
Rokeby Park

Barnard Castle, County Durham



A66 Trans-Pennine Project: Rokeby Section

High Level Landscape, Visual and Heritage Overview of Route Options
for Autumn 2021 Consultation

November 2021
No. _1164_R01

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Section 1

Introduction

This short report has been prepared by Southern Green Ltd Chartered Landscape Architects, with supporting information provided by Richard Annis, Archaeologist and Fiona Green Garden Historian on behalf of Mortham Estates – owners of Rokeby Park and the adjacent 3500 acre agricultural estate bisected by the A66, to inform a representation to National Highways to consider alternatives to the currently preferred Black Route option for the proposed National Highways A66 North Trans-Pennine project, Cross Lanes to Rokeby section.

The report provides a high level comparison study of the Black, Blue and Blue II Routes with respect to each of their anticipated landscape, visual and heritage effects, based on an understanding of the baseline landscape visual and heritage baseline. In particular the report seeks to analyse how the proposals might best be developed with the least impact on the highly significant Grade II* listed Registered Park and Garden of Rokeby and its surrounding landscape, considering potential combinations of the proposed option alignments and junctions, and potential alternatives.

The primary objective of this report is to represent the views of the land owner at Rokeby Park and explain their preferred option and ways in which the site might be developed to sensitively respond to its surroundings.

This is not a landscape and visual impact assessment (LVIA) nor is it a heritage impact assessment (HIA), however the report seeks to provide a broad understanding of the baseline landscape and visual conditions of the site and surrounding area, and the existing significance of the Registered Park and Garden as a heritage asset, in order to determine likely effects which may arise as a result of the suggested options, propose further arrangement options and highlight mitigation measures to reduce, offset or compensate for such impacts.

This report baseline has concentrated on a relatively small study area (2km) centred around the junction of the C165 with the A66, at the corner of Rokeby Park at its interface with the trunk road. Particular focus had been paid to the overall boundary of the Registered Park and Garden, the alignment of the Roman road at this location, and the features and elements of the landscape which contribute to the special character of the park at this point.

Section 2

Executive Summary

Anticipated Landscape, Visual and Heritage Aspects (Black, Blue and Blue II Routes)

In this section, a short summary comparison is made of the anticipated positive, neutral and negative effects brought about by the Black, Blue and Blue II Routes.

As can be seen below, the Blue II option is not only preferred by the landowner of Rokeby Park and surrounding farmland, but the analysis indicates fewer negative aspects and more positive aspects than either the NH preferred Black route or secondary Blue Route.

We anticipate that the Blue II option will bring about less than substantial residual harm on the Grade II* Rokeby Registered Park and Garden, and will provide more advantages and fewer negative aspects when compared with the other options under consideration, as set out over the following pages.

Black Route (National Highways preferred option)

Positive Aspects

- The black route will not cause direct new impacts upon the Registered Park and Garden

