SHIPLEY West Yorkshire BD18 3NP | 01274 583356 |
| Mr R Silver | <i>Director</i> | Salts Estates Limited Salts Mill SALTAIRE West Yorkshire BD18 3LB | 01274 531185 |
| Ms Jean McAllister | <i>Principal</i> | ShIPLEY College Exhibition Road Saltaire SHIPLEY West Yorkshire BD18 3SW | 01274 757222 |
| Mr J A Hunter | <i>Secretary</i> | Trustees of the United Reformed Church C/O Micklethwaite Grange Micklethwaite BINGLEY West Yorkshire | 01274 562001 |

4 (g) Agreed Plans

As mentioned in 4(d), there exists a comprehensive system of town and country planning to ensure the sustainable use of land and buildings, which extends controls over the development, protection and management of the built and natural environment.

In preparing proposals, plans and policies, the local authority has a duty to carry out extensive public consultation. This is to ensure a local consensus, raise levels of public awareness for the value of the area and to ensure community support in the management of the area. In areas of special historic value, such as Saltaire, public consultation is extended to include English Heritage and amenity groups that provide invaluable support and guidance in the preservation, enhancement and promotion of the historic environment.

Bradford's Unitary Development Plan has an end-date of 2001, so is currently being reviewed. The review plan will look forward for the next 15 years to 2016. As part of the review process, policies and proposals within the existing plan are to be reassessed and updated in light of new government guidance (PPGs and RPGs), current trends and any changes in circumstance. The current UDP was prepared within the context of the RPG statement that: *'The principal strategic objectives for West Yorkshire are to foster economic growth and to revitalise the urban areas, whilst ensuring the conservation of the countryside and the urban heritage.'*

The inscription of Saltaire as a World Heritage Site and its associated buffer zone provide an opportunity to inform the UDP review. When the Nomination and Management Plan for the Site are subsequently adopted as Supplementary Planning Guidance by the Council, special planning policies will need to be formulated for incorporation into the Management Plan.

The Plans that have been adopted by governmental or other agencies and which will have a direct influence on the ways in which the land is developed, conserved, used and visited in relation to Saltaire and the proposed buffer zone are listed below, together with an outline of their content:

THE CITY OF BRADFORD METROPOLITAN COUNCIL UNITARY DEVELOPMENT PLAN (Adopted 1998)

The UDP is the statutory land use plan for Bradford District that identifies land that should be protected from development due to its special landscape, open space, wildlife or historic qualities. It also identifies land for development to meet the needs of the District for homes, jobs and recreation within a framework of national and regional policy guidance.

The overall strategy for the UDP is contained within Part I of the UDP Policy Framework. This sets out the principal or strategic policies for development and other uses of land within the District (pages 6-9 of the UDP Policy Framework). These are:

- *New proposals must have regard to the need to provide development that is environmentally sustainable;*
- *Proposals for new development will need to ensure that the quality of the built and natural environment is maintained and, where practical, improved;*
- *The countryside, together with urban and village greenspaces, which have an amenity, recreational or nature conservation value to the community will be protected for their own sakes for public enjoyment;*
- *The Plan will facilitate the regeneration of the local economy and the provision of new employment opportunities;*
- *The development land needs of the District's growing and changing population will be provided for;*
- *The city and town centres will be supported as major shopping, service, leisure and employment centres; and*
- *The projected growth in road traffic will be restricted and its impact on the people of the District and the environment will be minimised.*

This forms the framework for the detailed policies and proposals contained in Part II of theUDP:

POLICY EN1

Development in the Green Belt

Except in very special circumstances, planning permission will not be given within the Green Belt as defined on the Proposals Maps for the construction of new buildings for purposes other than agriculture and forestry, essential facilities for outdoor sport and outdoor recreation, cemeteries or for other uses of land which preserve the openness of the Green Belt and which do not conflict with the purposes of including land in it.

POLICY EN20

Alterations to Listed Buildings

Planning permission for the alteration or extension of Listed Buildings will normally be granted provided that all of the following criteria are satisfied:

- (i) The essential character of the building is preserved;
- (ii) Features of special interest are preserved;
- (iii) Materials sympathetic to the Listed Building are used;
- (iv) The development would be of appropriate scale and massing.

POLICY EN21

Setting of Listed Buildings

Planning permission for development close to Listed Buildings will be granted provided that it does not adversely affect the setting of the Listed Buildings.

POLICY EN23

Conservation Areas

Development within Conservation Areas shown on the Proposals Maps or subsequently designated, including extensions or alterations to existing

buildings, should be sympathetic to the character and appearance of the conservation area by satisfying all of the following criteria:

- (i) Be built of materials which are sympathetic to the conservation area;
- (ii) Incorporate appropriate boundary treatment and landscaping;
- (iii) Be of a scale and massing appropriate to the immediate locality;
- (iv) Must not result in the loss of open space that contributes to the character and appearance of the conservation area.

Development close to conservation areas which is highly visible from within or has a significant impact on their setting should ensure that the scale, massing and materials are appropriate to the character and appearance of the conservation area.

POLICY EN24

Large Historic Buildings in Conservation Areas

Planning applications for the re-use or conversion of large historic buildings in conservation areas will be granted, provided that their important characteristic features are retained. Proposals for the demolition of large historic buildings in conservation areas will not normally be permitted.

POLICY EN26

Archaeology

Where proposals may adversely affect Class II or Class III archaeological areas, developers will be required to provide an independent archaeological evaluation that will assist in determining whether:

- (i) The site merits preservation in situ; or
- (ii) The site merits preservation by record; or
- (iii) No action is necessary.

Where (i) or (ii) applies:

- a) Developers must demonstrate in writing that adequate provision will be made for an appropriate level of investigation.
- b) Development which could result in the unrecorded loss of the archaeological remains will not be permitted.

POLICY EN27

Environmental Improvement and Design

All development proposals should maintain or where practical make a positive contribution to the environment through quality of design, layout and landscaping. In particular they should:

- (i) Be well related to the existing character of the locality in terms of design, scale and materials;
- (ii) Not intrude on to prominent skylines;
- (iii) Retain important ecological and landscape features;
- (iv) Provide a quality setting for the development;
- (v) Incorporate adequate design arrangements for servicing, waste handling and storage.

POLICY EN32**Environmental Improvement of Transport Corridors**

Development proposals alongside or highly visible from the transport corridors identified on the proposals maps should maintain or where practical make a positive contribution to the environment of those corridors through:

- (i) The provision of high quality landscaping and boundary treatment;
- (ii) High standards of design and appearance of buildings;
- (iii) The provision, where appropriate, of satisfactory screening.

POLICY EN33**The Leeds-Liverpool Canal**

Development proposals alongside or highly visible from the Leeds and Liverpool Canal should maintain or where practical make a positive contribution to its recreational, tourism and environmental value by:

- (i) Retaining or improving public access to the Canalside;
- (ii) Retaining features of historical importance to the Canal;
- (iii) Incorporating appropriate quality landscaping.

SALTAIRE-SHIPLEY CORRIDOR SCHEME

The Saltaire-Shipley Corridor is one of two areas identified in the UDP as regeneration areas under Policy R1:

POLICY R1**Regeneration Areas**

Proposals for development including environmental improvement which contribute to the framework for the regeneration areas defined on the Proposals Maps will be permitted.

The main regeneration issues in Shipley Constituency include:

- Supporting the conservation of the built heritage and encouraging tourism management;
- Improving the environment by enhancing important local greenspace; and
- Maximising development opportunities arising from improvements to transport infrastructure.

A Summary of Direct and Indirect Outputs of Saltaire/ShIPLEY Scheme

| DIRECT OUTPUTS | | INDIRECT OUTPUTS |
|---|------|--|
| Jobs created | 1500 | Improved economy |
| Training places | 600 | Improved opportunities |
| Houses improved and restored | 400 | Improved standard of living and enhanced image |
| Tourist attractions | 5 | |
| Canalside improvements | 1 | Waterside investment |
| Conservation Areas enhanced | 2 | Inward investment |
| Vacant Listed buildings brought back into use | 5 | Sustainable restoration |

Some of the Scheme’s initiatives are outlined below:

Saltaire Town Scheme

In 1989, the Saltaire Town Scheme was established by the City of Bradford Metropolitan District Council and English Heritage to redress the loss of traditional character to the buildings in Saltaire. The Town Scheme provided 40% grants for the restoration of original features and repairs to the properties. The scheme ran for seven years and has recently been superseded by a Conservation Area Partnership Scheme to continue the restoration of architectural features.

Re-Use of Salts Mill

The Council worked closely with the new owners of Salts Mill to enable the 75,000 square metres of space to be brought back into various uses to create employment opportunities, a demand for services, shops and local economic prosperity.

Restoration of Public Buildings and Open Space

Saltaire contains several public buildings and a historic park, Roberts Park, which are managed by the Council; the strategy has included their restoration to a high standard. The strategy intends to restore the park as a historic open space and attract regular local and visitor use.

Transport and Highways

Liaison with the Council’s Highway Maintenance Section led to the reinstatement of traditional flags to footways and specific setted areas within the village. Period lighting has been installed in certain areas.

Salts Mill road was completed in 1993 and was predominantly funded by the European Regional Development Fund. Its primary function is to facilitate the re-use of vacant and derelict industrial and commercial buildings along the Saltaire/ShIPLEY Corridor.

British Waterways has completed repairs to two important canalside buildings (Shipleigh warehouse) which are now back in use as leisure and office accommodation.

A visually attractive pedestrian link has been provided along the canal side from Saltaire to Shipleigh, although the towpath is yet to be restored.

Tourism and Educational Initiatives

The establishment of a Tourist Information Centre, networks with other TICs throughout the country, to promote Saltaire and its surroundings as a place to visit. This has been undertaken by the private sector using a former shop on Victoria Road.

The Council has already produced literature and drawings explaining the historical development of Saltaire and detailed drawings of the village. Economic regeneration and conservation are subjects studied by many people for project work and dissertations. Students are assisted whenever possible with talks, advice, information and visits.

As part of the Council's strategy for the future, each house owner will be issued with a maintenance directory that will explain how to maintain his or her properties in good order. The directory will include all traditional details relevant to their properties and advice on the process that each owner should follow. It will also record works already undertaken and what will require to be done in the future.

A self-guided walk around the village containing approximately 30 points of interest has been produced. Copies of this have been given to local school children to heighten their awareness of how important their home is.

Community Involvement

At all times, the Council has encouraged the local community to become involved with works which are being implemented within Saltaire through Neighbourhood Forums and the Saltaire Project Team. Everyone in Saltaire is kept informed of any changes, news or events that may be forthcoming. This is done by newsletters and an excellent advice service to owners. Public meetings are also held when required.

Development Control

High standards of development control prevail within the conservation areas, with materials and details having to be traditional to the environment.

ECONOMIC STRATEGY 2000-2005 - 'A STRATEGY FROM BRADFORD CONGRESS'

The Strategy sets out a five-year programme to revitalise the economy in the Bradford District. It strongly reflects the aims of the Regional Economic Strategy prepared by Yorkshire Forward and Bradford's 2020 Vision. One of its aims is to achieve sustainable economic growth through businesses equipped to succeed in the global economy. In discussion with the District's stakeholders and businesses, the Strategy identifies the quality of its rural and architectural heritage as being one of the area's key strengths. Its Programme for 2000-2005 includes:

- *Achieving City of Culture status;*
- *Developing its industrial property heritage to provide homes and meet the needs of the modern economy;*
- *Introducing an Integrated Transport Strategy; and*
- *Promoting the role of Leeds/Bradford Airport as the regional airport for business and leisure travellers.*

4 (h) Sources and Levels of Finance

Over the last ten years, millions of pounds have been invested in the conservation and regeneration of Saltaire. Some of this money has come from the public sector in the form of Saltaire's Conservation Area Partnership Scheme, which enters into a partnership and commitment with local property owners, to fund the repair and restoration of historic properties.

| TOWNSCHEMES | | |
|---------------------------------------|--|------------------|
| | City of Bradford Metropolitan District Council | English Heritage |
| 1989 - 1992 | £97,500 | £97,500 |
| 1992 - 1996 | £140,000 | £140,000 |
| CONSERVATION AREA PARTNERSHIP SCHEMES | | |
| 1996 - 1997 | £40,000 | £40,000 |
| 1997 - 1998 | £40,000 | £40,000 |
| 1999 - 2000 | £40,000 | £40,000 |
| 2000 - 2001 | £40,000 | £40,000 |
| TOTAL | £437,500 | £437,500 |

The proposed refurbishment of Roberts Park and other open spaces within Saltaire is expected to be financed by a combination of grants from the Heritage Lottery Fund, English Heritage, the private sector and the City of Bradford Metropolitan District Council.

Given the economic profile of Saltaire, it is expected that private sector investment will continue to play a vital role in the conservation of the village in partnerships with the local people and the City of Bradford Metropolitan District Council. The current initiative to provide five new interpretation panels around the village is one such enterprise, where the local authority and local businesses are funding the project.

The United Kingdom's Government and the European Union have also injected significant sums of money into regenerating the local and regional economy. However, in Saltaire, most of the investment has come from the private sector, with twenty-first century entrepreneurs investing in their future in the way that Salt did two centuries ago. Details of expenditure on the restoration of private buildings within Saltaire are not publicly available.

The Management Plan for Saltaire will address the area's future requirements, such as replacing historic details. The financing of this project is not yet agreed, but it is likely to be a combination of grants from a partnership of the Heritage Lottery Fund, English Heritage, the private sector and the City of Bradford Metropolitan District Council.

Bradford, Shipley and Saltaire have benefited from European Regional Development Funding Objective 2 status for the last six years and will continue to do so for the next seven years. In the past, this source of funds has helped finance the development of strong tourist industries and poles of tourist activity. The new Objective 2 Programme will continue to support tourism and cultural activities as an important component of urban regeneration.

4 (i) Sources of Expertise and Training in Conservation and Management Techniques

The City of Bradford Metropolitan District Council employs a number of specialist officers in its Heritage Team. A brief account of their qualifications and experience is provided below:

| NAME | POSITION | QUALIFICATIONS & PROFESSIONAL MEMBERSHIP |
|--|----------------------|---|
| Stephen Bateman | Heritage Manager | RIBA, IHBC |
| Wyn Jones | Conservation Officer | Diploma in Town & Regional Planning, MRTPI, IHBC |
| Jonathan Ackroyd | Conservation Officer | BSc (Hons) Geography, Diploma in Heritage Management, IHBC |
| Christine Kerrin | Conservation Officer | Post Graduate Diploma in Urban & Regional Planning, MRTPI, IHBC |
| <i>RIBA (Royal Institute of British Architects)</i> <i>IHBC (Institute of Historic Building Conservation)</i> <i>MRTPI (Member of the Royal Town Planning Institute)</i> | | |

All agencies and individuals have access to English Heritage, which is a national organisation formed in 1984 to provide advice, support and funding for the heritage of England. It is staffed by experts in a wide range of specialised conservation work, and provides advice to the national government on heritage issues. It also provides direct funding for conservation projects, advises the Heritage Lottery Fund on the distribution of its grants and offers technical advice to the owners and managers of historic properties and areas.

British Waterways employees who work on the Leeds and Liverpool Canal have all had training in conservation; its stonemasons have had specialist training in the preparation and use of traditional materials.

4 (j) Visitor Statistics and Facilities

Visitor Statistics

It should be noted that the figures given below were provided by independent operators and may, therefore, have been provided as publicity material. Whilst their integrity is not disputed, they may not be representative of the numbers of visitors to the area in the sense that they may include those whose purpose was not purely tourist-orientated. For example, the statistics provided by the Tourist Information Centre will include people who visited the shop in its retail capacity, rather than for gaining information on the history and facilities within Saltaire.

Visitor Statistics for the Village of Saltaire

| YEAR | SALTAIRE VILLAGE <i>(Source : Salts Mill)</i> | SALTAIRE <i>(Source : TIC)</i> |
|------|--|-----------------------------------|
| 1991 | 208,000 | |
| 1992 | 260,000 | |
| 1993 | 350,000 | |
| 1994 | 800,000 | |
| 1995 | 625,000 | 78,000 |
| 1996 | 700,000 | 123,000 |
| 1997 | 750,000 | 143,000 |
| 1998 | 765,000 | 152,000 |

Saltaire Village

The village is open all year round. Exact visitor figures are difficult to establish as the village has open, free access. The Tourist Information Centre (TIC) was created and nationally networked in July 1995. The Centre provides comprehensive local information and a link to all the area's attractions, a hotel and accommodation booking service (free to client), conference venue finding and booking service, payphone and fax service. It also offers the Saltaire Trail booklet, which provides visitors with the opportunity to take a self-guided tour of the village.

The Centre provides organised guided walks, designed for individuals who wish to know more about Saltaire; guided tours are available for pre-booked groups.

Transport & Parking Facilities

The village is well serviced by the public transport network, with many bus routes running through the village. A regular train service is also available, which provides links throughout West Yorkshire and connects with services nation-wide.



A coach drop-off and pick-up point operates on Exhibition Road; the coaches are parked outside the village.

The Waterbus also runs a regular service from Shipley to Bingley stopping off at Saltaire during the summer months.

The Leeds/Bradford International Airport is only 10km from Saltaire, providing regular connections to the Continent.

Opposite the shops on Victoria Road is a pay-and-display car park that holds 28 cars. The car park also provides toilet facilities for male, female and disabled users. A further car park with 30 spaces is available on Exhibition Road, which also serves the local population. Provision is made for general parking and 'Residents Only' parking on the streets within Saltaire.



Visitor Attractions in the Immediate Area

Salts Mill

Salts Mill is one of the main attractions of Saltaire, offering a compelling and dynamic visitor experience.

Entrance to Salts Mill and the 1853 Gallery is free of charge. This enables easy public access to internationally renowned works of art, and also to the building itself.

The 1853 Gallery comprises three inter-connected galleries, which contain the world's largest collection of artwork by Bradford-born artist, David Hockney, one of the most famous living artists. The gallery also contains the collection of the late Jonathan Silver's Burmantofts pottery.

Salts Diner is a licensed restaurant that can accommodate over 300 people; there is also a coffee bar, both of which are open at lunchtime only.

Salts Mill also hosts a wide variety of theatrical productions and charity events in the evenings.

Salts Mill has an extensive book shop, which sells a wide range of books, prints and postcards.

Luxury shopping is provided in Salts Mill for goods such as kitchenware, furniture and clothes.

Vehicular access to the mill is via the Shipley-Saltaire link road to the east of the mill, leading to an extensive car park in the east of the site.



Restaurants

There are a number of takeaways and other eating establishments within the village.

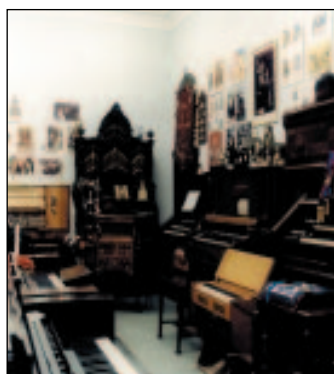
Shops

The shops on Victoria Road include the Victoria Centre, which houses a range of antiques on three floors. There are also three second-hand bookshops, a clothes shop and a shop selling pottery and prints within the village. The shops on Gordon Terrace have a wide variety of goods for the visiting shopper as well as the local consumer.



Museums

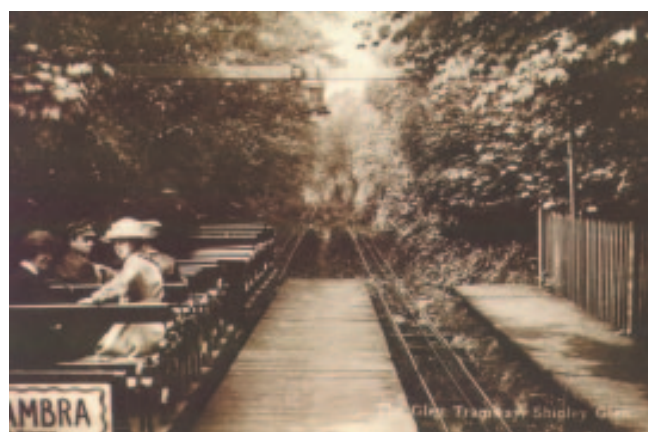
In Victoria Hall, there is the Reed Organ and Harmonium Museum, which exhibits examples of these instruments from all over the world. The collection is one of the finest in the world and attracts many foreign visitors. The Hall is also available for hire.



The Leeds and Liverpool Canal is a manmade watercourse that is over 200 years old and runs through Saltaire. Walking along the towpath or riding on a traditional narrowboat waterbus to the west of the village takes you to Bingley Five Rise Locks. This Grade I Listed locks system is superbly maintained and is an impressive piece of engineering. A restaurant boat also operates on this stretch of canal during the summer months and by request off-season.



ShIPLEY GLEN Cable Tramway is a short distance to the north of Roberts Park and is the oldest working cable tramway in Great Britain (excepting cliff lifts). Dating from 1895, with a 20-inch gauge, there are two tracks with a pair of trams on each line. The 1/4 mile journey takes the passenger from the valley bottom up the steep incline to Shipley Glen. At the top are a children's funfair and pleasure ground, as well as pleasant open countryside.



Bracken Hall Countryside Centre is a short distance away from the top of the tramway, and has permanent exhibitions on local and natural history. The centre also has a wildlife garden, pond and wildlife meadow and a programme of guided walks and tours.

Visitor Attractions in the Surrounding Area

Bradford Industrial Museum and Horses at Work exhibit machinery from Bradford's 'Golden Industrial Heritage' and has working shire horses.

Bolling Hall is a fine example of a 17th Century Yorkshire Manor house with a late mediaeval tower. Now a local history museum.

Cartwright Hall has a magnificent art gallery with a collection of late Victorian and Edwardian works and two contemporary exhibition galleries.

Bradford Cathedral, dating from the 14th Century, has a new attraction called Liferforce, which opened in June 2000. Liferforce is an exhibition dedicated to understanding religious values, faiths and beliefs, with a contemporary digital recording gallery.

Undercliff Cemetery is a unique Victorian cemetery with over 23,000 graves and 123,600 interments. It was designed by William Gay of Bradford, who was also responsible for the design of Roberts Park in Saltaire. The cemetery provides a fascinating glimpse into the social history of the area.



The National Museum of Photography, Film and Television in Bradford offers a variety of exhibits and programmes, reflecting 20th century culture. It has six floors of galleries for photography, animation, media and advertising, and has 3 cinemas.

Haworth is the home of the world famous Brontë sisters, who were authors of classic novels, such as *Wuthering Heights*. 'Brontë Country' includes the attractions of the Brontë Parsonage Museum, Keighley and Worth Valley Steam Railway and the National Trust property, East Riddleston Hall. The Parsonage is internationally renowned and attracts visitors from all over the world.

Ilkley Moor is a rugged landscape that attracts walkers and tourists to its beautiful scenery and its associations with the novel, *Wuthering Heights*.



The 16th Century Manor House at Ilkley features Roman and prehistoric artefacts and has a small art gallery on the upper floor.

Keighley Museum at Cliffe Castle specialises in natural history and geology. Part of the house is furnished in the style of an 1880s home.



5. Factors Affecting the Site

5 (a) Development Pressures

There are limited opportunities for new development within the site. The protection provided for the site under the town and country planning system, plus the review of Bradford's UDP policies to take account of the status of Saltaire as a World Heritage Site and its buffer zone, would guard against the implementation of proposals that were a threat to Saltaire's significance.

Beyond the site's boundaries, the growth of Shipley and the region's transport infrastructure has resulted in Saltaire being surrounded by development for the last hundred years or more. The UDP has identified very few areas that are available for new development. Consequently, the development pressures that could impact upon Saltaire and its setting are minimal, and are likely to stem (if at all) from an intensification of the existing uses, rather than any large scale new development.

Despite the minimal nature of any development pressure, it is proposed that the following steps will be taken to protect Saltaire and its buffer zone from any proposals that would be harmful to its significance.

It is proposed that the following policies would be adopted by the City of Bradford Metropolitan District Council:

World Heritage Site

The Local Planning Authority will regard the inclusion of Saltaire on UNESCO’s list of World Heritage Sites as a key material consideration in determining planning applications for development affecting Listed Buildings and their setting in the Conservation Area.

World Heritage Site Buffer Zone

Development will only be permitted provided that:

- (i) It does not directly or indirectly adversely affect the significance of the World Heritage Site; and
- (ii) It does not impede the significant views into and out of the village of Saltaire.

In addition to this new, specific policy, current policies that include reference to heritage features of ‘local and national’ value will be reviewed to include the term ‘outstanding universal value’.

5 (b) Environmental Pressures

The River Aire has a sewerage works located upstream from Saltaire that discharges into the river. The installation is meeting the consent to discharge conditions as there is sufficient dilution within the river. The River Aire has a long-term quality objective of RE3 (River Ecosystem 3) on a scale of 1 to 5 where 1 is the best and 5 the worst. The RE3 objective equates to a General Quality Assessment of Grade C that the river is currently achieving. The nearest air pollution monitoring station is at Shipley town centre, the results from this station will be worse than at Saltaire because of the higher volumes of traffic, about 25% more cars and light vans, and over 50% more Heavy Goods Vehicles.

| PARTS PER BILLION | SHIPLEY | NATIONAL AIR QUALITY OBJECTIVES |
|-------------------|---------|---------------------------------|
| Nitrogen Dioxide | 12.65 | 21.00 |
| Dust Particles | 19.72 | 40.00 |

As can be seen from the above table, the air pollution level in Saltaire is well below the national objective. The threat to the fabric of the village is, therefore, minimal.

5 (c) Natural Disasters (Risk Preparedness)

Tectonic

Due to Saltaire's location within the country, and globally, it is felt that there are no foreseeable dangers from natural phenomenon. In terms of tectonic potential, the UK experiences a negligible amount of earthquake activity of a very low level and very infrequently; there is no likelihood of volcanic activity or of threat from tidal waves or other similar natural phenomenon. The only minimal threat could possibly come from fire or flooding.

Fire

In the event of a fire, from whatever source, the UK has a comprehensive and reliable system of emergency services. The government guidelines are that one fire tender should arrive within five minutes and that two should reach the fire within eight minutes. There is a fire station less than one mile from Saltaire, so the target times would be safely achieved.

Fire protection systems are in place in the following principal buildings and comply with British Standard (BS 5839: Part 1: 1998):

- *The Boathouse has a basic fire alarm system;*
- *New Mill Residential Blocks have comprehensive fire alarm and detection system of the highest standard offering life safety and property protection cover;*
- *New Mill (Bradford Health Authority) has a basic manual alarm system, with the addition of some localised detection providing a reasonable level of property protection;*
- *Salt's Mill has an alarm and detection system that covers the occupied areas;*
- *8 Victoria Road (Beatie's Bed & Breakfast) have recently undergone extensive alterations, including the provision of a comprehensive fire alarm and detection system;*
- *Shipleigh College Mill Building (Old Dining Room) has recently been refurbished and has a good alarm and detection system;*
- *Shipleigh College Salt Building (The School) has been extensively refurbished and is known to be well provided for in terms of alarm and detection systems;*
- *Salt's Hospital is a private nursing home and is required by law to have adequate fire protection systems in place; and*
- *Victoria Hall has a public entertainment licence, so is regularly inspected and is known to have an extensive fire alarm and detection system.*

Flood

The country also has an efficient system of flood defences, which would normally only affect coastal areas, but which can sometimes threaten inland areas as a result in the rise in river levels. Saltaire's location in the bottom of the valley of the River Aire may suggest that the site could be in danger of this type of flooding, however remote the chances may be, but there are areas of land along the main rivers of the district that provide essential storage of floodwater. The Environment Agency has designated these areas as 'Washlands', which are mostly part of the natural river floodplains. If a river is deprived of its washland, for example by development that raises the height of the land or creates a barrier to floodwater, then this can lead to more serious flooding problems elsewhere. The washlands of the River Aire are, therefore, protected in the UDP by the following policy:

POLICY EN34

Washlands

Development will not be permitted on washlands defined on the Proposals Map except where:

- (i) The proposed development would not significantly affect the function of the washland; and
- (ii) There would be no serious risk to the development from flood debris or pollution.

5 (d) Visitor & Tourism Pressure

The increase in visitors to Saltaire is generally seen as an economic benefit for the whole community. However, further increases may:

- *Produce greater erosion of the fabric of the village's pavements and steps through more intensive use. If this were to be the case, the deterioration would be minimal and occur over a long period of time. Any increased costs in maintenance would be insignificant;*
- *Produce more vehicular activity. Visitors will be encouraged to arrive in Saltaire by public transport; however, many will still prefer to travel by private car and coach. This issue will be examined more closely within the Management Plan for the Site;*
- *Produce greater spending, which will have positive direct and indirect benefits for the community, generating increased community income; and*
- *Have a detrimental effect on people living in Saltaire. This could be mitigated against by careful visitor management and through the consultation process already in place with residents of the village.*

5 (e) Transport & Traffic Management

There are a number of issues relating to traffic within the site, including the management of traffic within the village of Saltaire, the commercial traffic generated by Salts Mills and the relationship of the major trunk road to the village. Whilst accessibility to the site is vital in order to maintain its commercial viability, the volume and speed of the traffic within the site could present environmental and safety issues if not adequately addressed. These issues are addressed within the Management Plan for the Site, and also within Bradford's UDP (see Chapter 13) and by the West Yorkshire Provisional Local Transport Plan (July 1999).

5 (f) Number of Inhabitants within the Site and Buffer Zone

The Nominated World Heritage Site contains 765 houses (plus 98 new apartments within the New Mill) and 53 domestic scale shops and offices. It has a total population of approximately 3000 residents (1991 Census) and approximately 1500 people are employed in the area. The area of the Buffer Zone is 1078 hectares and has a population of approximately 20,000 people. The Buffer Zone contains a mixture of different quality housing, as well as mixed commercial, retail, recreation and community buildings. None of the activities currently within the site, or planned, are seen to have any serious potential to affect or threaten the Nominated World Heritage Site.

6. *Monitoring*

6 (a) Key Indicators for Measuring State of Conservation

Baseline information is already available from previous activity, such as the Conservation Area Partnership Scheme, photographic records, listed building surveys, etc. Precedents have already been set under earlier initiatives for the monitoring of achievement within the area. New targets will be set within the medium of the Management Plan for the Nominated World Heritage Site, so that the condition of the site and the progress in recording, conservation and implementation can be effectively measured.

6 (b) Administration Arrangements for Monitoring Property

The basis of effective monitoring of Saltaire is in place through established practices and records of the authorities and agencies currently responsible for its care, promotion and maintenance:

The City of Bradford Metropolitan District Council has a statutory duty to preserve and enhance the heritage resource of its areas. It has established an extensive database and library on Saltaire's special historic and architectural characteristics. It also undertakes a photographic survey of all listed properties within the village. An experienced and dedicated Heritage Team carries out all work.

British Waterways has a duty to maintain the Leeds and Liverpool Canal as a cruising waterway. It is also committed to monitoring, conserving and promoting the waterway heritage resource.

Railtrack has a duty to monitor and maintain all structures on its land.

The majority of properties within Saltaire are in private ownership. As such, they will be subject to periodic survey by insurance companies and building surveyors.

In addition to the existing provision, the enhanced status of Saltaire as a World Heritage Site would warrant the appointment of a suitably qualified and experienced Implementation Officer to oversee and co-ordinate current and future activity relating to the area.

6 (c) Results of Previous Reporting Exercises

As stated in 3 (c), the local authority has maintained extensive records and a range of historical references is readily available at the sources provided.

7. Documentation

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- Page 2 and Page 3:
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- Page 8:
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- Page 13:
Aerial photograph of Saltaire highlighting the World Heritage Site.
- Page 17:
Aerial photograph of Saltaire from the north east showing part of the town and the southern aspect of Salts Mill.*
- Page 18:
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- Page 20:
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- Page 27:
Postcard: Interchange of Human Values - Good Quality Housing for the Residents of Saltaire.
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- Page 29:
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- Page 39:
New Mill from Leeds and Liverpool Canal Bridge on Victoria Road.
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- Page 40:
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- Page 43:
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Page 46:
Saltaire United Reformed Church from Victoria Road.

Page 47:
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Page 57:
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Page 97 and Page 98:
Surrounding visitor attractions.

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7 (b) Copies of Site Management Plans and Extracts from Others

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- *Economic Strategy 2000-2005 - A Strategy from Bradford Congress (Draft for Consultation), April 2000-04-16.*
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- *West Yorkshire Provisional Local Transport Plan, July 1999.*

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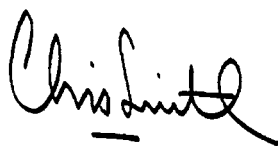
Foreword

The nomination of Saltaire for Inscription in UNESCO's World Heritage List has demonstrated the Government's belief that Saltaire merits international recognition as a Site of *outstanding universal value*. Should such recognition be granted, Saltaire will be ranked with the most famous and exciting heritage sites in the World.

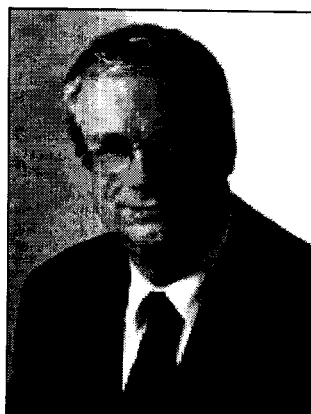
Such recognition would bring with it considerable responsibility. The Government will be answerable to UNESCO, as well as to the wider international community, for the future conservation and presentation of Saltaire as a World Heritage Site. This is a responsibility we will not take lightly. As this Management Plan makes clear, there are many organisations responsible for the different parts of the Site, and there are many pressures on it which have to be addressed. The production of this Plan has brought together all the relevant local and national organisations and has thereby ensured a co-ordinated approach to the Site's future management. Following consultation with all interested parties, including owners and the local community, it identifies the key issues affecting the Site, both now and in the future, and sets out how those issues will be addressed and resolved. And, crucially, the Plan provides for the conservation and protection of the Site, whilst recognising the needs of visitors and all those who live and work in it.

I am confident that this Management Plan provides an excellent focus for everyone involved to play their part in ensuring that Saltaire will continue to be managed to the very high standards befitting a World Heritage Site, and that it will also provide a model for similar Sites around the world.

I would like to take this opportunity to record special thanks to the City of Bradford Metropolitan District Council for overseeing the development of this Management Plan, and to English Heritage and the numerous local bodies which have all played an essential part in its production.



The Rt Hon Chris Smith, MP
Secretary of State for Culture,
Media and Sport



Introduction

Management Plan

This Management Plan has been prepared for Saltaire as a requirement for its nomination in June 2000 by the UK Government for inscription on the World Heritage List under the Convention Concerning the Protection of the World Cultural and Natural Heritage, adopted by the General Conference of UNESCO in 1972.

This Plan has been developed by the people who live and work in Saltaire, and by the principal owners and managers of land and buildings within the Site. It is designed to provide a flexible framework of principles and proposals to inform decision-making about the Site's short and long-term future.

This Management Plan provides information and guidance on:

- *The Significance of Saltaire*
- *Areas of Vulnerability in Saltaire*
- *Conservation Philosophies and Principles*
- *Projects and Proposals*
- *The Role of Owners and Managers in Projects and Proposals*
- *Sources of Funding*

This Plan will be subject to constant review. Accordingly, it is presented in loose-leaf form to accommodate revisions as and when they become necessary. This conforms to the advice given in the Management Guidelines for World Cultural Heritage Sites by Bernard M Fielden and Jukka Jokilehto (2nd edition 1998). Revisions made to the Plan will be forwarded by the UK Government immediately to UNESCO's World Heritage Centre in Paris.

The Aims of this Management Plan

The approach to this Management Plan incorporates the following aims:

- *To establish a forum of those with ownership of, and management rights over, sites within Saltaire.*
- *To identify the incidences and levels of vulnerability to the cultural heritage of the area.*
- *To be a working document that is comprehensive and flexible, written in a clear and factual style, and capable of continuous development.*

- *To produce a strategy to protect the international significance of the Site that is realistic and achievable, and which will be implemented in a sensitive and sustainable manner.*
- *To identify and review the status and effectiveness of current measures within the Site that are designed to protect and enhance the area's special status and significance.*
- *To develop new strategies for the protection and enhancement of the significance of Saltaire.*

The Need for this Plan

A Management Plan is needed in order to satisfy the United Kingdom's obligations concerning existing and potential UK World Heritage Sites under the World Heritage Convention, and also as a tool for the integrated management of the Site and a means of co-ordinating all the various bodies involved in its management. Saltaire is a 'real living place' like a 'micro town' encompassing many land use elements. People live in its houses, work in its high tech industries and visit it as a place of immense architectural, historical and cultural interest. People study in Saltaire and worship at its churches. All these activities operate side by side and for practical reasons the Management Plan is regarded as a means of enabling this to continue. Over the last few years, the international conservation movement has indicated that management plans have an important role to play in the conservation and care of historic buildings and sites. This extends to cover individual buildings, ensembles of buildings and larger sites, such as conservation areas, to provide a co-ordinated approach to conservation projects. The principal elements of these plans are to:

- *Gain an understanding of the significance of the Site;*
- *Identify where the significance may be vulnerable;*
- *Prepare a strategy for the protection of the significance of the Site; and*
- *Guide the future development and management of the Site in a sensitive and sustainable manner.*

The Scope and Status of this Plan

The Plan will provide a framework for decision-making, but cannot be seen as a statutory schedule of action until such time as its proposals are subjected to the processes of Local Plan Review and adopted by the local authority. One of the most important functions of this Management Plan is, therefore, to inform the local authority in the review of its Unitary Development Plan. However, World Heritage Site inscription would make it immediately incumbent upon those responsible for Saltaire's future to have due regard to Saltaire's enhanced status, as indicated in *Planning Policy Guidance 15: Planning and the Historic Environment*.

Even without the statutory status of local plan policies, the Plans proposals will be adopted by the local authority and, as such, can provide a firm direction for Saltaire's

future. It will be monitored and reviewed in conjunction with the local community. As an up-to-date and adopted strategy, it will also provide a degree of certainty for development interests in the Site, but will not diminish the responsibility of existing agents.

Methodology and Data Sources for this Plan

This Plan follows a logical progression that is dictated by its aims. This process starts with a description of the Site, and then leads on to an evaluation of its significance. From this, it is possible to identify the threats and opportunities facing the Site's significance, to identify options for dealing with them and to formulate objectives and projects that are appropriate for the Site in the present and in the future.

This Plan has been based on work carried out during the past twenty years, particularly by the local authority and the various responsible agencies. This knowledge and experience has been brought together under the direction of the City of Bradford Metropolitan District Council's Saltaire Project Group, a body which has overseen the production of the Nomination and Management Plan. Consultation has formed the basis of all preparations for inscription onto the World Heritage List including the general public and business interests being ever mindful that the consultation process does not end with inscription, but is an on-going process that requires monitoring and review.

Extensive records have been made of the main components of Saltaire. Recording has been carried out by the Local Authority, West Yorkshire Archaeology Service, English Heritage and private owners. This includes building survey work, architectural analysis and archaeological surveys, compiling databases, undertaking documentary record aerial photography and townscape analysis. The main archive sources can be found at the National Monuments Record in Swindon, the City of Bradford Metropolitan District Council and the Local Studies Libraries in Bradford and Shipley. Details of the relevant records and reports are provided in Section 3(c) of the Nomination.

Summary of Management Plan

Saltaire World Heritage Site

Saltaire is an outstanding example of a Victorian Model Industrial Village. It was built by Titus Salt between 1850 and 1876, assisted by the premier engineer of his time, William Fairburn, and the eminent Victorian architects, Lockwood and Mawson.

From its beginnings, Saltaire has been recognised as being locally, nationally and internationally important, attracting visitors from all over the world. In recognition of its local importance to the region's heritage, it was designated as a Conservation Area in 1971; in 1985, its national heritage value was recognised when most of its buildings were Listed as Buildings of Special Architectural or Historic Interest; in international recognition of its value and the quality of conservation work carried out there, Saltaire has won numerous international awards and, in 1999 was identified by the UK Government in its Tentative List of World Heritage Sites.

The Operational Guidelines for the Implementation of the World Heritage Convention (par. 24) state that 'a site which is nominated for inclusion in the World Heritage List will be considered to be of outstanding universal value for the purpose of the Convention when the Committee finds it meets one or more of six criteria'. It is considered that Saltaire satisfies three of the criteria:

Criterion (ii): The site should exhibit an important interchange of human values, over a span of time or within a cultural area of the world, on developments in architecture or technology, monumental arts, town-planning or landscape design.

Criterion (iii): The site should bear a unique or at least exceptional testimony to a cultural tradition or to a civilisation, which is living, or which has disappeared.

Criterion (iv): The site should be an outstanding example of a type of building or architectural or technological ensemble or landscape, which illustrates a significant stage in human history.

The Purpose of this Management Plan

This Management Plan has been prepared on behalf of the Saltaire Project Group, which includes representatives of the City of Bradford Metropolitan District Council and English Heritage, in consultation with the people who live and work in Saltaire. On-going consultation with the community will continue to be an important characteristic of the evolution of this Plan.

World Heritage designation brings enormous prestige to the area but does not carry with it any additional statutory controls. However, as stated in the Government's *Planning Policy Guidance Note 15: Planning and the Historic Environment*, 'World Heritage Site status is a key material factor which must be taken into account by local authorities when making planning decisions'.

