

# Character Area 1: Ashcroft



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# Character Area 1: Ashcroft – Key Characteristics



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## Character Area 1: Ashcroft – Key Characteristics

- A predominantly residential character area but also incorporating two churches [327-28], a handful of shops [326], a surgery [309], a nursery [329] and a pharmacy [343], the whole developed in the latter part of the nineteenth century and located southwest of the main historic centre of the town;
- Streets set within a regular grid pattern, comprising mostly two-bay, two- and three-storey terraced and semi-detached properties, set within regular rectangular plots, positioned back-to-back, with building lines set back from the pavement edge by small front gardens of narrow depth, and contained by low roadside walls, and undeveloped rear gardens;
- Residential terraces, whose individual character is defined by the repetition of identical features such as timber doors and sash windows, and chimney stacks and pots, the whole giving a harmonious and cohesive character.
- A mix of building materials, there are various different buildings types:
  - red brick used for all building elevations, some with contrasting cream brick dressings, Welsh slate roofs, brick chimney stacks, with some terraces having pitched roof dormers [310, 314 & 317];
  - rock-faced limestone building elevations with smooth ashlar limestone dressings and stone chimney stacks [307 & 315];
  - squared rubble limestone elevations, with smooth ashlar limestone dressings, stone chimney stacks, some with half dormers [304-5 & 311];
  - rock-faced limestone elevations with ashlar limestone dressings with matching chimney stacks to red clay tile or Cotswold stone tile roofs [318] some with gables set at right angles to pitched roofs [308 & 316];
- Two-storey, single-bay, rear bathroom and kitchen extensions with pitched slate roofs [323-325];
- Gaps between each terrace or between semi-detached pairs allowing glimpses into rear gardens and or development beyond [339-42];
- Bay windows, mostly canted, and either with slate hipped roofs or parapet style, some with ornate pierced detail [319-22 & 342];



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- Paired doorways with timber-framed panelled doors with square-headed or arched-headed fanlights over [343-45];
- Staffordshire Blue paviments, and/or engineering bricks to domestic pathways, bordered by blue clay/terracotta tiles in rope or chevron pattern [330-332];





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- Simple architectural detail, including dentilled eaves cornices in contrasting brick, with occasional terracotta panels and carved capitals, polychrome detailing with contrasting materials to windows and door surrounds, and crested ridge tiles [347-49];
- Timber-boarding to gables and porches, and decorated timber bargeboards to some properties in St Peter's Road [346-49] and a number of good traditional timber shopfronts [313 & 326];
- A variety of boundary treatments, from low brick walls and iron railings, to low stone bases with iron railings, stone or brick walls with matching gate posts / pillars, and dense neatly-cut box hedging and/or topiary [333-338];





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## Character Area 1: Ashcroft - Negative Features & Issues:

- A lack of maintenance to a few properties [353];
- Visual clutter created by traffic-related signage and road markings, and telegraph poles and wires [354 & 362]
- Loss of and/or replacement of architectural details with inappropriate designs and materials including use of plastic for windows and doors [355-58] which undermine the cohesive design of terraces and semi-detached pairs, and the use of artificial stone products that weather unsympathetically [361];
- Painted and rendered façades which detract from the traditional natural materials of brick and stone throughout the character area [359-60];



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- Loss of boundary features including walls, railings and/or hedges, some through lack of maintenance, others to provide off-street car parking [363-365];
- Uninspiring buildings terminating views [366].





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