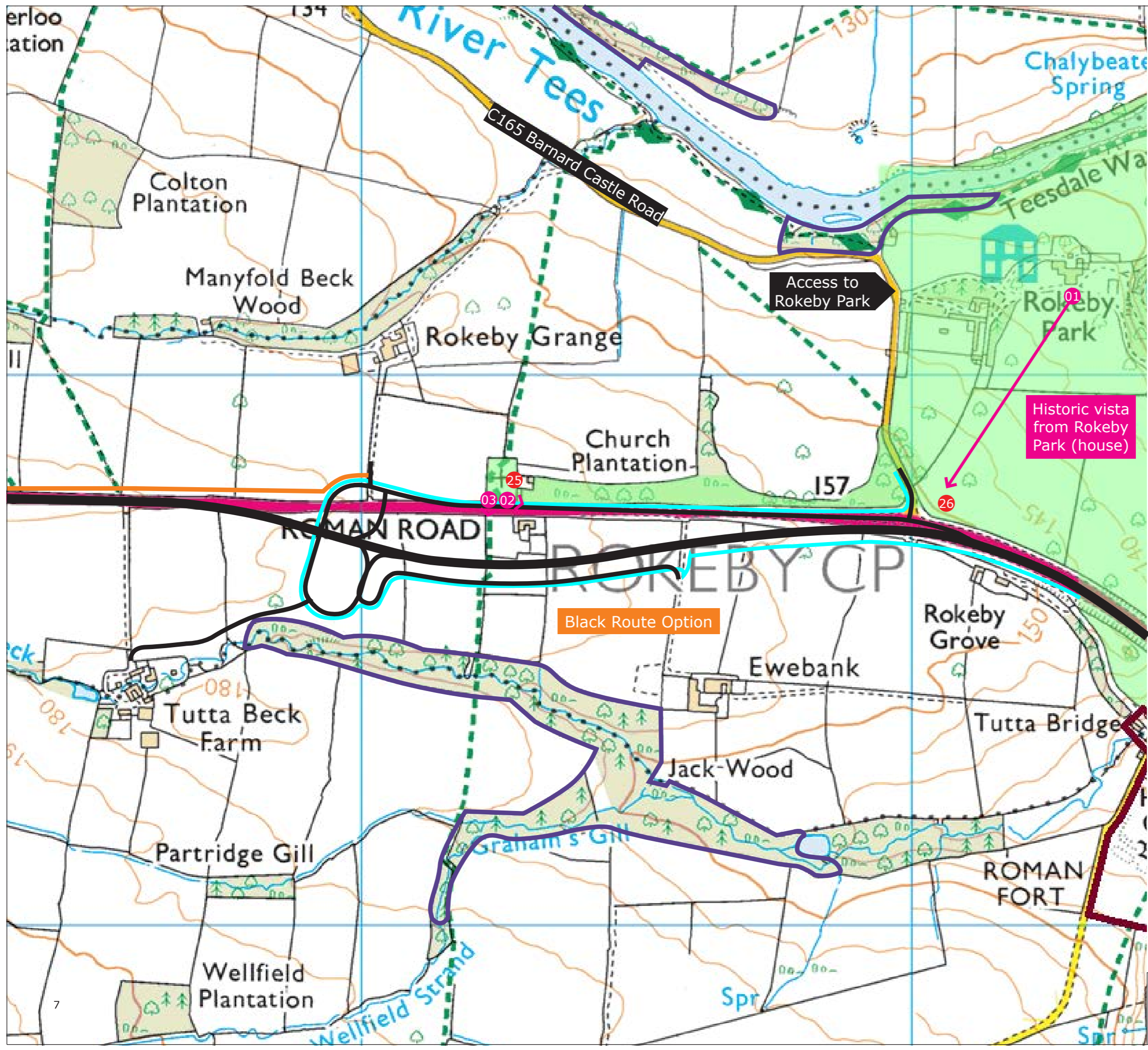
Neutral Aspects

- The 'de-trunking' of the portion of the A66 by St Mary's church will not in reality be a significant change to the setting of the church and nearby buildings since the carriageway will remain in its current form of a wide highway, and lorries and local traffic will continue to use this stretch to access Barnard Castle
- Church Plantation (RPG Grade II*) is adjacent to the existing road and will not be altered physically. There will be less impact from traffic, although the road will continue as a route for lorries.
- The line of the original Roman road is retained in the de-trunked segment, albeit the four lane bypass loop detracts from this original simple east-west grain

Negative Aspects

- The church is currently the dominant feature when arriving from the west, heralding the start of the Rokeby Estate. This sense of importance will be lessened by the physical dominance of the large new junction very close to the church.
- The proposal shown in this option will impact views of the Church of St. Mary (Grade II*), with the new junction only approximately 100m away. Overlaying the Black Option on an aerial view illustrates the likely impact of noise, disruption and views to and from the church, especially in winter.
- The new junction will be an intrusion into historic agricultural landscape which was shown on historic estate plans as subsidiary parkland, or 'borrowed landscape'.
- The black route will bring about indirect impacts on the RPG due to the new dualled bypass carriageway merging into the existing dual carriageway which will result in a short 6 lane merging section of road very close to the west gated entrance to Rokeby Hall. Traffic along this stretch is seen in key views from the Registered Park and Garden.

- The proposed western junction and its associated new link road to Tutta Beck Cottages will be likely to bring about impacts upon Jack Wood (OS1875) Ancient Replanted Woodland (ARW) with major earthworks and associated construction zone being very close to the ancient woodland boundary, and the new link road closely follows parallel to the northern edge of the woodland. A potential legal change to increase the protection buffer for Ancient Woodlands from 15 to 50m or a related change to the NPPF is currently being reviewed by government and if enacted would render this junction option unworkable.
- The proposed large SuDS basin shown between the new dualled bypass and around 5m north of Jack Wood ARW will require significant earthworks and presumably a major retention structure to achieve a basin of this size on sloping land (the land is on the valley side above Tutta Beck). The close proximity to the ARW is of concern given the likely construction working zone required to construct the basin.
- The new dualled bypass south of the Rectory will be an incursion into an unspoilt, sensitive rural landscape and good quality agricultural land will result in substantial landscape and visual effects.
- The combination of the new dualled bypass south of the Rectory with the retention of the existing carriageway along its northern edge for lorries will effectively 'maroon' that building and surrounding parcel of land, blighting its future viability. As a non-viable building it could become derelict and eventually be demolished as appears to be the case with the Grade II listed Crossroads Farmhouse which was compromised by the A64/A1 junction at Bramham and is now left derelict.
- The black route results in severe impacts upon the experience of PROW footpath users, their current north-south route past the Grade II listed church being disrupted into a very long diversion skirting around the new highway junction carriageway edge, effectively rendering the PROW so circuitous as to be effectively unusable.
- The inconvenience of the junction arrangement for regular users may lead to vehicles choosing alternative routes and thereby increasing pressure on otherwise quiet rural roads and bridges.