The Plan is not prescriptive or binding on landowners and management agencies, but aims to set the framework for co-ordinated management and the development of partnerships. In this way, the Plan is intended to enhance the existing plan coverage (such as the local statutory plans and local transport plans) and will serve to inform existing and future management documents relating to the area.

The preparation of this strategic Management Plan for Saltaire is a significant move forward in securing the future character and quality of the Site as a whole, which is locally cherished and internationally recognised. The Plan provides a framework for the holistic and proactive management of Saltaire, helping to ensure that the special qualities of the Site are sustained and preserved for future generations.

In particular this Plan aims to:

- *Establish a forum of those with ownership of, and management rights over, sites within Saltaire.*
- *Identify the incidences and levels of vulnerability to the cultural heritage of the area.*
- *Be a working document that is comprehensive and flexible, written in a clear and factual style, and capable of continuous development.*
- *Produce a strategy to protect the significance of the Site that is realistic and achievable, and which will be implemented in a sensitive and sustainable manner.*
- *Identify and review the status and effectiveness of current measures within the Site that are designed to protect and enhance the area's special status and significance.*
- *Develop new strategies for the protection and enhancement of the significance of Saltaire.*

The Contents of this Plan

This Management Plan is divided into three main sections and it should be able to function as a stand alone document.

Part 1: Location, Description and Significance of the Site

Part 2: Identification of Key Management Issues & Objectives.

Part 3: Prescription for Overall Site Management.

Part 1 of this Management Plan replicates important information from the Nomination in terms of the location description and significance of the site. It presents a brief description, along with a statement on the significance of Saltaire. Please note, detailed historical and architectural descriptions of the site are included in the Appendices.

Part 2 of this Management Plan identifies areas where Saltaire's significance may be vulnerable and outlines strategies for its protection. It addresses the issues identified

during extensive public consultation, and evaluates them under the following headings:

- *Protection & Conservation of the Cultural Heritage*
- *The Economic & Social Infrastructure*
- *The Community & Tourism*
- *Transport & Traffic Management*
- *Information & Research*
- *Risk Preparedness*
- *Administration*

Part 3 of this Management Plan discusses the prescription for overall site management and provides details on specific projects to be carried out to implement the strategy to protect and enhance Saltaire's significance.

The following tables provide an overview of the way in which the issues are to be addressed by a series of objectives, which will be met through various projects (some projects will address several of the objectives, but only key relationships are summarised here. Section 3.1 of the Plan provides a more detailed account of objective/project relationships and Section 3.2 identifies individual project).

Issues, Objectives and Project Grouping

| ISSUE | OBJECTIVE (Reference) | PROJECT TITLE (Reference) |
|--|---|--|
| <p>Protection and Conservation of the Cultural Heritage</p> | <p>The enhanced status of Saltaire as a World Heritage Site will inform the UDP Review. (PC1)</p> <p>Seek the co-operation of other agencies to reflect the status of Saltaire as a World Heritage Site in their own plans. (PC2)</p> <p>The City of Bradford Metropolitan District Council will use information contained in this Management Plan as the basis for preparing Supplementary Planning Guidance for the World Heritage Site. (PC3)</p> <p>In accordance with current regulations, an Environmental Statement will be required to support planning applications where necessary. (PC4)</p> <p>Undertake an overall condition survey to provide the basis for a Conservation Plan for Saltaire and as the basis for future maintenance programmes. (PC5)</p> <p>Restoration work will continue to be carried out sympathetically and to a high standard and design guidance provided. (PC6)</p> <p>Maximise external funding support for conservation - related work. (PC7)</p> <p>Form a design panel to look at the impact of new design and technology on the World Heritage Site. (PC8)</p> <p>Prepare an itemised schedule of existing and proposed street furniture. (PC9)</p> <p>Undertake a photographic survey of buildings and land. (PC10)</p> | <p><i>Formulate Policy and Supplementary Planning Guidance to inform the UDP Review (02)</i></p> <p><i>Draw up Conservation Plans for all buildings and land (04)</i></p> <p><i>Street names (10)</i></p> <p><i>Building elevations (12)</i></p> <p><i>Leeds/Liverpool Canalside Improvements (13)</i></p> <p><i>Rail Corridor (14)</i></p> <p><i>River Aire Corridor (15)</i></p> <p><i>Quinquennial Listed Building at Risk Survey (18)</i></p> <p><i>Establish a Design Panel to comment on development affecting the site and to advise the Executive Panel (22)</i></p> <p><i>Streetscape (23)</i></p> <p><i>Victoria Road Canal Bridge (24)</i></p> <p><i>Parks and Gardens (Landscape Strategy) (25)</i></p> <p><i>Salts Mill, Spinning Mill Roof (26)</i></p> <p><i>Restoration of Saltaire United Reformed Church interior and portico (27)</i></p> |
| <p>The Economic and Social Infrastructure</p> | <p>Maintain a balance between economic and other users. (ES1)</p> <p>Resist the further encroachment of business uses into the residential areas. (ES2)</p> <p>Encourage a mix of commercial uses (as is found today), so that Saltaire maintains its positive, thriving image, attracting inward investment. (ES3)</p> <p>Encourage proposals for new uses of vacant floorspace. (ES4)</p> <p>Protect and, where possible, increase community and sports facilities. (ES5)</p> <p>Develop a strategy to address the impact of commercial use on the heritage fabric. (ES6)</p> | <p><i>Formulate Policy and Supplementary Planning Guidance to inform the UDP Review (02)</i></p> <p><i>Customer Care Training for traders/small businesses (21)</i></p> <p><i>Establish a Design panel to comment on development affecting the site and to advise the Executive Panel (22)</i></p> <p><i>Little House project (32)</i></p> |

| ISSUE | OBJECTIVE (Reference) | PROJECT TITLE (Reference) |
|---|--|---|
| The Community and Tourism | <p>Prepare a sustainable Tourism Strategy for Saltaire in consultation with the local community and tourism agencies. (CT1)</p> <p>Promote Saltaire as an independent visitor destination, and also as part of wider visitor attractions within the region and on a national basis. (CT2)</p> <p>Wherever possible, provide and upgrade visitor facilities, but only where it can be shown that the proposals will not detract from the authenticity of Saltaire and will not have a detrimental effect upon the quality of life of the residents of the village and surrounding area. (CT3)</p> <p>Develop visitor 'gateways' into Saltaire to help manage visitor movement and focus on information points. (CT4)</p> <p>Undertake an Environmental Capacity study of Saltaire and its key properties. (CT5)</p> | <p><i>Update and reprint the Saltaire Trail (08)</i></p> <p><i>Interpretation (09)</i></p> <p><i>Making linkages with other attractions within the District (16)</i></p> <p><i>Tourism Strategy (19)</i></p> <p><i>Residents' survey on Tourism Impact (20)</i></p> <p><i>Customer Care training for traders/small businesses (21)</i></p> <p><i>Tourism facilities (31)</i></p> <p><i>Bed & Breakfast accommodation (33)</i></p> <p><i>Environmental Capacity Study (34)</i></p> |
| Transport and Traffic Management | <p>The local authority will commission an expert traffic and transport study of the area to address the parking and movement of vehicles to and within the area. (TT1)</p> <p>Implement traffic management measures along main thoroughfares to reduce the speed of vehicles travelling along them. (TT2)</p> <p>In liaison with transport executives, negotiations will take place to enhance the public transport provision to Saltaire, including a 'park and ride' service. (TT3)</p> <p>In liaison with British Waterways, negotiations will take place to change the status of the sections of the Leeds-Liverpool Canal towpath to shared bicycle/pedestrian use. (TT4)</p> <p>Review the number and content of new road signs to minimise highway 'clutter' and to provide information on Saltaire's World Heritage Site status. This will include the identification of a 'gateway' into Saltaire. (TT5)</p> <p>Review the current car parking provision, including the potential for shared commercial and visitor use of car parks. (TT6)</p> | <p><i>Directional highway signage (11)</i></p> <p><i>Formulation of a parking strategy (28)</i></p> <p><i>Green transport (29)</i></p> <p><i>Gateways (30)</i></p> |

| ISSUE | OBJECTIVE (Reference) | PROJECT TITLE (Reference) |
|---------------------------------|---|---|
| Information and Research | <p>Review the capacity of the Tourist Information Centre. (IR1)</p> <p>Review the current provision and design of information panels. (IR2)</p> <p>Investigate the possibility of providing public access to private properties and of acquiring a residential property within Saltaire to act as a 'museum of life' in the village during the nineteenth century. (IR3)</p> <p>Examining the potential for creating a permanent exhibition space within Saltaire or offsite to describe its origins and industrial processes. (IR4)</p> <p>Upgrade Saltaire's Web Site. (IR5)</p> <p>Promote and undertake well-documented research into the historical, social, economic and other aspects of the World Heritage Site to develop a better understanding of its significance and outstanding universal value. (IR6)</p> <p>Maintain and improve links with local schools, colleges and universities. (IR7)</p> <p>Provide a Study Centre at Saltaire, which could hold information electronically and make it available on CD ROM. (IR8)</p> <p>ShIPLEY College to become a 'Centre of Excellence' for Saltaire. (IR9)</p> | <p><i>Produce a central record of information about the WHS and develop and upgrade the Saltaire web site (06)</i></p> <p><i>Provision of a Study Centre in Saltaire (17)</i></p> <p><i>Little House Project (32)</i></p> <p><i>Home Owners' Directory (35)</i></p> |
| Risk Preparedness | <p>Liaison with emergency services and statutory agencies and a system of contingencies to be established at each principal site. (RP1)</p> | <p><i>Risk Preparedness (05)</i></p> |
| Administration | <p>Maintain the Saltaire Project Group to form part of the Executive Panel. (A1)</p> <p>Create an Executive Panel as a decision-making body to guide the management and development of Saltaire. (A2)</p> <p>Designate staff to co-ordinate and manage the Site. (A3)</p> <p>Establish and publicise programmes of consultation; decisions on the future of the World Heritage Site will be taken democratically. (A4)</p> | <p><i>Establish the role and remit of the Saltaire Executive Panel (01)</i></p> <p><i>Establish the need, role and responsibilities of the Saltaire Co-ordinator and Management Staff (03)</i></p> <p><i>Consultation (07)</i></p> |

Implementing this Plan

This Plan seeks to advise and influence the management of the nominated World Heritage Site in line with its objectives, but has no statutory power or status. It hopes to achieve a sense of ownership from all users of the site, as well as managers and the local community in order to generate the commitment necessary to achieve its objectives.

Three specific mechanisms are proposed to aid the successful achievement of the objectives:

- *The development of an Executive Panel including representatives from ICOMOS (UK), DCMS EH, Bradford Council Members/Officers, property owners and the established Saltaire Project Group, to oversee the implementation and delivery of the Plan and monitor its success.*
- *The provision of staff to co-ordinate and manage the proposed Saltaire World Heritage Site.*
- *On-going public consultation.*

Contact Information

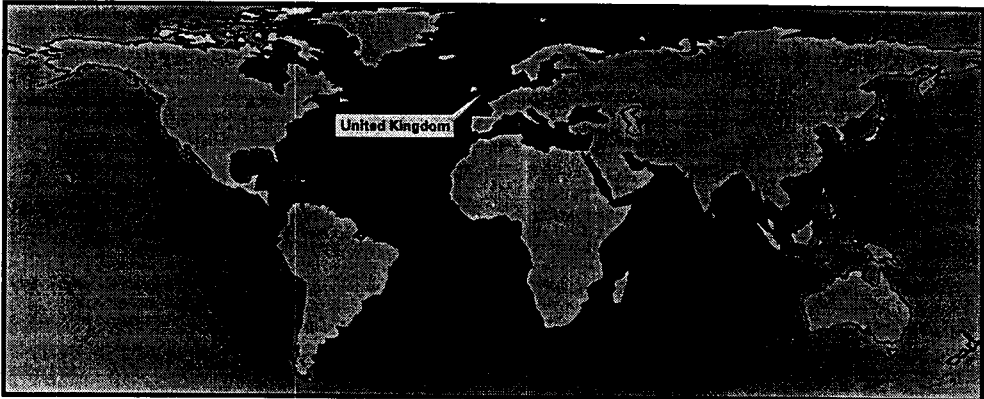
Questions or further information about the Saltaire World Heritage Site Management Plan should be addressed to:

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Tel: 44 (0) 1274 754551
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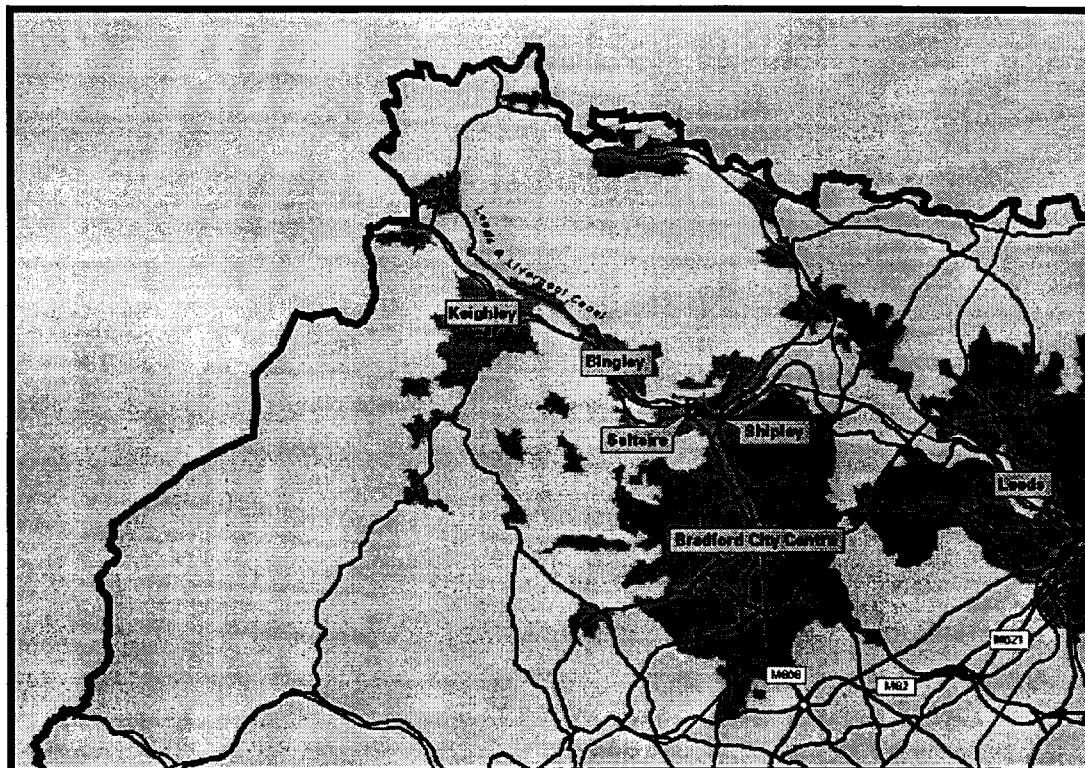
1.1 Location and Area of Site

Saltaire is located in West Yorkshire in the north of England, and lies within the administrative boundary of the City of Bradford Metropolitan District Council. The maps provided indicate Saltaire's location globally, nationally, and in relationship to the main urban centres of England, including its nearest neighbours, Bradford, Manchester and Leeds. It is 5.5 km north of the major city of Bradford, in the heartland of the former British textile industry.



above : The World highlighting the United Kingdom.

left : The United Kingdom highlighting Bradford in West Yorkshire.



above : West Yorkshire (North West Corner)

The village and mill cover 20.3 hectares, on land that slopes down to the River Aire. The area immediately adjacent to Saltaire to the south, east and west is predominantly residential with some commercial uses. To the north are Walker Wood and Midgeley Wood, leading out to Baildon Moor. This land is designated as a 'Green Belt', which will remain open to protect the City of Bradford from urban sprawl.

The properties within the village are predominately Listed as Buildings of Special Architectural or Historical Interest, and the entire area is designated as the Saltaire Conservation Area.

| | | | | |
|----------------|----------------|----------|--|------------|
| United Kingdom | West Yorkshire | Saltaire | <i>North East Corner</i> | |
| | | | Latitude | 53 50 36 N |
| | | | Longitude | 01 47 00 W |
| | | | <i>South West Corner</i> | |
| | | | Latitude | 53 50 06 N |
| | | | Longitude | 01 47 64 W |
| | | | <i>Victoria Hall</i> | |
| | | | Latitude | 53 50 14 N |
| | | | Longitude | 01 47 20 W |
| | | | <i>Saltaire United Reformed Church</i> | |
| | | | Latitude | 53 50 30 N |
| | | | Longitude | 01 47 36 W |

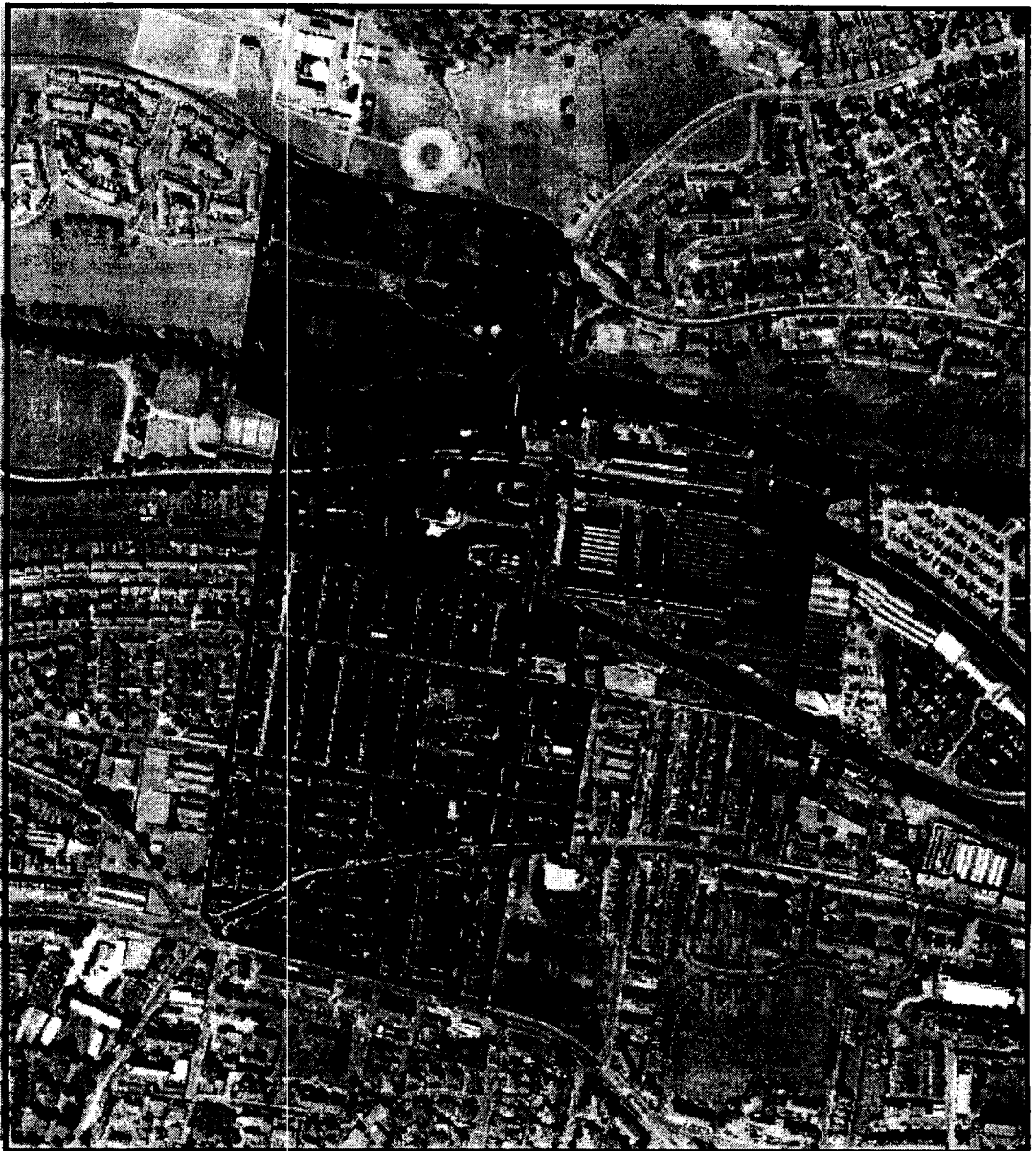
1.1.2 Boundaries

Site Boundary

The extent of the nominated Site is defined by the following principles:

- Only buildings and features that exemplify the outstanding universal value of the nominated World Heritage Site have been included;
- Where possible, the boundary coincides with Salt's original enterprise, which comprised the model village of Saltaire and its associated buildings, the majority of the mill complex and Roberts Park.

World Heritage Site Boundary



Saltaire Buffer Zone



Buffer Zone

Saltaire is situated on the edge of Shipley, which is a suburb of the City of Bradford. The village, with its mill, were originally founded on a greenfield site, but are now almost completely surrounded by urban development. Fortunately, its setting in the valley of the River Aire ensures views out of the village to the surrounding countryside. However, roads bound the Site on one side and development of a mixed nature and design quality dominates the rest of the immediate neighbouring area. It is essential, therefore, that a buffer zone protects Saltaire from development pressures that may do harm to its significance.

The buffer zone has been determined on the basis of Saltaire's visual envelope. It will extend over a total area of 1078 hectares to afford additional controls over future development and landscape changes that may affect the views into Saltaire, and the important views out of the village to the countryside beyond. In this Management Plan for the Site, proposals will be put forward for policies to enhance the already extensive current levels of protection that are provided under the Town and Country Planning system in this country. Detailed information on extant policies and procedures is provided in Section 4 of the Nomination.

The first stage in determining the extent of the buffer zone was carried out using computerised Geographical Information Systems (GIS), which produced a map illustrating all the surrounding points that were visible from within Saltaire. Due to the topography of the valley, the findings of the GIS exercise were not entirely satisfactory in that few areas of any significant size were either completely visible or completely obscured from Saltaire. The main exception to this was an area of radius 1.5km around the village, within which views into and out of Saltaire were largely uninterrupted. Beyond this radius, planning policies protect any significant areas of urban greenspace that are visible. The perimeter of this area was also supported by its coincidence with contour points.

On the basis of the technical study and on a visual survey of the area, it is therefore proposed that Saltaire's buffer zone should extend for a radius of 1.5km from the village.

1.2 Description of Site

Saltaire is an outstanding example of a Victorian Model Industrial Village. It was built by Titus Salt between 1850 and 1876, and is the culmination of successive generations of pioneer textile mill communities begun in the 18th Century in the Derwent Valley and continued on to New Lanark in the early 19th Century. Its philosophies of social welfare and urban design were highly influential in the development of the British Town and country Planning system, which was introduced over fifty years later.

In Saltaire, the factory system reached its apogee in respect of the integration of processes, transport, the utilisation of steam power and the scale and grandiose manner of building. The enormous mill building was complemented by over 800 houses, shops, schools, churches, a hospital, almshouses, an institute and a park - all dignified by a unified architectural theme. Salt was assisted in the realisation of his

vision by the premier engineer of his time, William Fairbairn, and the eminent Victorian architects, Lockwood and Mawson.

From its beginnings, Saltaire has been recognised as being locally, nationally and internationally important. Throughout its history, distinguished visitors have come from all over the world to learn from and admire its achievements. In recognition of its local importance to the region's heritage, it was designated as a Conservation Area in 1971; in 1985, its value to the nations' heritage was recognised when most of its buildings were Listed as Buildings of Special Architectural or Historic Interest; in international recognition of its value and the quality of conservation work carried out there, Saltaire has won numerous international awards and, in 1999, was identified by the UK Government in its Tentative List of World Heritage Sites.

A full Description of the site is included in Appendix 1 at the end of this Draft Management Plan. A full description is also to be found in Part (3a) of the Nomination.

1.3 Statement of Significance of Saltaire

The settlement of Saltaire is of outstanding universal significance in three ways. First, it encapsulates the maturing of industrial society and the industrial system. Secondly, it represents an important stage in the development of a formal land-use planning system. Thirdly, in its unified architectural style, its construction quality and its building hierarchy, it exhibits mid-Victorian society's pre-eminence in European imperialist and technological domination, and the paternalistic, moral and practical philanthropy that was characteristic of that society. All this exists in a remarkably complete physical entity, which continues to operate as a living and working community.

Saltaire represents a culmination of the development of 'model settlements' as a solution to the urban problems of the industrial age. There were already precedents for this approach, most notably at New Lanark in Scotland, where Robert Owen had developed a model community on the upper reaches of the River Clyde linked to the mill and village that David Dale had built in the late eighteenth century with the help of Richard Arkwright. Another is at Verviers in Belgium, which was founded at the beginning of the nineteenth century. However, Saltaire was larger in scale than New Lanark - a town rather than a village - it was clearly related to the large industrial towns of the West Riding of Yorkshire. Similar developments were appearing elsewhere in the industrialising world at around the same time; for example at the Cité Ouvrière at Mulhouse in Alsace, Eastern France, and at Lowell and New Harmony in the U.S.A. Saltaire, however, provided the most complete example of close integration between workplace, homes and community facilities.

As well as this ingenious integration of land uses, which is still clearly to be seen in the existing settlement, the location of Saltaire represents a great leap forward in the art of urban and regional planning. It was deliberately sited in the open country, close to, but physically separate from its 'parent city' of Bradford. It is, in fact, the first

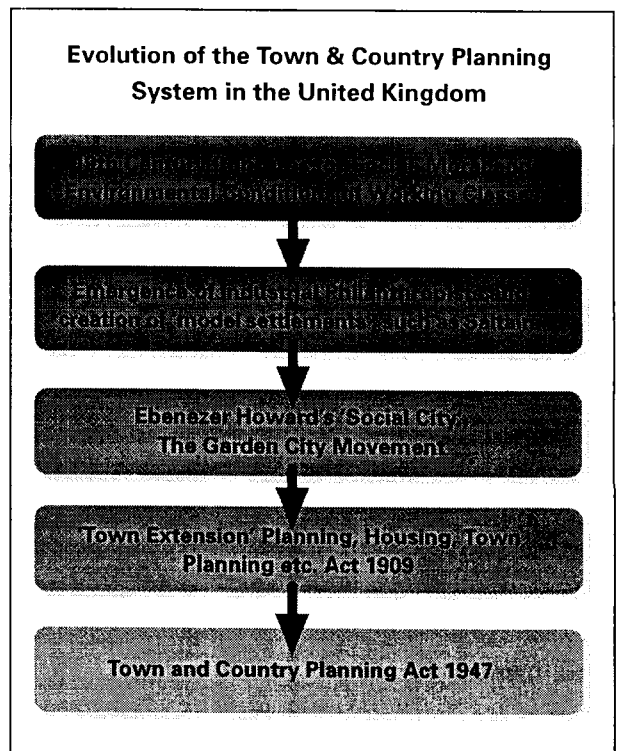
known example of 'planned dispersal' as a solution to the problem of urban congestion. Later model villages like Bourneville, Port Sunlight and New Earswick followed a similar pattern, but were influenced by a new design philosophy - the Arts and Crafts Movement - which gave rise to Ebenezer Howard's 'Garden Cities' and were themselves a further development of town planning. All of these owe a debt to the formative influence of Saltaire, which occupies a unique place in the history of modern town planning. This is a view that has been endorsed by two eminent British authorities on planning history, Professor Sir Peter Hall and Dr. Anthony Sutcliffe, during discussions in the course of preparing the Nomination and this Management Plan.

Saltaire's particular role in the emergence of the modern town and country planning system is that it provided a link between the ad-hoc responses of individual philanthropists and the formation of a comprehensive and regulated approach towards urban growth.

During the late 18th and early 19th centuries, there was an absolute refusal by central governments to adopt any form of public town planning as it was against the intellectual and political culture of Britain, which was dominated by free-market, laissez-faire thinking. In the public domain, it was left to local government to respond to the problems of public health; in the private domain, enlightened industrialists found themselves acting, by default, as town planners in their creation of 'model' settlements. Salt occupied these domains: both as Mayor of Bradford and as an industrialist.

In a wider sense, Saltaire encapsulates the spirit of the age of mid-Victorian Britain. This period saw the triumph of free trade, when Britain became the first true exponent of the 'global market' and was the powerhouse of the industrial world. At the same time, British society was being forced to confront the degrading effects that industrialisation was having on both the environment and the growing urban population.

Salt was in the vanguard of progress in all these matters. His choice of location for Saltaire meant that he could construct one of the biggest and most technically advanced textile mills yet seen and could take full advantage both of regional resources and international markets, importing raw materials from around the world, especially from Asia and Latin America. In this respect Saltaire represents a microcosm of Britain's global influence and dominant position in world trade at that time.

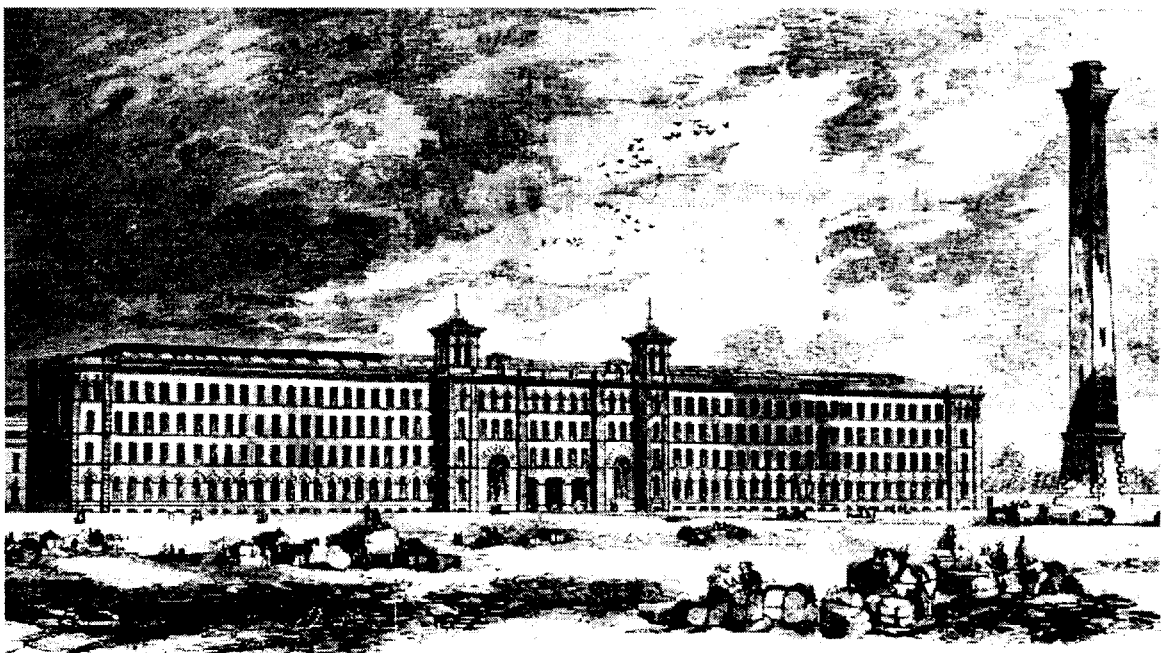


Salt's experience of the deprivations suffered by the working classes in mid-nineteenth century Bradford, together with his own deeply-held religious beliefs, convinced him of the need to provide a high quality physical and social environment for his dependent workforce. His sense of civic duty and strong interest in architecture led to the creation of the planned town of Saltaire. Such was the quality of the town and its fabric that it stands today, nearly 150 years later, almost complete and essentially unchanged.

"The greatest integrated worsted mill was Saltaire Mills, Shipley, built by Titus Salt between 1850 and 1853. It is the perfect illustration of planned integration, comprehending not only the processes within the complex but also the relationship between the mill and its surroundings. The new settlement of Saltaire was part of the original plan and the mill was situated to take advantage of the river for water and the canal and railway for transport."

(Yorkshire Textile Mills 1770-1930, The Royal Commission of the Historic Monuments of England and West Yorkshire Archaeology Service)

The huge mill complex was perfectly functional but was designed, detailed and embellished to such high standards that it gave the appearance of a palace rather than a factory. Just as remarkable were the community provisions, including the school, hospital, church, almshouses, wash house, communal dining hall and park. Salt aimed to provide his workforce and their dependants with all that was necessary for their health, hygiene, education, and their cultural, moral and spiritual improvement. There is no doubt this was motivated, partly, by his wish to create and maintain a compliant and productive workforce, but the quality of community provision was remarkable by the standards of the time and even surpasses much that is provided today. Similarly, the housing he provided, whilst strictly hierarchical in a paternalistic way, was all soundly built, comfortable and spacious. The contrast between this solid, orderly terraced housing and the contemporary congested back-to-back slums and tenements of Bradford was profound and provided an important model that was used by other enlightened industrialists in later years.



1.4 Criteria for Inscription as a World Heritage Site, and other Site Values

1.4.1 World Heritage Value

In 1972, UNESCO adopted 'a Special Convention Concerning the Protection of the World Cultural and Natural Heritage' in order to provide international support and protection for important sites. Under the Convention, sites of outstanding universal value are inscribed onto the World Heritage List - the highest standard of international recognition. The Convention aims to protect the universal value of World Heritage Sites and decisions related to their management consider the objectives of the Convention as a priority. The United Kingdom is a strong supporter of UNESCO's aims and the UK Government has an international obligation to protect and conserve the UK World Heritage sites.

1.4.2 Historical and Cultural Values

Saltaire's historical and cultural values relate to the culmination of the textile industry's development in eventually bringing together the processes of production in a technologically advanced manner and in its contribution to the development of the planning system.

Saltaire represents social and philanthropic advances that were almost alien to the culture of the Industrial Revolution, but which were laying the foundations for the political 'sea - change' that was to emerge later in the 19th Century. The unification of the means of production and the community that was to serve it within a single architectural concept was unique, not only in its philosophy, but in its scale and vision. Consequently, one of this Plan's principal aims will be to protect the integrity of the nominated Site's historical and cultural values in its representation of this development in industrial, social and urban planning as well as in its individual buildings.

1.4.3 Aesthetic and Visual Values

The relationship between people, place and work is clearly evident in Saltaire. Its location was determined by its proximity to the natural resources that shaped the topography of the area - its setting with the Aire valley is an important component of its aesthetic and visual values.

The mill chimney punctuates the skyline and acts as a landmark building that retains echoes of the former heartland of the textile industry. The grand, unified architectural design for Saltaire is a masterpiece of urban design and is representative of what could be achieved with vision and entrepreneurial determination. The original community, which thrived there during the heyday of the Industrial Revolution, has long gone, but the continued existence of the physical fabric of the social hierarchies that existed is an important legacy. Accordingly, this Plan will maintain existing strategies for the protection of Saltaire's aesthetic and visual values, and seek new ways in which they can be protected and enhanced.

1.4.4 Amenity Values

The amenities of the River Aire, the Leeds-Liverpool Canal and Roberts Park are an important local, regional and national resource. They are appreciated by the local community, but also help to provide a richer visitor experience to tourists who come to see the architectural and historical achievements of Saltaire. The village also provides shops, galleries and restaurants that help to make Saltaire a modern example of a sustainable urban environment and which link in with the region's other attractions. It is one of this Management Plan's key objectives to ensure that the village's amenity value is promoted, managed and developed in a way that will protect the historical integrity of the Site, but also help it to meet the demands of the future.

1.4.5 Local Community Value

The conservation of Saltaire, even prior to the submission of the Nomination for World Heritage Site inscription, has been important to the local community. Local people take pride in the village and the mills, and have been involved in its conservation and enhancement for decades. However, Saltaire has not become a 'museum piece' locked in the past. It is a thriving commercial and residential community, which accepts the responsibilities of living and working in an important historical site. It has been allowed to grow and develop, providing housing, jobs, amenities and a social infrastructure to meet the demands of the modern community. This Plan will assist in the continued positive growth of Saltaire.

1.4.6 Economic Value

As described earlier, Saltaire has experienced various economic peaks and troughs. It is important to note that it has always recovered from periods of decline whilst still managing to retain its architectural and historical integrity. Indeed, it is now recognised that this resilient and positive image has been an important factor in securing its economic renaissance. Flexibility of design and approach has been identified as having helped to avoid the blight of redundant buildings. Clearly, Salts Mill and the village's housing stock incorporated flexibility of design in the original concept, as it can be seen today that the commercial premises and residential properties are still in healthy demand. This Plan takes the creation of sustainable future opportunities as one of its key objectives. Given Saltaire's success in this area to date, the Plan builds on the existing principles that have guided the village's management and development in the past.

1.4.7 Tourism Value

Tourism is recognised as being one of the most important contributors to local and national economies and this Management Plan is seen as an important way in which Saltaire can play an increasingly important role in providing sustainable tourism. Pressure from visitors walking around the Site and the vehicles in which they arrive is already evident within the proposed Site, and the Plan considers ways in which growth in visitor numbers can be accommodated without detriment of the physical environment and the alienation of the resident community.

1.4.8 Research and Educational Values

The proposed Site is already well documented and is used as source of primary research for educational visits by groups and individual students at all levels of education. In addition to the wealth of documentary evidence about Saltaire that is already available and the interpretative material already provided on site, this Management Plan explores further ways in which the history and significance of Saltaire can be made more accessible to the casual visitor and the serious student.

1.4.9 Criteria for Inscription

The Operational Guidelines for the Implementation of the World Heritage Convention (par. 24) state that 'a site which is nominated for inclusion in the World Heritage List will be considered to be of outstanding universal value for the purpose of the Convention when the Committee finds it meets one or more of six criteria'. It is considered that Saltaire satisfies three of the criteria:

Criterion (ii) The site should exhibit an important interchange of human values, over a span of time or within a cultural area of the world, on developments in architecture or technology, monumental arts, town-planning or landscape design.

Saltire provided a model for resolving the problem of how to deal with rapid urbanisation in an industrial society. This problem did not really exist before 1800, but it erupted in Britain in the nineteenth century and spread rapidly, first to mainland Europe and North America, and subsequently to the rest of the world. The creation of Saltaire was one of the first successful solutions to the problems of the unprecedented urban growth of industrialisation. The planned model settlement, which was a complex and self-contained socio-economic unit, represents an important stage in the development of modern town planning. Not only did it represent the integration of industrial, residential and civic buildings and open spaces within a framework of unified urban design, but it showed how this could be created on a greenfield site away from the parent city by means of 'planned dispersal'.

Criterion (iii) The site should bear a unique or at least exceptional testimony to a cultural tradition or to a civilisation, which is living, or which has disappeared.

By the middle of the nineteenth century Great Britain was the first industrialised nation in the world. Its international trade, colonisation and political linkages led it to become the first truly global 'superpower', albeit for only a few decades. Whilst its supremacy lasted, much of the urban development which took place showed the self-confidence and technological flair and sense of civic pride and social philanthropy that mirrored the spirit of the mid-Victorian age. This is seen in Salt's Mill, which was built to resemble an Italian Renaissance palace whilst operating at the cutting edge of industrial technology. It is also evident in the ordered hierarchy and unified architectural style of employees' housing and the institutional buildings. The survival of the ensemble at Saltaire, almost intact, provides its own authenticity for it meeting this criterion.

Criterion (iv) The site should be an outstanding example of a type of building or architectural or technological ensemble or landscape, which illustrates a significant stage in human history.

The town of Saltaire, as it was built in the mid-nineteenth century, constitutes an architectural and technological ensemble that reflects the culmination of the first wave of the Industrial Revolution. It shows this in two ways. First, Salt's Mill is a most remarkable industrial complex, which demonstrates both the most advanced technology of the age and a sophisticated use of integrated transport networks to optimise the area's locational advantages. Salt's Mill is described in *Yorkshire Textile Mills* as 'one of the largest mill complexes to be designed in a unity', and is undisputedly one of the largest, best designed and most architecturally accomplished textile mills of the 1850s. Secondly, the construction of a settlement for the workforce, which included not only good quality housing but a range of handsome and 'improving' facilities, demonstrates Victorian philanthropic paternalism at its best. The fact that William Fairbairn was the best mill engineer of the time and the prominent architects, Lockwood and Mawson, designed the settlement as a harmonious whole, undoubtedly contributed greatly to the success of Salt's enterprise.

2.1 Introduction

The Regeneration of Saltaire

In 1987, Salts Mill stood empty following the decline of the textile industry. New Mill, standing astride the Leeds and Liverpool Canal, was completely derelict, with broken windows and little of its roof remaining; it was officially rated as a 'Listed Building at Risk'. The image of hopelessness portrayed in these two major buildings was reflected throughout the whole of the village of Saltaire. It was evident in the shops that were struggling for economic viability, in the deteriorating condition of its houses, and in the lack of investment in the public buildings and open spaces. The urgent need to reverse the decline of Saltaire's significance was prioritised for action.

The City of Bradford Metropolitan District Council recognised that finding sustainable new uses for the two major mills were the key to the village's regeneration. It fostered relationships with potential investors in the public and private sector and secured funding from Europe to improve access to the village from Shipley and for the servicing of the mill.

The turning point came in the summer of 1987 when Salts Mill was purchased by Jonathan Silver, who immediately started work to establish a gallery showing David Hockney artworks in the Mill - the '1853 Gallery' opened in November of that year and was immediately a resounding success, attracting visitors from all over the world. This was the first step in Jonathan Silver's vision for the re-use of the mill. Not only did he provide culture in the form of the '1853 Gallery', but he also encouraged hi-tech industries to take space within the mill, which have provided over 1,000 jobs to local communities. In addition a range of high quality retail outlets were established within the mill. Before long Salts Mill was a thriving enterprise which reinstated confidence in the area.