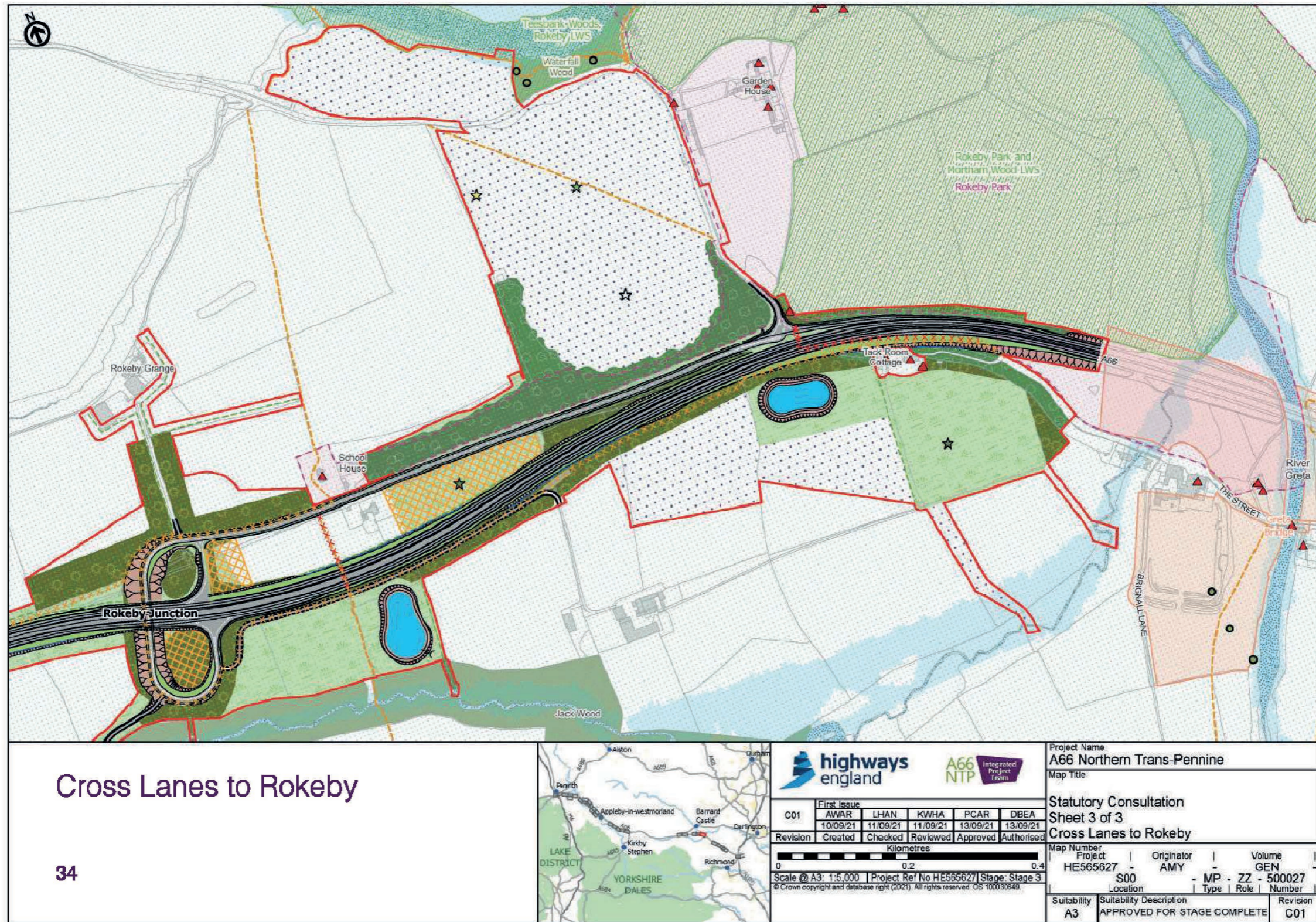
LEGEND

- Site Boundary
- 1km Radius
- PROW Footpath
- Recreational Route - Teesdale Way
- Conservation Areas
- Registered Parks and Gardens
- Ancient Woodland
- Church of St Mary, Grade II* Listed
- Piers and railings 500 metres south-west of Rokeby Park, Grade II Listed
- View analysis point

PROPOSALS

- National Highways A66 Trans-Pennine Project Black Route - Refer to A66 Northern Trans-Pennine project Statutory consultation brochure, Autumn 2021 - p.42-47
- Proposed Walking Provision National Highways A66 Trans-Pennine Project Black Route
- Proposed Walking, Cycling Provision National Highways A66 Trans-Pennine Project Black Route

Black Route (National Highways preferred option - general arrangement)



Cross Lanes to Rokeby

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Blue Route

Positive Aspects

- Giles Worsley suggests St Mary's Church is a signifier of the entrance to the estate. The Blue Routes allow the Grade II* listed church, set on a mound, to remain as the dominant element in the immediate landscape without the detracting of a nearby major traffic junction.
- Potential for restoration of stone wall along field edge to the C165 Rokeby to Abbey Bridge road.
- The proposed slip road and new junction would significantly reduce the volume of traffic that currently exits the A66 sharply onto the C165 adjacent to the former south west Rokeby Park entrance with stone gate piers and railed screen (1725 listed grade II). This reduction in volume should consequently reduce the occurrences of impact damage from traffic that have been experienced with the present junction arrangement and would continue under the Black Route option.

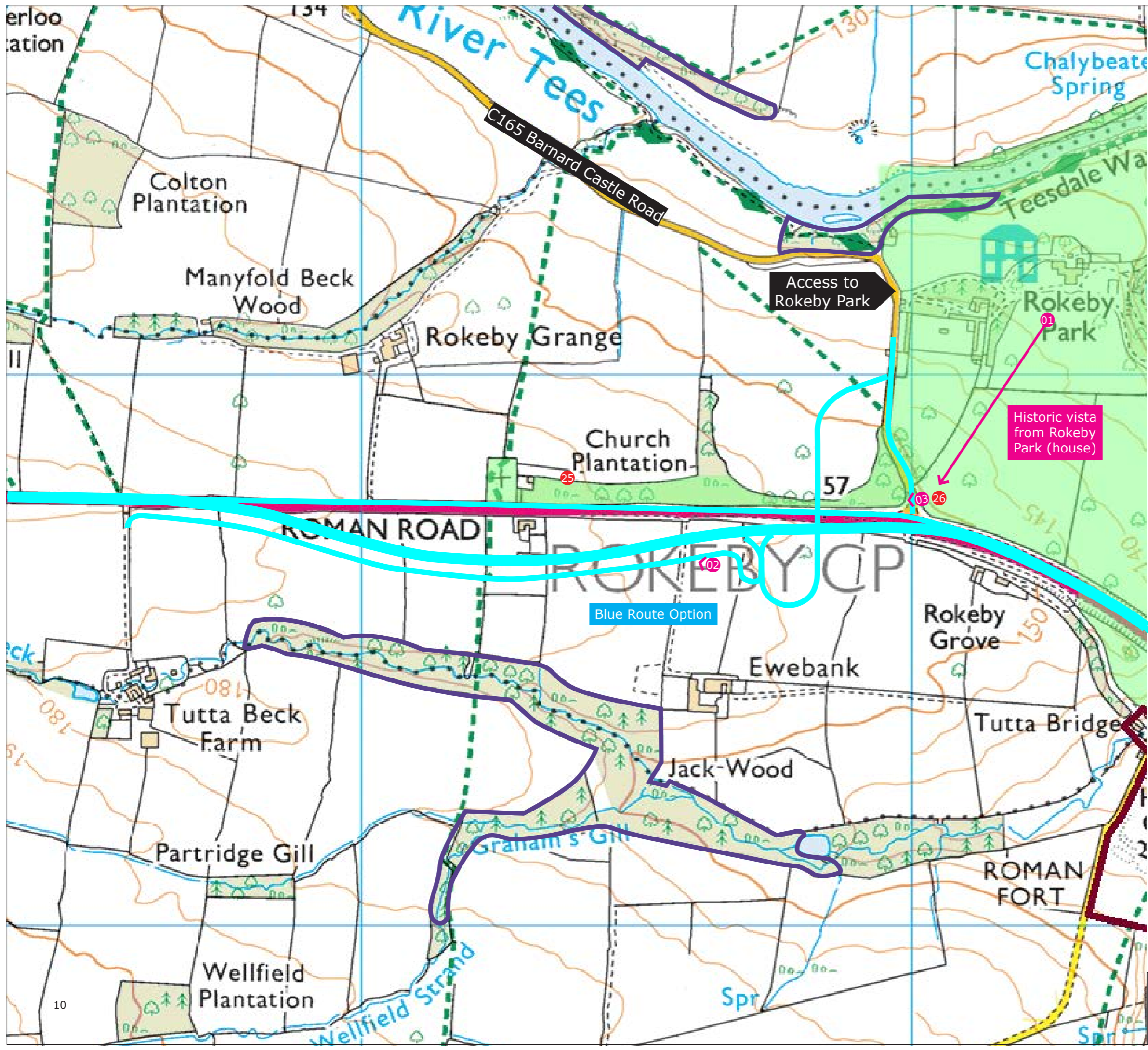
Neutral Aspects

- The 'de-trunking' of the portion of the A66 by St Mary's church will not in reality be a significant change to the setting of the church and nearby buildings since the carriageway will remain in its current form of a wide highway, and lorries and local traffic will continue to use this stretch to access Barnard Castle
- The line of the original Roman road is retained in the de-trunked segment, albeit the four lane bypass loop detracts from this original simple east-west grain

Negative Aspects

- The new dualled bypass south of the Rectory will be an incursion into an unspoilt and sensitive rural landscape and good quality agricultural land, sterilising and potentially blighting both the Rectory and the land around it. It will result in substantial landscape and visual effects.
- The proposed underbridge will cause an initial substantial impact to the narrow western woodland leg of the Registered Parkland known as Church Plantation (RPG Grade II*) during the construction period, however in the longer term the restored woodland and walkway will retain the continuity of the woodland and historic significance of the walkway to the church, albeit the woodland will take some years to mature.