The renewed interest in Saltaire quickly became a 'rollercoaster' of commercial and residential investment. New Mill has been converted into private residential apartments for 200 people and it also houses the headquarters of Bradford Health Authority with its 300 staff. The village shops suddenly had a local workforce to cater for, as well as the influx of visitors to Saltaire. Their economic security meant that their owners were able to invest in their properties, restoring many of the original features under the guidance of the Local Authority.

As the prosperity of the area has increased, so has the desire of the residents to maintain the character and appearance of their houses. Many have been restored with financial assistance from the City of Bradford Metropolitan District Council and English Heritage.

The new pride and economic well-being now evident in Saltaire is also reflected in its public buildings. Victoria Hall has undergone full external restoration and is regularly used for social and community functions; the Saltaire United Reformed Church is undergoing a restoration programme that makes it a very popular visitor feature, as well as a place of worship; and Shipley College (formerly The School) has been able to upgrade its educational facilities and now offers full and part-time courses to over 1,000 students.

In all respects, the renewal of Saltaire over the past thirteen years has been a staggering success story of social and economic regeneration, but most especially in its renaissance has helped to restore and protect its historical and architectural significance. In the year 2000, Saltaire is a lively, thriving nucleus with a mix of land uses working together in harmony. The spirit of this Management Plan is to maintain the vitality of Saltaire and maintain the balance of different uses now operating so successfully. The Management Issues and Objectives identified in this section of the Plan work towards this goal.

The issues discussed in this Section were identified during the extensive public consultation that formed a key element of the preparation of this Plan and as a result of the knowledge and experience of the members of the Saltaire Project Group. (Detailed reports on the consultation meetings and surveys are provided in the appendices.)

The proposed World Heritage Site is evolving continually, encompassing over 800 domestic properties and many commercial enterprises. This living and working environment presents a variety of potential pressures that affect the properties. The following key management issues were identified:

- *The Protection & Conservation of the Cultural Heritage*
- *The Economic & Social Infrastructure*
- *The Community & Tourism*
- *Transport & Traffic Management*
- *Information & Research*
- *Risk Preparedness*
- *Administration*

This Section of the Management Plan evaluates these issues and provides strategies for the protection and enhancement of the significance of Saltaire, based on the concerns and suggestions of the people who live and work in the village.

2.2 The Protection and Conservation of the Cultural Heritage

2.2.1 Evaluation of Issues

The fabric of Saltaire and the open spaces that are part of its setting and urban design are the principal elements of its significance. It is of paramount importance, therefore, that any pressures or issues that may threaten that significance are identified and addressed within this Management Plan.

It is fortunate that, in the UK, there exists a system of protection and enhancement for the historic environment that is comprehensive and effective in the form of its Town and Country Planning system. As detailed in Section 4(d) and 4(g) of the Nomination, this system of national legislation ensures the sustainable use of land and buildings, which extends controls over the development, protection, management of the built and natural environment and changes in their use. For example, all the major properties within Saltaire have statutory protection under the Planning (Listed

Building and Conservation Areas) Act 1990 and are under the protection of local plan policies. The principal plan currently in operation for Saltaire is the City of Bradford Metropolitan District Council's Unitary Development Plan, which was adopted in 1998 and is now under review. The current policies relating to Saltaire are detailed in Section 4(g) of the Nomination.

A positive approach to Conservation -Led Regeneration has established a high level of interaction between the property owners and the Local Planning Authority. This partnership ensures the continual care and protection of the built heritage in Saltaire thus avoiding the possibility of listed buildings becoming at risk. There are no Listed Buildings at Risk in Saltaire.

The identification of the properties and the subsequent controls over changes to them has ensured the preservation of the authenticity of Saltaire. It is essential that any future work will continue to respect the integrity of the property and changes will be reversible, so that any special features are not lost.

The land and buildings fall into four categories:

- *Housing*
- *Public & Community Buildings*
- *Commercial Property*
- *Open Space*

Housing

The housing stock and shops have enjoyed statutory protection since being designated as a Conservation Area in 1971 and being listed in 1985. English Heritage and its predecessors have made ad-hoc grants available for individual historic properties since the 1950s. Since then, the creation of area-specific schemes, such as the Town Scheme in 1987 and the Conservation Area Partnership Scheme since 1996, have funded a range of environmental enhancement schemes as well as the restoration of original external features. Even so, the housing stock within Saltaire is 'well lived in' and shows evidence of changing fashions in windows and general decoration. The trend for the removal of features, such as chimneys and boundary walls, has also taken its toll in some areas. Clearly, given that architectural coherence is one of the proposed Site's most significant features, any erosion of detail is to be stemmed and the reinstatement and maintenance of features must be a priority for this Management Plan. This can be achieved through raising levels of awareness of the importance of these details, design guidance and the subsidy of the cost of restoration.

Public & Community Buildings

Community buildings were a key feature of Salt's integrated plan for Saltaire. The public buildings provided by Salt, which have all survived (with the exception of the washhouse and the Sunday School), have all remained in use for community purposes. The high standard of their original construction has undoubtedly played a large part in their survival, but this would not have happened without the strong sense of ownership placed upon them by the local community, who clearly value their continued use. Maintenance of these buildings is, nevertheless, very costly, due to their historic authenticity and the extent to which they were architecturally

embellished. Financial assistance has already been secured from a number of sources for the repair and refurbishment of these buildings, but this will be a continuous concern for the local community, the City Council and various conservation bodies. This Plan will seek to ensure the maintenance of this asset, which is a key element of Saltaire's social infrastructure.

Commercial Property

The commercial properties within Saltaire have undergone successful re-use and restoration, which has helped to maintain the balance between the different components of the village's economic and social infrastructure. However, the needs of the future may make even greater demands on the properties, which it is important to monitor and control in a manner that will not detrimentally affect their historic and architectural integrity. To date, the relationship between the owners of commercial properties, developers and the local authority has been very successful in achieving high quality maintenance and restoration. This Plan will seek to reaffirm this good working relationship.

Open Space

The provision of open space, whether for recreation or growing food, was an important part of Salt's original plan for Saltaire to provide his workers with a healthier lifestyle. It is important, therefore, that this provision is protected. The public open spaces, such as the streets and squares, are in a good state of repair. It is important that this level of care is maintained, as the urban design of Saltaire is one of the main reasons why it is considered to be of such universal significance.

With regards to the green areas of Saltaire, it is only recently that Roberts Park has been included on English Heritage's Register of Historic Park Gardens, but this affords only a limited amount of extra protection and funding. The Park and open areas surrounding the major buildings are in a poor condition and require new investment to enhance their overall appearance and appeal.

The allotments within the village are an important historical element, given their association with Salt's desire to improve the diet and general standard of health of his workers. Whilst the need to 'grow your own food' has declined due to fresh produce being easily available in supermarkets and town centres, the allotments in Saltaire are well used as garden and vegetable plots. They are an important part of Saltaire's original concept and as such, warrant protection and continued use.

2.2.2 Objectives

- PC1** The enhanced status of Saltaire as a World Heritage Site will inform the UDP Review.
- PC2** Seek the co-operation of other agencies to reflect the status of Saltaire as a World Heritage Site in their own plans.
- PC3** The City of Bradford Metropolitan District Council will use information contained in this Management Plan as the basis for preparing Supplementary Planning Guidance for the proposed World Heritage Site.
- PC4** In accordance with current regulations, an Environmental Statement will be required to support planning applications where necessary.
- PC5** Undertake an overall condition survey to provide the basis for a Conservation Plan for Saltaire and as the basis for future maintenance programmes.
- PC6** Restoration work will continue to be carried out sympathetically and to a high standard and design guidance provided.
- PC7** Maximise external funding support for conservation-related work.
- PC8** Design panel to look at the impact of new design and technology on the proposed World Heritage Site.
- PC9** Prepare an itemised schedule of existing and proposed street furniture.
- PC10** Undertake a photographic survey of buildings and land.

2.3 The Economic and Social Infrastructure

2.3.1 Evaluation of Issues

Saltaire has proved to have a resilient economic and social infrastructure but, whilst the presence of thriving commercial premises indicates the economic well-being of an area, it can also bring pressures, which this Plan seeks to address. The Plan will continue to support the economic, social and cultural character of the village.

Saltaire has always relied on local and international business links for its economic survival, and this is no less true in the electronic, global age. The commercial and residential properties remain viable, largely as a result of their flexibility of design and ability to accommodate the demands of new generations of users. However, new design and technology will continue to develop, and are issues that may affect Saltaire. Whilst the buildings in Saltaire have proved to be flexible in design, it is recognised that each change of use brings potential adaptations of the buildings. Sensitive guidance and control of future development will be needed.

Current conservation philosophy states that the best use for an historic property is its original use. However, in this changing economic world, this is not always possible. Sustainable development is vital, both in preserving architectural and historic integrity and in ensuring the economic viability of businesses. Successful businesses are more likely to support and preserve the buildings to a high standard of conservation. It is inevitable that in time businesses will evolve and expand; some will move out of Saltaire to other locations. This Management Plan will be in place to ensure that a framework of protection exists to guide any development proposals, and which will maintain the good relationship that currently exists between the local authority and property owners.

The involvement of the local community, its understanding of the area's special qualities and the encouragement of 'shared responsibility' in Saltaire are important factors in the continued protection of the village and the mills. To date, a strong community spirit within Saltaire has been maintained. Currently, the main focal points for community activity are the Methodist Church Hall, Victoria Hall, the College and Roberts Park. It is important that social cohesion is protected, and that World Heritage Site status enhances this characteristic.

2.3.2 Objectives

- ES1** Maintain a balance between economic and other users.
- ES2** Resist the further encroachment of business uses into the residential areas.
- ES3** Encourage a mix of commercial uses (as is found today), so that Saltaire maintains its positive, thriving image, attracting inward investment.
- ES4** Encourage proposals for appropriate new uses of vacant floorspace.
- ES5** Protect and, where possible, increase community and sports facilities.
- ES6** Develop a strategy to address the impact of commercial use on the heritage fabric.

2.4 The Community and Tourism

2.4.1 Evaluation of Issues

In the 'Statement of Principles For The Balanced Development of Cultural Tourism', published by ICOMOS UK, it is stated that tourism should be recognised as a 'beneficial activity with the potential to serve the local community and the place as well as the visitor'. As such, there is a need to balance the public's wish to visit sensitive and vulnerable cultural landscapes and the need for the social and economic well being of their local communities. In essence, this means that tourism strategies and visitor management within Saltaire must be sustainable. Tourism must not be allowed to damage the resource, prejudice the enjoyment of the cultural landscape for future generations, or have an unacceptable level of impact upon its significance.

The key issue for tourism in Saltaire is that visitor activity must not interfere with the equilibrium that exists between the village's residential and commercial communities. The balance between domestic activity and working life creates a special sense of place for Saltaire; it is not a 'museum piece' - it is a living, working community.

Whilst visitors to an area can bring welcome revenue, they are also attended by problems of lack of privacy for residents, congestion and an erosion of the characteristics that first attracted them to the area if their activity is not carefully managed. Provision for the visitor must enhance, and not detract from, the area's significance. For this reason, a survey into visitor behaviour is needed; the results of which can be translated into a Visitor Management Strategy. Saltaire's desirability as a visitor destination will continue to be promoted, but this Plan will provide a strategy to enhance the visitor experience that will, primarily, improve the environment and local services for the resident living and working community.

Indicators suggest that World Heritage status may increase the number of visitors to Saltaire. In that event, it is felt that the increased levels of pedestrian and vehicular activity could be accommodated within the present infrastructure and amenities. However, the environmental capacity of the village and the Mills would be assessed at an early stage to reduce current levels of vehicular activity and eliminate or mitigate against any future growth in use by private vehicles.

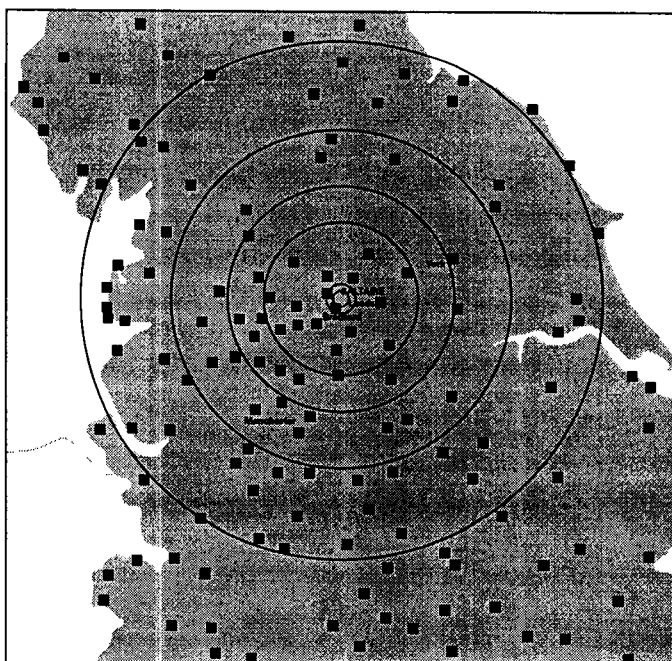
In addition, facilities outside the nominated Site could be identified as gateways to encourage visitors to access it by sustainable transport modes. The tourist Information network could be used to inform visitors of rail, bus, canal and cycle access to the village. Parking could be encouraged at gateway points linked to alternative transports.

The UK has a network of Tourist Information Centres (TICs) which not only promote attractions in their local area, but also have a responsibility to promote and provide information on sites of regional, national and international interest. These could all be utilised in providing information and access details to Saltaire.

Tourist Information Centre Network

- 1 within Saltaire
- 1 within 5 kilometres
- 10 within 20 kilometres
- 15 within 40 kilometres
- 37 within 60kilometres
- 91 within 100 kilometres

■ Tourist Information Centres



2.4.2 Objectives

- CT1** Prepare a 'Sustainable Tourism Strategy' for Saltaire in consultation with the local community and tourism agencies.
- CT2** Promote Saltaire as an independent visitor destination, and also as part of wider visitor attractions within the region and on a national basis.
- CT3** Wherever possible, visitor facilities will be provided and upgraded, but only where it can be shown that the proposals will not detract from the authenticity of Saltaire and will not have a detrimental effect upon the quality of life of the residents of the village and the surrounding area.
- CT4** Develop visitor 'gateways' into Saltaire to help manage visitor movement and focus on information points.
- CT5** Undertake an Environmental Capacity study of Saltaire and its key properties.

2.5 Transport and Traffic Management

2.5.1 Evaluation of Issues

One of the greatest factors in achieving environmental sustainability and in the protection of the historic environment is the effective management of motorised road traffic. Containing a high rate of growth in the demand for motorised travel is a major environmental management issue across the country. In West Yorkshire, the Local Transport Plan (LTP) sets out a five-year strategy for managing travel demand at a local level. The plan aims to reduce the level of unnecessary car journeys and give greater priority and encouragement to sustainable modes of transport. There are targets included for reducing the rate of traffic growth across districts to 5% over the five-year life of the plan.

The responsibility for the implementation of the plan at a local level lies with the Local Authority. Poor local management of motorised traffic can result in congestion, road safety hazards and pollution - all of which are detrimental to the quality of urban living and to the appearance and fabric of an historic area. Over time the Local Authority has managed the traffic and transportation issues of Saltaire. In terms of resource commitment, this area has been given due emphasis because of its historical importance.

A major transport issue for the area is the likely traffic impacts of the planned Bingley Relief Road that is due to be completed by 2004. Although the amount of traffic moving on the main roads past Saltaire is expected to increase, the extent of these impacts is currently unknown. A study, joint funded by the Local Authority and the Highways Agency, has been commissioned to investigate this issue. The Aire Valley Transport Study will also investigate the most appropriate traffic management measures to be implemented along the Aire Valley, prior to, and after the completion of the new relief road.

Salts Mill is an important landmark and a gateway for the Saltaire. Salts Mill and New Mill contain a number of highly successful enterprises. Although welcome, the commercial activities generate a level of motorised traffic, along with a corresponding demand for parking. One of the main access points for visitors to Saltaire is adjacent to the area designated for commercial traffic and careful onsite management will be required.

It is one of the key aims of this Management Plan to provide a strategy that will manage a mix of private and commercial traffic within Saltaire in a way that will facilitate access to the Site, without creating any environmental disbenefits. It will also seek to exploit the potential of the communication links around which Saltaire was first created, especially the waterways and the railway.

At present, Saltaire is easily accessible by public transport, being served by its own railway station and frequent bus services running close to the Site. Initiatives need to be considered to accommodate a proportion of the growth of visitor numbers by public transport, in line with government guidance on achieving sustainability. At present, this may not seem to pose a problem as the train (station in centre of village) and buses serving the area have spare capacity, and the Canal represents an under-used resource. The waterbus currently operates in the summer and is not part of the existing bus and rail saver scheme. There are options to explore extending the current operation and its links to other transport provision and ticketing schemes. Public transport operators are at liberty to increase the level of service in response to future changes in demand.

Visitors accessing Saltaire by coach are provided for at a drop-off point on the edge of the Conservation Area, and the coaches are accommodated outside the village. However, road signing could be improved. Visitors arriving by car are currently provided for by two car parks within the Site and on-street car parking. Some of the on-street parking is dedicated to residents only.

Access to Saltaire by pedestrians is adequately provided for by well-maintained footways alongside the highways, public rights of way and the Leeds-Liverpool Canal towpath.

Saltaire is accessible by bicycle on all of the roads feeding into the area. Visitors to the City of Bradford on bicycles can find safer cycle routes to Saltaire with the aid of a specially produced map of routes available in local Tourist Information Centres. The section of the Leeds and Liverpool Canal towpath between Leeds and Shipley could form a traffic-free inter-urban cycle route to the Site. The towpath is currently the property of British Waterways and is in parts restricted to pedestrians only.

2.5.2 Objectives

- TT1** The local authority will commission an expert traffic and transport study of the area to address the parking and movement of vehicles to and within the area.
- TT2** Implement traffic management measures along main thoroughfares to reduce the speed of vehicles travelling along them.
- TT3** In liaison with transport executives, negotiations will take place to enhance the public transport provision to Saltaire, including a 'park and ride' service.
- TT4** In liaison with British Waterways, negotiations will take place to change the status of the sections of the Leeds and Liverpool Canal towpath to shared bicycle/pedestrian use.
- TT5** Review the number and content of new road signs to minimise highway 'clutter' and to provide information on Saltaire's World Heritage Site status. This will include the identification of a signed 'gateway' into Saltaire.
- TT6** Review the current car parking provision, including the potential for shared commercial and visitor use of car parks.

2.6 Information and Research

2.6.1 Evaluation of Issues

Knowledge of the importance of historic features is a key component in securing the future of any heritage resource. Raising levels of public awareness of the value of the environment in which people live and work help to create a sense of ownership of the proposed Site, and foster a feeling of responsibility for its continuance and protection. This Plan has been prepared in consultation with the local community, which is a first, important step in this process.

A substantial amount of research has been executed on Saltaire and recorded in a variety of publications, but it is not held centrally. Further research and surveying of the built environment is required in order to assert a coherent and more detailed baseline document.

This Management Plan intends to create a better understanding of Saltaire and the importance of its role in the development of industrial communities and in the Town and Country Planning system. Part of this strategy involves better interpretation of the Site for the casual visitor, but other steps need to be taken to facilitate access to the information that is already available in a co-ordinated manner, and to make facilities available for the study of this information. Research is recognised as making a significant contribution to ensuring that authenticity is protected within conservation works and must therefore be regarded as central to management strategies for the nominated World Heritage Site.

An important consideration in the preparation of interpretation provision is the extent to which a site's history is 'popularised'; this involves trying to achieve a balance between the academic interpretation of the resource and one which is attractive and digestible to a wider audience. This Plan recognises that it is important that both of these interest groups are catered for within a site with such historic importance as Saltaire. On the one hand, it should satisfy the needs of the casual visitor, who requires an outline of the history of the Site and its key characteristics for enjoyment purposes and, to a limited extent, education. This sector of society is important to the future of Saltaire, not only in economic terms, but also in introducing or reinforcing general knowledge of the village to the wider public. On the other hand, provision must be made for serious research to support the continuation of academic interest in the area, which will further inform the conservation of the village and its mills.

2.6.2 Objectives

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| IR1 | Review the capacity of the Tourist Information Centre. |
| IR2 | Review the current provision and design of information panels. |
| IR3 | Investigate the possibility of providing public access to private properties and of acquiring a residential property within Saltaire to act as a 'museum of life' in the village during the Nineteenth Century. |
| IR4 | Examine the potential for creating a permanent exhibition space within Saltaire or offsite to describe its origins and industrial processes. |
| IR5 | Upgrade Saltaire's Web Site. |
| IR6 | Promote and undertake well-documented research into the historical, social economic and other aspects of the nominated World Heritage Site, to develop a better understanding of the Site and its outstanding universal value. |
| IR7 | Maintain and improve links with local schools, colleges and universities. |
| IR8 | Provide a Study Centre at Saltaire, which could hold information electronically and make it available on CD ROM. |
| IR9 | ShIPLEY College to become a 'Centre of Excellence' for Saltaire. |

2.7 Risk Preparedness

2.7.1 Evaluation of Issues

The World Heritage Convention, more properly the Convention Concerning the Protection of the World Cultural and Natural Heritage, was adopted by UNESCO in 1972 and has charged all member states with the responsibility for the protection of the world's heritage. In 1996, the International Committee of the Blue Shield (ICBS), which co-ordinates emergency response efforts on behalf of ICOMOS and others, accepted that the effects of fire, flood and other natural and man-made disasters needed to be addressed with as much vigour as was the impact of normal wear and tear. The Committee recommended a 'cultural heritage at risk' framework, which advocates a holistic approach to conservation, viewing deterioration of the built fabric as a continuum, with daily attrition at one end and disaster at the other. This has led to a number of initiatives, such as Risk Preparedness: A Management Manual for World Heritage Culture, published by ICCROM, which was published to assist in the management of historic properties.

Due to the location of Saltaire in the United Kingdom and globally, there is known to be no major danger from natural phenomena. In terms of tectonic potential, the UK experiences a negligible amount of earthquake activity of a very low level and very infrequently; there is no likelihood of volcanic activity or of threat from tidal waves or other similar natural phenomenon. The only minimal threat could possibly come from fire or flooding.

Fire Risks

In the event of a fire, from whatever source, the United Kingdom has a comprehensive and reliable system of emergency services. The government guidelines are that one fire tender should be on site within five minutes and that two should reach the fire within eight minutes. Nevertheless, fire action plans should be drawn up for each major site dealing with fire avoidance, fire fighting and salvage to save precious time, lives and artefacts. They should be prepared in conjunction with the local Fire and Rescue Service, local authority building control officers and historic building experts. Their content should include:

- *Assessment of the risks;*
- *Identification of a clear fire management regime and nomination of a fire safety manager for each building or group of buildings in the same ownership;*
- *Procedures to be followed in the event of fire;*
- *Ensuring that all occupants of the buildings are familiar with fire safety procedures;*
- *Provision of appropriate fire protection equipment;*
- *Fire prevention measures, and*
- *Adequate fire escape measures.*

Despite the logic of implementing comprehensive Fire Plans, it may raise issues relating to the physical work that would be required and the need to preserve the special character of the buildings, especially where buildings are in multi-occupancy or open to the public.

Flood Risks

The country also has an efficient system of flood defences. Flooding can often affect coastal areas, but it can also sometimes threaten inland areas as a result of a rise in river levels. The existence of the River Aire within Saltaire may suggest that the Site could be in danger of this type of flooding, however remote the chances may be. The most susceptible area for flooding is the flood plain in Roberts park which fortunately consists of flat landscaped areas (the major buildings being at a higher level). The frequency for flooding in Saltaire is estimated to be every ten years. The last major flood at Saltaire was in 1946 but no flooding of any significance has occurred since then. The maximum flood level ever recorded in Saltaire was during the 1946 flood event. The recorded level was 65.66 metres A.O.D. (Above Ordnance Datum). An Emergency Flood Plan for the area should be in existence, which would include reference to the World Heritage Site, and would be regularly reviewed by the District Council's Emergency Planning Officer.

The Aire is a 'Main River', as shown on the statutory map held by the Environment Agency and the Ministry of Agriculture, Fisheries and Food (MAFF). The Environment Agency has powers to carry out works of maintenance and improvement along the watercourses in the area.

The Environment Agency also operates a flood warning service across England and Wales. Since 1986, it has taken the lead role in passing flood warnings to people at risk in order that they may take the necessary action to protect themselves and their properties. It uses the latest technology to monitor rainfall and river levels constantly. Flood warnings are issued to the Police, Local Authorities and the public, using a variety of media including the AA's 'Roadwatch', Teletext, and radio and television news. The Agency also provides a 'Floodcall Dial and Listen' service which provides 24 hour information on the latest flooding situation.

2.7.2 Objectives

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| RP1 Liaison with emergency services and statutory agencies and a system of contingencies to be established at each principal site. |
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2.8 Administration

2.8.1 Issues

The local authority has a duty of care towards the heritage resource within its boundaries. This situation has been reinforced by relatively recent changes to the planning system within the United Kingdom, whereby all planning decisions must be made in accordance with the Development Plan. Accordingly, local authorities take very seriously their duty to keep these plans up-to-date, and formulate their policies in consultation with the community that they are elected to represent.

In preparing proposals, plans and policies, the Local Planning Authority has a duty to carry out extensive public consultation. This is to ensure a local consensus, raise levels of public awareness for the value of the area and to ensure community support in its management. In areas of special historic value, such as Saltaire, public consultation is extended to include expert groups, such as English Heritage, that provide invaluable support and guidance in the preservation, enhancement and promotion of a site.

This Management Plan adheres to these principles, especially with regard to the need for public consultation in the preparation of a plan and in its ability to be kept up-to-date. At each stage, those responsible for the submission of the Nomination and the preparation of this Plan have advised the local business and residential community of their programme of action, and have consulted them in order to incorporate the community's vision for the future of Saltaire into the Plan. This adds validity to its proposals and ensures commitment to achieving its objectives.

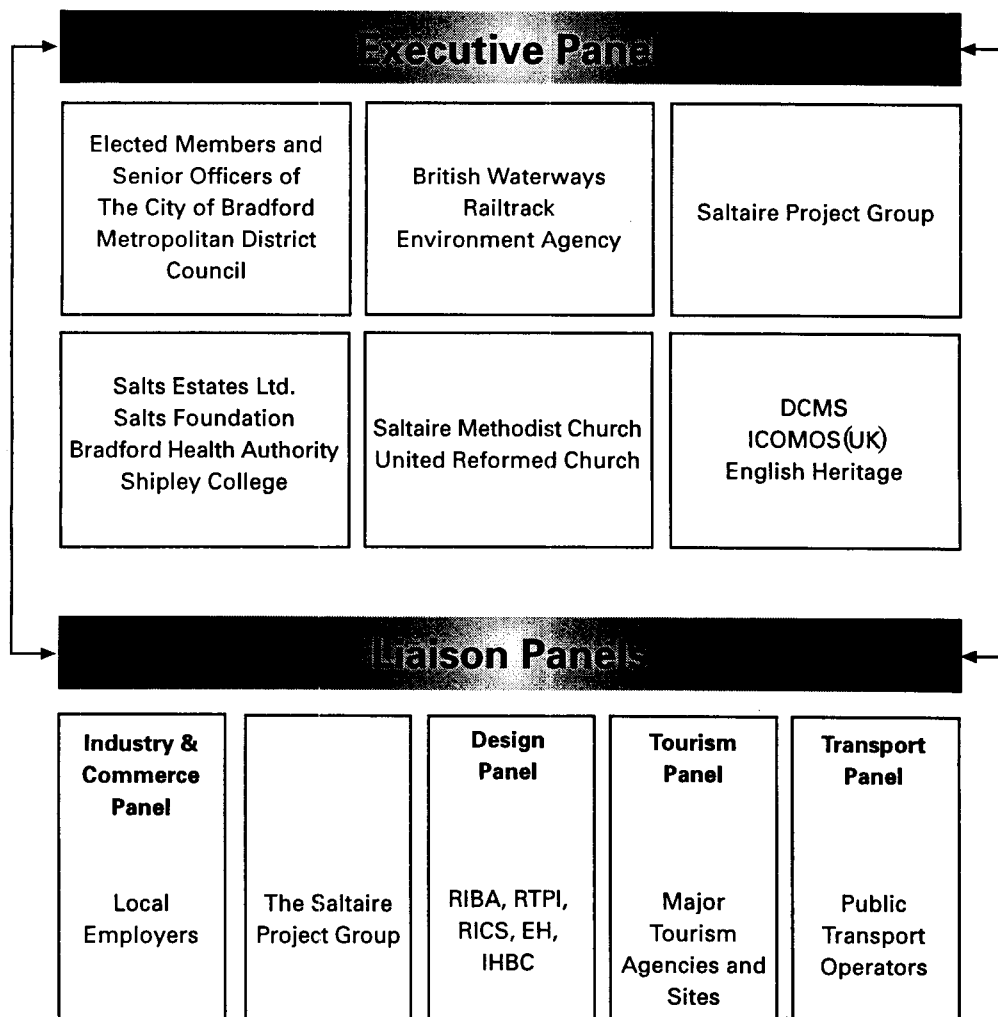
The success of Saltaire as a World Heritage Site will depend upon the support of those who live and work within the Site and the buffer zone. The significance of Saltaire is embedded within its perception as a pioneering settlement involving social, economic, physical and natural attributes. By definition, these elements affect the lives of the people who live within it. As part of the preparation of this Plan, a programme of community involvement in the process has been established, either directly or through their elected representatives.

The Saltaire Project Group was established in 1998 to combine representation from officers and elected members of the City of Bradford Metropolitan District Council and English Heritage. The Panel has met on an ad hoc basis to progress and review the Nomination and Management Plan. It is acknowledged that there is a need to establish formal mechanisms for the management, administration and co-ordination of activities within Saltaire.

2.8.2 Objectives

- | | |
|-----------|---|
| A1 | Maintain the Saltaire Project Group Panel to form part of the Executive Panel. |
| A2 | Create an Executive Panel as a decision-making body to guide the management and development of Saltaire (proposed management structure provided below). |
| A3 | Designate staff to co-ordinate and manage the Site. |
| A4 | Establish and publicise programmes of consultation; decisions on the future of the proposed World Heritage Site will be taken democratically. |

PROPOSED MANAGEMENT STRUCTURE



3.0 Prescription for Overall Site Management

The Executive Panel provides a forum for ensuring that all action is co-ordinated. Each lead agency will be responsible for the delivery of its projects in compliance with the requirements of their own internal organisation, management, funds and general resources.

Projects are related to the Criteria for Designation, as set out in the Nomination and in Part 1 of this Management Plan, and the objectives and strategies of this Management Plan as set out in Part 2: Identification of Key Management Issues & Objectives. Some objectives are not served by a specific project, but by this Management Plan as a whole, or by groups of individual projects, or through the objectives of individual agencies.

The relationship between Issues, Objectives and Projects is shown on (3.1). The Register of Projects (3.2) comprises a description of the project and details of the lead agency and costs. Details of the individual projects can be found in 3.3 and any amendments are listed in 3.4. The cost of major projects and schemes, including the overall expenditure of any other conservation-related work is provided in 3.5.

3.1 Issues, Objectives and Project Grouping

| ISSUE | OBJECTIVE (Reference) | PROJECT TITLE (Reference) |
|--|---|--|
| <p>Protection and Conservation of the Cultural Heritage</p> | <p>The enhanced status of Saltaire as a World Heritage Site will inform the UDP Review. (PC1)</p> <p>Seek the co-operation of other agencies to reflect the status of Saltaire as a World Heritage Site in their own plans. (PC2)</p> <p>The City of Bradford Metropolitan District Council will use information contained in this Management Plan as the basis for preparing Supplementary Planning Guidance for the World Heritage Site. (PC3)</p> <p>In accordance with current regulations, an Environmental Statement will be required to support planning applications where necessary. (PC4)</p> <p>Undertake an overall condition survey to provide the basis for a Conservation Plan for Saltaire and as the basis for future maintenance programmes. (PC5)</p> <p>Restoration work will continue to be carried out sympathetically and to a high standard and design guidance provided. (PC6)</p> <p>Maximise external funding support for conservation - related work. (PC7)</p> <p>Form a design panel to look at the impact of new design and technology on the World Heritage Site. (PC8)</p> <p>Prepare an itemised schedule of existing and proposed street furniture. (PC9)</p> <p>Undertake a photographic survey of buildings and land. (PC10)</p> | <p><i>Formulate Policy and Supplementary Planning Guidance to inform the UDP Review (02)</i></p> <p><i>Draw up Conservation Plans for all buildings and land (04)</i></p> <p><i>Street names (10)</i></p> <p><i>Building elevations (12)</i></p> <p><i>Leeds/Liverpool Canalside Improvements (13)</i></p> <p><i>Rail Corridor (14)</i></p> <p><i>River Aire Corridor (15)</i></p> <p><i>Quinquennial Listed Building at Risk Survey (18)</i></p> <p><i>Establish a Design Panel to comment on development affecting the site and to advise the Executive Panel (22)</i></p> <p><i>Streetscape (23)</i></p> <p><i>Victoria Road Canal Bridge (24)</i></p> <p><i>Parks and Gardens (Landscape Strategy) (25)</i></p> <p><i>Salts Mill, Spinning Mill Roof (26)</i></p> <p><i>Restoration of Saltaire United Reformed Church interior and portico (27)</i></p> |
| <p>The Economic and Social Infrastructure</p> | <p>Maintain a balance between economic and other users. (ES1)</p> <p>Resist the further encroachment of business uses into the residential areas. (ES2)</p> <p>Encourage a mix of commercial uses (as is found today), so that Saltaire maintains its positive, thriving image, attracting inward investment. (ES3)</p> <p>Encourage proposals for new uses of vacant floorspace. (ES4)</p> <p>Protect and, where possible, increase community and sports facilities. (ES5)</p> <p>Develop a strategy to address the impact of commercial use on the heritage fabric. (ES6)</p> | <p><i>Formulate Policy and Supplementary Planning Guidance to inform the UDP Review (02)</i></p> <p><i>Customer Care Training for traders/small businesses (21)</i></p> <p><i>Establish a Design panel to comment on development affecting the site and to advise the Executive Panel (22)</i></p> <p><i>Little House project (32)</i></p> |

| ISSUE | OBJECTIVE (Reference) | PROJECT TITLE (Reference) |
|--|--|---|
| <p>The Community and Tourism</p> | <p>Prepare a sustainable Tourism Strategy for Saltaire in consultation with the local community and tourism agencies. (CT1)</p> <p>Promote Saltaire as an independent visitor destination, and also as part of wider visitor attractions within the region and on a national basis. (CT2)</p> <p>Wherever possible, provide and upgrade visitor facilities, but only where it can be shown that the proposals will not detract from the authenticity of Saltaire and will not have a detrimental effect upon the quality of life of the residents of the village and surrounding area. (CT3)</p> <p>Develop visitor 'gateways' into Saltaire to help manage visitor movement and focus on information points. (CT4)</p> <p>Undertake an Environmental Capacity study of Saltaire and its key properties. (CT5)</p> | <p><i>Update and reprint the Saltaire Trail (08)</i></p> <p><i>Interpretation (09)</i></p> <p><i>Making linkages with other attractions within the District (16)</i></p> <p><i>Tourism Strategy (19)</i></p> <p><i>Residents' survey on Tourism Impact (20)</i></p> <p><i>Customer Care training for traders/small businesses (21)</i></p> <p><i>Tourism facilities (31)</i></p> <p><i>Bed & Breakfast accommodation (33)</i></p> <p><i>Environmental Capacity Study (34)</i></p> |
| <p>Transport and Traffic Management</p> | <p>The local authority will commission an expert traffic and transport study of the area to address the parking and movement of vehicles to and within the area. (TT1)</p> <p>Implement traffic management measures along main thoroughfares to reduce the speed of vehicles travelling along them. (TT2)</p> <p>In liaison with transport executives, negotiations will take place to enhance the public transport provision to Saltaire, including a 'park and ride' service. (TT3)</p> <p>In liaison with British Waterways, negotiations will take place to change the status of the sections of the Leeds-Liverpool Canal towpath to shared bicycle/pedestrian use. (TT4)</p> <p>Review the number and content of new road signs to minimise highway 'clutter' and to provide information on Saltaire's World Heritage Site status. This will include the identification of a 'gateway' into Saltaire. (TT5)</p> <p>Review the current car parking provision, including the potential for shared commercial and visitor use of car parks. (TT6)</p> | <p><i>Directional highway signage (11)</i></p> <p><i>Formulation of a parking strategy (28)</i></p> <p><i>Green transport (29)</i></p> <p><i>Gateways (30)</i></p> |

| ISSUE | OBJECTIVE (Reference) | PROJECT TITLE (Reference) |
|---------------------------------|---|---|
| Information and Research | <p>Review the capacity of the Tourist Information Centre. (IR1)</p> <p>Review the current provision and design of information panels. (IR2)</p> <p>Investigate the possibility of providing public access to private properties and of acquiring a residential property within Saltaire to act as a 'museum of life' in the village during the nineteenth century. (IR3)</p> <p>Examining the potential for creating a permanent exhibition space within Saltaire or offsite to describe its origins and industrial processes. (IR4)</p> <p>Upgrade Saltaire's Web Site. (IR5)</p> <p>Promote and undertake well-documented research into the historical, social, economic and other aspects of the World Heritage Site to develop a better understanding of its significance and outstanding universal value. (IR6)</p> <p>Maintain and improve links with local schools, colleges and universities. (IR7)</p> <p>Provide a Study Centre at Saltaire, which could hold information electronically and make it available on CD ROM. (IR8)</p> <p>ShIPLEY College to become a 'Centre of Excellence' for Saltaire. (IR9)</p> | <p><i>Produce a central record of information about the WHS and develop and upgrade the Saltaire web site (06)</i></p> <p><i>Provision of a Study Centre in Saltaire (17)</i></p> <p><i>Little House Project (32)</i></p> <p><i>Home Owners' Directory (35)</i></p> |
| Risk Preparedness | <p>Liaison with emergency services and statutory agencies and a system of contingencies to be established at each principal site. (RP1)</p> | <p><i>Risk Preparedness (05)</i></p> |
| Administration | <p>Maintain the Saltaire Project Group to form part of the Executive Panel. (A1)</p> <p>Create an Executive Panel as a decision-making body to guide the management and development of Saltaire. (A2)</p> <p>Designate staff to co-ordinate and manage the Site. (A3)</p> <p>Establish and publicise programmes of consultation; decisions on the future of the World Heritage Site will be taken democratically. (A4)</p> | <p><i>Establish the role and remit of the Saltaire Executive Panel (01)</i></p> <p><i>Establish the need, role and responsibilities of the Saltaire Co-ordinator and Management Staff (03)</i></p> <p><i>Consultation (07)</i></p> |

3.2 Register of Projects

This is a list of the projects already outlined and discussed as part of the development of the Nomination and preparation of the Management Plan. It is likely that projects will be added and further works undertaken as projects are achieved.