- The new sunken northern loop road will have a considerable impact on Joy's Pasture', a subsidiary parkland field north of Church Plantation by altering the character and views from the C165 road towards Barnard Castle. The road may be visible from Rokeby Park although the new junction and infrastructure is unlikely to be visible from most of the historic parkland due to 2.5m approx. high parkland boundary wall. Careful mounding and mitigation planting will be required to minimise landscape and visual effects. A section of approx. 1m stone wall will need to be removed and the junction will change the views for road users of the C165 (HGV route to Barnard Castle). This wall is poor/missing in some sections and would benefit from restoration.
- The new T junction with the C165 will be visible from the main entrance to Rokeby Park at West Lodge and possibly from a small parkland to the north due to the ha-ha, albeit at an oblique angle. The Topography of Joy's Pasture is such that the proposed Blue Route slip road to the underpass is expected to be barely visible from West Lodge.
- The blue route will bring about indirect impacts on the RPG due to the new dualled bypass carriageway merging into the existing dual carriageway which will result in a short 6 lane merging section of road very close to the west gated entrance to Rokeby Hall. Traffic along this stretch is seen in key views from the Registered Parkland.
- The new 4 lane carriageway bypass looping south of the Rectory combined with the retention of the existing carriageway along its northern edge for lorries, will effectively 'maroon' that building blighting its future viability (as a non-viable building it could become derelict and eventually be demolished).



- LEGEND**
- Site Boundary
 - 1km Radius
 - PROW Footpath
 - Recreational Route - Teesdale Way
 - Conservation Areas
 - Registered Parks and Gardens
 - Ancient Woodland
 - Church of St Mary, Grade II* Listed
 - Piers and railings 500 metres south-west of Rokeby Park, Grade II Listed
 - View analysis point

- PROPOSALS**
- National Highways A66 Trans-Pennine Project
 - Blue Route - Refer to A66 Northern Trans-Pennine project Statutory consultation brochure, Autumn 2021 - p.42-47

Blue II Route (Client's preferred option)

Positive Aspects

- Retention of the Roman road between Scotch Corner and Fortlet Castle on its original line as would have been the case when the estate was built, will emphasise the east west 'historical grain' of Rokeby estate.
- This option removes the 6 lane merging point seen on the other routes, close to the south west gates entrance to the Registered Park
- Giles Worsley suggests the Church is a signifier of the entrance to the estate. The Blue Routes allow the Grade II* listed church, sitting on a mound, to remain as the dominant element in the immediate landscape without the detracting of a nearby major junction.
- Potential for restoration of stone wall along field edge to the C165 Rokeby to Abbey Bridge road.
- The proposed slip road and new junction would significantly reduce the volume of traffic that currently exits the A66 sharply onto the C165 adjacent to the former south west Rokeby Park entrance with stone gate piers and railed screen (1725 listed grade II). This reduction in volume should consequently reduce the occurrences of impact damage from traffic that have been experienced with the present junction arrangement and would continue under the Black Route option.

Neutral Aspects

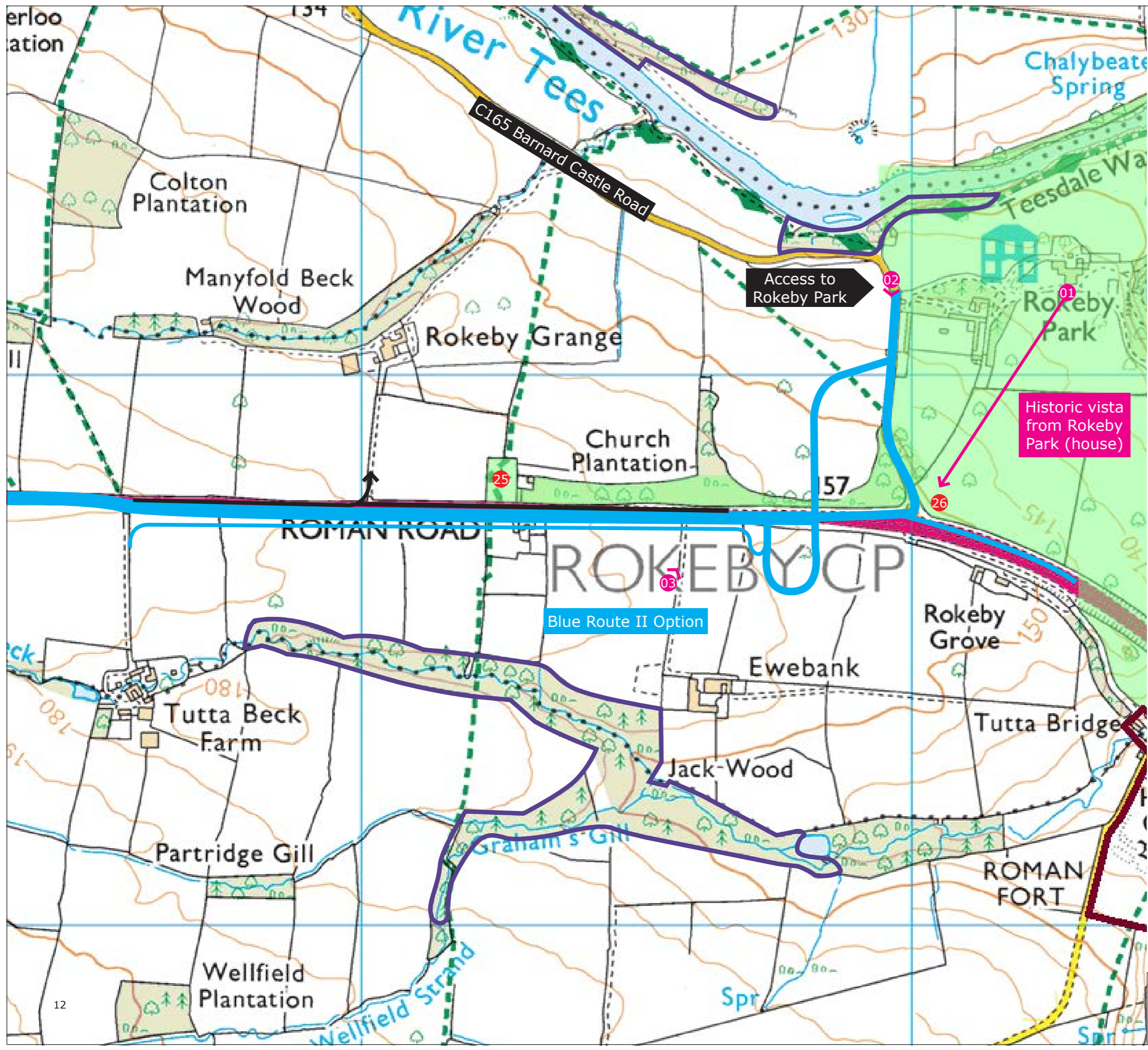
- The retention of the existing east bound carriageway as a private means of access and the demolition of the Rectory allows the proposed carriageway to remain on the existing alignment and for the highway corridor to spread south to give buffer room for mitigation measures to protect both the church and the remaining group of bldgs. as well as the Church Wood RPG

Negative Aspects

- The widening of the A66 by St Mary's church will worsen the existing road impacts to the setting of the church and nearby buildings
- The widening of the A66 will result in removal of the Rectory in the short term whereas under the black and blue routes it would survive longer albeit blighted
- The proposed underbridge will cause an initial substantial impact to the narrow western woodland leg of the Registered Parkland known as Church Plantation (RPG Grade II*) during the construction period,

however in the longer term the restored woodland and walkway will retain the continuity of the woodland and historic significance of the walkway to the church, albeit the woodland will take some years to mature. **The residual harm would therefore be less than substantial.**

- The new sunken northern loop road will have a considerable impact on the subsidiary parkland field north of Church Plantation by altering the character and views from the C165 road towards Barnard Castle. The road may be visible from Rokeby Park although the new junction and infrastructure is unlikely to be visible from most of the historic parkland due to 2.5m approx. high parkland boundary wall. Careful mounding and mitigation planting will be required to minimise landscape and visual effects. A section of approx. 1m stone wall will need to be removed and the junction will change the views for road users of the C165 (HGV route to Barnard Castle). This wall is poor/ missing in some sections and would benefit from restoration.
- The new T junction with the C165 will be visible from the main entrance to Rokeby Park at West Lodge and possibly from a small parkland to the north due to the ha-ha, albeit at an oblique angle. The Topography of Joy's Pasture is such that the proposed Blue Route slip road to the underpass is expected to be barely visible from West Lodge.



LEGEND

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- View analysis point

PROPOSALS

- Blue II Route (Client's proposal)
- Improve for Private Means of Access (PMA) to allow access to Estates.

Section 3

Supporting Baseline Information

Description of the Site and Study Area

Refer to **Figure 1: Access and Circulation**

Rokeby Park is a Registered Park and Garden of Grade II* designation (reference 1000733). Rokeby Park is located approximately 3km southeast of Barnard Castle with the majority of the park located to the north of the existing A66 Trunk road connecting the A1(M) to the east with the M6 to the west. The A66 passes through the area of Registered Park and Garden between Ella's Bridge and Tutta Bridge with a section of the park located to the south of the trunk road in the north west of Greta Bridge. The boundaries of the park are formed by:

- The River Tees to the north;
- Mortham Wood, on the north bank of the River Greta, to the east;
- Great Bridge Bank Road and the line of the existing A66 to the south; and
- The C165 Rokeby to Abbey Bridge road to the west. An additional linear strip of land forms part of the park running from the C165 west along Church Plantation towards and including St Mary's Church.