| PROJECT | OBJECTIVE | WHS CRITERIA | COST | FUNDING SOURCE | STATUS |
|--|--|--------------|--------------|---|------------------|
| 1. Establish the role and remit of the Saltaire Executive Panel | PC8 A1/2/3/4 | ii, iii, iv | N/A | N/A | To be negotiated |
| 2. Formulate Policy and Supplementary Planning Guidance to inform the UDP Review | PC1/3 ES1/2/3/4/5 CT3/5 TT3/4/5 | ii, iii, iv | N/A | N/A | Commenced |
| 3. Establish the need, role and responsibilities of the Saltaire Co-ordinator and Management staff | A1/2/3/4 | ii, iii, iv | £40,000 | EH CBMDC | Commenced |
| 4. To draw up Conservation plans for all buildings and land | PC5/6/7/8/9/10 CT3 IR3 | iv | Unknown | EH CBMDC Private Sector | Commenced |
| 5. Risk Preparedness | CT5 RP1 | ii, iii, iv | N/A | N/A | Commenced |
| 6. Produce a central record of information about the WHS and develop/upgrade the Saltaire Web Site | CT1/2 IR4/5/6/7/8/9 | ii, iii, iv | N/A | Public / Private Sector | Commenced |
| 7. Consultation | CT1 A1/2/3/4/ | ii, iii, iv | £10,000 | Various | Commenced |
| 8. Update and reprint the Saltaire Trail | PC7 CT1/3 IR7 | ii, iii, iv | £10K | Private Sponsors and Income | To be negotiated |
| 9. Interpretation | PC7 CT1/3 IR1/2/3/4/5/7/8 | ii, iii, iv | £10,000 | Private Sponsors and Income | Commenced |
| 10. Street Names | PC6/7 | iii | £10,000 | Saltaire Village Society / BMDC | Commenced |
| 11. Directional Highway Signage | CT1/2/3/4 TT1/2/5 | ii, iii, iv | £80,000 | CBMDC | To be negotiated |
| 12. Building Elevations | PC5/6/10 | iv | £1.6million | EH CBMDC Private Sector | Commenced |
| 13. Leeds and Liverpool Canalside Improvements | PC5/6/7 ES5 CT3 | iv | £1.4 million | ERDF Landfill Tax BW | Commenced |
| 14. Rail Corridor | PC5/7 | iv | Unknown | Europe Railtrack Metro | Commenced |
| 15. River Aire Corridor | PC5/7 TT4 | iv | £20,000 | Environment Agency / Yorkshire Water | Comenced |
| 16. Making linkages with other attractions within the District | PC7 CT1/2 TT3/4 IR6/8 | ii, iii, iv | Unknown | N/A | To be negotiated |
| 17. Provision of a Study Centre in Saltaire | PC7 ES5 CT1/3 IR4/5/6/7/8/9 | ii, iii, iv | £200,000 | Private/ Public Sector Europe | Commenced |

| PROJECT | OBJECTIVE | WHS CRITERIA | COST | FUNDING SOURCE | STATUS |
|---|---|--------------|---------------|---|--|
| 18. Quinquennial Listed Building at Risk Survey | PC5/6/10 ES6 | iv | £1,000 | CBMDC | Commenced |
| 19. Tourism Strategy | ES2/5/6 CT1/2/3/4/5 TT1/2/3/4/5/6 IR1/2/3/4/5/6/7/8 | ii, iii, iv | £15,000 | Unknown | To be negotiated |
| 20. Residents Survey re Tourism Impact | ES5/6 CT1/3/5 TT1/2/3/5 | ii | £15,000 p.a | Unknown | To be negotiated |
| 21. Customer Care Training for Traders/Small Businesses | ES3 CT1/3 | ii | £15,000 | ERDF Yorkshire Tourist Board | To be negotiated |
| 22. To establish a Design Panel to Comment on development affecting the Site and to advise the Executive Panel | PC6/8 CT3 | iv | N/A | N/A | To be negotiated |
| 23. Streetscape | PC8/9/10 TT1/2/3/5/6 IR2 | ii, iv | Unknown | CBMDC/ HLF/Europe | Commenced |
| 24. Victorian Road Canal Bridge | PC5/7/8 | iv | £400,000 | DETR | Commenced |
| 25. Parks and Gardens (Landscape Strategy) | PC5/7/8 | ii, iii, iv | £4 million | HLF Private & Public Sector | Initial Design Studies Commenced |
| 26. Salts Mill, Spinning Mill Roof | PC7/8 | ii, iii, iv | Not available | Private Funds | To Commence |
| 27. Restoration of Saltaire United Reformed Church, interior and portico | PC5/6/7/8 ES5 | ii, iii, iv | £400,000 | EH/HLF Private Funds | Commenced |
| 28. Formulation of Parking Strategy | ES1/6 CT1/3/4 TT1/2/3/5 | iv | £200,000 | Public/ Private Sector | Commenced |
| 29. Green Transport | CT1/2/3 TT1/3/5 | iv | Unknown | EDTR Private Sector | Commenced |
| 30. Gateways | ES1 CT1/2/4 TT1/3/5 | ii, iii, iv | Unknown | Various | To be negotiated |
| 31. Tourism Facilities | PC7/8 ES1/5 CT1/2/3/5 TT1/3/4/5/6 IR1/2/3/4/5/6/7/8 | iv | Unknown | Europe/ Private Sector/ National Tourist Board | Commenced |
| 32. Little House Project | PC7 CT1/3 IR3/6/7 | ii, iii, iv | £150,000 | HLF Private Sector | To be negotiated |
| 33. Bed & Breakfast Accommodation | PC7 ES3 CT1/3 | iv | N/A | Private Sector | Commenced |
| 34. Environmental Capacity Study | PC5 ES1/2/6 CT1/2/3/4/5 TT1/2/3/5 | ii, iii, iv | £1,000 | N/A | To be negotiated |
| 35. Home Owners' Directory | PC5/6/7/8 IR6 | iv | £10,000 | EH CBMDC | Brief to be finalised |

3.3 Individual Project Sheets

| PROJECT DESCRIPTION | | Ref: 01 |
|---|-----------------------------|----------------|
| <p>Establish the Role and Remit of the Saltaire Executive Panel</p> <p>Sustain the role of the existing Saltaire Project Group whilst broadening its remit by liaising with and inviting all the major authorities and building owners to form the Executive Panel. The intention is that all major projects and issues affecting Saltaire will be addressed at this panel.</p> <p>The Panel will include representatives from English Heritage, ICOMOS(UK), City of Bradford Metropolitan District Council, Department for Culture Media and Sport, Area Panel, Saltaire Project Group and Property Owners.</p> | | |
| Lead Agency | Joint Public/Private Sector | |
| Estimated Timescale | 2002 | |
| Funding Source | N/A | |
| Funding Secured to Date | N/A | |
| Estimated Cost | N/A | |
| Status | To be negotiated | |

PROJECT DESCRIPTION**Ref: 02****Formulate Policy and Supplementary Planning Guidance (Relevant to the proposed World Heritage Site) to Inform the UDP Review**

- Negotiate with the Unitary Development Plan Team to write Policy to safeguard the significance of the World Heritage Site.
- To incorporate this policy into the UDP at its next review.

| | |
|--------------------------------|-----------------------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2002 |
| Funding Source | Not Applicable |
| Funding Secured to Date | Not Applicable |
| Estimated Cost | Not Applicable |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 03****Establish the Need, Role and Responsibilities of the Saltaire Co-ordinator and Management Staff**

Staff will be needed to co-ordinate all administration, consultation and servicing of the Saltaire Steering Group. Whilst existing staff resources cover these roles at present it will be necessary to clarify the responsibilities.

| | |
|--------------------------------|-----------------------------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2002 |
| Funding Source | EH/CBMDC |
| Funding Secured to Date | Existing staff costs |
| Estimated Cost | £40,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 04****To Draw up Conservation Plans for All Buildings and Land**

In order to conserve the built heritage of the Site and promote best practice in restoration and repair work, it will be necessary to ask every owner of buildings or land to produce a Conservation Plan. The Plan will include:

- Fabric Audit
- Information of works already undertaken on the Site
- Programme of future Restoration or Repairs
- Description
- Statement of Significance

N.B : For home owners in Saltaire refer to Project 35

| | |
|-------------------------|-----------------------------|
| Lead Agency | Executive Panel |
| Estimated Timescale | 2000-2005 |
| Funding Source | CBMDC / EH / Private Sector |
| Funding Secured to Date | Nil |
| Estimated Cost | Unknown |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 05****Risk Preparedness**

The worldwide significance of Saltaire and the Heritage Value of its buildings and land are reasonably sound in terms of risk from natural disasters. However, the risk of Flood or Fire in Saltaire is a reality. It is therefore necessary to assess each major building against these risks and formulate a plan of action that will reduce the threats and ameliorate their impact in the event of a disaster.

Negotiations will need to take place between The Fire Service, The Environment Agency and the Public and Private building owners to achieve this project.

| | |
|--------------------------------|------------------------|
| Lead Agency | Executive Panel |
| Estimated Timescale | 2002 |
| Funding Source | N/A |
| Funding Secured to Date | N/A |
| Estimated Cost | N/A |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 06**

Produce a Central Record of Information about the WHS and Develop/Upgrade the Saltaire Web Site.

As more information is gained on Saltaire and its individual buildings, it will become increasingly important to have a Central Record of Information that will identify all sources of information and where it can be viewed. There may be several locations for storage such as Shipley College, the Sites and Monuments Records and Private Collections.

There are several Saltaire web sites at the present time and should Saltaire be inscribed it seems logical that a single central record of information be established. The project will co-ordinate all existing information and ensure that the central record recognises the World Heritage status and maintain up-to-date information on the Site.

| | |
|--------------------------------|---------------------------------------|
| Lead Agency | Shipley College |
| Estimated Timescale | 2002/2005 |
| Funding Source | Public Sector / Private Sector |
| Funding Secured to Date | N/A |
| Estimated Cost | N/A |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 07****Consultation**

Consultation via The Area Panel and the Neighbourhood Forums is an ongoing process regarding Saltaire. This project aims to gain the views of the public and register their comments so that they can be used in a positive manner. It will also consult to keep the public informed of the progress of projects undertaken in the Site. Consultation will include:

- Newsletters
- Neighbourhood forums
- Area panels
- Workshops

| | |
|-------------------------|-----------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2000-2005 |
| Funding Source | Various |
| Funding Secured to Date | £2000 |
| Estimated Cost | £10,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 08****Update and Reprint the Saltaire Trail**

The Saltaire Trail is an interpretative self-guided walk around Saltaire. Following Inscription the Trail needs reprinting to include new information regarding the recent past and the World Heritage Status.

| | |
|--------------------------------|--|
| Lead Agency | Joint Public/Private Sector |
| Estimated Timescale | 2002 |
| Funding Source | Private Sector Sponsorship/Income Generated |
| Funding Secured to Date | Yes |
| Estimated Cost | £10,000 |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 09****Interpretation**

A series of interpretation panels will be placed in Saltaire in the summer of 2000. These tell the story of Saltaire's history and development in a popularist manner. If the Site is inscribed, the panels will be redesigned to update the information and recognise the World Heritage Status. It is also proposed to provide interactive panels in Saltaire to relate information to the visitor.

| | |
|--------------------------------|--|
| Lead Agency | CBMDC |
| Estimated Timescale | 2002 |
| Funding Source | Private Sector Sponsorship/Generated Income |
| Funding Secured to Date | £5,000 |
| Estimated Cost | £10,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 10****Street Names**

The Streets and Roads in Saltaire are named after Salt's family, Queen Victoria, and Prince Albert plus those who contributed to the vision of Saltaire e.g. the architects, Lockwood and Mawson.

The street names throughout Saltaire were originally blue enamel with white letters. Over time, these have been replaced with the standard highway signs i.e. white with black letters

With financial aid raised by the Saltaire Village Society a scheme has started to reinstate the blue signs with white letters. The impact of this small detail is visually and historically rewarding when repeated throughout Saltaire.

| | |
|--------------------------------|---|
| Lead Agency | The Saltaire Village Society |
| Estimated Timescale | On-going |
| Funding Source | Saltaire Village society and CBMDC |
| Funding Secured to Date | £3000 |
| Estimated Cost | £10,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 11****Directional Highway Signage**

As a World Heritage Site Saltaire will need to be identifiable from the Motorway Network, and along arterial roads to the Site. This project aims to achieve this.

| | |
|--------------------------------|------------------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2002 |
| Funding Source | CBMDC |
| Funding Secured to Date | NIL |
| Estimated Cost | £80,000 |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 12****Building Elevations**

This project is fundamental to the repair and restoration of the village properties and aims maintain the original character and features on the buildings. The building elevation improvements will include:

- Building Elevation Improvements, i.e. windows, doors, rainwater goods, roofs, stonework, structural repairs
- Chimney Stack Restoration
- Boundaries

| | |
|-------------------------|-----------------------------|
| Lead Agency | CBMDC/EH/Owners |
| Estimated Timescale | 2001 onwards |
| Funding Source | EH / CBMDC / Private Sector |
| Funding Secured to Date | £80,000 p.a. |
| Estimated Cost | £1.6 million |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 13****Leeds and Liverpool Canalside Improvements**

Liase with British Waterways regarding a series of works to conserve the structure of the canal and enhance the towpaths between Saltaire and Shipley.

| | |
|--------------------------------|---------------------------------|
| Lead Agency | British Waterways |
| Estimated Timescale | 2000-2010 |
| Funding Source | ERDF / Landfill Tax / BW |
| Funding Secured to Date | £220,000 |
| Estimated Cost | £1.4 million |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 14****Rail Corridor**

Liaise with Railtrack to promote a project to enhance the rail corridor between Bingley and Shipley and encourage environmental improvements on land /buildings either side of it.

| | |
|--------------------------------|----------------------------|
| Lead Agency | Railtrack/Europe |
| Estimated Timescale | 2000 - 2010 |
| Funding Source | Europe / Railtrack / Metro |
| Funding Secured to Date | N/A |
| Estimated Cost | Unknown |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 15****River Aire Corridor**

Liaise with the Environment Agency to promote a project aimed at continuing to improve the quality of water in the River Aire to encourage natural habitat and enjoyment of the watercourse. The project will include:

- General Quality Assessment for Chemistry
- General Quality Assessment for Biology
- Improving CSO Combined Sewer Overflows

| | |
|--------------------------------|--------------------------------------|
| Lead Agency | Environment Agency/Yorkshire water |
| Estimated Timescale | 2000 onwards |
| Funding Source | Environment Agency / Yorkshire Water |
| Funding Secured to Date | Unknown |
| Estimated Cost | £20,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 16****Making Linkages with Other Attractions within the District**

As Saltaire establishes itself as a World Heritage Site destination, it will be necessary to make linkages with the Industrial Museum regarding the industrial processes used during the industrial revolution. It will also be appropriate to network with other attractions in the district to provide wider benefit.

| | |
|--------------------------------|-----------------------------|
| Lead Agency | TIC/Yorkshire Tourist Board |
| Estimated Timescale | 2002 |
| Funding Source | N/A |
| Funding Secured to Date | N/A |
| Estimated Cost | N/A |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 17****Provision of a Study Centre in Saltaire**

Saltaire is already a very popular place for students and researchers to investigate the origins of Saltaire and the Salts family. Shipley College holds a source of historical information, which is available to the public, and this project will be to expand this resource to form a Study Centre in Saltaire.

| | |
|--------------------------------|---|
| Lead Agency | Shipley College/Salt Foundation |
| Estimated Timescale | 2003-2005 |
| Funding Source | Public Sector / Private Sector / Eurpoe |
| Funding Secured to Date | Unknown |
| Estimated Cost | £200,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 18****Quinquennial Listed Building At Risk Survey**

A project to be undertaken to monitor the condition of the Listed Buildings within the Site at a regular five year interval. Information retained at the CBMDC Planning Service but will also be available at the Study Centre once it is established.

| | |
|--------------------------------|-----------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2001 |
| Funding Source | CBMDC |
| Funding Secured to Date | Yes |
| Estimated Cost | £1,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 19****Tourism Strategy**

Saltaire attracts many visitors and following inscription, it is anticipated that this will rise. A tourism strategy is therefore required to establish how to manage the tourists in terms of their arrival at the Site, staying in the area, and moving around the Site and district. The strategy is also needed to ensure that the fabric of the site is not adversely affected by visitor pressure.

| | |
|-------------------------|---|
| Lead Agency | CBMDC/Yorkshire Tourist Board |
| Estimated Timescale | 2002 |
| Funding Source | Unknown <i>(Tourism services within the Council are currently under review)</i> |
| Funding Secured to Date | N/A |
| Estimated Cost | £15,000 |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 20****Residents Survey on Tourism Impact**

The management of the tourists must take into consideration the fact that Saltaire has a resident population. According to the consultation already undertaken within Saltaire, the residents expect there to be an increased number of visitors and have indicated that as long as their privacy is maintained and the tourism managed, they will be content with this situation. As a safeguard to the residents it is regarded as a priority to carryout regular Tourism Impact Surveys to allow the residents to express any concerns they may have in respect of tourism.

| | |
|-------------------------|---|
| Lead Agency | CBMDC |
| Estimated Timescale | 2002 (Annual update) |
| Funding Source | Unknown <i>(Tourism services within the Council are currently under review)</i> |
| Funding Secured to Date | NIL |
| Estimated Cost | £1,500 per annum |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 21****Customer Care Training for Traders/Small Businesses**

A series of short courses designed for traders and small businesses on customer care and service delivery.

A project designed to ensure that the service delivery within and around the nominated World Heritage Site is first class and that the visitor experience is a pleasurable one.

| | |
|--------------------------------|--------------------------------|
| Lead Agency | CBMDC/ShIPLEY College |
| Estimated Timescale | 2002 |
| Funding Source | ERDF / Yorkshire Tourisr Board |
| Funding Secured to Date | NIL |
| Estimated Cost | £15,000 |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 22**

To Establish a Design Panel to Comment on Development Affecting the Site and to Advise the Executive Panel.

There will be development both within the nominated Site and in the buffer Zone that may have an effect on the Site. It is important that any development is of a good design and uses high quality materials. The project will establish a panel of design experts who will be asked to comment and advise the executive on all development affecting Saltaire. People will be invited to serve on the panel for a 5 year period.

| | |
|--------------------------------|---|
| Lead Agency | Public/Private Sectors, RIBA,RTPI,RICS,IHBC,EH |
| Estimated Timescale | 2002 |
| Funding Source | N/A |
| Funding Secured to Date | N/A |
| Estimated Cost | N/A |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 23****Streetscape**

This project is designed to deal with every thing within the highways, footways within the Site. The Project includes:

- Ensuring that the maintenance of the Highway is carried out in a manner appropriate to the Site and that natural materials are reinstated where they are known to be missing.
- Highway improvements may include the reinstatement of Gutter lines along the sides of the highways
- Footways to maintain a defined kerb edge and to be Yorkshire Stone. Where this is missing an appropriate artificial material may be used but this will maintain the traditional rhythm and pattern of the stone flags.
- The gradual replacement of Street trees along Victoria Road will be instigated and take approximately fifteen years to complete.
- A suitable design for street furniture will be used throughout the Site. It needs to be well designed, modern, of a high quality material and able to fit into its surroundings without being pretentious.

| | |
|-------------------------|------------------|
| Lead Agency | CBMDC |
| Estimated Timescale | Ongoing |
| Funding Source | CBMDC/HLF/Europe |
| Funding Secured to Date | £5,000pa |
| Estimated Cost | Unknown |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 24****Victoria Road Canal Bridge**

At the bottom of Victoria Road is a road bridge that crosses the Leeds-Liverpool canal. It is in need of strengthening and the whole of the bridge will be affected. The bridge is a modern structure and the project will be to ensure that the design of the new works is appropriate in this setting and that good quality materials are used.

| | |
|--------------------------------|-----------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2001-2 |
| Funding Source | DETR |
| Funding Secured to Date | Nil |
| Estimated Cost | £400,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 25****Parks and Gardens (Landscape Strategy)**

Within Saltaire there are a number of parks and garden sites needing repairs to their structures and reinstatement of their garden form. This project embraces all of these sites in a single strategy aimed at restoration of their original features and modern intervention where necessary to ensure that the sites reflect the needs of today's society and that of the future. The Parks and Garden sites include:

- **Roberts Park:** Full repair, restoration and modern intervention / public art, in the park at Saltaire which is on the Register of historic Parks and gardens;
- **Entrances to Roberts Park:** Enhancement of the areas of land situated to the north and south of the park which form approaches to the park;
- **Victoria Square:** The repair and reinstatement of the gardens and boundaries (including the Lions) between two major buildings in Saltaire namely Victoria Square and The Salts Building along Victoria Road;
- **Alexandra Square:** The repair and restoration of the gardens and boundaries fronting the Almshouse at Victoria Road;
- **The Rose Garden:** Restoration of the garden area which lies between the canal and the river to the south of Roberts Park;
- **The Former wash House Site:** The creation of a garden on this site as a request from the local community;
- **Saltaire United Reformed Church Grounds:** The restoration of the grounds and its boundaries.

| | |
|--------------------------------|----------------------------------|
| Lead Agency | Joint Public/Private Sector |
| Estimated Timescale | 2002-2005 |
| Funding Source | HLF/Private & Public Sector |
| Funding Secured to Date | Nil |
| Estimated Cost | £4 million |
| Status | Initial Design Studies Commenced |

PROJECT DESCRIPTION**Ref: 26****Salts Mill, Spinning Mill Roof**

The complete re-roofing of the Spinning Mill which forms part of the Grade11* listed building.

| | |
|--------------------------------|--------------------------|
| Lead Agency | Salts Estates Ltd |
| Estimated Timescale | 2000-2001 |
| Funding Source | Private Funds |
| Funding Secured to Date | Yes |
| Estimated Cost | Not Available |
| Status | To commence |

PROJECT DESCRIPTION**Ref: 27****Restoration of Saltaire United Reformed Church Interior and Portico**

Works have already been undertaken to secure the structure of this Grade 1 listed building and the above project contributes to the overall restoration of the church

| | |
|--------------------------------|-------------------------------|
| Lead Agency | United Reformed Church |
| Estimated Timescale | 2000-2005 |
| Funding Source | HLF / Church donations |
| Funding Secured to Date | Nil |
| Estimated Cost | £500,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 28****Formulation of a Parking Strategy**

Saltaire has a varied community and a variety of land uses which all require car parking facilities, e.g. the residents, the workforce, the visitor, the tourist, the student. The project will establish a strategy on how to best use the existing car parking facilities and any new car parking resource that may become available.

| | |
|--------------------------------|-------------------------------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2002-2005 |
| Funding Source | Public/Private Sectors |
| Funding Secured to Date | £10,000 |
| Estimated Cost | £200,000 |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 29****Green Transport**

The project is to encourage people travelling into or out of Saltaire to use 'Green Transport' measures whenever possible. The project includes:

- Public Transport Services - to improve bus and rail facilities and linkages between services;
- Park and Ride schemes throughout the District;
- Encourage the use of bicycles;
- Footpath linkages to encourage walking and jogging;
- Leaflet on travel to Saltaire.
- Use of canal towpaths
- Integrated transport
- Private sector initiatives

| | |
|--------------------------------|----------------------------|
| Lead Agency | CBMDC/METRO/Executive/DETR |
| Estimated Timescale | 2002 |
| Funding Source | EDTR/Private Sector |
| Funding Secured to Date | N/A |
| Estimated Cost | Unknown |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 30****Gateways**

This project will establish visitor destination points on the periphery of Saltaire and further afield, possibly in neighbouring city centres. The Gateways will provide all information about Saltaire, how to reach it via Green transport and where to stay. The Gateways will also provide tourism facilities. The following sites may develop into Gateways for Saltaire.

- Victoria Works Victoria Road Shipley
- Shipley Railway Station
- Car Park off Coach Road Shipley
- Car Park off Saltaire Road Saltaire
- Saltaire Railway Station
- Emms site at Hirst Wood
- Bingley Railway Station

NB Not all of these sites will become 'Gateways' and there may be other sites not mentioned on this project sheet which may develop into Gateways'

| | |
|-------------------------|----------------------------------|
| Lead Agency | CBMDC/Private Sector Partnership |
| Estimated Timescale | 2005 |
| Funding Source | Various |
| Funding Secured to Date | Nil |
| Estimated Cost | Unknown |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 31****Tourism Facilities**

World Heritage Site Status will bring an increased number of visitors to Saltaire, it is therefore essential that the facilities provide for them are appropriate. This project will include:

- Review the existing Tourist Information Service in Saltaire;
- Provision of toilet facilities;
- The provision of lifts to provide vertical circulation;
- A holistic view of access to public buildings.

| | |
|--------------------------------|---|
| Lead Agency | CBMDC Private Sector/Executive |
| Estimated Timescale | 2005 |
| Funding Source | Europe / Private Sector / National Tourist Board |
| Funding Secured to Date | Nil |
| Estimated Cost | Unknown |
| Status | Commenced |

PROJECT DESCRIPTION**Ref: 32****Little House Project**

The purchase of a house in Saltaire to be restored to its original state, and then, to be opened to the public for viewing. This will be an economic venture and may possibly include accommodation.

| | |
|--------------------------------|---------------------|
| Lead Agency | Private Sector |
| Estimated Timescale | 2005 |
| Funding Source | HLF/ Private Sector |
| Funding Secured to Date | Nil |
| Estimated Cost | £150,000 |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 33****Bed and Breakfast Accommodation**

A project to enable residential properties in Saltaire to offer Bed and Breakfast accommodation to visitors/tourists

Lead Agency

TIC

Estimated Timescale

2000-2010

Funding Source

Private Sector

Funding Secured to Date

N/A

Estimated Cost

N/A

Status

Commenced

PROJECT DESCRIPTION**Ref: 34****Environmental Capacity Study**

As a means of safeguarding the significance of the Site and as a way of assessing tourism impact on Saltaire, it is proposed to undertake an Environmental Capacity study. The Assessment will include:

- Visitors
- Parking
- Traffic Movement

| | |
|--------------------------------|------------------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2001-2003 |
| Funding Source | N/A |
| Funding Secured to Date | Nil |
| Estimated Cost | £1,000 |
| Status | To be negotiated |

PROJECT DESCRIPTION**Ref: 35****Home Owners' Directory**

As part of a Continuity Chain for residents in Saltaire, it is intended to provide every houseowner with a Directory. The Directory will include:

- Description
- Statement of Significance
- Information on the historical details of their property including windows and doors
- Information on the correct materials to use when undertaking repairs
- Guidance on items such as pointing, alarm systems, energy flues
- Boundary details
- List of works completed on the house stating when and by whom
- List of works still to be undertaken,
- How to look after the investment
- Contacts

It is anticipated that the directory stays with the house and is passed on from one house owner to the next and acts as a record of the state of conservation on the house.

| | |
|--------------------------------|-----------------------|
| Lead Agency | CBMDC |
| Estimated Timescale | 2002 |
| Funding Source | EH/CBMDC |
| Funding Secured to Date | Nil |
| Estimated Cost | £10,000 |
| Status | Brief to be finalised |

3.4 Amendment Sheet

| PROJECT | BRIEF DESCRIPTION OF AMENDMENT | DATE |
|---------|--------------------------------|------|
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3.5 Sources and Levels of Finance

Information contained here relates to large projects and schemes. Details of the costs of individual projects are provided in the Register of Projects (3.1) and in the Project Sheets (3.2).

| PROJECT SCHEME | Project Reference No. | COST | FUNDING SOURCES |
|--|-----------------------|----------|--------------------------------|
| Building Elevations | 12 | £1.6m | EH / CBMDC / Private |
| Study Centre in Saltaire | 17 | £200,000 | Public/Private Sector / Europe |
| Victoria Road Canal Bridge | 24 | £400,000 | DETR |
| Parks and Gardens (Landscape Strategy) | 25 | £4m | HLF / Public/Private Sector |
| Saltaire United Reformed Church Interior and Portico | 27 | £500,000 | HLF / Church donations |
| Parking Strategy | 28 | £200,000 | Public/Private Sector |

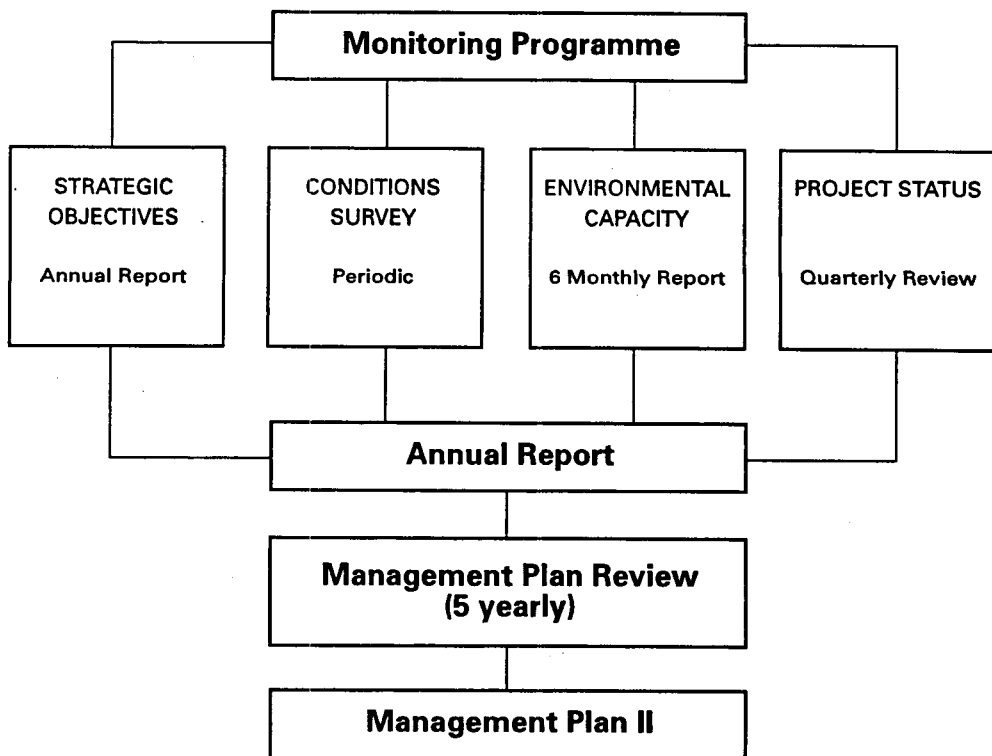
3.6 Monitoring

In accordance with the guidelines set out in Management Guidelines for World Cultural Heritage Status, the efficiency of management depends on reporting at regular intervals.

This Management Plan has identified the routine condition surveys carried out to individual properties and recommended the preparation of an Environmental Capacity Study for Saltaire (Project Ref.34). These will form the basis of the monitoring regime for the area, which will be recorded in:

- *Six Monthly Progress Reports to the Project Group.*
- *Interim and Annual Reports to the Executive Panel.*
- *Periodic condition surveys.*
- *Twice-yearly assessment based on the recommendations of the Environmental Capacity Study to the Steering Panel.*

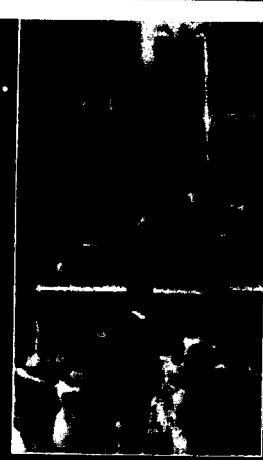
Proposed Monitoring Strategy



Appendix 1

Description of the Site

3. Description

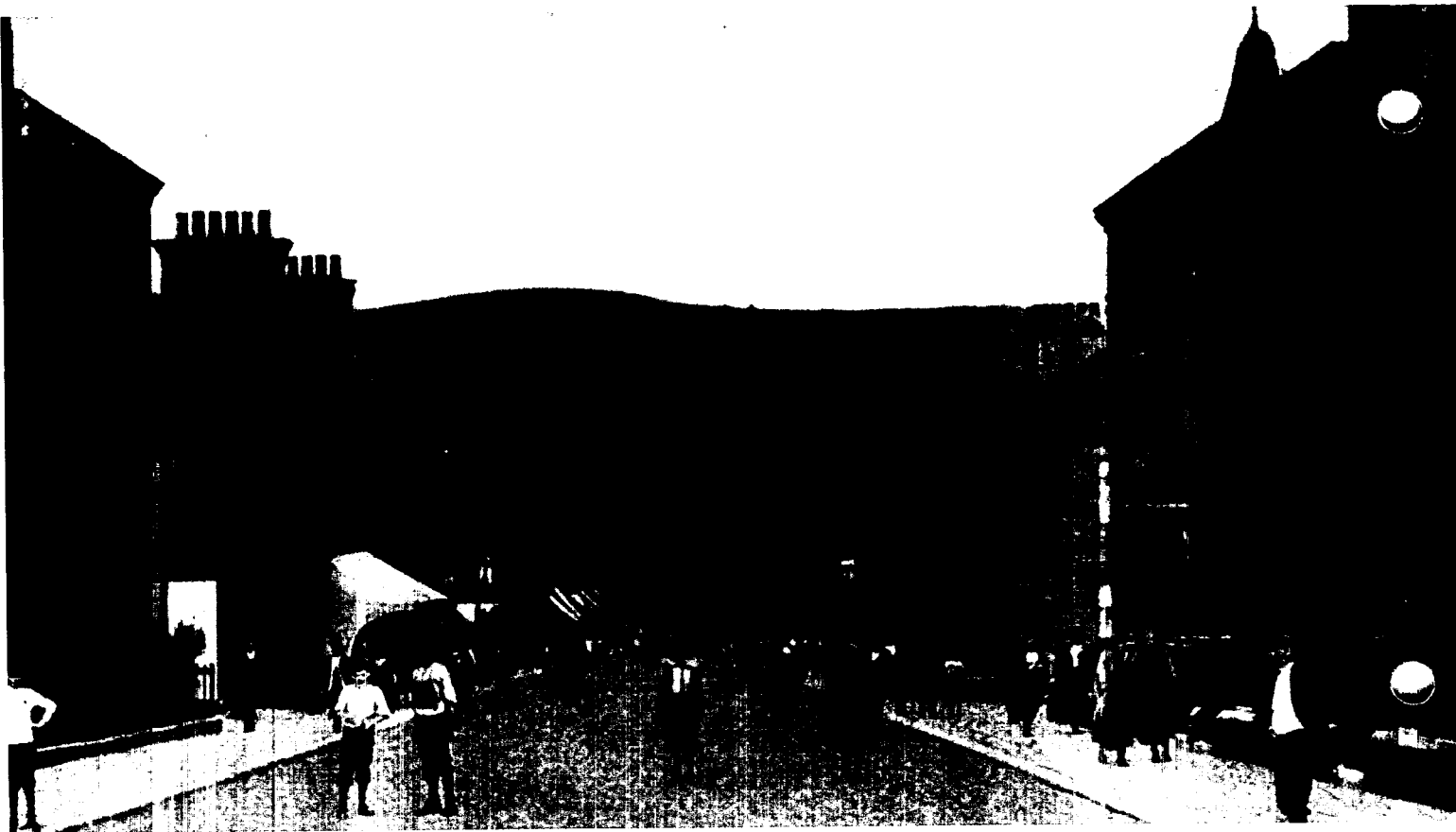


3 (a) Description of Property

Salt took his factory and its workers out of the physical and environmental chaos of inner Bradford to greenfield land where he could build an ordered community that would serve his needs as a businessman and a philanthropist. The layout of Saltaire is the antithesis of what was left behind in Bradford: where Bradford was crowded, the new village would provide space for his workers and his mills to grow; where Bradford was chaotic and unplanned, Saltaire would be built on the most efficient urban design principle of the gridiron; where Bradford was filthy and ugly, Saltaire would be built in grandiose, uniform architectural style.

It was reported in 'The Builder' in 1852 that, 'Wide streets, spacious squares, with gardens attached, ground for recreation, a large dining hall and kitchens, baths and washhouses, a covered market, schools and a church; each combining every improvement that modern art and science has brought to light are ordered to be proceeded with by the gentleman who has originated this undertaking. The expense has been set down at half-a-million of money...'

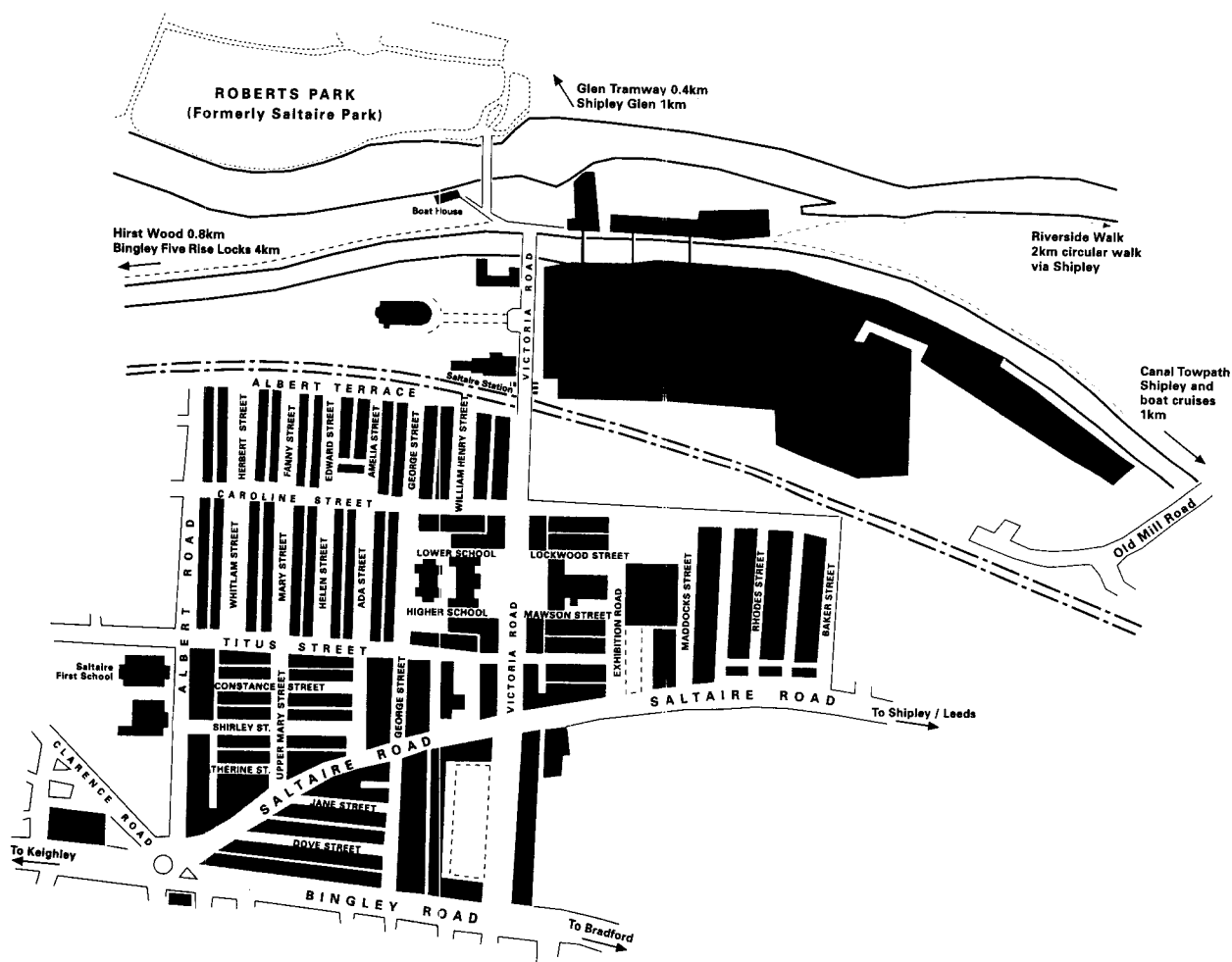




Home time!

In essence, the driving forces of the industrialist and philanthropist are clearly evident in Saltaire:

- The gridiron layout of the town was designed to be efficient in terms of land-use planning (to satisfy the needs of the rational businessman, but also comply with the latest recommendations on healthy urban design);
- The provision of hospitals, allotments and libraries would improve the quality of life for the community (and would also make them healthier, stronger, educated and more able to achieve higher levels of output);
- The uniform architectural design and standard of workmanship provided an attractive and good quality environment (to provide better living conditions for his workers and to stand as a memorial to his achievements as an industrialist);
- The buildings were well constructed and built to last, the municipal buildings were also adorned with Salt's initials and his coat of arms. They were built to ensure that the man and his works would be remembered long after his death. Unlike many other ancient memorials, his legacy was a highly practical one - the village of Saltaire.





Saltaire - A Model Village

Saltaire was built as a single, planned model industrial village between 1851 and 1876. It was consistently constructed from natural materials - a warm coloured local sandstone and Welsh slate, generally in the Italianate style. The Mill was built before the houses, as it would take time for it to be fitted out and become operational. Immediately after its official opening in 1853, work began on the rest of the village and continued until 1876.

The concept was devised and realised by Salt, who was a man of high ideals and advanced social consciousness, as well as a successful businessman. The plan of Saltaire and the design of its buildings were the responsibility of the architects, Henry Lockwood and William and Richard Mawson, who were experienced in civic and industrial design. His engineer, William Fairbairn, was accepted as one of the finest engineers available.

Saltaire was built on a gridiron plan, with its roads named after Queen Victoria and her consort, Albert, after members of Salt's family, and the architects, Lockwood and Mawson. The first phase of road construction saw the streets organised on a north-south orientation. The latter phase was constructed east-west, so that the external appearance of the village from the Bradford to Bingley road was enhanced. Almost all the grand public and community buildings were built on Victoria Road, which led to the Mill. Most of the housing was built in the west of the village.



Saltaire Mill and its settlement are currently being re-assessed in a national thematic listing review of the Textile Industry being undertaken by English Heritage. The findings of this review, and its recommendations to the DCMS, will not be known in time for nomination but in the opinion of the assessors, many of the buildings on the Saltaire list, because of its relatively early date, are undergraded. There is no doubt that the mill itself will be recommended for Grade I.





Salts Mill (1851-1853)

Listed Grade II*

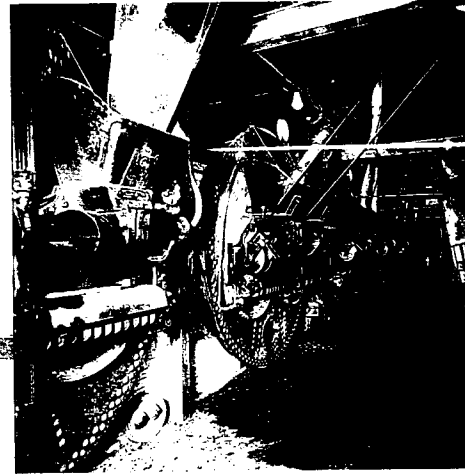
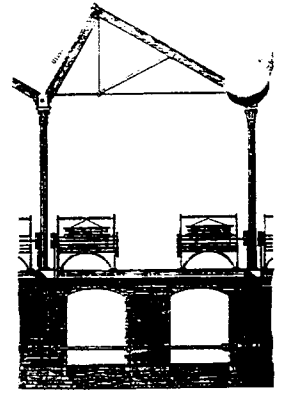
Work began on the mill complex in 1851 and it was officially opened in 1853, on Titus Salt's 50th birthday. Designed by Lockwood and Mawson in the Italianate style, the building was intentionally impressive and was known as 'The Palace of Industry'. Fairbairn, who was an eminent civil engineer, executed the mill construction and engineering. The main frontage of the mill was designed to face the railway, and it was clearly intended to be an important advertisement for the firm.