Full details of the Historic England listing are included in Appendix B, and describes the site as:

Rokeby lies c 3km south-east of Barnard Castle, immediately north of the hamlet of Greta Bridge. The site is in an angle formed by the River Greta running along the east side and the River Tees on the north side. The precincts of Mortham Tower and a band of woodland on the east side of the Greta is included within the boundary. A by-road from Barnard Castle to Greta Bridge forms the northern part of the west boundary, and the old course of the A66 the south-west and south boundary. Included in the boundary is a path leading west through a band of woodland called Church Plantation from the junction of the Barnard Castle road and the A66 to St Mary's church. The A66 was diverted to bypass Greta Bridge during the late C20 and now cuts across the park north of the village. The c 48ha site is on land which slopes down to the valley of the Greta to the east in a rural and agricultural setting.

Significance of former south west entrance to Rokeby Park

The former south west entrance is shown on historic maps as the initial component of an imposing ceremonial approach to the house. Today the remaining piers (one dated 1725) and railings (19th-century) (Grade II) at the former SW entrance continue to indicate a significant property and estate within the park walls (1723) when approached on the A66. It is essential that proposals for upgrading the A66 do not impinge on the frontage of the former entrance or park walls any more than the existing road does today.

Significance of (Grade II*) Church Plantation within RPG boundary (west of C165)

This narrow strip of woodland west of the C165 is shown on historic plans and maps including Robinson's 1741 plan of the park, Wilden's plan and the 1857 Ordnance Survey. The path through Church Plantation is also shown on the 1857 OS. The link was a common feature on estates, not only for convenience but to demonstrate the strong relationship between the landowner and Church. It appears that the woodland may have been felled in the past and the mature trees which might be expected on a historic route from the house to the church, have been replaced.

St Mary's appears, as Giles Worsley's 1987 article in Country Life says, as a precursor to the estate for travellers approaching from the west. Its position, with the liturgical east end at the north, appears to have been chosen to allow the building to stand, like an ancient temple, end-on to the road. This choice and the church's classical design are typical of Thomas Robinson's enthusiasm for antiquity, amply demonstrated at Rokeby Park and elsewhere in the RPG.

Landscape Context

The Park is located at the south-west corner of the confluence of the Rivers Tees and Greta, within a rural and agricultural setting associated with the area between Barnard Castle and Greta Bridge. Land slopes gently from west to east towards the River Greta across the Park and the immediate surrounding study area, with high points at Westwick to the northwest (163m AOD) and Wilson House Clump near Brignall to the south (214m AOD).

The watercourses of the River Tees and River Greta form clear lines across the landscape from west to east and south to north respectively, with associated woodland and riparian vegetation.

Further areas of riparian vegetation such as Jack Wood along the Tutta Beck and Graham's Gill, Manyfold Beck Wood along Manyfold Beck and woodland to the north of the river Greta around the watercourse through East Shaws, along with the woodland at Church Plantation all contribute to the well vegetated and layered landscape within which Rokeby Park sits.

The line of the existing A66, which broadly follows the line of the historic Roman road from Scotch Corner to Penrith, was diverted around the settlement of Greta Bridge in the late 1970's and now passes through the area of Registered Park and Garden to the north of the village. The A66 is currently on single carriageway through the park, with a surface level junction connecting to the C165 allowing access to Barnard Castle. The C165 itself takes a tight north bend off the A66 immediately in front of the secondary access to the park on its west corner, where stone gate piers and railings mark a prominent entrance. The C165 continues north along the west boundary of the park in very close proximity to the boundary wall, with no verge between.

The Study Area includes the settlements of East Shaws to the northeast, Greta Bridge to the south of the park boundary, Brignall to the southwest and Westwick to the northwest. Scattered farmsteads are dotted throughout the agricultural study area, including West Shaws, Thorpe Farm, Ewebank, Tutta Beck Farm, Rokeby Grange and Tees Farm.

Section 4

Landscape and Visual Methodology

This study has been undertaken and reviewed with due diligence by Chartered Landscape Architects in liaison with heritage specialists.

This document is intended to discuss the broad landscape, visual and heritage issues that are likely to arise as a result of the proposed changes to the A66, focusing on the currently NH preferred Black Route, the Blue Route and a third option proposed by Rokeby Estates known as the Blue II Option.

It is not a Landscape and Visual Impact Assessment nor is it a Heritage Impact Assessment due to the lack of detail currently available.

The extent of the proposed development and indicative location of any proposed junction is considered in the context of the landscape and heritage of the site, and the visibility of the site and the surrounding area.