Lockwood and Mawson's first design for the mill, costed at £100,000, was rejected by Salt as being 'not half large enough'. Balgarnie (1877) reports that Lockwood was to deduce that money would not be an issue provided the work was carried out efficiently and that the mill should provide 'ventilation, convenience and general comfort'. He continues, 'Hitherto, manufactories had been built with little regard to such conditions, and as for the buildings themselves, there was a decided lack of architectural taste in them. But the manufactory now proposed was to be, externally, a symmetrical building, beautiful to look at, and, internally, complete with all the appliances that science and wealth could command'. The finished building was described as being '*...constructed of massive stonework in the boldest style of Italian architecture. The walls look more like those of a fortified town than of a building destined to the peaceful pursuits of commerce.*'

Salts Mill south elevation as seen from Victoria Road. The visual appearance of the mill is unaltered apart from the blinds at the windows, used to moderate light into spaces now used as galleries, retail, restaurants and offices. Recent electrification of the railway line which runs beside the mill has been achieved with minimal detrimental effect to the mill.

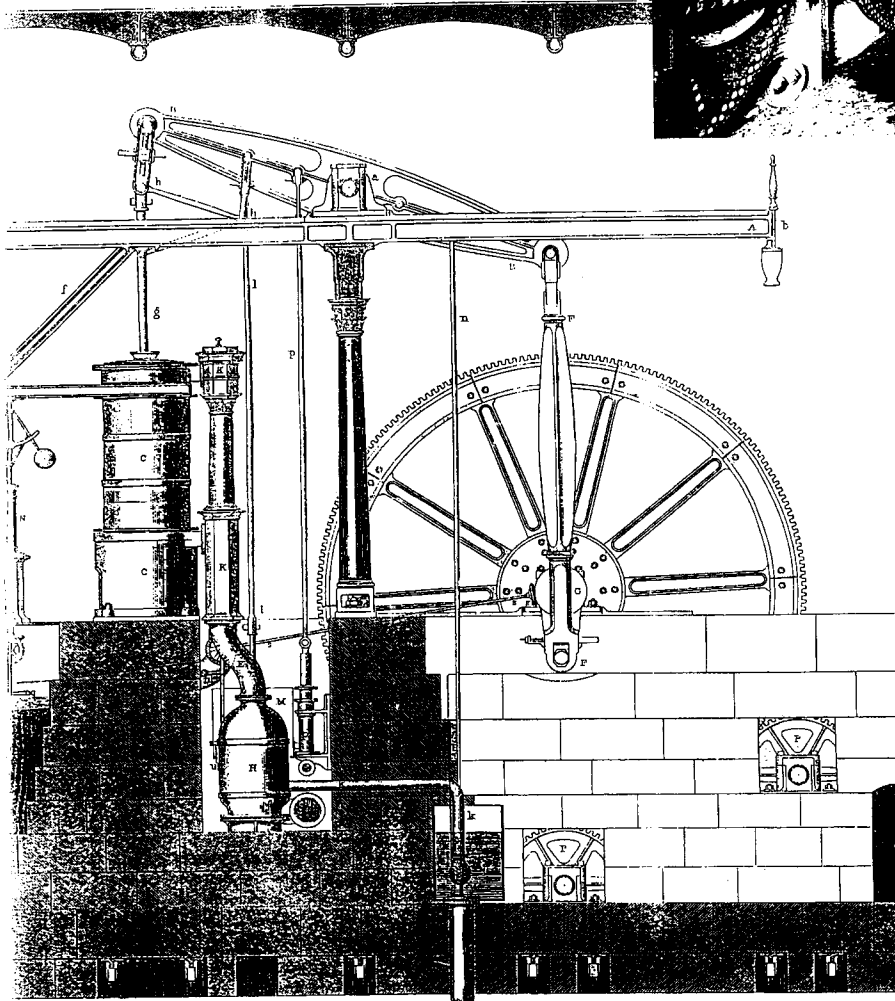


The whole structure was built of stone externally, with a brick and cast iron internal framework to minimise the risk of fire. It was fitted with two of Fairbairn's beam engines, generating 1250 horsepower, with 10 subterranean boilers, underground shafting, upright shafting and belting. The vast subterranean reservoir was partly fed by rainwater and supplied the boilers and beam engines. The drive shafts and other elements of machinery were located under the floor to reduce the risk of industrial injury. This outstanding example of planned integration enabled almost the whole of the worsted production process to be executed economically under one roof.



Underground installation of boilers, shafting and belting was designed for Salts Mill with the aims of providing a safer working environment and an integrated approach to the production of textiles.
Source : RCHME

**ELEVATION OF 100 HORSE POWER BEAM ENGINE
AT SALTIRE**
Constructed by Messrs William Fairbairn & Sons



Elevation of the 100 Horse Power Beam Engine used at Saltaire. Designed by Fairbairn.
Source : WYAS

The entire complex was constructed in warm coloured local sandstone, hammer-dressed with ashlar and rock-faced dressings, with red brick lining, a hipped Welsh slate roof and deeply bracketed cornice.

The entrance and office block to the complex on Victoria Road has two storeys with a basement level at the left due to the sloping ground. The frontage facade comprises a symmetrical arrangement of 20 bays with two symmetrically placed projecting bays.

The frontispiece of three bays has a giant portal with round-arched head extending into the first storey and is surmounted by a tall turret with a segmental pediment and flanking scrolls. To each side of the portal is a three-light canted bay with round-arched centre light. The ground floor windows are round-arched with rusticated voussoirs, whilst the first floor windows have cambered heads.

The railings and piers (Listed Grade II), which were probably also designed by Lockwood and Mawson, were erected between 1860 and 1870.

The main mill building has four storeys with a basement in a T-shaped plan, with lower sheds in the angles and extending to the east. The south facade is 166 metres in length and 22 metres high, comprising 60 bays arranged symmetrically, with a pair of centrally-placed projecting bays with round-headed openings on the ground floor. Two square attached towers, also symmetrically placed either side of the projecting bays, project above the eaves, pierced by pairs of round-arched openings. They are capped with hipped roofs. The main facade is terminated at the west and east ends by projecting bays.

The three upper floors of the facade are punctuated with cambered-headed windows linked by string courses at cill level, whilst the ground floor windows are round-arched with rusticated rock-faced voussoirs, also linked by a similar string course. A deep-

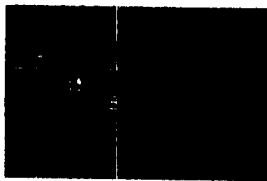
bracketed eaves cornice caps the whole composition. A parapet links the central bays and towers.

The roof structure was of an advanced design, with cast iron struts with wrought iron rods that, unlike the floors below, did not require decorative cast iron columns for support. The resultant huge undivided space was considered to be the largest 'room' in the world at that time.

The dramatic mill chimney (Listed Grade II) dominates the main facade, which is free standing and offset to the eastern end of the facade. The chimney stands 68 metres high and is built of hammer-dressed stone. It tapers upwards from a square base, which has rusticated quoins and a cornice on large square brackets. The upper part of the chimney is plain, with only slit-like recesses.

The extensive single storey sheds have round-arched windows, segmental-headed cart-entries and a deep parapet.

The rear elevation has three gables, each with semi-circular window. The left elevation has five tall panels with altered windows and corniced heads. Later additions are found to the right elevation and at the rear. The New Mill (1868)



Top : The main entrance to Salts Mill Offices stands directly opposite the entrance to the Saltire United Reformed Church, Victoria Road. The offices are now used by PACE and Salts Estates Ltd.



The elevation shows the north face of the main spinning mill from the inner mill yard which retains its stone setted carriageway. Original cast iron window details survive on the mill.



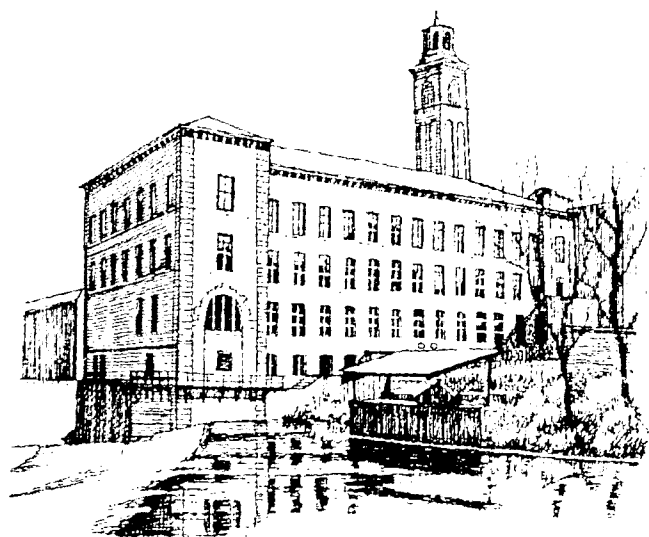


New Mill

Listed Grade II

Designed by Lockwood and Mawson the New Mill stands on the site of Dixon Mill. Further additions are dated 1871, including the Dye House. Constructed in similar materials to the main mill complex, the New Mill has two four-storey blocks with lower sheds attached to the north and east. The larger block, running parallel to the canal, faces south and has twenty-eight bays by four bays of industrial casement windows. The other block, on the west side of the group, has fourteen bays of industrial casements, with segmental heads to its west facade. There is a projecting wing at the left and to the right, there is a small entrance lodge.

Between the two blocks is the ornate chimney, which is based upon the campanile



of the church of Santa Maria Gloriosa dei Frari in Venice. It has a square tower with paired round-arched sunken panels, above which are three-light round-arched louvered openings with hoodmoulds. An octagonal lantern with round-arched openings surmounts a deep-bracketed cornice.

Opposite page : New Mill from Roberts Park looking across the River Aire. New Mill was a listed building at risk (see insert). In 1992 work started to fully repair and refurbish the mill for residential and office use. Block A shown in this photograph is now headquarters for Bradford Health Authority. The building has full conference facilities on the top floor.

Top right : Drawing by John Ayers, used in the Saltaire Trail - a self-guided walk of Saltaire.

Right : New Mill from the Leeds and Liverpool Canal bridge. The extent of the mill building along the canal side is illustrated, and of unique interest is the one surviving pedestrian footbridge link between Salts Mill and New Mill (seen in the foreground). Originally there were three such links.



The Dining Room (1854)

Listed Grade II

The Dining Room was the first building to be completed after the main Mill and was provided to serve cheap meals to those workers who had to travel - 600 breakfasts and 700 dinners daily. The Dining Room also served as a schoolroom, public meeting hall and religious services were held there - until custom-built premises were provided within Saltaire village.

Lockwood and Mawson completed the Dining Room in 1854. It stands opposite the main mill complex and was once connected by a tunnel under the road (this has now been blocked off). The single storey building is constructed of hammer-

dressed stone, with ashlar dressings and a hipped Welsh slate roof. The elevation to Victoria Road has seven bays, with the central bay forming the doorway; the others contain windows framed by pilasters supporting a full entablature with bracketed cornice. Above the central bay is the Salt coat of arms, with scroll support, open pedimented top and festooned base.



Above : Salt invented his own coat of arms which he used on several buildings in Saltaire.

Left : The Dining Room on Victoria Road is directly beside the Saltaire railway station. The railings indicate the access to the platform. The former Dining Room is used by Shipley College and has recently undergone internal refurbishment to upgrade its teaching facilities.

Housing (1854-1868)

Listed Grade II

Until the completion of the housing, workers were brought into work by special train each day.

The houses in Saltaire are a fine example of 19th century hierarchical workers' homes (plans and drawings of the different designs are held by the City of Bradford Metropolitan District Council and Saltaire Studies Centre). They were built by Lockwood and Mawson between 1854 and 1868. All the properties are of hammer-dressed stone with Welsh slate roofs. Each was equipped with its own water and gas supply and an outside lavatory. House sizes vary, from 'two-up two-down' terraces to much larger, homes with gardens for the managers. The workmen's houses are all 'through terraces', allowing light and air to penetrate and allowing soil to be removed from the privies (lavatories) without passing through the house. All the houses are laid out on a formal grid pattern.

The first phase of housing, in twelve parallel streets running at right angles from a wider road (Caroline Street) provided homes for 1000 people occupying the 14 shops and 163 houses and boarding houses. This initial phase of building (1854-57) had the terraces running north-south, but subsequent phases of development switched the orientation to east-west. The monotonous rhythm of the unbroken frontages of the terraced rows was interrupted by the insertion of three-storey buildings, which were originally lodgings for single people.

The street names acknowledged members of the Salt family, the Royal family and the architects of the village:

- Victoria Road, Albert Road and Albert Terrace were named after Queen Victoria and her consort, Albert;
- Caroline Street was named after Salt's wife;
- Titus, William Henry, George, Amelia, Edward, Fanny, Herbert, Whitlam, Mary, Helen and Ada Streets were named after his sons and daughters;
- Katherine, Jane and Dove Streets were named after his daughters-in-law;

Building Programme for Saltaire

| | | | |
|------------------------------|---------|---------------------|---------|
| The Mill | 1853 | Edward Street | 1854 |
| Albert Terrace | 1854-61 | Fanny Street | 1854 |
| Victoria Road | 1854-68 | Herbert Street | 1854 |
| William Henry Street | 1854 | Titus Street | 1854-68 |
| George Street | 1854-68 | Whitlam Street | 1857 |
| Amelia Street | 1854 | Mary Street | 1857 |
| Helen Street | 1857 | Ada Street | 1857 |
| Congregational Church | 1859 | Constance Street | 1861 |
| Shirley Street | 1862 | Bath and Wash House | 1863 |
| Lower School Street | 1868 | Upper School Street | 1868 |
| Lockwood Street | 1868 | Mawson Street | 1868 |
| Katherine Street | 1868 | Jane Street | 1868 |
| Dove Street | 1868 | Myrtle Place | 1868 |
| Daisy Place | 1868 | Fern Place | 1868 |
| Harold Place | 1868 | Gordon Place | 1868 |
| Albert Road | 1868 | New Mill | 1868 |
| School | 1868 | Methodist Chapel | 1868 |
| Almshouses | 1868 | Hospital | 1868 |
| The Institute | 1871 | Park | 1871 |
| Congregational Sunday School | 1876 | | |





Above Top : Original window detail from Albert Road.

Above : Original arched top window.

Left : No. 1 William Henry Street is a typical example of a well maintained terrace house with a small front garden. The details of the doors and windows including the glazing are original. The houses are deceptively spacious and provide popular living

accommodation. This photograph highlights the character of the housing with the interaction between two and three storey dwellings.

Right : A semi-detached larger house with gardens along Albert Road. These dwellings were originally occupied by the managers at the mill.

- Gordon Terrace, Shirley Street and Harold Place were named after his grandsons;
- Constance Street was named after his granddaughter;
- Lockwood Street and Mawson Street were named after the architects of Saltaire;
- Myrtle, Daisy and Fern Place were named after maids from the Salt household.

The properties in Amelia Street are typical of Lockwood and Mawson's early house styles, being relatively plain and austere in design. They open straight onto the pavement, with a scullery to the rear of the front room, two bedrooms upstairs, a small cellar and a back yard. The buildings at the end of the terraces were three storeys high and were designed to be boarding houses. They had no back yards and, later, after they were converted into houses, some rear sections were demolished in 1937 to create private space to the rear of the properties, and to allow better ventilation. At the end of each row, two houses were built in a back-to-back style, but with two open elevations.

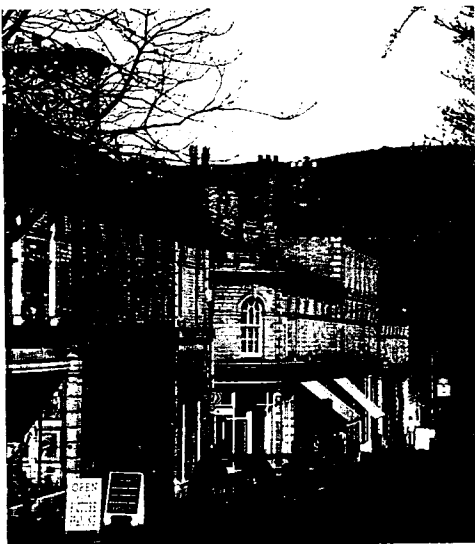
Titus Street was planned as one of the wider main thoroughfares in the village. Its houses represent an improved image for the company's workmen's houses, having more architectural detail to door and window surrounds, and the end properties have overhanging eaves to the gables. The orientation of the street (east-west) gave a better visual appearance to the village when viewed from the Leeds Turnpike, with gardens and house fronts evident, rather than the gable ends of the long terraces. 37 Titus Street is one of the typical small shops provided in the later development. Many of these remain today, retaining their original frontages.

The next stage of development included Whitlam, Helen, and Mary Streets. These were completed in 1857, and consisted of terraces of workers' cottages, built to the same robust unadorned style as the first stage. The terraces have endhouses that are

slightly larger, break forward and are of two bays with round-arched and archivoluted doorway and window. The two square-headed first-floor windows are on a cill band. The rest of the houses each have a plain doorway and one window to each floor. Some have inserted bathroom windows. The end houses were endowed with finer architectural detailing due to their visual importance to Titus and Caroline Street.

Subsequent housing had improved facilities and more architectural pretension, which reflected the Victorian's growing love of detail and ornamentation. Reynolds (1983) also notes that '*Salt and his architects decided that the reputation of the firm required a better image than that provided by the rather dour accommodation being offered to the workmen. The visual impact of pleasant houses running along the (Leeds and Bradford) roadside was much better than one which would have been provided by a view of long and regular terraces stretching away down the hill.*'

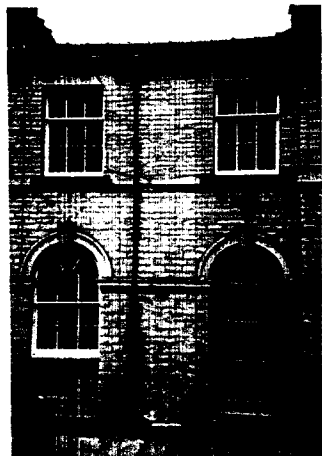




Fanlights with stepped reveals surmount the front doors, and the ground floor windows are all round arched and archivolted. A row of shops fronted Victoria Road, and provided living accommodation above the shops.

William Henry Street and George Street had terraces of overlookers' houses with taller boarding houses built at each end. The overlookers' houses were the best appointed, having wider frontages and small front gardens, round-arched ground-floor openings with dressed stone heads. Internally they provided a sitting room, kitchen, scullery, cellar and three bedrooms. The taller, middle houses had four to six bedrooms.

The next stage of housing, bounded by Caroline Street and Titus Street, was completed in 1857 as workmen's homes and the majority were extremely plain in design,



Constance Street and Shirley Street are examples of this next phase and style of building. They run along the contours of the hillside and its houses have more generous proportions and greater decorative detailing than the early homes.

but still provided excellent standards of accommodation for the period. Albert Road was built in 1868 as part of the final phase of housing, in which senior executives of the firm lived in twenty-two large, well-appointed properties with more elaborate gothic detailing and larger gardens. They are symmetrical in arrangement, with the middle properties having two central doorways in a single doorcase with pilaster jambs, central engaged colonnette, frieze and cornice. A gable bay breaks forward from each house, with a two-light Venetian gothic window with central colonette to a blind circle in the tympanum and alternately coloured voussoirs. Typical residents of these houses in the 1870s were the Minister of the Congregational Church, the Registrar of Births, Deaths and Marriages, schoolteachers and foremen.



Top left : Victoria Road shops offer a variety of services for the visitor and resident. The view down Victoria Road accentuates top topography of the site and the open views out of Saltaire to Baildon Moor.

Left : No. 1 Albert Road. Once a large dwelling - now used for banking and business services. The building has had major internal refurbishment and reveals an impressive plaster ceiling to the banking hall on the ground floor.

Bottom left : Typical mill workers terraced housing opening straight onto the street. These houses have had their original window and door details re-instated.

1 Albert Road is the only detached house in the village and it is the biggest. In the 1870s, it was occupied by Frederick Wood, the company's chief cashier. The two-storey building with attic has a central round-arched porch with pilaster jambs and Venetian gothic windows (similar to others on Albert Road) and a gabled dormer with round-arched lights which breaks through the eaves.

By 1871 Saltaire provided homes for 4300 people in just twenty-five acres.



Stables and Carriage Houses (1855-1868)

Listed Grade II

The single storey building on Victoria Terrace comprises a seven-bay façade, with two-storey houses giving an L-shape to the group. The carriage house at the rear encloses the setted courtyard. On either side of the central, square-headed carriage entrance are three blind bays, framed and separated by pilasters which support a full entablature with a bracketed cornice. The

blind panels to the right have a recently inserted door and two windows in keeping with the original building.

The four houses each have a 4-panel door and tall sash window to the ground floor. The first floor has eight symmetrically placed square sashes. The chimney stacks have bracketed cornices. The carriage house has three large entrances and two oculi at high level.



The Stables and Carriage Houses, on the bank of the Leeds/Liverpool Canal, as viewed from the steps of the Saltaire United Reformed Church. These buildings were adapted to store vehicles used by the Salt Mill directors before being converted to residential use by the late Jonathan Silver.

The New Mill tower can be seen in the background contributing to the views over Baildon hillside.



The Congregational Church (1856-59)

(United Reformed Church)

Listed Grade 1

Salt was a deeply religious man who believed that his talents and wealth were given to him by God. He firmly believed that, without His help, the Mill and Saltaire would not exist. The adopted family motto is 'quid non deo juvante' (everything is possible with God's help). Consequently, he had the Congregational Church built directly opposite the main offices of the mill complex, creating a direct link between his secular and non-secular activities.

The Church is also an outstanding example of the architects' skill in interpreting classical forms. Stylistically, this is no reproduction of a design from antiquity, nor is it simply a base for applied Renaissance ornament. Classical motifs are faithfully used, though the building, particularly inside, has a strong French feel to it, as do the majority of Lockwood's 'Classical' interiors.

The Congregational Church was built between 1856-59 at great expense (£16,000). It was constructed in ashlar with a Welsh slate roof. Like the rest of the village, it was also built in the Italianate style. It has an aisle-less nave, a semicircular portico and a lead-roofed mausoleum in the south of the building. At the east end, the giant Corinthian columns support a round tower base, with three clock faces. Above

this, the tower has eight engaged columns supporting the dome. The interior is equally spectacular, with dark blue scagliola pilasters, richly decorated segmental coffered ceiling and straight-backed oak pews for a congregation of 600 people.

A small gallery was built to the rear of the church at the insistence of Salt's wife, Caroline, so the family could sit over the rest of the congregation. Salt refused to use the balcony himself, as he preferred to sit with his workforce. To bring home this point, he had erected two massive gilt chandeliers to obscure the view from the balcony for his family. Hausburg of Liverpool designed the chandeliers, and Holts of Leeds made the organ.

At the west end is a carved marble bust of Sir Titus on a square pedestal, with the Salt coat of arms. His workforce as a sign of gratitude presented the bust to him in 1856. The coat of arms was designed by Thomas Milnes of London, and depicts a helm and a crest of alpaca. The Salt family mausoleum is richly decorated and elaborately detailed with Corinthian pilasters, round arched central panels, and a central Roman altar with festoons and lions' heads surmounted by a decorated urn.



Above: Ornate Lockwood & Mawson 'classical' interior with scagliola columns, carved oak pews and decorative coffered vaulted ceiling. In 1998 the church was used to launch the Institute of Historic Building Conservation in the North of England.



Above top right: Saltaire United Reformed Church tower, following its repair and restoration during 1998-99. Further external and internal restoration works are scheduled for the future. The church is in use and open to the public.

Above: Bust of Salt placed inside the main entrance of the church. Presented in 1856 by a grateful workforce.

Opposite page: Saltaire United Reformed Church viewed from Victoria Road, prior to external restoration. Note the Salt Mausoleum to the left of the church.

Below: The Salt Mausoleum is situated at the south side of the church. It contains Salt and some members of his family.



The Almshouses (1868)

Listed Grade II

On the west side of Victoria Road, the Italianate-style Almshouses form a symmetrical U-shaped composition around Alexandra Square, which is one of the few open areas in the village. It was never designed as an informal recreation area, but for the enjoyment of the almshouses' residents. There were originally 45 almshouses, each with an oven, boiler and



pantry, together with a single bedroom. 41 of the properties remain, as four were absorbed by the expansion of the Infirmary and Dispensary. The planned capacity was 60 residents. Although many of the occupants were former employees, this was not a necessity. The requirements were a good moral character and incapacity for labour, by reason of age, disease or infirmity.

Designed by Lockwood and Mawson, the houses are of one and two storeys with alternate gabled and entrance bays. The end blocks and four intermediate blocks are two-storeyed and gabled. The three-bay, two-storey central block has gabled outer bays with enriched tympana, each with a roundel with the initials 'TS' to the left and 'CS' to the right. It is also inscribed with Salt's family motto, *Quid Non Deo Juvante*, with a palm and oakleaf support and small alpaca crest.

The houses are entered by paired entrances with four-panel doors in open porches with central colonnettes. In the porches of Nos. 38 and 35 Victoria Road are two upright stones bearing the names of residents and, on one dated 1868-75, there is the legend *'Here the wicked cease from troubling and the weary be at rest'* and the other 1875-78, bears the quotation *'Blessed are the dead which die in the Lord'*.

To the east side of Victoria Road is an ordered and near symmetrical Italianate-style facade of 14 houses, consisting of

alternate gabled bays and entrance bays. Again, the central three-bay block has gabled left and right bays with enriched tympana, each with a roundel inscribed with 'TS' to the left and 'CS' to the right. The central square bell-turret with an enriched pedimented top is inscribed 'Opened September 1868'.

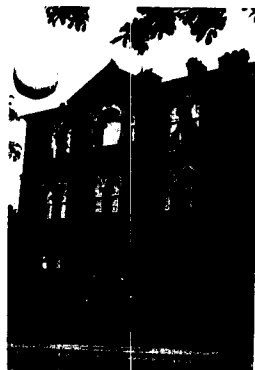
Stone ashlar piers and square-section cast-iron railings dignify both groups of houses. When built, this small group of homes had a chapel of its own, and good views from the central garden down to the Mill, then beyond to the other side of the valley and up towards Baildon Moor.



Chimney stacks and roof restorations are some of the works completed as part of a full programme of repairs funded by the City of Bradford Metropolitan District Council, English Heritage and the Heritage Lottery Fund.

Above: Upright stone tablets list some early residents of the almshouses.

Left: The almshouses viewed from Alexandra Square.



The Hospital (1868)

Listed Grade II

Despite efforts to reduce the dangers of millwork, injuries were still commonplace but, with the existence of a hospital so close at hand, accidents and illness could be dealt with promptly. The workers also paid into a sickness benefit scheme.

The original hospital and dispensary was two storeys high and had nine beds. A third floor was added in 1908-09, making it able to provide 17 beds. During 1926-27, the hospital was further extended to accommodate a further 30 beds.

The hospital is constructed of pitch-faced stone with ashlar dressings. The three-storey building has an asymmetrical facade of eleven bays in an ordered Italianate style. Several bays break forward and are gabled. The windows are round-arched and single light, or paired with a central colonnette; some have decorative friezes. Larger windows have cambered heads and all have pointed hoodmoulds.

The doorway to the left, with a twentieth-century door,

has a fanlight with the glazed words 'Sir Titus Salt's Hospital' and carved above 'Opened September 1868'. To the right is an open porch with a central colonnette infilled with twentieth century glazing and inner glazing reading 'Private Entrance' and 'Sir Titus Salt's Hospital'. There is a stone band between floors.

The left facade, on Saltaire Road, is symmetrical with the gabled centre bay breaking forward, its tympanum enriched with foliage and the Salt coat of arms. There is a central three-light canted bay window to the ground floor and a central triple-group window at the second floor with a panel below with the raised letters 'SIR TITUS SALT'S HOSPITAL'. Flanking windows are paired with round-arched lights and central colonnettes.

The rear elevation is plainer, but the right end, nearest Saltaire Road, is treated as the main facade. The building has a Welsh slate roof and typical bracketed eaves.

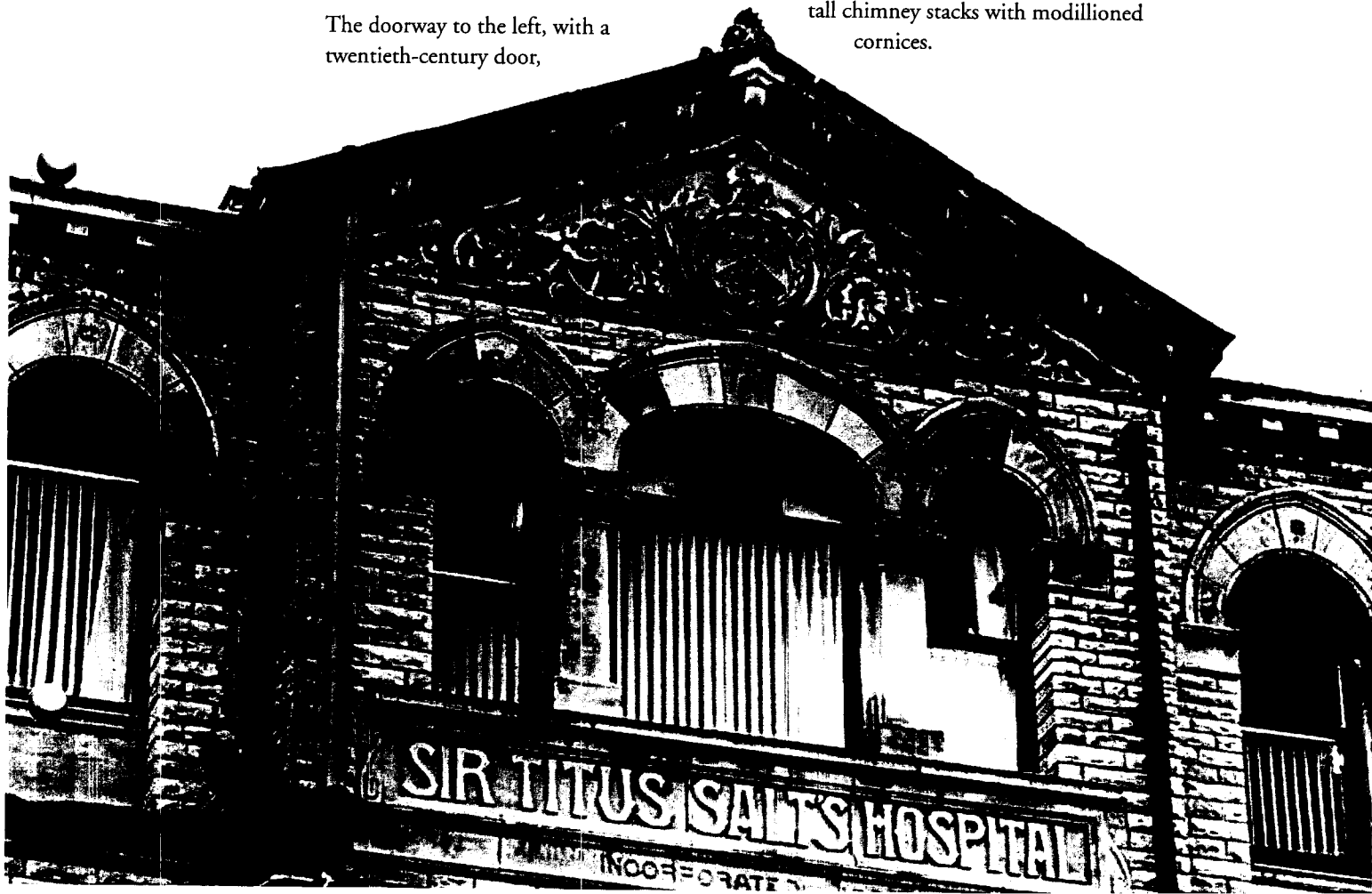
One of the modillioned gables has a tympanum, which is richly carved with foliage and central roundel. The hospital has tall chimney stacks with modillioned cornices.



Above top : Salt's Hospital from Saltaire Road (main frontage).

Above : Salt's Hospital from Victoria Road.

Below : Main frontage of extended 2nd floor of the hospital. The hospital closed in 1979 and was converted to its current use as a private residential care home.





The School (1869) (Shipley College)

Listed Grade II*

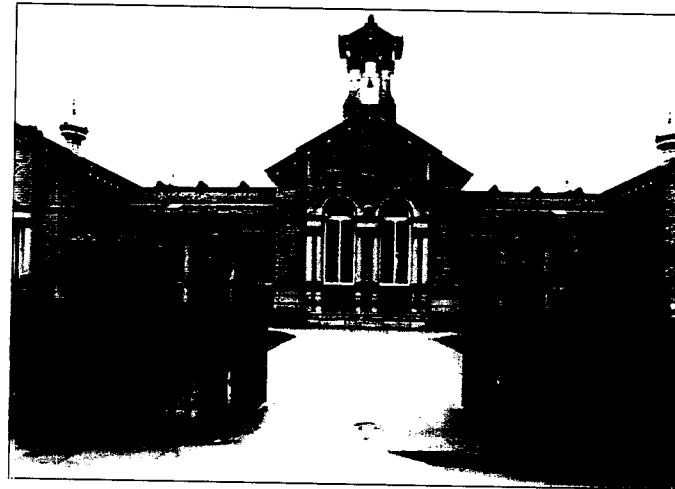
The single storey school is dated 1869 and is constructed of rock-faced stone with ashlar dressings. The building comprises three pedimented pavilions joined by a tower and three-bay open colonnade, with lower rooms behind. The central pavilion has a central part breaking forward with two round arched windows with console keystones flanked by Corinthian columns that support an entablature. The tympanum is elaborately carved with a roundel bearing the Salt coat of arms with an alpaca to each side and foliage decoration. Above is an elaborate bell-turret with the carved figures of boy and a girl and a globe. The side pavilions project and each has a large Venetian window; in the tympanum of each is a roundel bearing the initials 'TS'. The pediments also have acroteria.

A nine-bay, two-storey wing projects at the rear. The left and right returns are of eight bays with three bays to each side of a more elaborate two-bay gabled centre.

There is a low, rock-faced stone boundary wall to the front area with cast-iron railings to the right and left sides with round bars and dog-bars with spearhead finials. Two large corner piers with sculpted lions by Thomas Milnes of London, represent 'Determination' and 'Vigilance'. The school

was designed to take 750 children, with boys and girls segregated in the two principal rooms and infants in the smaller central room. The building is set back from the road and the front area, along with that of the Institute opposite, forms a garden square.

Opposite page : The School has benefited from a full repair and restoration of its original fabric and is used by Shipley College. Note the sympathetic access and well maintained gardens and railing details.



Above top : Main entrance to the school from Victoria Road between a piers and gated opening.

Above : A new annex has been built in the school grounds. The detailing of the new structure closely follows the style of Saltaire. The annex is connected to the original school by a glazed link which creates an inner courtyard.



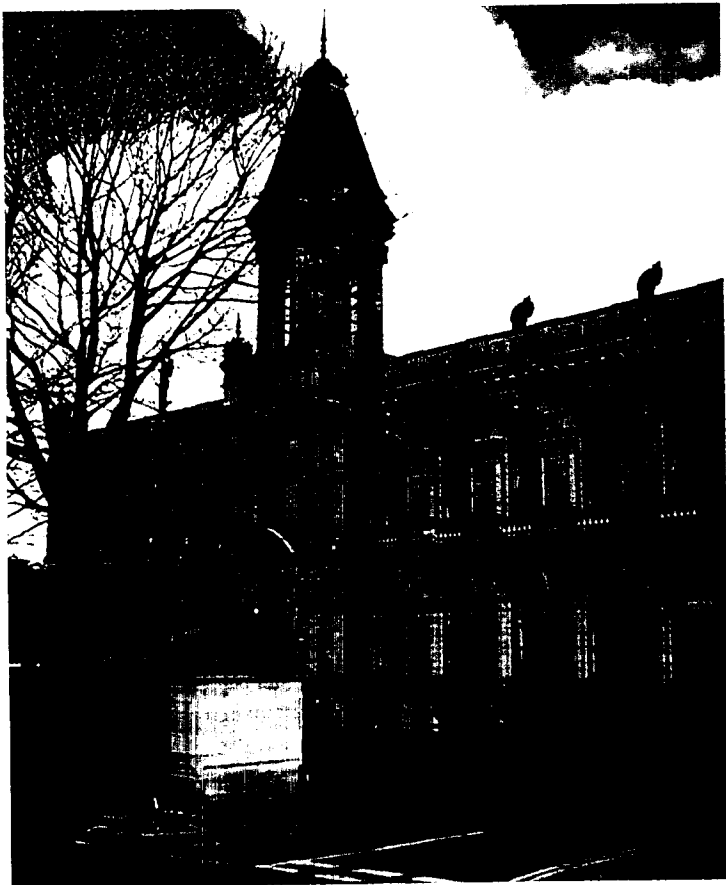
'Determination'

The Institute (1867-71)

(Victoria Hall)

Listed Grade II*

The Saltaire Institute was built between 1867-71 at a cost of £18,366, and was officially opened on the 21st November 1872. Designed by Lockwood and Mawson, it is a symmetrical T-plan building of two storeys and a basement. It is constructed of ashlar rock-faced stone, with a Welsh slate roof. The front façade has a central bay that breaks forward with an elaborate square tower and pyramidal ashlar roof.

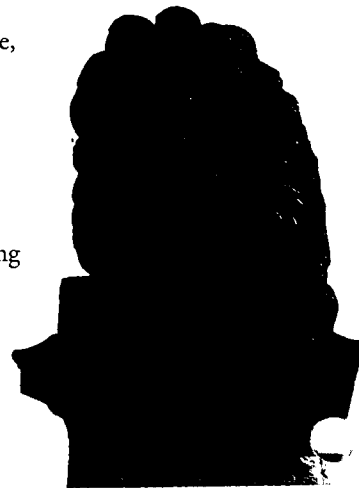


Above : Principal elevation of the Institute from Victoria Road. Complete external repair and restoration has been undertaken. It provides meeting rooms, which are used by the community for a variety of social uses. Shipleigh College use the Institute for educational purposes and the Reed Organ and Harmonium Museum is housed in this building.

Right : Salt was made a Baronet in 1869 and was therefore entitled to an official coat of arms. The institute bears the official coat of arms which includes the palm of a hand.

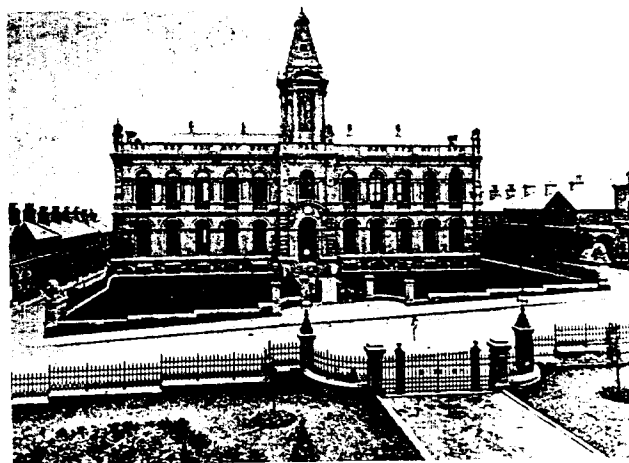
The central portal has a tympanum, with a cartouche bearing the Salt coat of arms, flanked by carved figures by Thomas Milnes of 'Art' and 'Science'. The first floor round-arched windows have carved head keystones. The entrance hall has a large, stone dogleg staircase with turned balusters. The main hall has an elaborately plastered, coffered roof.

Outside, on the front corners of the property, two sculpted lions representing 'War' and 'Peace', also designed by Thomas Milnes, sit on large square bases. They sit opposite a matching pair in front of the school, which represent 'Determination' and 'Vigilance'.



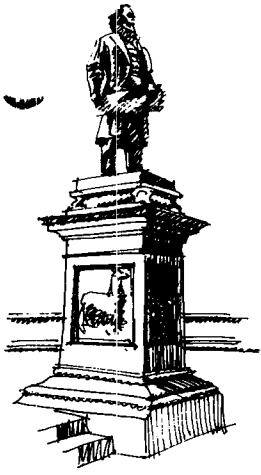
'Peace'

The building originally contained a lecture hall for 800 people, another smaller hall for 200, a library, reading room, games' room, billiard room with four tables, drill room, gymnasium, armoury, kitchen and meeting rooms. The Institute was claimed to have all the advantages of a public house without any of its evils.



Above : Victoria Square, Victoria Road. This postcard illustrates the importance of the space between The Institute and The School. Mirrored gardens, boundary features and the placing of the four stone 'lions' create the formal space between these two principal buildings.





Above : Line drawing of Salts statue by John Ayers.

Above top right : Bell tower on the Lodge house at the east entrance to Roberts Park. The bell was rung each evening to announce the closing of the park.

Right : Half Moon Pavillion in Roberts Park.

Below : Postcard showing the original north east entrance to Roberts Park (the Park is on the right). The highway in the middle of the picture is the former road bridge which spanned the River Aire from Coach Road into Saltaire.

Roberts Park (1871)

Register of Parks and Gardens of Special Historic Interest in England (Grade II)

Roberts Park covers approximately 6 hectares and was opened on 25th July 1871. It was landscaped by William Gay of Bradford, who was also responsible for the setting out of Bradford's famous necropolis at Undercliffe. The river was widened at this point to make it suitable for swimming and boating and a boathouse was built on the opposite bank. A cricket ground was laid out by the river and a promenade was constructed with refreshment rooms beneath, and a bandstand above, enjoying views across to the mill. Specimen shrubs and trees were planted along the walks. The park had strict opening hours, with its closing being signalled by a bell that is still on the lodge near Coach Road.

A bronze statue of Sir Titus Salt was erected in the park in 1903 to celebrate 50 years of the opening of the Mill and Salt's 100th birthday. The statue was commissioned by

Sir James Roberts (the then mill owner) and cast by Mr F Derwent Wood of Chelsea.

The park has an east-west axis, with pavilions, a central bandstand with croquet and bowling greens. In the south of the park is a cricket pitch, with the semi-formal layout of paths, surrounded flowerbeds, shrubs and trees to the north. Sir James Roberts purchased the park in 1891 and renamed it Roberts Park.



The Boathouse

Unlisted

The Boathouse stands on the banks of the River Aire, overlooking Roberts Park. It has been extensively altered and converted into a restaurant and public house.



Above : Postcard of the River Aire with the Boathouse represented in its original form. The former road bridge, crossing the river is clearly visible in front of the mills.

Appendix 2

Development of the Site

3 (b) History and Development

Bradford

The history of Saltaire is intrinsically linked to the history of the textile industry and the development of Bradford, as well as the beginning of a global economy and the influence of Great Britain as the industrial powerhouse of the world and the growing Empire.

The worsted trade started in Bradford in the middle of the 18th century as the centre of a semi-rural textile production system, but it began to grow rapidly with the advent of steam power. The city's pre-eminence in the industry was due to the local availability of the resources needed in the manufacturing process, such as coal (to power the steam engines), iron-ore (for the manufacture of machinery), soft water (for scouring raw wool), sandstone (for building) and transport (the Leeds and Liverpool Canal and the Midland Railway).

Bradford's success acted as a magnet for migrants from the British countryside and world-wide, helping to swell the city's population in the unprecedented urban population explosion that was a characteristic of the Industrial Revolution, swelling from only 8,500 in 1780 to almost 104,000 seventy years later.

Success bred success and, by the middle of the 19th century, Bradford was one of the fastest growing cities in Europe. Whilst the entrepreneurs of the age lived in luxury, and protected their families from the environmental degradation of the industrial cities by moving them into grand homes in the suburbs and the countryside, the workers' living conditions were abysmal. Life expectancy for the average man or woman was just over 20 years. Apart from dangerous working conditions, workers lived in an atmosphere that was polluted by over 200 mill chimneys, belching out sulphurous smoke. The watercourses, from which the workers drew their supplies, were blackened with dyestuffs and effluent. Their housing was damp, unstable and overcrowded, with little or no ventilation. Bradford gained the reputation as being one of the most polluted towns in England.

'Every other factory town in England is a paradise in comparison to this hole. In Manchester the air lies like lead upon you; in Birmingham it is just as if you were sitting with your nose in a stove pipe; in Leeds you have to cough with the dust and the stink as if you had swallowed a pound of Cayenne pepper in one go - but you can put up with all that. In Bradford, however, you think you have been lodged with the devil incarnate. If anyone wants to feel how a poor sinner is tormented in Purgatory let him travel to Bradford.'

(From an article written about Bradford in 1846 for a German newspaper by George Weerth, a German on holiday in England.)



Titus Salt

Titus Salt's family was part of Bradford's phenomenal growth in the early days of the textile industry. Titus was born in Morley, West Yorkshire. In 1822, his father moved the family to Bradford to start a business as a wool-stapler and Titus joined him as a partner in 1824.

Salt's determination to succeed was evident by the late 1820s, when he purchased some Donskoi wool from Russia, but had difficulty in persuading manufacturers to use it because of its rough and tangled nature. Not to be thwarted, Salt developed the technology himself and set up in Thompson's Mill, Silsbridge Lane to spin the wool for himself. By 1836, he had expanded his empire to five mills in Bradford.

In 1836 Salt bought a consignment of three hundred bales of alpaca hair from Messrs. Hegan & Co. of Liverpool. Using his experience with the Donskoi wool, Salt devised a way to spin and weave the Peruvian Alpaca wool to produce a new class of goods called alpaca cloth. This proved to be very popular as the cloth was cheap, light in weight and looked like more expensive silk. The cloth became very fashionable, especially when it became known that Queen Victoria had ordered dresses made from alpaca.

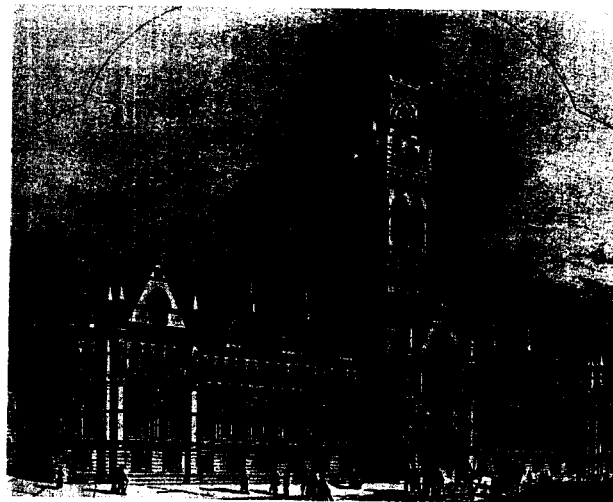
Despite the culture of the period, which was generally acquiescent about exploiting the environment and the workforce to make as much profit as possible, Salt was committed to reducing Bradford's pollution problems and the effects on its people. In 1842, he fitted all his factories with the *Rodda Smoke Burner*, which produced relatively little pollution. In 1848, when he became Mayor of Bradford, he tried to persuade the Corporation to pass a by-law that would require all factory owners to use the burner. There was tremendous opposition to the proposal, as other factory owners refused to accept that smoke produced by their factories was damaging people's health.



Titus Salt
1803-1876

The Building of Saltaire - The Architects and the Engineer

When the Council refused to take any action on the pollution issue, Salt decided to expand his enterprise away from Bradford. In 1849 he met with architects Lockwood and Mawson to discuss his proposals. Henry Lockwood (1811-1878) and Richard Mawson (1834-1904) had joined forces in 1848 in Bradford, although Lockwood had begun practising in Hull in 1834. They were amongst Bradford's most prolific architects. The years when the practice of Lockwood and Mawson was at its peak corresponded almost exactly with the era of most significant expansion in Bradford and most other northern towns. Their first major project in Bradford was St. George's Hall, followed by the Wool Exchange and the Town Hall.



City Hall, Bradford, designed by Lockwood and Mawson. Work started in 1870 and the building was opened in 1873.

Lockwood and Mawson were one of the most successful firms of English provincial architects in the Victorian era. They were instrumental in the development of Bradford, a town that became a city during Victoria's reign, and developed from little more than a village into the world centre of the worsted trade in less than a century.

Henry Lockwood was born in Doncaster, where his family played an active part in the Nonconformist community of the town. Mawson's particular strengths were in estimating and project management skills, which were severely tested during the construction of Saltaire. Even by Victorian standards, this was a huge undertaking and one which few architectural practices of the time would have had the capacity to handle.

The partners had quickly cultivated a relationship with the 'city fathers' on their arrival in the town and they were very much the favoured architects of the Congregationalists around Bradford. Their religious and political convictions would have made them acceptable to the like-minded industrialists, such as Salt. They were chosen as the architects for the two clubs that such men would frequent - the Union Club and the Liberal Club - both built in 1877.

William Fairbairn (1789-1874) was one of the most celebrated Victorian mechanical engineers and a major contributor to the literature of the Industrial Revolution. He was President of the Institute of Mechanical Engineers in 1854-55. Fairbairn is reported to have said, '*I have a strong desire to distinguish myself as a man of science*', and his ingenuity in solving engineering problems resulted in his being commissioned as a technical advisor and designer for prestigious projects, such as the Menai and Conwy Bridges with Robert Stephenson.

He arrived in Manchester in 1814 and went into partnership with James Lillie. Their first major contract was for the drive shafting for Murray's Mill (Ancoats, Manchester), where he was able to implement his ideas on improved reliability by reducing the weight and dimensions of the components, resulting in fewer breakages. He also used wrought iron in the manufacture of drive shafts, instead of the traditional cast iron, which was more susceptible to breakages. This expertise was sought for the construction of Salt's Mill to ensure that it was built to the highest standards of efficiency and safety, especially fireproofing. For Fairbairn, this proved to be his largest commission in the design of textile mills, where he was responsible for the planning of the whole mill, with the exception of the architectural detail, which remained the province of Lockwood and Mawson.

Whilst the idea of constructing a mill and working village was not new, Saltaire's significance lies in the scale and grandeur of the finished product, and the authenticity and integrity of the site today. Salt was inspired by men like Robert Owen (1771-1858), who had developed the model village concept at New Lanark in 1800, where he and his partners acquired the mills started by David Dale and Richard Arkwright. Yet, to build a new town was still a colossal undertaking, and the area had to be chosen with great care to ensure the success of the enterprise. Land was found a few miles north of Bradford. The choice of site was influenced by a combination of economic, philanthropic and practical considerations:

- *The area had access to its own water supply for the manufacturing process (there was a growing shortage of soft water in Bradford);*
- *The transportation links were excellent. The site had access to the River Aire, the Leeds and Liverpool Canal and the Midland Railway line and was almost equidistant from major east and west coast ports (Hull and Liverpool) for the import and export of materials;*
- *The majority of Salt's whole operation could be brought together under one roof using modern, efficient technology (expansion was not possible in Bradford, where land was scarce and expensive). It enabled the vertical integration of virtually the entire textile manufacturing process to be achieved on one site, which at this stage in the development of the industry was economically very beneficial;*
- *The area would provide a better environment for his workforce, with more spacious and healthy living conditions, clean air and access to the open countryside;*
- *The Brick Tax and Window Tax had been repealed, so larger buildings were not penalised and natural light could be used to better effect. The new building could be aligned on an east-west axis to maximise daylight; and*
- *A new building could be fireproofed.*

The timing of the building of Saltaire was fortunate in that full integration was not possible until Lister's combing machines had become available in the

1840s. Then, twenty years after the building of Saltaire there was a slump in the lustre cloth trade caused by a change in fashion to all wool worsteds, manufactured primarily in France. Integrated mills planned in the 1870s were only partly built, like Young Street Mill at Manningham. The design of mills was also to change radically with the advent of large-scale production of steel in 1856 by Henry Bessemer, and the use of reinforced concrete beams.

Ultimately, the integrated mill housed almost the complete production process from sorting through to finishing, one of the first mills of its type to do so. Its huge scale and use of the Italianate style was deliberately impressive to compensate for the lack of architectural design in the manufacturing industry at the time. Saltaire was one of the earliest mills to use Italianate detailing, other mill complexes like Dalton Mill, Manningham Mill and Legram's Mill followed this style. The mill was opened on 20th September 1853, on Salt's 50th birthday, when the whole workforce and the guests were entertained to a lunch in the 'weaving sheds'.

Saltaire Mill could be seen as a culmination of a distinct phase of the evolution of textile mills, incorporating many developments that had progressed the textile industry from Arkwright's Cromford Mill of 1771 to the building of Saltaire. These developments include:

- *The iron framed building using cast iron and wrought iron for members in compression and tension;*
- *The use of rotative steam power first appeared at Papplewick Mill, Nottinghamshire in 1786;*
- *The railway engine and transport network;*
- *The north-lit shed from the 1820s;*
- *The multi-storey buildings;*
- *The fireproof building construction first used at Ditherington Flax Mill, Shrewsbury in 1796-7;*
- *The automation of the production process, changing the industry from individual cottage industries and allowing planned integration;*
- *The design layout centrally located steam engines to reduce the loss of power in transmission; and*
- *The design layout enclosed the stairwell at the end of the buildings to allow large open workspaces.*

Whilst the businessman in him determined that the mill should be constructed first, an accompanying settlement was seen as a necessary and philanthropic gesture, following on from Salt's personal commitment derived from his own experience of working-class deprivation in industrial Bradford. Until the first cottages were completed, workers were brought in by train and, even after the houses were completed, a proportion of his workforce continued to travel in to work from the surrounding areas.

The model village was a means of providing a well-disciplined environment, imposing an approved lifestyle for its residents. Salt planned that his new village should have over 800 dwellings, wide streets, recreational land, a large dining hall and kitchens, baths and wash houses, an institute and a church. He included allotments as part of the original village plan to improve the quality of the workers' diets. They were one of the few areas of open greenery that was not a formal garden, and they gave rise to the Horticultural, Pig, Dog, Poultry and Pigeon Society in 1876. There was an annual show, which expanded to include horse jumping and an athletics meeting of national standing.

Salt's achievements at Saltaire are truly representative of the spirit of the times. Whilst the church and its teachings were an important part of the typical Victorian industrialist's family life, something of a very secular nature was entering into their spiritual activities. As can be seen in the funerary fashions of the period, political and industrial leaders no longer felt it enough to accumulate their good works as credits to ensure their safe passage into the afterlife. They wanted recognition for their efforts whilst still alive, and to ensure that the greatness of their achievements was remembered long after they were dead. On a public scale, civic pride in building grand town halls and in providing recreational grounds advertised the success of the industrialist, and has been interpreted as a boastful gesture, rather than a physical realisation of philanthropic motivation.

Whilst Salt was certainly not inhibited by false modesty - evident in his naming of the village and most of its streets after himself and his family - there was undoubtedly a genuinely philanthropic concern for his workforce in the making of the community and social provisions in Saltaire, as well as a shrewd calculation of the economic benefits he would realise through the increased productivity of a contented and loyal workforce.

Saltaire had a wide range of housing and facilities by the time of its completion, but none of it was home for the Salt family. In 1867, Salt bought Crow Nest at Lightcliffe, a late 18th century mansion that he had leased from 1844 to 1858. Its distance from his mill at Saltaire was compensated for by the inclusion of a private suite of rooms within the Salts Mill office block.

John Ruskin saw Salt's motives more as a subjugation of the working classes rather than conciliation. Whilst a principal motivation for Saltaire was undoubtedly to make money, what made Salt different from his peers in Bradford was his desire not to do this at the expense of his workers. Ruskin's charge in retrospect seems harsh. Salt need not have provided housing above the byelaw standard, nor did he need to provide such extensive facilities, including almshouses for former workers, hospital and dispensary and the Institute and park. Salt gave the workers the opportunity to expand their minds, and in providing different types of housing (based on a study of the requirements of his employees) for different classes of worker, he arguably gave his employees something to strive for.

Below : Interior of the West Wing at Crow Nest C1917.

Bottom : Crow nest at Lightcliffe. Both photographs are owned by Mr. Geoffrey Kershaw, grand nephew of Mr. Richard Kershaw who purchased the property in 1878 following Salt's death.



Saltaire - An International Success Story

During the construction phase of Saltaire, Salt and his model village were gaining national and international recognition. Numerous dignitaries visited Saltaire, including Lord Palmerston and members of the British Association for Advancement of Social Sciences in 1859. Lord Cavendish, the Prime Minister of New Zealand, and his wife visited Saltaire and the Burmese and Japanese ambassadors also came to admire Salt's creation.

At the Paris Exhibition in 1867 Salt was encouraged to enter a competition for the best welfare scheme. He replied, *"What has been attempted at Saltaire arose from my own private feeling and judgement, without the most remote idea that it would become subject of public interest and inquiry. A sense of duty and responsibility has alone actuated me, and I would have avoided publicity. If the answers given to the questions of the Imperial Commissioners, or if any of the facts, which experiment or experience has elicited, prove of benefit to the public, or should lead others to adopt, and enable them to surpass the result of my effort, I shall be thankful. For myself, I can enter into no competitive rivalry for well-doing, and the particulars and illustrations furnished of the establishment of Saltaire, are placed at the service of His Imperial Majesty's Commissioners on the distinct understanding that they are not given in competition for any prize, nor subject to the abutment of a jury"*. In the same year he was awarded the "Legion d'Honneur" by Napoleon III for his work at Saltaire. A further accolade came when he was created a Baronet in 1869 and was granted the crest he had been using the past nineteen years as his coat of arms. Sir Titus Salt died on the 29th December 1876, shortly after the last building in the village was completed. He was given a civic funeral on the 15th January 1877 and buried in the mausoleum at Saltaire Congregational Church. The funeral route was lined with an estimated 100 000 people, most mills were closed for the day, and the cortege extended for over a mile.

The Legacy of Saltaire

After Salt's death in 1876, only three of his sons took any interest in the business - Titus Junior, who died in 1887 at the age of 44, Edward and George. In July 1881 the firm was registered as a limited liability company under the directorship of Edward and Titus Junior, with Charles and William Stead. Profits went into decline as the mixed fancy goods produced by the company went out of fashion. More important than this was the effective closing of the American market when President McKinley imposed heavy duties on manufactured products. In a last attempt to secure a corner of the market in America, Salts established a plush fabric plant at Bridgeport USA, but this enterprise failed, and in September 1892 the company was wound up.

Four Bradford businessmen, John Rhodes, John Maddocks, Isaac Smith and James Roberts took over the mill and village in June 1893. The latter became sole owner in 1899 and sold his assets for £2million in February 1918 to

another syndicate of Sir James Hill and his sons, Henry Whitehead and Ernest Gates. This company reformed in 1923 to become Salts (Saltaire) Ltd.

The village was sold to the Bradford Property Trust in 1933 thus enabling houses to be bought by their occupiers for the first time in the village's history.

During the inter-war period, the new business flourished with raw materials being drawn from all over the globe - South Africa, South America, Australia, India and China. The list of fabrics manufactured at the mill in 1937 is impressive - mohair, alpaca, cashmere, camel hair, crossbred and botany yarns for both men and women's clothing, serge or fancy worsted and mohair suiting for men's wear in great variety, including Belwarp. For women there were serges, gabardines, plain and fancy costume cloth and dress goods, as well as mohair and alpaca linings.

During the Second World War production concentrated on manufacturing goods for the services, employing displaced persons from Eastern Europe. In the 1950s, the ethnic structure of the workforce was to be complemented by male immigrants from Commonwealth countries, employed for the night shift, which women were not allowed to by law at that time.

In 1958 Illingworth Morris & Company Limited purchased the Salt Mill complex for over four and half million pounds. The group also acquired Woolcombers Ltd in 1972, and all the combing activity was moved away from Salts Mill; the dyeing section was closed shortly after, and the spinning eventually contracted out to Daniel Illingworth Limited.

The chimney of the mill stood originally at 76m high, the top 8m were removed in 1971 for safety reasons. In the same year Saltaire was designated a Conservation Area.

In the early 1980s, Salts Mill was in economic decline, which affected the village, too. Many of the major buildings became semi-redundant and the fabric of the whole complex began to fall into disrepair. Despite this downturn in fortune, the Saltaire Village Society was formed in 1984 to try and regenerate the area.

The mill finally closed in 1986, and was purchased in June of the following year by Jonathan Silver. His dynamic personality was to have a tremendous influence over the whole of Saltaire in the coming years.

- **1987** The 1853 Gallery was opened in the Mill, exhibiting works of the local-born artist with an international following, David Hockney. The world's media descended on the gallery on 10th November 1989, when Hockney faxed 144 pages of art from California and 'fax art' was created.
- **1990** Pace Micro Technology began to rent space in the Mill - a company that is world-renowned for digital technology for satellite, cable and terrestrial receiving equipment.
- **1992** The Royal Mail stamp, designed by Hockney, was launched at the Mill. Major refurbishment programmes started on the shops, the Institute and the School.
- **1993** Instead of being in decline, the Mill had become an exciting, vibrant place, full of activity. Hockney's 'very new paintings' were exhibited (the only place in England to house the paintings), attracting over 90,000 visitors, the Mill has a new Hockney exhibition almost every year. Salt's Diner opened and it can now accommodate 370 people.
- **1994** Saltaire's Traders' Association was formed, with Jonathan Silver as its first president.
- **1996** Prince Charles visited Saltaire to attend a meeting of the 'Prince's Regeneration Through Heritage' scheme, with Salts Mill providing the perfect backdrop for the event. Saltaire won the Civic Trust's Centre Vision Award.
- **1997** Saltaire won the Europa Nostra award for Conservation-Led Regeneration. This is Europe's highest award for heritage projects. Jonathan Silver died. His ten-year involvement with Saltaire has had an enormous impact on the regeneration and rejuvenation of the Mill and village.
- The Rt. Hon. Chris Smith MP, Secretary of State for Culture, Media and Sport, visited and, more recently, in August 1999, a delegation arrived from the University of Hong Kong's Department of Geography and Geology. Another stamp based on Hockney's picture of Salts Mill was produced by the Post Office as part of its millennium celebration.



Saltaire is now a busy, vibrant and economically viable village. The shops on Victoria Road and Gordon Terrace are thriving; domestic property is sought after because of the quality of the environment and the excellent rail links to Leeds and West Yorkshire. The continuing interest in the village's history and the demand to work and live in today's Saltaire shows that the original design was part of a successful, sustainable formula which will take it into the twenty-first century.

3 (c) Form and Date of Most Recent Records

| AGENCY | TITLE | DATE |
|---|--|---|
| Department for Culture, Media & Sport | The Statutory List provides a brief description of the buildings of 'Special Architectural or Historic Interest' within the area. The City of Bradford Metropolitan District Council holds the record in computerised form. | Periodic updates |
| City of Bradford Metropolitan District Council | Saltaire Conservation Area was designated in 1971 under the provision of the Civic Amenities Act 1967, now the Planning (Listed Buildings and Conservation Areas) Act 1990. Conservation Area Appraisals and Reviews, including maps, descriptions and character statements. | Periodic updates |
| City of Bradford Metropolitan District Council | Photographic Review. All residential properties photographed. Next review due in 2000. | Periodic updates |
| City of Bradford Metropolitan District Council | Conservation Area Partnership Schemes. The condition of the residential properties was recorded during the lifetime of the Schemes. | April 1996-March 1999 & April 1998-Jan 2001 |
| West Yorkshire Archaeology Service | WYAS is funded by the five West Yorkshire Metropolitan District Councils to maintain the County's Sites and Monuments Record and to provide archaeological advice. The primary record number for the SMR is WYAF SMRPRN 3657, this file contains information on Saltaire with a summary computer record. Constant updates. | 1985 onwards |
| English Heritage | Survey of Roberts Park for inclusion on the Register of Parks and Gardens. | 1984 |
| English Heritage | The Royal Commission on the Historic Monuments of England's Historic Buildings Report : Salts Mill in the form of photographs, sketch plans and text. | 1986 |
| City of Bradford Metropolitan District Council | Roberts Park Condition Survey for Heritage Lottery Funding. | 1998 |
| City of Bradford Metropolitan District Council | Technical Report for the Refurbishment of Almshouses at Saltaire Village. | April 1994 |
| Church Trustees | United Reformed Church Condition Survey | 1999 |
| Dr. Charles Brown The Browns Matthews Partnership, Warwick | Victoria Hall Quinquennial Inspection | 5 yearly |
| Dr. Charles Brown The Browns Matthews Partnership, Warwick | The School Quinquennial Inspection | 5 yearly |
| Rance Booth & Smith | The Dining Hall : Rolling Programme of planned maintenance with an annual survey of the fabric. | 1998 |
| Salts Estates Ltd | Salts Mill : Regular Surveys for maintenance and refurbishment purposes. | Periodic Updates |
| Bradford Health Authority National Health Service | The New Mill : Property Survey | 2 yearly |
| Methodist Church Central Services | Saltaire Methodist Church Condition Survey | 5 yearly |
| City of Bradford Metropolitan District Council | Detailed drawings at 1:1 and 1:20 were prepared, illustrating the original detailing to windows and doors and shop fronts. | 1989 - 1992 |
| DEVELOPMENT PLANS | | |
| City of Bradford Metropolitan District Council | Unitary Development Plan | 1988 (currently under review) |
| <p><i>NB The majority of the major buildings within Saltaire have regular condition surveys and maintenance programmes. These records are commissioned by individual property owners and are not published.</i></p> | | |

Appendix 3

Current Interests and Management Context

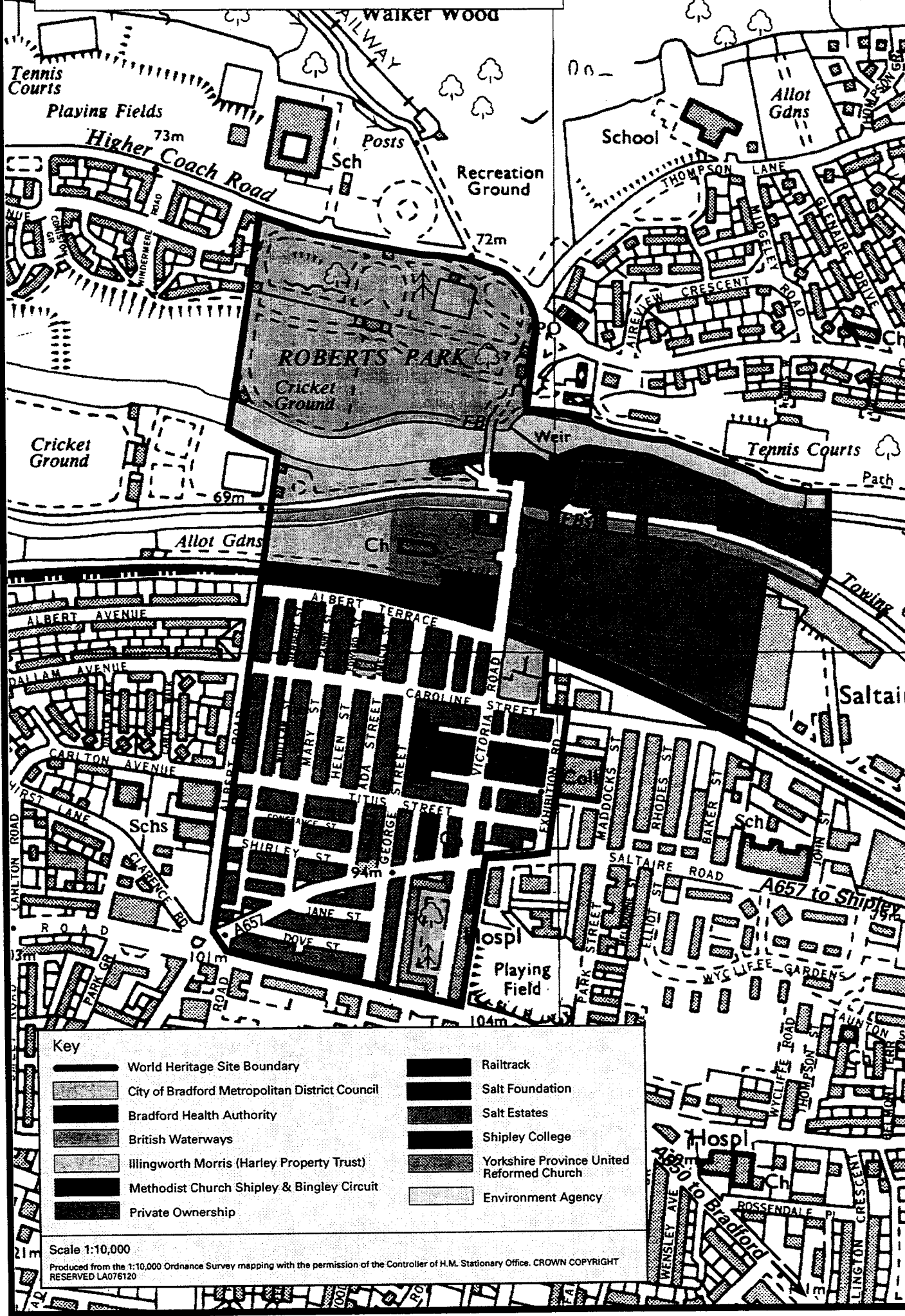
3 (a) Current Interests and Management Context

Within Saltaire there is a wide variety of property owners, with the majority of buildings in private ownership. The following table identifies the owners of the land and buildings. A map provided overleaf supplements the table below.

Ownerships & Interests

| OWNER | LAND AND BUILDINGS |
|--|---|
| City of Bradford Metropolitan District Council | Majority of Almshouses Roberts Park Car Park Allotments to front of Salts Mill Highways |
| Bradford Health Authority | Offices at New Mill, and car parks to the front and the rear |
| British Waterways | Leeds and Liverpool Canal |
| Illingworth Morris (Hartley Property Trust) | The Rose Garden The Sports Ground Land to rear of Church Housing to Stable Block |
| Methodist Church Shipley & Bingley Circuit | Saltaire Methodist Church |
| Private Ownership | Residential Properties Shops 4 Almshouses Apartments at New Mill |
| Railtrack | Track and land between fences |
| Salt Foundation | The School The Institute (Victoria Hall) |
| Salts Estates Ltd | Salts Mill |
| Shipley College | The Dining Hall Land by Railway near Dining Hall Allotments in Caroline Street |
| Yorkshire Province United Reformed Church | Saltaire United Reformed Church |

Land & Building Ownership within Saltaire



Key

- World Heritage Site Boundary
- City of Bradford Metropolitan District Council
- Bradford Health Authority
- British Waterways
- Illingworth Morris (Harley Property Trust)
- Methodist Church Shipley & Bingley Circuit
- Private Ownership
- Railtrack
- Salt Foundation
- Salt Estates
- Shipley College
- Yorkshire Province United Reformed Church
- Environment Agency

Scale 1:10,000

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3 (b) Management Authority

The following management bodies have legal responsibility for managing the property that relates to their organisation within the nominated World Heritage Site of Saltaire.

Properties not managed by the following authorities are generally in private ownership.

| AUTHORITY | REMIT | LEVEL OF AUTHORITY |
|--|--|--|
| DCMS | Government compliance with World Heritage Convention | Secretary of State |
| City of Bradford Metropolitan District Council | Full unitary authority powers | <ul style="list-style-type: none"> • Area Planning Officer • Heritage Conservation Manager • Principal Planner (Strategy & Implementation) • Principal Planner (Development Control) |
| English Heritage | Statutory responsibility to advise Government on heritage matters | • Regional Director |
| Saltaire Working Group | Co-ordinated approach to the management of the heritage resource | • Lead Officers |
| British Waterways | A national agency with responsibility for maintaining canals and associated features | • Regional Manager |
| Environment Agency | A national agency with responsibility for natural watercourses | • Regional Manager |
| Railtrack | A national agency with responsibility for all rail infrastructure | • Infrastructure Contracts Manager |
| Salt Foundation | Private sector organisation with full responsibility for key buildings (The Institute and The School) | • Chairman |
| Salts Estates Ltd | Management of Salts Mill and associated car parks | • Directors |
| Saltaire Methodist Church | Management responsibility for Saltaire Methodist Church | • Trustees |
| United Reformed Church | Management responsibility for Saltaire United Reformed Church | • Trustees |
| ShIPLEY College | Management responsibility for College property | • Principal |
| Bradford Health Authority | Local agency with management responsibility for the west building of the New Mill and much of the surrounding car park | • Chief Executive |

Primary Contacts : The individuals named below have responsibility for the day-to-day control of their management bodies holdings within Saltaire

| NAME | POSITION | ADDRESS | TELEPHONE |
|---------------------------|---|---|------------------|
| Mr Stephen Bateman | <i>Heritage Manager</i> | City of Bradford Metropolitan District Council Jacobs Well Manchester Road BRADFORD BD1 5RW | 01274 754551 |
| Mr David Talbot | <i>Principal Outdoor Amenities Manager</i> | City of Bradford Metropolitan District Council Jacobs Well Manchester Road BRADFORD BD1 5RW | 01274 752658 |
| Mr Ian Donnachie | <i>Chief Executive</i> | Bradford Health Authority New Mill Victoria Road SALTAIRE West Yorkshire BD18 3LD | 01274 366112 |
| Dr. David Fraser | <i>Regional Director</i> | English Heritage 37 Tanner Row YORK YO1 6WP | 01904 601991 |
| Mr Terry Horan | <i>Waterway Manager Leeds & Liverpool Canal</i> | British Waterways Dobson Lock Apperley Bridge BRADFORD BD10 OPY | 01274 611303 |
| Mr R G Dwyer | | Hartley Property Trust 39 Charles Street LONDON W1X 8LQ | 0171 409 0220 |
| Mr P Tullet | | Environment Agency Pheonix House Global Avenue LEEDS LS11 8PG | 0113 244 0191 |
| Mr A Cook | <i>Infrastructure Contracts Manager</i> | Railtrack PLC West Offices Room 102 YORK YO1 1HT | 01904 525740 |
| Mr Alec Law | <i>Chairman</i> | Salt Foundation City Hall BRADFORD BD1 1HY | 01274 757969 |
| Rev. Sarah Jemison | | Saltaire Methodist Church Hazlehurst 8 Bradford Road SHIPLEY West Yorkshire BD18 3NP | 01274 583356 |
| Mr R Silver | <i>Director</i> | Salts Estates Limited Salts Mill SALTAIRE West Yorkshire BD18 3LB | 01274 531185 |
| Ms Jean McAllister | <i>Principal</i> | ShIPLEY College Exhibition Road Saltaire SHIPLEY West Yorkshire BD18 3SW | 01274 757222 |
| Mr J A Hunter | <i>Secretary</i> | Trustees of the United Reformed Church C/O Micklethwaite Grange Micklethwaite BINGLEY West Yorkshire | 01274 562001 |

3 (c) Statutory Designations

| STATUS | AREA/PROPERTIES |
|---|--|
| Conservation Area | Saltaire was designated a Conservation Area in 1971 by the former West Riding County Council. The Leeds and Liverpool Canal was designated as a Conservation Area in 1982. |
| Buildings of Special Architectural or Historic Buildings (Listed Buildings) | The UK Government listed almost the entire village in 1985. |
| Register of Parks and Gardens | Roberts Park was designated Grade II in 1984. English Heritage compiles a Register of Parks and Gardens of Special Historic Interest. |

The whole of the Nominated World Heritage Site of Saltaire is a Conservation Area, which was designated in 1971 by the former West Riding County Council under the provision of the Civic Amenities Act 1967. The Leeds and Liverpool Canal has also been designated a Conservation Area since 1982, but does not overlap the Saltaire Conservation Area. The physical relationship between the two is illustrated overleaf.

Over 99.5% of the buildings and structures within Saltaire have been designated as Buildings of Special Architectural or Historic Interest (Listed Buildings) in 1985 and are protected under the provisions of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Saltaire Mill and its settlement are currently being re-assessed in a national thematic listing review of the Textile Industry being undertaken by English Heritage. The findings of this review, and its recommendations to the DCMS, will not be known for some time but in the opinion of the assessors, many of the buildings on the Saltaire list, because of its relatively early date, are undergraded. It seems likely that the mill itself will be recommended for Grade I.

There are three grades of Listed Buildings identified within the Act. The current position in Saltaire is as follows:

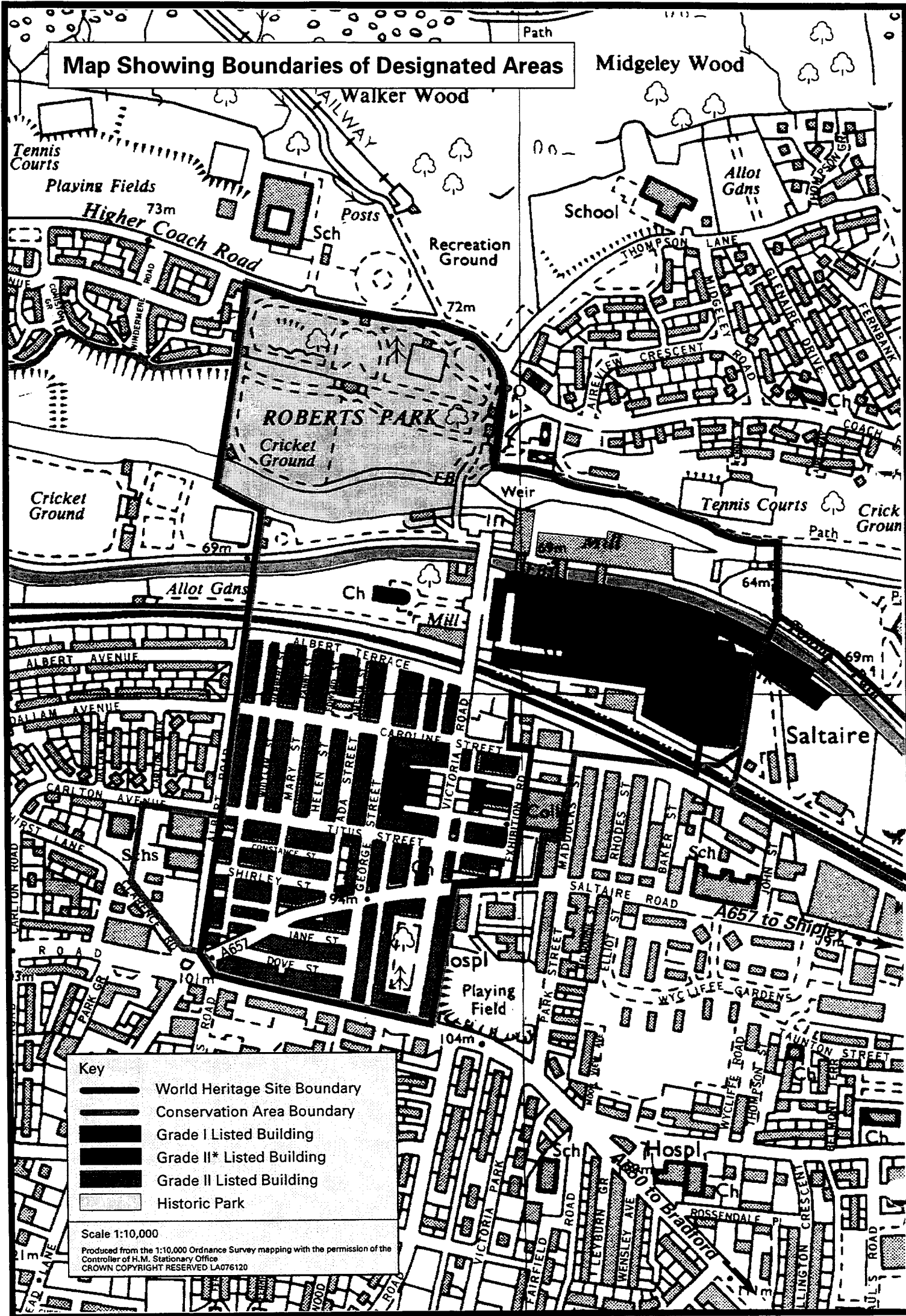
- Grade I are the most important and best-preserved buildings. Only about 2% of all Listed Buildings in England are within this category. Saltaire has one Grade I listed building (the United Reformed Church);
- Grade II* is the second category. Only about 4% of listed buildings are in this grade in England. Saltaire has three Grade II* Listed Buildings (the Institute, the School and Salts Mill); and
- Grade II comprises about 94% of England's Listed properties. Saltaire has over 800 Grade II Listed Buildings.


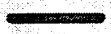



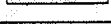
English Heritage compiles a Register of Parks and Gardens of Special Historic Interest, which has a similar grading system to Listed Buildings. Roberts Park in Saltaire is designated Grade II in the register.

3 (d) Planning Background

Full details of the protection afforded Saltaire under the UK's system of Town and Country Planning is provided in Section 4(c) of the Nomination.

Map Showing Boundaries of Designated Areas



- Key**
-  World Heritage Site Boundary
 -  Conservation Area Boundary
 -  Grade I Listed Building
 -  Grade II* Listed Building
 -  Grade II Listed Building
 -  Historic Park

Scale 1:10,000
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Appendix 4

Traffic and Transportation Issues Report

SHEFFIELD HALLAM UNIVERSITY SCHOOL OF ENVIRONMENT AND DEVELOPMENT

SALTAIRE WORLD HERITAGE SITE

DRAFT REPORT ON TRANSPORTATION ISSUES 12/2/2000

RUSS HAYWOOD

1. OVERVIEW

The nominated World Heritage Site sits within the Aire Valley near Shipley, 4 miles (6.44 kilometres) to the north west of Bradford. The Aire Valley corridor links Bradford with important commuter towns such as Bingley, Keighley and Skipton, as well as open countryside in the surrounding hills. The dominant modes of transport in the corridor are road based and the A650(T) is the primary road between Bradford and Keighley, linking into the A629(T) which links Keighley with Skipton. As well as facilitating local trips these roads are also part of a strategic Trans-Pennine route which links West Yorkshire with the Yorkshire Dales, Cumbria and the west of Scotland.

Saltaire is accessible from the national motorway network with the nearest link being from the M606 spur from the M62 Trans-Pennine route, which ends just to the south of Bradford city centre and just 10 miles from Saltaire along the A650.

The Leeds/Bradford conurbation is served by the Leeds/Bradford Airport, which lies 10km to the east of Saltaire.

Historically the Aire Valley corridor was served by the Leeds and Liverpool canal, opened in the late C18, which was significant in linking the mill at Saltaire with the ports of Liverpool, Goole and Hull. The canal is still open as a leisure facility and the canal towpaths also provide excellent routes for walkers.

In 1846 the Midland Railway company opened the line between Leeds, Bradford and Skipton which runs through the proposed World Heritage Site: the first links, north westwards over the Pennines, were to Lancaster via Carnforth and Tebay but, in the 1870s, a direct link to Carlisle by the Settle-Carlisle route was built by the Midland company as part of its London-Scotland main line. Long distance interregional train services run on the Settle-Carlisle line and then to Carnforth and Lancaster.

Today Leeds is the main rail hub in the conurbation and the main terminus for London trains. Bradford has two termini, Forster Square and the Interchange: these are primarily served by local trains although some London trains start back at Forster Square, and the Interchange is on the Leeds-Preston/Manchester Trans-Pennine route. There is also a reasonably frequent service to London via Saltaire and Leeds operating out of Skipton

The station at Saltaire was closed in the 1960s but was re-opened by West Yorkshire PTE in 1984. At nearby Keighley the railway line from there to Howarth and Oxenhope

was closed in 1962, but re-opened by the Keighley and Worth Valley Railway (KWVR) society as a heritage railway in 1968. This continues to operate successfully and has a convenient link to the local railway network at Keighley station. The line attracts a large number of railway enthusiasts from all over the country as well as offering amenity to a wide cross section of the community in the District. The City of Bradford Metropolitan District Council was one of the first urban authorities to market its area for heritage based tourism and Haworth, with its Bronte connections, featured significantly in this, and this has been an important factor in the success of the KWVR.

2. ROAD TRAFFIC AND PUBLIC TRANSPORT SERVICES IN THE CORRIDOR

• General movement patterns in the corridor

Given that the Aire Valley corridor links the conurbation periphery with the core, the dominant patterns of movement through the Saltaire and Shipley area are associated with tidal commuter flows on weekdays, with a more complex pattern at weekends, with inward movements for shopping and leisure activities and outward movements associated with leisure trips to the countryside.

• Road traffic

The West Yorkshire Provisional Local Transport Plan (West Yorkshire PTA et al, 1999) shows that, in the conurbation as a whole, transport trends are similar to those in other conurbations: car ownership and usage have been rising, whilst bus patronage, walking and cycling have been falling. However, there has been a steady increase in utilisation of the local railway network, although its modal share has remained static and small: 10,000 commuters a day utilise the rail network to gain access to central Leeds.

There has been long standing local debate over road traffic conditions in the Aire Valley corridor and recently this has been led by the Aire Valley Integrated Transport Commission, set up by local MP Chris Leslie. The Highways Agency is committed to the A650 Bingley Relief Road, which is scheduled for completion in 2004, although a plan for a relief road for Shipley and Saltaire has been shelved, other options are being considered. Saltaire roundabout is identified as a "site for concern" by the highways agency which means that it is high on their agenda for investigation for future improvements.

• Public Transport Services

With regard to public transport provision no data is available on the utilisation of either bus or rail services for movement through the corridor, although it is clear that these provide for only a small minority of passenger trips at any time and relatively few leisure travellers use the services for access to Saltaire. Owing to the fact that the A650(T) runs through Saltaire, the corridor is well served by local buses

The West Yorkshire conurbation is well served by inter-city rail services, although Leeds is the main hub which is linked by regular services to London as well as other northern cities such as Liverpool, Manchester (including Manchester Airport), Preston, Hull, Sheffield and Newcastle. The services to London are electrified with a basic

hourly frequency and are operated by Great North Eastern Railway, with a travel time of around two and a quarter hours. Some of these London services start back at Bradford Forster Square or Skipton. There are longer distance trains on the Newcastle-York-Leeds-Sheffield-Birmingham axis which are operated by Virgin Trains. Services to the northern cities are operated in the main by Northern Spirit and some Trans-Pennine services to Manchester, Liverpool and Preston serve Bradford Interchange.

Local rail services are operated by Northern Spirit and are well supported financially by West Yorkshire PTA. Saltaire is on the Leeds-Bradford-Skipton route which is branded as the Airedale Line and is part of the electrified network which links Leeds to Ilkley, Bradford Forster Square, and Skipton, with trains serving Saltaire running alternatively from Bradford and Leeds. The core service on Mondays to Saturdays between Leeds/Bradford and Saltaire is half hourly from each city, with four trains per hour between Saltaire and Skipton. None of the longer distance rail services which link Leeds with, alternatively Carlisle or Lancaster, stop at Saltaire, although they all stop at Keighley and Shipley - Shipley Station is just over one mile from Saltaire.

The Sunday train service from Saltaire is hourly to Leeds and Bradford, with two trains per hour to Skipton.

The PTA is committed to continuing its programme of improvements to the local rail network which has been implemented by the PTE (branded as Metro) and this will lead to the provision of new rolling stock and the introduction of four car trains. In addition the programme of station improvement will see the increased utilisation of real time passenger information systems, long line PA and CCTV.

West Yorkshire PTA has developed an innovative programme of quality partnerships with the bus companies linked to improvements to local bus infrastructure which include guided buses on the A61 in Leeds, the development of a High Occupancy Vehicle lane on the A647 in Leeds, as well as conventional priority measures. In the Aire Valley Keighley is to have a new bus station and the A650(T) corridor has been earmarked as an early choice for a corridor partnership agreement.

Various special tickets are available for public transport in the West Yorkshire PTA area, the most relevant for tourism and leisure being the DayRover Ticket which gives access to all buses and trains. Metro publishes public transport information as printed leaflets and through its website, and also operates a telephone information service.

• **Walking and cycling**

Given that Saltaire lies in a heavily built up and busy road transport corridor, walking and cycling are constrained in a similar fashion to most urban areas. However the presence of the Leeds and Liverpool canal means that there is an accessible and segregated corridor which is already utilised to some extent by walkers and cyclists. The local transport strategy includes a programme of minor works to improve pedestrian access to public transport stops.

3. THE WORLD HERITAGE SITE

There are two quite different elements of the World Heritage Site from the transport perspective and, to a certain extent, they are a source of conflict: one is the residential area of the village and the other is the mill complex and other visitor attractions. The residential area comprises over 800 houses and other commercial enterprises and is of a relatively high density, built to a grid-iron street pattern. At its north western boundary is the junction of the A650(T), which forms the western boundary of the settlement, with the A657, known as Saltaire Road, which crosses the grid-iron street pattern diagonally and is the main road to Leeds. With rising car ownership the streets are increasingly occupied by parked cars and there is a large volume of traffic using the A650(T) and the A657, with that on the latter being most intrusive in the village.

Although the main car park for the mill complex lies to its south, and is well away from the village itself, visitors also access the area by Victoria Road, which is used as a designated route for coaches to access the coach drop off point.

Saltaire station is very well located to serve both the residential area and the mill complex, and there are conveniently located bus stops on Saltaire Road and the A650(T).

4. CONCLUSIONS

Saltaire will continue to attract visitors and there is every likelihood that numbers will increase. Although the majority of visitors arrive by car and this is likely to continue to be the case for the foreseeable future, public transport access is relatively good and there is scope for this to be improved and more widely marketed. This report has shown that there are a number of opportunities to improve access to the nominated site and these include ;

- improve traffic management to further discourage visitor traffic from accessing the mill via the village
- improve signposting to the layout of the main car park, with improved access from the car park to the mill main entrance
- better marketing of the easy access to the nominated site by rail, particularly to visitors outside West Yorkshire
- development of public transport ticketing arrangements which include a discounted entrance fee to local heritage attractions and information about the nominated Site
- development of local footpath networks which link the nominated Site to routes used by ramblers to allow a visit to be built into a longer day out

References

West Yorkshire Passenger Transport Authority, Metro, Leeds City Council, City of Bradford Metropolitan District Council, Kirklees Metropolitan Council, City of Wakefield Metropolitan District Council, Calderdale Council, 1999, West Yorkshire Provisional Local Transport Plan.

Appendix 5

Consultation Reports

BACKGROUND

In December 1999 all households within Saltaire were sent a letter inviting them to attend a consultation workshop about Saltaire's World Heritage Status nomination. A range of 7 possible dates and times were offered.

59 local residents booked a place, and all but 2 of those who requested a place were accommodated in workshops on 3 dates: 18 January (evening), 24 January (afternoon), and 26 January (evening). The 2 residents who requested a place but could not make any of the above times were provided with a separate meeting with an officer of the Heritage Conservation Services at a time of their convenience.

A total of 51 local residents attended a workshop.

The same format was followed at each workshop. After an initial introduction by officers and the Chair of Saltaire Village Society about the implications and process of World Heritage Status applications, those present spent around an hour in groups discussing 3 questions:

1. What may be the benefits if Saltaire achieves World Heritage Status?
2. What might be the disadvantages?
3. What solutions can be suggested to overcome potential disadvantages?

Each group had a facilitator and a scribe to keep notes of all comments. These were written up on large flip-chart sheets and they typed up and form the main substance of this report.

At the end of the discussion period the groups came back together to report on their findings and for closing information about the way ahead.

At the workshop on 26 January a sizeable group of young people arrived during the workshop from Hirst Wood. They particularly wished to comment on their concerns about possible knock-on effects for Saltaire. The young people presented a statement, which is included in this report.

All those who attended were given the opportunity to complete an evaluation sheet about the event and 28 forms were received and the analysis of these is set out at the end of the report.



REPORT TO
COMMUNITY AREA PANEL
(SHIPLEY)

**REPORT OF THE AREA CO-ORDINATOR TO THE MEETING OF THE COMMUNITY
AREA PANEL (SHIPLEY) TO BE HELD 21 MARCH 2000**

SUBJECT:

World Heritage Status Bid for Saltaire. Consultation of Local Residents.

SUMMARY STATEMENT:

The Report provides information about the consultation workshops held in January 2000.

Christine Flecknoe
Area Co-ordinator

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1.0 MATTER FOR CONSIDERATION

- 1.1 This Report provides information about the Consultation Workshops organised by the Heritage Conservation Manager and the Shipley Constituency Area Co-ordinator in January 2000.**
- 1.2 All households in Saltaire were sent a letter inviting them to book a place to attend a workshop on one of seven possible dates and times.
- 1.3 59 local residents booked a place, and all but 2 of those who requested a place were accommodated in workshops on 3 dates: 18 January (evening), 24 January (afternoon) and 26 January (evening). The 2 residents who requested a place but could not make any of the above times were provided with a separate meeting with an Officer of the Heritage Conservation Service at a time of their convenience.
- 1.4 A total of 51 local residents attended one of the workshops.
- 1.5 The aim of the workshops was to give residents the chance to voice their views about the possible benefits of achieving World Heritage Status, the possible dis-benefits that might be anticipated, and ideas about ways in which any such dis-benefits could be tackled, resolved or ameliorated.
- 1.6 Further information about the process, the recorded comments of local residents, and an evaluation of the workshops is attached in Appendix A.
- 1.7 On 26 January a group of young people from Hirst Wood arrived during the workshop to present a statement about their concerns about possible implications of World Heritage Status on valued green space. A copy of their statement is included in Appendix A.
- 1.8 The feeling of the residents who attended the Workshops was positive towards World Heritage Status. Whilst residents could see many potential issues of concern that might accrue from achieving World Heritage Status, there was a widespread view that World Heritage Status could bring many exciting benefits and that issues of concern could be addressed through appropriate management and allocation of resources.

2.0 BACKGROUND INFORMATION

- 2.1 The Shipley Constituency Area Panel received a Report on Saltaire World Heritage Site at its meeting on 2nd November 1999.
- 2.2 The following recommendations were approved:
That the Area Panel welcomes the Report and the continuing production of a submission to support the bid to World Heritage Site status.
That the Area Panel authorises its Officers to assist in the public consultation and partnership work necessary to support the production of the submission.
- 2.3 The Saltaire Project Team was fully appraised of the consultation plans.

3.0 FURTHER CONSIDERATIONS

- 3.1 A colour leaflet and tear-off questionnaire was widely distributed in Saltaire (to residents, Shipley College and businesses) in December 1999.
- 3.1 The results of this survey are set out in Appendix B.
- 3.2 A Heritage Conservation Officer has also attended the Shipley Central and Nab Wood, Lower Baildon, and Saltaire and Hirst Wood Neighbourhood Forums in the Spring round as well as attending a meeting of local residents in Hirst Wood.

4.0 RESOURCE IMPLICATIONS

- 4.1 Local residents consulted at the workshop frequently expressed the view that Saltaire's historic character could only be maintained, and the needs of residents in the light of the competing interests of tourists, local businesses, and students if significant additional resources could be identified.

5.0 EQUAL RIGHTS IMPLICATIONS

- 5.1 A wide range of workshop times and dates were offered including a Saturday Workshop at a fully accessible venue.

6.0 SUSTAINABILITY

- 6.1 Consultation of local residents is a requirement of the Management Plan, which must be submitted by the British Government to I.C.O.M.O.S (the International Commission on Monuments and Sites).
- 6.2 Several local residents spoke at the workshops of their vision for Saltaire as an example of 19th Century heritage combined with 21st Century, environmentally sensitive, living.

7.0 TRADE UNION IMPLICATIONS

- 7.1 None.

8.0 ITEMS NOT FOR PUBLICATION

- 8.1 None.

9.0 RECOMMENDATIONS

- 9.1 That the Area Panel welcomes the report on the Consultation Workshops about the proposed Saltaire World Heritage Site.
- 9.2 That the Area Panel thanks the Officers and the Area Co-ordinator's office for their work in preparing for, facilitating and reporting on the workshops.
- 9.3 That the Report on the Consultation Workshops should be distributed to the local residents who attended and to the wider public through the Neighbourhood Forum process.
- 9.4 That the Area Panel requests that progress reports be brought to future meetings of the Panel.

Appendix A:

Report on the Consultation Workshops.

Appendix B:

Results of Saltaire Survey.

RESULTS OF SALTAIRE SURVEY TO 3 JULY 2000

Total Returns

240

The survey findings are presented in descending order of priority, according to the number of responses to each issue. The actual number of respondents to each question is presented first, followed by the percentage of the total it represents (in brackets).

Any comments received are included under each category, with a general commentary provided at the end. The numbers provided with each heading indicate the actual number and percentage of respondents who identified this point as an issue.

1. Safeguard the heritage

179

(75%)

It is encouraging to note that 'safeguarding the heritage' rated as the most important issue for residents, even higher than the traditional concerns of traffic and general environmental issues. They clearly have a strong awareness of the historical value of Saltaire, which is directly attributable to the efforts made by Bradford City Council over recent years. In many cases elsewhere, it is not at all unusual for people to resent the listing of their properties and the designation of conservation areas if, indeed, they are aware of the status of their properties at all. It should be noted that there was a strong desire for grants to be made available to maintain and restore historic features, as their cost was a problem for the ordinary homeowner.

- Secure funding to reinstate original details, e.g. railings, lighting columns, property features (15)
- Replace all front doors, reinstate boundary walls, paint houses in Albert Road - all free of charge (1)
- More help for the elderly to repair their properties (1)
- Have a palette of historic colours for residents to paint their houses (1)
- Reinststate original style street furniture (1)
- Reinststate concrete paving flags with stone flags (3)
- Remove tarmac to reveal original stone setts (4)
- Reinststate all original details (4)
- Encourage landlords to maintain their properties better (3)
- Remove graffiti on statues (1)
- Greater control over changes to properties and better enforcement (2)
- Restore Rose Garden (1)
- Promote and restore the Park (2)
- Rebuild original buildings that have been demolished (1)
- Protect allotments (2)

2. Improve traffic management

165 (69%)

The issue of traffic management and parking generally elicits a dramatic response in surveys of this kind. Notwithstanding that fact, given the need to make any residential area 'people friendly' to residents and visitors alike, it is useful to have this point so clearly identified as an issue.

- Institute a 'Green Travel Plan' for the area (1)
- Improve public transport links to Bradford and elsewhere (rail link important) (8)
- Improve bus link to airport (current service not direct) (1)
- Provide a park-and-ride system for visitors to the site (Shipley Glen tramway/ Victorian transport?) (4)
- Promote the canal boat as a means of public transport between Shipley and Bingley (1)
- Improve the towpath as a communication link (1)
- Ban cars from Victoria Road (2)
- Restrict traffic speed, especially in Victoria Road and Caroline Street (4)
- Pedestrianise the main streets (2)
- Saltaire station needs attention (1)
- More vehicle restrictions needed (2)
- Employers should encourage car sharing (1)

3. Improve parking

162 (68%)

An overwhelming proportion of the consultees felt that there was a parking issue that needed to be addressed in Saltaire. However, whilst this is addressed in the Management Plan, and is recognised as an important issue, it should be borne in mind that this is a very predictable response in many ways, especially given that on-street parking is the only facility available to many residents.

- Stop visitors parking on pavements (1)
- Visitor parking a general problem (11)
- Events at Victoria Hall cause problems (2)
- No traffic wardens in evenings and at weekends; visitors park in residents bays (1)
- Restricted parking in George Street has made a significant improvement (1)
- College students have difficulty parking & car parks too expensive for them (1)
- All parking outside residential properties should be 'Residents Only' (1)

4. Improve the general environment

154 (64%)

64% of the community felt that there was a need to improve the general environment within Saltaire. Whilst residents may automatically identify this as an issue in an attempt to improve the general environmental quality of the area in which they live, several specific actions were suggested, which validate the strength of the response. In particular, a significant number of comments related to the deterioration in street cleaning in the area, leaving the streets and alleys litter-strewn and polluted, and a poor record of maintenance of the surfaces of the pavements.

- Improve pathway and road conditions (7)
- Improve lighting and security (5)

- Stop dogs fouling the pavement (9)
- Improve condition of alleys and pavements, e.g. weeds, litter, chewing gum (31)
- A scheme to encourage more attractive backyards (1)
- College students create a lot of litter (Victoria Road, Titus Street & Caroline Street), encourage them to take 'ownership' of the area (6)
- Robert Park untidy (2)
- Improve the canal/waterside and provide better towpath walks (1)
- Create a village square (1)
- Stop cars going into Robert Park (cricket match spectators drive in and park) (1)
- More recycling facilities (1)
- College students are a noisy and intimidating nuisance (2)
- Cash dispensers needed (2)
- A general air of shabbiness exists (1)
- Safeguard green space in the valley (1)
- Don't gentrify the area (1)

5. Help to regenerate the area 151 (63%)

This issue is closely linked with that of general environmental improvements, so it is not surprising that it should have received an almost identical number of responses. Employment opportunities, especially close to home, are always desirable, especially for those with a limited sphere of travel or time, such as single parents. In terms of the fabric of the area, if there is a lack of revenue in an area, then there will be an inevitable decline in the care and maintenance of properties, especially those buildings, or parts of buildings, that do not generate an income.

- Approval of the mix of enterprises, such as 'leading edge' technology and the art gallery, antiques and the Health Authority (1)
- New homes by canalside (1)
- Better communications links to sustain businesses (2)
- Diversification of businesses needed (1)
- Promote 'real' shops and amenities, not just 'tourist' attractions (1)

6. Improve visitor management 102 (43%)

Clearly there is a need to address the issue of the impact of visitor activity within Saltaire, as almost half of the respondents identified that the Management Plan could be used to improve the situation. In retrospect, it would have been useful to be able to identify the addresses of the respondents, as this may have shown where the need was greatest. This suggests an opportunity to commission a visitor survey and implement a visitor management plan at some time in the future.

- Encourage use of public transport for visitors (1)
- Disturbance to residents is a problem (1)
- More facilities needed, especially toilets (3)
- Don't forget the residents' privacy and needs! (13)
- General concerns about Saltaire becoming a tourist 'hot spot' (2)
- A good visitor management strategy would be beneficial to balance activity (1)
- Provide a museum/information centre in Victoria Hall (1)
- Carry out a survey of visitors' views (1)

7. Provide more information on Saltaire

87 (36%)

It is interesting to note that over a third of Saltaire's residents are keen to have more information on the village provided. Reasonably, one would not expect such a high level of interest in information provision from residents, as it is the visitor sector that usually demands the most information on an area. This suggests, therefore, that the need for information provision is quite significant. Interestingly, two respondents cited the need to consider Saltaire's future in information provision, rather than just focusing on its heritage. This would be compatible with Saltaire's history, which is one of evolutionary change accommodating economic trends.

- Look forward into the future, not just back into history (2)
- Co-ordinate all information on Saltaire (1)
- Provide a lit of available brochures, photographs, maps and literature (1)
- Improve Tourist Information Centre (1)
- Link Saltaire with other sites, such as Derwent Valley and Port Sunlight (1)
- Provide a small visitors' centre/museum (information is already available, but at scattered locations) (1)
- The College should be a main participant in the Heritage Experience using the students/staff and the resources of Shipley College (1)
- More information needed at the Mill (2)
- Convert some houses back to Victorian days for visitors (1)

8. Arrange cultural events

87 (36%)

It is encouraging to note that so many of the residents would enjoy more cultural events. This suggests a strong community feeling and a desire to share more in community life. This is reinforced by the number of offers of partnership in Saltaire's future management.

- Should have more nationally important exhibitions, especially of Hockney's work (1)
- Use Robert Park for events (1)
- Use Victoria Hall more for cultural events (2)
- Improve facilities at the College (1)
- The almshouses should become community halls for a library, visitors' rooms, health care, etc. (1)
- Use Salts Mill for theatre and concerts (1)

9. Improve directional signs

58 (24%)

It is surprising to note that so many (over a quarter) of the residents would appreciate more directional signs. The scope of direction signs could extend to directions to the site itself (visitors to residents within Saltaire may have trouble finding it), directions to individual facilities (delegates at the conferences held at venues within Saltaire may have trouble locating them) or visitors having to ask the way to features within the village. In retrospect, it may have been useful to try and elicit the nature of signs required, although some specific areas of improvement were identified in the responses.

- People get muddled as they approach the bridge (1)
- More signs and maps needed (1)
- Boundary of Saltaire needs clearer definition (1)

10. Improve information signs

54 (23%)

This is probably linked quite closely to the responses given to Questions 7 and 9, above. It suggests that the issue of interpreting Saltaire and giving information on events and locations is needed within the site.

General comments

- It was encouraging to note the number of survey returns that included written comments. Coupled with the level of responses, this suggests a high degree of interest in the proposed inscription of Saltaire as a World Heritage Site.
- There was some concern that Saltaire might be compared with places such as Beamish, which is an artificial environment, unlike Saltaire, which is a living and working community. Residents are anxious that its role as a 'real' place to live and work does not become lost in the desire to promote it as an important historic site. This view can be coupled with concerns expressed over the future of house prices and rental values within Saltaire if its image and status continues to improve.
- One of the most strongly expressed responses to the survey was by letter, from someone who felt that Saltaire and, in particular, its founder, Titus Salt, was being portrayed as more altruistic in his ideals than was justified. It was suggested that the economic reasons for its foundation, and the exploitation of those employed in the mills, was not being accurately represented. This observation has some justification and the Nomination has therefore included reference to the ulterior motives that have been academically proven to exist in the actions of most industrial philanthropists.
- One resident wanted information on the extent of Bradford City Council's commitment to WHS inscription. Another wanted the roles identified of all the people and groups making the Plan and asked that the consultation should extend to everyone in Saltaire. The workshops would be an opportunity to address this issue.
- The view was also expressed that the needs of the resident community should be considered above those of the business community. Two respondents expressed concern that the area is becoming gentrified as a result of its heritage status, with one suggesting that rents should be monitored. Generally, there was clear evidence that the community wanted to be involved in Saltaire's future. Notably, one response from the vicar of the parish indicated that he would welcome involvement in any partnerships. Similar offers were received from a wide range of groups and organisations, from local historians, environmental groups and larger bodies, such as Bradford Health Authority.

- The first impression received by visitors may be poor due to litter and general air of lack of environmental care, with litter removal and general street cleaning and maintenance being a priority for many.
- There were some very positive responses to Saltaire's inscription as a World Heritage Site.

'It's a brilliant idea and one which we sincerely hope comes to fruition'

'This will give us the money to make the village really nice and have a good future'

'It is a marvellous opportunity to improve our village now and in the long term, which must not be missed'

'I am really looking forward to Saltaire gaining World Heritage status'

'Saltaire is a stunning place which should be protected and enhanced for future generations'

'Never charge for entry into Saltaire. It is unique and draws people back time and again. Improve information, so people can understand who's responsible for, and how, and why Saltaire is unique. Good Luck!'

'The Mill at Saltaire is a wonderful venue and I would like to see more made of it'

- There were also some strong, negative feelings about inscription, which need to be addressed as a matter of urgency. The workshops and further publicity about the benefits of inscriptions are an important method of mitigating against these feelings.

'Leave Saltaire to its own people'

'It's not a museum, but a living, working community. Marketing Saltaire would lead to a greater fragmentation of the community''

'Leave well alone!'

'Saltaire doesn't compare with other WHS - scrap the bid to save embarrassment'

'What are we going to do about the extra vandalism, theft of artefacts and extra policing needed if we become a WHS?'

'Saltaire is a slum town - why should residents have to pay to fancy it up?'

'Money would be better spent on central heating for the almshouses'

**SALTAIRE WORLD HERITAGE STATUS
WORKSHOP 1: 18 JANUARY 2000**

GREEN GROUP

A. BENEFITS

- Possible funding
- Preserving material already in place
- National/International recognition
- House price increase
- Look of area - high quality fixtures/fitting - street furniture
- Enhanced village status and protection from road issues
- Improvement to public transport
- Upgrading of railway facilities
- Residents unite for better facilities
- Pride in village and area/Shipleigh
- Benefit to trade
- Litter/cleansing
- Museum/further information
- David Hockney
- Recognition that progress is okay even with W.H.S.
- Polarisation of Saltaire/Shipleigh

B. DISBENEFITS

- Living Museum
- Services for tourists rather than residents
- Living in a "goldfish bowl"
- Traffic and parking
- Displacement of locals through rise in property prices
- Speculation/rental/landlord interests and consequences for trade
- Less of a community
- Litter/cleanliness
- Strain on existing shops
- Location of outlets such as "McDonalds"
- Potential for traffic
- Polarisation of Saltaire over Shipleigh
- Saltaire might adversely effect the district - drainage resources

C. SOLUTIONS

- Some traffic issues
- Industrial heritage out of the area currently e.g. Industrial Museum
- Potential for traffic management
- Access to house as existed in various periods or re-creation in the mill
- Improved signage
- Regulations on home owners to maintain property/shop owners
- Assess what resident people currently like about the area
- Possible car share scheme
- Out of area parking for tourists

ORANGE GROUP

A. BENEFITS

- Planned approach to local issues
- Increased Government commitment
- Stop further deterioration/protect heritage
- Improvements to Roberts Park and associated activities
- Improve cleansing/litter issues (force Council's attention)
- Increase tourism (okay if well-managed)
- 19 Heritage combined with 21st century form of environmentally-friendly living/
catalyst for innovation
- Issues arising from Bingley Relief Road would have to be addressed
- More social/community activities in the evenings
- Museum/heritage interpretation
- More controls on preserving heritage and grant aid
- More input to church restoration
- Restore railway station

B. DISBENEFITS

- Increase tourism - could increase litter, traffic and deterioration
- Bingley Relief Road - a problem
- Potential conflict between big industries and residents
- Potential increased anti-social noise
- Too many gift shops. Loss of valued local traders

C. SOLUTIONS

- Integrated transport schemes - park and ride - promote public transport. Stronger enforcement of parking permits
- Block car access bottom of Victoria Road - access for employees via link road from Otley Road
- Provide a cash-point in village
- Canal - tackle conflicts of use and improve

**SALTAIRE WORLD HERITAGE STATUS
WORKSHOP 2: 24 JANUARY 2000**

A. BENEFITS

- Access other grants
- Increase in property values
- Increased protection of open spaces
- Increase tourism
- Improvement in facilities for tourists e.g. toilets
- W.H.S statue has more impact than grade 1 status (in reducing traffic)
- Need to look at transport
- Might enforce a solution to parking e.g. Park and Ride
- Bring derelict properties back into use
- Improved general cleanliness of streets
- Signage - will force Council to consider "over-use" of signs
- Increase tourism to Roberts Park and up Shipley Glen
- Added benefit for Gordon Terrace?
- Economic benefit - shops,
- Relocation of businesses
 - Salts Mill
 - Wharfe Street
 - along the canal corridor
- National prestige
- Increased maintenance/conservation of building
- Natural next step
- Spin-off benefit for Shipley
- Attract more Council money
- Increase number of attractions - e.g. purchase and use of a property for visitors to look around
- Should consider applying Grade I status
- Completion of 1) building on Caroline Street 2) wash-house site as visitors attractions
- Relocation of Salt statue from Lister Park

B. DIS-BENEFITS

- Affect surrounding area/planning restrictions
- Living in museum
- Increase tourism
- DIS Traffic congestion
- Saltaire may require more resources i.e. to ensure cleanliness - will other areas lose out?
- Parking provision will encroach on open spaces outside Saltaire
- Work needs doing before W.H.S bid
- Who is the bid for?
- Possible invasion of privacy for residents
- Increase in property prices
 - professionals
 - weekend homes

- dormitory town
- restrict first time buyers who wish to remain in area
- Change in demographic make-up of village
- High rents
- No longer a community

C. SOLUTIONS

- Strategy for parking and traffic i.e. Park and Ride - land behind Fire Station, or across the river at Baildon
- Pedestrianisation of parts of village
- Making railway service more attractive
- Bus service from Shipley
- Marketing strategy to include wider area and make the visit an attraction for all the family i.e. Tramway
- Development of overnight stays e.g. Bed and Breakfast, Hotels, Campsites
- Town Council or private company - to manage Saltaire
- Development of canal corridor to include leisure facilities

**SALTAIRE WORLD HERITAGE STATUS
WORKSHOP 3: 26 JANUARY 2000**

A. BENEFITS

- Release additional funds/resources
- Bring in more resources to manage traffic
- Bring in income for community
- Positive spin off to all local areas
- Funding for homeowners
- Uniformity of signs/street furniture etc, protection of heritage - more co-ordinated approach
- Help to protect the village
- Half moon café/more trees/bridge improvements
- Feel good factor of Saltaire - status of "Saltaire" would be raised.
- Enforcement of conditions on homeowners
- House price rises
- More community events
- Being able to attract more finance into the area
- Encouragement to people to care for their houses and the environment more
- May lead to better solutions to "tourist" problems?
- Saltaire is a "living community" not museum - this should be reflected in the bid - so the community receives support as a consequence
- Keeping the Aire Valley Trunk Road away from Saltaire
- Could help Shipley Glen Tramway/the Glen area
- Improve the image of Bradford as a whole
- Should preserve the allotment sites and attract resources to protect these
- Should help the existing business and attract new ones e.g. B & Bs/hotel - new opportunities for business
- Victoria Hall - could be better used/possible museum in old library
- May help secure the future of Salts Mill
- The village and surrounding area will be maintained better

B. DISBENEFITS

- Impact of Bingley by-pass and volume of traffic
- Lack of "local" shops i.e. bread/grocers
- More restrictions on home owners
- Increase in litter
- Could become "exclusive" area
- Increased property prices could out-price some local people who would wish to live in the village
- Increased tourism, souvenir shops taking over
- Traffic
- Lack of parking
- Fear that it could lead to taking land from another neighbourhood for parking
- Lack of parking for residents? Parking needs of disabled residents need attention
- Workers in the village need to be able to get in and out easily
- Increased people in the village/litter
- Goldfish bowl syndrome

- effect of village tours especially in evenings/weekends
- little privacy
- Canal - over used - not managed well at present
- More chewing-gum
- Would planning permission be allowed for solar panels?

C. SOLUTIONS

- Management of traffic/park and ride
- Cobbling, widening of pavements
- Increase frequency of trains/waterbus/more trains
- Improved access points to the village - tackle congested road junctions
- Stop Bingley Relief Road being brought through Robert's Park
- More litter pick-up/street cleaning
- Security
- More facilities/improvement to train station
- Create a village square on the current Caroline Street car park
- Return railings to Victoria Hall
- Sustainable houses
- Give home owners grant support to help maintain heritage
- Install a bell at church
- Heritage House idea
 - as museum for visitors
 - could be in Salts Mill
 - could be different locations
 - could be historic trail
- Need careful management
- Parking provided outside the area (the village)
- The Tourism needs managing
- Possible Local Management Board including residents
- Canal to be better managed
- Underground car park
- Find ways of lessening division of village by Saltaire Road
- Need to balance development of Saltaire as business location/residential area/ tourism

ORANGE GROUP

A. BENEFITS

- Being able to attract more finance into the area
- Encouragement to people to care for their houses and the environment more
- Increased property prices for existing residents
- May lead to solutions to "tourist problems"
- Saltaire is a "living community" - this should be reflected in the bid - so the community receives support as a consequence
- Keeping the Aire Valley Road away from Saltaire
- Could help Shipley Glen Tramway/the glen area
- Improve the image of Bradford as a whole

- Should preserve the allotment sites and attract resources to protect these
- Should help the existing businesses and attract new ones e.g. Bed and Breakfasts/ hotel - new opportunities for business
- Victoria Hall - could be better used - possible museum in old library
- May help secure the future of Salts Mill
- The village and surrounding area will be maintained better
- Raised status for gaining funding and protection
- Return of local cultural and community uses in Saltaire e.g. library, possible museum, concerts, restoration of Roberts Park and community uses in it
- Private sector investment and improvements to existing business
- Protection of green sites and backdrop
- Economic/Environmental benefits to Shipley
- More facilities in the area for residents and their friends
- "House as a museum"
- Stable property prices. Houses are not on the market for long
- Schemes for restoration of village
- Reinforce community
- Possible links with Bradford Festival in terms of venues, inside and out
- Interpretation in the village giving its history up to and including Jonathan Silver

B. DISBENEFITS

- Increased property prices will outprice some local people who would wish to live in the village
- Increased tourism, souvenir shops taking over
- Traffic
- Lack of parking
- Taking land from another neighbourhood for parking
- Lack of parking for residents? Parking needs of disabled residents need attention
- Workers in the village need to be able to get in and out easily
- Increased people in the village/litter
- "Goldfish bowl syndrome" - effect of village tours especially in evenings/ weekends
 - little privacy
- Canal - over used - not managed well at present
- More chewing-gum
- Would planning permission be allowed for solar panels?
- Existing parking is a problem now and this will become worse
- Traffic is a danger to children (and others)
- More cars and more people in the village
- Over-development of surrounding areas
- Bingley Relief Road could effect Saltaire
- More lorries may come into the heart of the village and there should be signs to direct them to the service areas for major companies at Salts Mill
- Insufficient facilities for visitors
- Houses being brought by landlords to let. Possibility of them being empty part of the year leading to loss of community spirit

C. SOLUTIONS

- Heritage House idea - as museum/visitor centre
 - could be in Salts Mill
 - could be different locations
 - could be historic trail
- Need careful management
- Parking provided outside the area (the village)
- The tourism need managing
- Possible Local Management Board including residents
- Canal to be better managed
- Underground car park
- Find ways of lessening division of village by Saltaire Road
- Need to balance development of Saltaire as business location/residential area/tourism
- Park and ride schemes
- More use of the train service perhaps more carriages at specific times
- Use the Leeds and Liverpool Canal
- Create car parks around and outside Saltaire
- Development infrastructure and traffic management scheme to cater for additional traffic
- Develop a tourism management plan including the district as a whole
- Develop Victoria Hall for community benefit and use for example re-establish the Library
- Preserve the local and corner shops. Ensure there is a balance between community and visitor use

SALTAIRE WORLD HERITAGE STATUS

Comments from 2 residents unable to attend the workshops at a separate meeting with Heritage Conservation Officer

A. BENEFITS

- Raised status for gaining funding and protection
- Return of Local cultural and community uses in Saltaire e.g. library, possible museum, concerts, restoration of Roberts Park and community uses in it.
- Private sector investment and improvements to existing business.
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Saltaire (United Kingdom)

No 1028

Identification

| | |
|--------------------|----------------|
| <i>Nomination</i> | Saltaire |
| <i>Location</i> | West Yorkshire |
| <i>State Party</i> | United Kingdom |
| <i>Date</i> | 26 June 2000 |

Justification by State Party

[This is a slightly shortened version of the Statement of Significance in the nomination dossier.]

The settlement of Saltaire is of outstanding universal significance in three ways. First, it encapsulates the maturing of industrial society and the industrial system. Secondly, it represents an important stage in the development of a formal land-use planning system. Thirdly, in its unified architectural style, its construction quality, and its building hierarchy it exhibits mid-Victorian society's pre-eminence in European imperialist and technological domination, and the paternalistic, moral, and practical philanthropy that was characteristic of that society. All this exists in a remarkably complete physical entity, which continues to operate as a living and working community.

Saltaire provided a model for resolving the problem of how to deal with rapid urbanization in an industrial society. This problem did not really exist before 1800, but it erupted in Britain in the 19th century and spread rapidly, first to mainland Europe and North America and subsequently to the rest of the world. The creation of Saltaire was one of the first successful solutions to the problems of the unprecedented urban growth of industrialization. The planned model settlement, which was a complex and self-contained socio-economic unit, represents an important stage in the development of modern town planning. Not only does it represent the integration of industrial, residential, and civic buildings and open spaces within a framework of unified design, but it also showed how this could be created on a greenfield site away from the parent city by means of "planned dispersal."

Criterion ii

By the middle of the 19th century Great Britain was the first industrialized nation in the world. Its international trade, colonization, and political linkages led it to become the first truly global "superpower," albeit for only a few decades. While its supremacy lasted, much of the urban development which took place showed the self-confidence and technological flair and sense of civic pride and social philanthropy that mirrored the spirit of the mid-Victorian

age. This is seen in Salt's Mill, which was built to resemble an Italian Renaissance palace whilst operating at the cutting edge of industrial technology. It is also evident in the ordered hierarchy and unified architectural style of employees' housing and the institutional buildings. The survival of the ensemble at Saltaire, almost intact, provides its own authenticity for it meeting this criterion.

Criterion iii

The town of Saltaire, as it was built in the mid 19th century, constitutes an architectural and technological ensemble that reflects the culmination of the first wave of the Industrial Revolution. It shows this in two ways. First, Salt's Mill is a most remarkable industrial complex, which demonstrates both the most advanced technology of the age and a sophisticated use of integrated transport networks to optimize the area's locational advantages. Salt's Mill is described as "one of the largest mill complexes to be designed in a unity," and is indisputably one of the largest, best designed, and most architecturally accomplished textile mills of the 1850s. Secondly, the construction of a settlement for the workforce, which included not only good-quality housing but also a range of handsome and "improving" facilities, demonstrates Victorian philanthropic paternalism at its best. The fact that William Fairbairn was the best mill engineer of the time and that the prominent architects Lockwood and Mawson designed the settlement as a harmonious whole undoubtedly contributed greatly to the success of Salt's enterprise.

Criterion iv

Category of property

In terms of the categories of cultural property set out in Article 1 of the 1972 World Heritage Convention, this is a *group of buildings*.

History and Description

History

The worsted trade began in Bradford in the mid 18th century as the centre of a semi-rural production system, but it did not develop rapidly until the advent of steam power. The result was an urban population explosion: between 1780 and 1850 it rose from 8500 to nearly 104,000. The living conditions of the workforce was abysmal, and the life expectancy for both men and women was little over twenty years, in a town recognized as one of the most polluted in England.

Titus Salt joined his father as a partner in his wool business in 1824. His success in spinning Donskoi wool from Russia and then spinning and weaving Peruvian alpaca wool made him very wealthy and influential. He became Mayor of Bradford in 1848 and committed himself to reducing Bradford's pollution problems. When the town council refused to take any action, he resolved to remove his operations away from Bradford.

Land was acquired a few miles away which met Salt's requirements. It had access to a plentiful supply of soft water for washing the wool. The transportation links were excellent: the river Aire and the Leeds and Manchester Canal by water and the Midland Railway line by land. The site lay almost equidistant from the two major ports of Liverpool in the west and Hull in the east. Almost the entire operation could be brought under a single roof using the most up-to-date technology and the vertical integration of the process.

Technological developments made it possible for the building to be fireproofed. For this workers there would be a healthier environment and access to the open countryside.

Having selected the site for his new town to the north-west of Bradford city centre, Salt commissioned the leading Bradford architects Henry Lockwood and Richard Mawson to design and supervise the realization of his visionary plan. To ensure that the new mill would meet the highest standards of cleanliness and safety, Salt enlisted the services of the celebrated engineer William Fairbairn. The Mill, work on which began in 1851 and which was opened in 1853, incorporated every recent structural and mechanical innovation in its equipment and design.

Titus Salt was business man enough to ensure that the mill itself was given top priority in construction, but work began as soon as it was completed on the first workers' cottages. Until they were ready, workers were brought in by train from Bradford, and even after they were completed workers continued to travel in from surrounding districts.

Salt's new village eventually had over 800 dwellings in wide streets with a large dining hall and kitchens, baths, and wash-houses, an almshouse for retired workers, a hospital and dispensary, an educational institute and a church. There was ample recreational land and allotments, in order to improve the diet of the workers.

He gave his new village his own name, coupled with that of the nearby river, and the streets were named after members of his own family (as well as the Queen and her Consort and the architects). However, this pardonable self-promotion in no way detracts from his achievement. He had a genuine philanthropic concern for his workers and succeeded in providing them with a healthy and secure environment (not unconscious, of course, of the economic benefits that this bestowed).

Salt and his model village were given national and international recognition. Many tributes paid to him on his death in 1876, shortly after the last house in the village was completed, from the highest to the lowest, and some 100,000 people lined the route of his funeral cortege.

After his death, the firm was taken over by three of his sons, but its profits declined, to the extent that it was wound up in 1892. Four Bradford businessmen bought the Mill and the village in 1893, one of them (James Roberts) becoming sole owner in 1899. Roberts sold his assets in 1918 for £2 million to another syndicate which was reformed in 1923 as Salts (Saltaire) Ltd. The village was sold in 1933 to the Bradford Property Trust, enabling their occupants for the first time to purchase them.

Following booming business in the inter-war years and full operations during World War II, the Mill progressively declined, finally closing down in 1986. Many of the major buildings became semi-redundant and fell into disrepair, and this had an adverse effect on the entire village. With the formation of the Saltaire Village Society in 1984 serious efforts began to regenerate the entire area. The Mill itself was purchased in 1987 by Jonathan Silver, whose enthusiasm and imagination turned it into a major cultural centre.

Description

- The village

The village is laid out on a gridiron pattern, so as to make the maximum possible use of the land. In the first phase the streets were organized on a north-south orientation, those in the second phase running east-west. Almost all the public and community buildings were constructed along Victoria Road, leading to the Mill.

- Housing

The houses, built between 1854 and 1868, are fine examples of 19th century hierarchical workers' homes. All are constructed of hammer-dressed stone with slate roofs. Each was equipped with its own water and gas supply and an outside lavatory. They vary in size from "two-up two-down" terraces to much larger houses with gardens, for the use of the managers. They are all "through" terraces, allowing light and air to penetrate and refuse to be evacuated without passing through the houses. The monotonous rhythm of the unbroken frontages of the terraced rows was interrupted by the insertion of three-storey buildings, designed as lodgings for single people.

The design and disposition of the houses developed as successive groups were built, ending with the final phase in 1869 when Albert Road was lined with 22 large well appointed properties with more elaborate detailing and larger gardens. They were used by senior executives of the company and worthies such as the Minister of the Congregational Church, the Registrar of Births, Deaths and Marriages, and schoolteachers. No 1 Albert Road is only detached house in the village, occupied in 1871 by the chief cashier of the company.

- Salts Mill

The Mill is an imposing building in a grand Italianate style. It fronts on the former Midland Railway line and the Leeds and Liverpool Canal runs behind it, roughly parallel with the river Aire.

The entire structure was built of stone, with a brick and cast-iron internal framework to minimize the fire risk. The main material is a local sandstone, hammer-dressed with ashlar and rock-faced dressings, red brick lining, a hipped Welsh slate roof, and a deeply bracketed cornice. The entrance and office block on Victoria Road has two storeys with a basement level to the left imposed by the sloping ground. The facade is made up of a symmetrical arrangement of twenty bays with two symmetrically placed projecting bays. The frontispiece of three bays had a giant portal with a round-headed arch extending into the first storey and it is surmounted by a tall turret with a segmental pediment and flanking scrolls. The ground-floor windows are round-arched with rusticated voussoirs and those on the first floor have cambered heads.

The main mill building is four-storey with a basement in a T-shaped plan; there are lower sheds in the angles extending to the east. The south facade is 166m long by 22m high, consisting of sixty bays arranged symmetrically, with a pair of symmetrically placed projecting bays with round-headed openings on the ground floor. Two square attached towers, also symmetrically placed on either side of the projecting bays, project above the eaves and are

pierced by pairs of round-arches openings; they are capped by hipped roofs.

The three upper floors of the facade are punctuated by camber-headed windows linked by string courses at sill level, whilst the ground-floor windows are round-arched with rusticated rock-faced voussoirs, also linked by a similar string course. A deep-bracketed eaves cornice caps the whole composition and a parapet links the central bays and towers.

The roof structure is of an advanced design, composed of cast-iron struts and wrought-iron rods which, unlike the floors below, did not require decorative cast-iron columns for support. The result was a huge undivided space, considered to be the largest in the world at the time it was built.

The mill chimney standing 68m high dominates the main facade, offset to the eastern end. It is constructed of hammer-dressed stone and tapers upwards from a square base with rusticated quoins and a cornice on large square brackets.

Power was supplied from two beam engines designed by William Fairbairn, with ten subterranean boilers, underground shafting, and upright shafting and belting. The drive shafts and other machinery were housed underground so as to minimize the risk of injury. The vast underground reservoir to supply the engines and boilers was supplied partly by rainwater.

- New Mill

New Mill, the work of Lockwood and Mawson, stands on the site of the former Dixon Mill. Further additions were made in 1871. It is built in similar materials to Salts Mill and consist of two four-storey blocks with lower sheds attached to the north and east. The larger block, running parallel to the canal, faces south and has 28 bays by four bays of industrial casement windows. The other block is on the west side of the group and has fourteen bays of industrial casement windows, with segmental heads to its western facade. Between the two blocks is the ornate chimney, based on the campanile of the church of Santa Maria Gloriosa dei Frari in Venice. It is a square tower with paired round-arched sunken panels, above which there are three-light rounded arched louvred openings with hood moulds. An octagonal lantern with round-arched openings surmounts a deep-bracketed cornice.

- The Dining Room

Built in 1854, this was the first building to be completed after the main Mill. Its role was to provide cheap meals for those workers who had to travel to work – 600 breakfasts and 700 dinners daily. It also served as a schoolroom, public meeting hall, and place for religious services until custom-built properties had been erected within the village. It stands opposite the mill complex, with which it was once linked by means of a tunnel under the road. It is a single-storey structure of hammer-dressed stone, with ashlar facings and a hipped Welsh slate roof. The elevation to Victoria Road has seven bays, with the central one forming the doorways and surmounted by the Salt coat of arms.

- Other buildings

The *Congregational (now United Reform) Church* (1856–59), sited opposite the main mill complex, is an elaborate structure in the Italianate style. It has an aisle-less nave and a

semi-circular portico, with a round tower at the east end supported on giant Corinthian columns: above this eight engaged columns support the dome. The interior has dark-blue scagliola pilasters, a richly decorated coffered ceiling, and oak pews for 600 people.

The Italianate *Almshouses* (1868) form a U-shaped group around Alexandra Square, one of the few open spaces in the village. There were originally 45 individual houses, each with oven, boiler, and pantry and a single bedroom; four have been absorbed by the expansion of the Hospital and Dispensary. They are alternately single- and two-storeyed.

The *Hospital* (1868) was originally two storeys high and had nine beds, but was progressively extended in the first half of the 20th century and now has 47 beds. It has an asymmetrical facade of eleven bays in an ordered Italianate style. The left facade, on Saltaire Road, has an elaborate central bay, its tympanum enriched with foliage and the Salt coat of arms.

The *School* (1869) is a single-storey structure consisting of three pedimented pavilions linked by a tower and three-bay open colonnade. The central part has a central section breaking forward with an elaborate bell turret above, with the carved figures of a boy, a girl, and a globe. It was designed to take 750 children, boys and girls being segregated.

The *Institute* (1867–71) is a symmetrical T-plan building of two storeys and a basement. The front facade has a central bay that breaks forward with an elaborate square towers and pyramidal roof. In front of the building are two large sculpted lions, representing War and Peace. It originally contained a lecture theatre for 800 people, a smaller hall for 200, a library, reading room, games room, billiard room, drill room, gymnasium, armoury, kitchen, and meeting rooms.

Roberts Park (1871) is a landscaped open space of 6ha with a cricket ground, promenade, bandstand, refreshment rooms, and facilities for swimming and boating.

Management and Protection

Legal status

The entire nominated area was designated a Conservation Area under the provisions of the Civic Amenities Act (1967). Nearly every building and structure within the area is listed under the provisions of the Planning (Listed Buildings and Conservation Areas) Act (1900): the Church is Grade I, the Institute, the School, and Salt's Mill are Grade II*, and the others (c 800) are Grade II. Roberts Park is designated Grade II in the Register of Parks and Gardens of Special Historic Interest.

All these complementary forms of statutory protection require authorization by the local planning authority for any form of development. There is an appeal procedure against refusal of consent operating at central government level.

Management

Ownership of the properties that make up the nominated area is varied. Owners include the local authority, the local health authority, private utilities (waterways, railways), church authorities, and private owners (all the residential accommodation, shops, and four almshouses).

The local planning authority is the City of Bradford Metropolitan District Council, which has produced a Unitary

Development Plan (UDP), as required under the land-use planning legislation. These plans are subject to regular review and extensive public consultation. The current Bradford UDP was adopted in 1998 and is due for review in 2001. It contains specific policies relating to conservation, including Conservation Areas and Listed Buildings. The Saltaire-Shipley Corridor is one of two areas identified as a regeneration area, in which conservation of the built heritage and encouragement of tourism management is one of the main issues identified.

Although World Heritage List inscription does not carry with it additional statutory controls under UK legislation, central government does recognize the need for extra protection being afforded to them. Local planning authorities are required to formulate specific planning policies for them. The central government Planning Policy Guidance Note (PPG) 15 *Planning and the historic environment* requires management plans to be prepared for World Heritage sites.

A draft management plan has been prepared for Saltaire, based on the *Management Guidelines for World Heritage Sites* (Feilden and Jokilehto) and on management plans prepared for other UK World Heritage sites. The plan aims to:

- establish a forum for those with ownership of and management rights over sites within Saltaire;
- identify the incidences and levels of vulnerability of the cultural heritage of the area;
- be a working document that is comprehensive and flexible, written in a clear and factual style, and capable of continuous development;
- produce a strategy to protect the significance of the site that is realistic and achievable and which will be implemented in a sensitive and sustainable manner;
- identify and review the status and effectiveness of current measures within the site that are designed to protect and enhance the area's special status and significance;
- develop new strategies for the protection and enhancement of the significance of Saltaire.

The nomination dossier contains a map showing the buffer zone around the nominated property which takes the form of a roughly drawn circle. ICOMOS suggests that this delineation, although adequate, should be made more realistic and amended so as to take account of features such as roads and district boundaries.

Conservation and Authenticity

Conservation history

In the mid 1980s the state of conservation of many of the buildings in Saltaire, including Salts Mill and the New Mill, had deteriorated alarmingly, and a number of the buildings in the village were in a poor state of repair. The first move to regenerate the area was the establishment of the Saltaire Village Society in 1984. A major contribution was made by the late Jonathan Silver, who purchased Salts Mill in 1987. He established an art gallery there and succeeded in attracting tenants who undertook sympathetic and imaginative rehabilitation projects.

In 1989 the Saltaire Town Scheme was established by the City of Bradford Metropolitan District Council and English Heritage. It provided 40% grants for the restoration of original features and repairs to the properties. This scheme ran successfully for seven years; it has recently been superseded by a Conservation Area Partnership Scheme.

The success of these efforts may be judged by the fact that in 1997 the village was awarded the Europa Nostra Award for Conservation-Led Regeneration, Europe's highest conservation award.

Authenticity and integrity

The authenticity of the buildings in Saltaire has been maintained to a very high degree. Little modification took place in the late 19th and early 20th centuries, beyond that required for the application of improved industrial processes. Since industrial activities ceased in the mid 1980s there has been an intensive programme of sensitive rehabilitation and conservation of the entire complex.

The integrity of Saltaire as a model industrial village is total: there have been no changes to its layout and appearance since work began in the 1850s.

Evaluation

Action by ICOMOS

An ICOMOS-TICCIH expert mission visited New Lanark in January 2001. ICOMOS consulted TICCIH experts on the cultural significance of this property.

Qualities

Saltaire is an exceptionally complete and well preserved example of a mid 19th century industrial village. It is an outstanding illustration of the philanthropic approach to industrial management typical of this period, and one that acquires further value because of the quality of the architectural and engineering solutions adopted in its design.

Comparative analysis

The concept and realization of Saltaire derive from the workers' housing provided by Sir Richard Arkwright and other mill owners in the Derwent Valley and the more idealistic development of New Lanark by Robert Owen. Saltaire represents the culmination of the tradition of paternalistic philanthropic development by enlightened textile manufacturers. It provided the model for similar developments, both in the United Kingdom and elsewhere in the world, more particularly in the USA. In Italy the layout of Crespi d'Adda (inscribed on the World Heritage List in 1995) was directly inspired by Saltaire, and this is acknowledged in the adoption of a similar form of name, combining that of the owner with that of the river passing through the site.

The TICCIH comparative study of "Workers' villages as elements of the industrial heritage" (1995) laid down certain criteria for the evaluation of monuments of this kind when proposed for the World Heritage List. Two main criteria were identified:

1. the size, number, and degree of comfort of the dwellings and their disposition in relation to the settlement pattern or the surrounding landscape – ie the provision of a way

of life for the workers that would ensure their remaining, but for more than simple financial reasons;

2. the quality of the materials used and their architectural style linked with a local or regional identity.

There can be no dispute that Saltaire fully satisfies these two criteria.

By comparison with other complexes of this type from the second half of the 19th century Saltaire is outstanding because of its completeness and its integrity. It also had a significant influence on town-planning developments in the United Kingdom, which can be seen in the late 19th century garden city movement, which was in turn to have a profound effect internationally.

Brief description

Saltaire is a complete and well preserved industrial village of the second half of the 19th century. Its textile mills, public buildings, and workers' housing are built in a harmonious style of high architectural quality and the plan survives intact, giving a vivid impression of the philanthropic paternalism of the Victorian age.

Statement of Significance

The industrial village of Saltaire is an outstanding example of mid 19th century philanthropic paternalism which had a profound influence on developments in industrial and urban planning in the United Kingdom and beyond. It survives in a complete and well preserved form as testimony to the pride and power of basic industries such as textiles for the economy of Great Britain and the world in the 19th and earlier 20th centuries.

ICOMOS Recommendation

That this property be inscribed on the World Heritage List on the basis of *criteria ii and iv*:

Criterion ii Saltaire is an outstanding and well preserved example of a mid 19th century industrial town, the layout of which was to exert a major influence on the development of the “garden city” movement.

Criterion iv The layout and architecture of Saltaire admirably reflect mid 19th century philanthropic paternalism, as well as the important role played by the textile industry in economic and social development.

The State Party should be requested to supply a map showing a revised buffer zone as suggested by ICOMOS.

Bureau Recommendation

That Saltaire be inscribed on the World Heritage List on the basis of *criteria ii and iv*.

Saltaire (Royaume-Uni)

No 1028

Identification

Bien proposé Saltaire

Lieu West Yorkshire, Angleterre

État partie Royaume-Uni

Date 26 juin 2000

Justification émanant de l'État partie

[Il s'agit d'une version légèrement raccourcie de la déclaration de valeur figurant dans le dossier de proposition d'inscription.]

Le peuplement de Saltaire présente une valeur universelle exceptionnelle sous trois aspects : en premier lieu, il dépeint l'arrivée à maturité de la société industrielle et du système industriel. En second lieu, il représente une étape importante dans le développement d'un système formel d'occupation des sols. Troisièmement, de par son style architectural homogène, la qualité de sa construction et sa hiérarchie de construction, il présente la prééminence de la société du milieu de l'époque victorienne dans la domination impérialiste et technologique européenne, ainsi que la philanthropie paternaliste, morale et pratique caractéristique de cette société. Et tout ceci au sein d'une entité physique remarquablement complète, qui demeure une communauté vivante et active en fonctionnement.

L'urbanisation rapide de la société industrielle a jadis posé un problème, et Saltaire a fourni un modèle de solution. Ce problème, qui n'avait aucune existence tangible avant 1800, apparut en Grande-Bretagne au XIXe siècle et s'étendit rapidement, d'abord à l'Europe continentale et à l'Amérique du nord, puis au reste du monde. La création de Saltaire fut l'une des premières réponses fructueuses apportées aux problèmes de la croissance urbaine sans précédent due à l'industrialisation. Le peuplement à modèle planifié, entité socio-économique complexe et autonome, représente une étape majeure dans le développement de l'urbanisme moderne. Non seulement il représentait l'intégration des bâtiments industriels, résidentiels et municipaux et des espaces à ciel ouvert dans un cadre unifié, mais il montrait également comment ceux-ci pouvaient être érigés sur un terrain vierge, loin de la ville-mère, grâce à la « dispersion planifiée ».

Critère ii

Au milieu du XIXe siècle, la Grande-Bretagne était la première nation industrialisée du monde. Le commerce international, la colonisation et les alliances politiques en firent la première vraie « superpuissance » mondiale, même

si cela ne dura que quelques décennies. Tant que perdura sa suprématie, le développement urbain de l'époque témoigna de l'assurance, du flair technologique, de la fierté citoyenne et de la philanthropie sociale typiques de l'esprit du milieu de l'époque victorienne. Des qualités que l'on retrouve dans Salt's Mill, qui fut construit sur le modèle d'un palais italien de la Renaissance tout en étant à la pointe de la technologie industrielle. Elles sont tout aussi évidentes dans la hiérarchie ordonnée et le style architectural homogène des logements ouvriers et des édifices institutionnels. La survie de l'ensemble de Saltaire, quasiment intact, atteste de son authenticité et de la satisfaction de ce critère.

Critère iii

La ville de Saltaire, construite au milieu du XIXe siècle, constitue un ensemble architectural et technologique reflétant l'apogée de la première vague de la révolution industrielle, et ce sous deux aspects. Tout d'abord, Salt's Mill est un remarquable complexe industriel, qui présente à la fois la technologie la plus avancée de l'époque et un usage sophistiqué de réseaux de transport intégrés, afin d'optimiser les avantages géographiques de la zone. Salt's Mill est décrit comme « l'un des plus grands complexes industriels constituant une seule et même unité » ; en outre, il s'agit indiscutablement de l'une des fabriques textiles les plus grandes, les mieux conçues et, du point de vue architectural, les plus accomplies des années 1850. Deuxièmement, la construction d'un peuplement pour la force ouvrière, incluant non seulement des logements de bonne qualité mais aussi de belles installations « d'amélioration du quotidien », témoigne du paternalisme philanthropique victorien à son summum. Le fait est que William Fairbairn était le meilleur ingénieur industriel de l'époque, et que les éminents architectes Lockwood et Mawson ont conçu le peuplement comme un tout harmonieux : deux critères qui ont sans nul doute grandement contribué au succès de l'entreprise Salt.

Critère iv

Catégorie de bien

En termes de catégories de biens culturels, telles qu'elles sont définies à l'article premier de la Convention du Patrimoine mondial de 1972, il s'agit d'un *ensemble*.

Histoire et description

Histoire

Au milieu du XVIIIe siècle commence à Bradford le commerce de la laine peignée, moteur d'un système de production semi-rural, mais ce n'est qu'avec l'avènement de la force motrice à la vapeur qu'il prend réellement son envol, avec pour corollaire une explosion démographique urbaine : entre 1780 et 1850, la population passe de 8500 à presque 104 000. Les conditions de vie de la main d'œuvre sont épouvantables, et l'espérance de vie, hommes et femmes confondus, dépasse à peine 20 ans, dans une ville reconnue comme l'une des plus polluées d'Angleterre.

En 1824, Titus Salt rejoint son père dans son entreprise de fabrication de laine, devenant son associé. Il parvient à filer de la laine de Donskoï de Russie, puis à filer et à tisser de la laine d'alpaga du Pérou, deux succès qui font de lui un homme riche et influent. En 1848, il devient maire de

Bradford, et s'assigne une mission : diminuer les problèmes de pollution de Bradford. Le conseil municipal refusant de prendre la moindre mesure, il décide alors de déplacer ses activités de Bradford.

Il achète à quelques kilomètres un terrain qui remplit ses critères : de l'eau douce en abondance, pour laver la laine, et d'excellentes liaisons de transport : la rivière Aire et le canal Leeds-Manchester pour l'eau, et la ligne Midland Railway pour la terre. Le site est aussi à distance presque égale des deux principaux ports, Liverpool à l'ouest et Hull à l'est. La quasi totalité des opérations est réunie sous un seul et même toit, grâce aux technologies les plus avancées de l'époque et à l'intégration verticale du processus. Les développements technologiques permettent d'ignifuger le bâtiment. Quant aux travailleurs, ils bénéficient ainsi d'un environnement plus sain, et de l'accès à la campagne.

Après avoir sélectionné pour sa nouvelle ville ce terrain situé au nord-ouest du centre-ville de Bradford, Salt engage les architectes les plus en vue de Bradford, Henry Lockwood et Richard Mawson, pour concevoir et superviser la réalisation de son plan visionnaire. Pour être sûr que le nouveau site serait conforme aux normes d'hygiène et de sécurité les plus strictes, Salt s'adjoint les services du célèbre ingénieur William Fairbairn. La fabrique, dont les travaux commencent en 1851 et qui ouvre ses portes en 1853, incorpore toutes les plus récentes innovations structurelles et mécaniques, tant dans son équipement que dans sa conception.

Titus Salt est un homme d'affaires suffisamment avisé pour veiller à ce que la construction de la fabrique soit prioritaire mais, dès celle-ci terminée, les travaux sur les premières maisons des ouvriers débutent. Jusqu'à ce qu'elles soient prêtes, les ouvriers sont amenés en train de Bradford ; même après leur achèvement, certains continuent d'ailleurs de venir de districts avoisinants.

En fin de compte, le nouveau village de Salt comporte 800 logements, organisés en larges rues, avec un grand réfectoire et des cuisines, des bains publics et des lavoirs, une résidence pour les ouvriers à la retraite, un hôpital avec dispensaire, une école et une église. On y trouve aussi beaucoup d'espaces de loisirs et de jardins ouvriers, dans le but d'améliorer le régime alimentaire des travailleurs.

Il baptise le nouveau village de son propre nom associé à celui de la rivière toute proche, les rues étant nommées d'après des membres de sa famille (mais aussi d'après la reine et le prince consort, et les architectes). Toutefois, ce geste d'autosatisfaction bien pardonnable n'enlève rien à sa réussite. Il fait preuve d'un authentique intérêt philanthropique pour ses ouvriers et parvient à leur offrir un environnement sain et sûr (sans perdre de vue pour autant, bien sûr, les bénéfices économiques qu'il en retire).

Salt et son village modèle reçoivent des louanges nationales et internationales. En 1876, lors qu'il meurt peu de temps après l'achèvement de la dernière maison du village, beaucoup lui rendent hommage, des plus humbles aux plus puissants, et son cortège funèbre rassemble quelques 100 000 personnes, massées sur son passage.

Après son décès, l'entreprise est reprise par trois de ses fils, mais les bénéfices chutent, tant et si bien que, en 1892, c'est le dépôt de bilan. Quatre hommes d'affaires de Bradford

rachètent la fabrique et le village en 1893, l'un d'entre eux (James Roberts) devenant seul propriétaire en 1899. En 1918, Roberts vend ses avoirs, pour 2 millions de livres, à un autre consortium, qui se reforme en 1923 sous le nom de Salts (Saltaire) Ltd. Le village est vendu en 1933 au Bradford Property Trust, ce qui permet pour la première fois à ses habitants d'acheter les logements qu'ils occupent.

Après l'expansion des affaires dans l'entre-deux-guerres et des opérations florissantes pendant la Seconde Guerre mondiale, la fabrique décline progressivement, pour finalement fermer en 1986. Beaucoup des principaux édifices sont inutilisés et tombent en désaffection, ce qui porte préjudice au village tout entier. La formation de la *Saltaire Village Society* en 1984 s'accompagne des premiers réels efforts de régénération de la zone. La fabrique elle-même est rachetée en 1987 par Jonathan Silver, dont l'enthousiasme et l'imagination en font un pôle culturel majeur.

Description

- Le village

Le village est disposé en damier, de façon à tirer le plus grand parti possible du terrain. Dans la première phase, les rues étaient organisées selon une orientation nord-sud, celles de la seconde allant de l'est à l'ouest. La quasi totalité des édifices publics et communautaires s'élève le long de Victoria Road, qui mène à la fabrique.

- Logements

Les maisons, construites entre 1854 et 1868, sont de beaux exemples de maisons d'ouvriers du XIXe siècle. Toutes sont faites de pierre de taille équarrie, avec des toits d'ardoise, chacune disposant de sa propre alimentation en eau et en gaz et de toilettes à l'extérieur. Elles sont de tailles variées, allant du modèle à quatre pièces et un étage à des demeures bien plus grandes avec des jardins, destinés aux responsables. Elles sont toutes en terrasse, afin que la lumière et l'air puissent pénétrer et les eaux usées être évacuées sans passer par les maisons. Le rythme monotone des façades des maisons à un et deux étages est interrompu par l'insertion de bâtiments de trois étages, conçus pour accueillir les célibataires.

La conception et la disposition des logements se développa au fil de la construction des groupes successifs, pour se terminer sur la dernière phase en 1869, avec la construction le long d'Albert Road de 22 grandes propriétés bien aménagées, aux détails plus élaborés et aux jardins plus vastes, réservées aux hauts dirigeants de la société et aux notables comme le ministre de l'Église congrégationaliste, le greffier de l'État civil et le corps enseignant. Le n° 1 d'Albert Road est la seule maison individuelle du village, occupée en 1871 par le chef comptable de la société.

- Salt's Mill

La fabrique de Salt's Mill est un édifice imposant, dans un superbe style italianisant. Elle donne par-devant sur l'ancienne ligne Midland Railway et, par-derrière, sur le canal Leeds-Liverpool, approximativement parallèle à la rivière Aire.

Toute la structure est en pierre, avec une charpente interne de brique et de fonte, pour minimiser les risques d'incendie. Le matériau principal est un grès local équarri, avec encadrement de baie en pierre de taille et pierre, un revêtement de brique rouge, un toit en croupe en ardoise du pays de Galles, et une corniche à consoles. L'entrée et les bureaux, sur Victoria Road, composent un bloc de deux étages, avec un sous-sol, à gauche, imposé par le dénivelé du terrain. La façade se compose de vingt baies symétriques, avec deux baies en saillie placées symétriquement. Le fronton de trois d'entre elles comporte un portail géant, doté d'un arc en plein cintre s'élevant jusqu'au premier étage ; il est surmonté d'une grande tourelle avec un fronton segmentaire et des volutes. Les fenêtres du rez-de-chaussée sont en plein cintre, avec des vousoirs rustiqués ; celles du premier sont dotées d'un linteau cintré.

Le bâtiment principal s'élève sur quatre étages, avec un plan en T ; dans les angles, des remises plus basses s'étendent vers l'est. La façade sud mesure approximativement 166 m de long sur 22 m de haut, et consiste en soixante baies organisées symétriquement, avec une paire de baies en saillie dotées d'ouvertures en plein cintre au rez-de-chaussée. Deux tours carrées adossées, également placées symétriquement de chaque côté des baies en saillie, se projettent au-dessus des rebords du toit et sont percées de paires d'ouvertures en plein cintre ; elles sont surmontées de toits en croupe.

Les trois étages de la façade sont ponctués de fenêtres à linteau cintré, reliées par des corniches d'étage au niveau de l'appui, tandis que les fenêtres du rez-de-chaussée présentent des arcs en plein cintre avec des vousoirs en pierre rustiquée, et sont également reliées par une corniche d'étage. Une corniche de larmier à consoles surmonte l'ensemble de la composition, et un parapet relie les baies centrales et les tours.

La structure du toit est d'une conception complexe, composé d'entretoises de fonte et de tiges en fer forgé qui, à la différence des étages inférieurs, n'ont pas nécessité de colonnes décoratives en fonte pour les soutenir. Le résultat est un très grand espace d'un seul tenant, considéré comme le plus grand au monde à l'époque de sa construction.

La cheminée de la fabrique, décalée vers l'est, domine la façade principale de toute la hauteur de ses 68 mètres. Elle est faite de pierre équarrie et s'effile vers le haut à partir d'une base carrée, avec des écoinçons en pierre rustique et une corniche sur de grandes consoles carrées.

L'énergie est assurée par deux moteurs à vapeur conçus par William Fairbairn, avec dix chaudières souterraines, un arbre de transmission souterrain et un arbre de transmission et des courroies droits. Les arbres de transmission et autres machineries étaient en sous-sol, de façon à minimiser les risques de blessure. Le grand réservoir souterrain alimentant les moteurs et les chaudières était partiellement approvisionné par l'eau de pluie.

- New Mill

New Mill, œuvre de Lockwood et Mawson, se dresse sur le site de l'ancienne fabrique Dixon Mill. D'autres ajouts lui

ont été apportés en 1871. Les matériaux de construction sont similaires à ceux de Salt's Mill, et le bâtiment se compose de deux blocs de quatre étages, avec des blocs plus bas attachés au nord et à l'est. Le plus grand bloc, parallèle au canal, est orienté au sud, et compte 28 x 4 baies de fenêtres à châssis industriel. L'autre bloc, situé à l'ouest du groupe, compte quatorze baies de fenêtres, avec des linteaux segmentaires sur sa façade occidentale. Entre les deux blocs s'élève la cheminée ornée, sur le modèle du campanile de l'église de Santa Maria Gloriosa dei Frari, à Venise. C'est une tour carrée, aux panneaux en retrait à arc en plein cintre associés par paires, au-dessus desquels se trouvent trois ouvertures à jalousie, en arc léger, avec des larmiers. Une lanterne octogonale dotée d'ouvertures en plein cintre surmonte une corniche à consoles.

- Le réfectoire

Construit en 1854, ce fut le premier bâtiment achevé après la fabrique principale. Son rôle était de fournir des repas bon marché aux ouvriers qui devaient voyager – 600 petits déjeuners et 700 dîners par jour. Il servait également de salle d'école et de salle de réunion, et accueillait les services religieux jusqu'à ce que des bâtiments dédiés soient érigés dans le village. Il se trouve face au complexe industriel, auquel il était jadis relié au moyen d'un tunnel sous la route. C'est un bâtiment d'un seul étage fait de pierre équarrie, avec des revêtements en pierre de taille et un toit en croupe en ardoise du pays de Galles. L'élévation sur Victoria Road compte sept baies, dont une centrale formant l'entrée et surmontée des armoiries des Salt.

- Autres bâtiments

L'église congrégationaliste (aujourd'hui église protestante unie) (1856-1859), face au complexe industriel principal, est une structure élaborée de style italianisant. Elle comporte une nef sans allée et un portique semi-circulaire, avec une tour ronde à l'est, supportée par des colonnes corinthiennes géantes ; au-dessus, huit colonnes soutiennent le dôme. L'intérieur possède des pilastres scagliola bleu sombre, un plafond à caissons richement décoré, et des bancs d'église en chêne pour 600 personnes.

L'hospice de style italianisant (1868) forme un groupe en U autour d'Alexandra Square, l'un des quelques espaces publics que compte le village. Il se composait à l'origine de 45 maisons individuelles, chacune dotée d'un four, d'une chaudière, d'un cellier et d'une chambre ; quatre ont été absorbées par l'expansion de l'hôpital et du dispensaire. Elles alternent maison à un et deux étages.

L'hôpital (1868) comptait à l'origine deux étages et neuf lits, mais il fut progressivement agrandi dans la première moitié du XXe siècle, et il compte aujourd'hui 47 lits. Sa façade asymétrique comporte onze baies, en style italianisant ordonné. La façade gauche, sur Saltaire Road, présente une baie centrale élaborée, au tympan orné de feuillage et des armoiries des Salt.

L'école (1869) est un édifice d'un étage comptant trois pavillons à frontons reliés par une tour et une colonnade ouverte à trois baies. La partie centrale est dotée d'une section centrale en saillie, surplombée d'un clocher élaboré, orné de figures sculptées représentant un garçon, une fille et

un globe terrestre. Elle a été conçue pour accueillir 750 enfants, avec séparation des garçons et des filles.

L'institut (1867-1871) est un bâtiment symétrique en T, avec deux étages et un sous-sol. Sur la façade avant, une baie centrale en saillie s'orne de tours carrées élaborées et d'un toit pyramidal. Devant le bâtiment, deux grands lions sculptés représentent la Guerre et la Paix. Il abritait à l'origine une salle de conférences pour 800 personnes, une salle plus petite pour 200, une bibliothèque, une salle de lecture, une salle de jeux, une salle de billard, une salle d'exercice, un gymnase, une armurerie, une cuisine et des salles de réunion.

Roberts Park (1871) est un espace paysager de 6 hectares, avec un terrain de cricket, une promenade, un kiosque à musique, des salles de rafraîchissements et des installations pour la baignade et le bateau.

Gestion et protection

Statut juridique

La zone tout entière a été classée zone de conservation en vertu des dispositions du *Civic Amenities Act (1967)*. La quasi totalité des bâtiments et structures compris dans la zone est classée aux termes des dispositions du *Planning (Listed Buildings and Conservation Areas) Act (1900)* : l'Église en classe I, l'institut, l'école et Salt Mill en classe II*, et les autres biens (environ 800) en classe II. Roberts Park est en classe II dans le Registre des parcs et jardins d'intérêt historique spécial.

Toutes ces formes complémentaires de protection légale impliquent la nécessité d'une autorisation de l'autorité locale d'urbanisme pour toute forme de développement. Il existe, au niveau du gouvernement, une procédure d'appel en cas de refus d'autorisation.

Gestion

Les biens composant cette proposition d'inscription appartiennent à des propriétaires variés. On compte parmi eux les autorités locales, l'autorité locale responsable de l'hygiène, des services privés d'intérêt public (voies navigables, chemins de fer), les autorités religieuses et des propriétaires privés (pour l'ensemble des logements résidentiels, des magasins et des quatre maisons de retraite).

L'autorité locale d'urbanisme est le *City of Bradford Metropolitan District Council*, qui a élaboré un plan de développement unitaire (UDP, *unitary development plan*), comme l'exige la législation sur la planification de l'occupation des sols. Ces plans font l'objet d'examen réguliers et d'une vaste consultation du public. L'UDP actuel de Bradford a été adopté en 1998 et doit être révisé en 2001. Il contient des politiques spécifiques en matière de conservation, notamment en ce qui concerne les zones de conservation et les bâtiments classés. Le couloir Saltaire-Shipley fait partie des deux zones identifiées comme zone de régénération, dans laquelle la conservation du patrimoine construit et l'encouragement de la gestion du tourisme comptent parmi les grandes préoccupations identifiées.

Quoique l'inscription sur la Liste du patrimoine mondial ne s'accompagne pas de contrôles statutaires supplémentaires

en vertu de la législation britannique, le gouvernement central n'en reconnaît pas moins la nécessité de leur assurer une protection supplémentaire. Les autorités d'urbanisme locales doivent donc formuler pour ces biens des politiques spécifiques. La note d'orientation sur l'urbanisme du gouvernement central (PPG) 15 (*Planning and the historic environment*) exige que des plans de gestion soient mis au point pour les sites du Patrimoine mondial.

Un projet de plan de gestion a été préparé pour Saltaire, sur la base des *Orientations concernant la gestion des sites du Patrimoine mondial* (Feilden et Jokilehto) et des plans de gestion élaborés pour d'autres sites britanniques appartenant au Patrimoine mondial. Le plan vise à :

- établir un forum d'expression pour les propriétaires de sites à Saltaire et ceux qui jouissent de droits de gestion sur ceux-ci ;
- identifier les incidences et les degrés de vulnérabilité du patrimoine culturel de la région ;
- constituer un document de travail exhaustif et souple, écrit dans un style clair et concis, et faisant la place à un développement permanent ;
- produire une stratégie de protection de la valeur du site à la fois réaliste et réalisable, qui sera mise en œuvre de façon raisonnable et durable ;
- identifier et examiner le statut et l'efficacité des mesures prises actuellement sur le site pour protéger et améliorer le statut et la valeur particulière de la zone ;
- élaborer de nouvelles stratégies de protection et de mise en valeur de Saltaire.

Le dossier de proposition d'inscription contient un plan indiquant la zone tampon autour du bien proposé pour inscription, laquelle a la forme d'un cercle. L'ICOMOS suggère que cette délimitation, bien qu'appropriée, soit reconsidérée de façon plus réaliste afin de prendre en compte des éléments tels que les routes et les limites du district.

Conservation et authenticité

Historique de la conservation

Au milieu des années 80, l'état de conservation de bon nombre des édifices de Saltaire, y compris Salt's Mill et New Mill, s'était détérioré de façon alarmante, et beaucoup des bâtiments du village étaient en mauvais état. La première mesure prise pour régénérer la zone fut la création de la *Saltire Village Society* en 1984. Feu Jonathan Silver, qui racheta Salt's Mill en 1987, y fit une contribution majeure. Il établit à Salt's Mill une galerie d'art, et parvint à attirer des locataires qui entreprirent des projets de réhabilitation appropriés et imaginatifs.

En 1989, le *City of Bradford Metropolitan District Council* et le *English Heritage* établirent le programme de la ville de Saltaire. Celui-ci stipulait des subventions, à hauteur de 40 %, pour la restauration des caractéristiques originelles et la réparation des biens. Ce programme se déroula avec succès pendant sept ans ; il a récemment été remplacé par un programme de partenariat sur la zone de conservation.

Le prix Europa Nostra de préservation et de mise en valeur, le plus prestigieux des prix de conservation européens, a été décerné au village en 1997, ce qui atteste du succès de ces efforts.

Authenticité et intégrité

L'authenticité des bâtiments de Saltaire a été maintenue à un niveau très élevé. À la fin du XIXe siècle et au début du XXe siècle, il n'y a eu que peu de modifications au-delà de celles requises pour la mise en œuvre de procédés industriels plus performants. Depuis la fin des activités industrielles, au milieu des années 80, tout le complexe a fait l'objet d'un programme intensif de réhabilitation et de préservation réfléchies.

L'intégrité de Saltaire en tant que village industriel modèle est totale : en effet, il n'y eu aucun changement dans sa disposition et son aspect depuis le début des travaux, dans les années 1850.

Évaluation

Action de l'ICOMOS

Une mission d'expertise ICOMOS-TICCIH s'est rendue à Saltaire en janvier 2001. L'ICOMOS a consulté les experts du TICCIH sur l'importance culturelle de ce bien.

Caractéristiques

Saltaire est un exemple exceptionnellement complet et bien préservé de village industriel du milieu du XIXe siècle. C'est une illustration remarquable de l'approche philanthropique de la gestion industrielle typique de cette période, dont la valeur est encore accentuée par la qualité des solutions adoptées en matière d'architecture et d'ingénierie.

Analyse comparative

Le concept et la réalisation de Saltaire reposent sur les logements ouvriers fournis par Sir Richard Arkwright et d'autres propriétaires industriels dans la vallée du Derwent, et par le développement plus idéaliste de New Lanark, œuvre de Robert Owen. Saltaire représente la tradition du développement philanthropique paternaliste prôné par quelques producteurs de textile éclairés à son point culminant. Il a été le modèle de développements similaires, au Royaume-Uni et ailleurs, plus particulièrement aux États-Unis. En Italie, la disposition de Crespi d'Adda (inscrit sur la Liste du patrimoine mondial en 1995) s'inspire directement de Saltaire, un fait reconnu par l'adoption d'un nom de forme similaire, combinant celui du propriétaire avec celui de la rivière traversant le site.

L'étude comparative du TICCIH sur les « Villages ouvriers en tant qu'éléments du patrimoine industriel » (1995) a posé certains critères d'évaluation de ce type de monuments dans le cadre de leur éventuelle inscription sur la Liste du patrimoine mondial. Deux grands critères ont été identifiés :

1. la taille, le nombre et le confort des habitations, et leur disposition par rapport au schéma de peuplement ou au paysage environnant – c'est-à-dire la garantie pour les ouvriers d'un mode de vie qui assurerait qu'ils restent, mais pour des raisons autres que purement financières ;

2. la qualité des matériaux utilisés et leur style architectural au regard d'une identité locale ou régionale.

Saltaire remplit pleinement et indiscutablement ces deux critères.

Par rapport aux autres complexes de ce type de la seconde moitié du XIXe siècle, Saltaire est remarquable par son caractère complet et son intégrité. Il a également eu une influence prépondérante sur les développements urbanistiques au Royaume-Uni, influence qui transparait dans le mouvement de la cité-jardin de la fin du XIXe siècle, lequel devait à son tour avoir un profond impact à l'échelle internationale.

Brève description

Saltaire est un village industriel complet et bien préservé datant de la seconde moitié du XIXe siècle. Ses fabriques textiles, ses bâtiments publics et ses logements ouvriers sont bâtis dans un style harmonieux, d'une grande qualité architecturale, et le plan subsiste intact, recréant une image vivante du paternalisme philanthropique de l'époque victorienne.

Déclaration de valeur

Le village industriel de Saltaire est un exemple exceptionnel du paternalisme philanthropique du milieu du XIXe siècle, qui a eu une profonde influence sur les développements de la planification industrielle et de l'urbanisme, au Royaume-Uni et au-delà. Il subsiste sous une forme complète et bien préservée, témoignage de la fierté et de la puissance des industries fondamentales comme celles du textile dans l'économie britannique et mondiale du XIXe et du début du XXe siècle.

Recommandation de l'ICOMOS

Que ce bien soit inscrit sur la Liste du patrimoine mondial sur la base des *critères ii et iv* :

Critère ii Saltaire est un exemple exceptionnel et bien préservé de ville industrielle du milieu du XIXe siècle, dont la disposition devait exercer une influence majeure sur le développement du mouvement des « cités jardins ».

Critère iv La disposition et l'architecture de Saltaire reflètent admirablement le paternalisme philanthropique du milieu du XIXe siècle, ainsi que le rôle prépondérant que joua l'industrie textile dans le développement économique et social.

Il conviendrait de demander à l'État partie de fournir un plan présentant une zone tampon révisée, comme l'a suggéré l'ICOMOS.

Recommandation du Bureau

Que Saltaire soit inscrit sur la Liste du patrimoine mondial sur la base des *critères ii et iv*.

ICOMOS, septembre 2001