As full details of the proposed road widening and junction proposal options are not available at the time of writing, in considering potential effects, this document refers only to the broad proposed route option designs within the National Highways A66 North Trans-Pennine project Public consultation document, and in particular, the Cross Lanes to Rokeby section. Since all options are similar at Cross lanes, the document looks in particular at the Rokeby Park section.

The Study area and viewpoints included in this report were determined using a combination of map analysis and field work. Panoramic photography was taken at 1.5m above ground level with a digital SLR camera.

Section 5

Landscape Context

Landscape, Planning and Heritage Designations

Refer to **Figure 1:** Access and Circulation
Figure 2: Heritage Designations
Figure 3: Landscape and Planning Designations
(1.5km Study Area)

Scheduled Monuments

Rokeby Park itself includes the remains of St Michaels Church in the north part of the park, in proximity to the confluence of the 2 rivers, and is a Scheduled Monument. It is located approximately 800m north east of the suggested road proposals. Two further Scheduled monuments are located within the Conservation Area of Greta Bridge: Greta Bridge Roman Fort, Vicus and a section of Roman road located approximately 700m to the south east of the suggested road proposals and Greta Bridge itself, located approximately 750m to the southeast of the suggested road proposals.

Listed Buildings and Conservation Areas

There are 25 listed buildings located within the Registered Park and Garden of Rokeby Park, including St Mary's Church (which is connected to the main part of the park via a walk through Church Plantation), Figure 2.

A further 8 Listed buildings are located to the south of Rokeby Park, within the Conservation area of Greta Bridge, refer to Figure 2. A further 3 are located at Rokeby Grove, just south of the line of the A66 before it enters the Registered Park and Garden. The surrounding study area includes 11 listed buildings in and around Brignall and the site of the Medieval village of Brignall, 6 at

Thorpe Farm, 2 at East Wood Hall, 1 at Tutta Beck, 1 on the Roman road, 1 at Abbey Bridge, 2 at West wick and 4 at East Shaws.

The Greta Bridge Conservation Area is located south of Rokeby Park and includes the most southerly part of the park within its boundary. The Conservation Area stretches from Tutta Bridge to the northwest, The Morrith Hotel and Greta Bridge in the centre and to the south includes the grounds of The Morrith Hotel and Roman Fort.

Public Rights of Way and other Routes

The Teesdale Way Recreational Route travels along the line of the River Tees from west to east through the study area, connecting Cumbria with Durham. A number of further footpaths dissect the study area following the line of both the River Tees, the River Greta and connecting to and crossing the Roman road.



Plate 2: Grade I Listed Rokeby Park (house)



Plate 3: Grade II* Listed Church of St Mary



Plate 4: Grade II Listed Piers and Railings

Areas of High Landscape Value and Ancient Woodland

The Park and much of the surrounding study area are within the Durham Area of High Landscape Value which covers the majority of the landscape surrounding Barnard Castle from Bowes in the west to the County boundary to the east and includes the landscape surrounding Greta Bridge and to both sides of the existing A66. The Area of High Landscape Value is designated as such due its attractive, mature and undeveloped landscapes, which in this location is characterized by the mature riparian woodland and mixed deciduous woodland plantations, hedges with frequent hedgerows trees and small to medium linear field pattern.

The study area is also dissected by linear tracts of Ancient Woodland located predominantly along the line of the River Tees (Tees Bank Plantation and further woodland along the river banks to the east), the line of the River Greta (North Wood, Tebb Wood, Mill Wood) and the line of Tutta Beck and Grahams Gill tributaries to the River Greta (Jack Wood).

Landscape Character of the Study Area

National Character Areas

National Character Area Mapping is carried out by Natural England (Refer to Figure 4, Appendix A). The site, along with the whole of the 2km study area, falls within NCA22: Pennine Dales Fringe, the key characteristics of which are as follows:

- Side slopes of Pennine Dales uplands, predominantly sloping down to the east, but with locally varied topography formed by several

significant river valleys running from west to east, including the Wharfe, Washburn, Nidd, Ure, Swale and the broad vale of the Tees.

- A transitional landscape between the Pennine uplands to the west and the low-lying fertile landscape of the Vale of York to the east; mainly pastoral in the west, with rough grazing on the moorland edge, merging into mixed farming, with arable on the lighter soils in the east.
- A well-wooded landscape, with woodland along valleys, many copses and plantations on the side slopes, and hedges with hedgerow trees in the lowerlying arable areas.
- Several historic parklands, with woodlands and veteran trees.
- Field boundaries of drystone walls on higher ground and hedges in lower areas.
- A generally tranquil and rural area, with a distinctly ancient character in some parts, with several small, historic market towns including Kirkby Malzeard, Middleham, Masham, Richmond and Barnard Castle, linked by a network of minor roads.
- Vernacular buildings predominantly built of Millstone Grit, mingling with Magnesian Limestone in the east, with roofs of stone flags, Welsh slate and some pantiles, creating strong visual unity to rural settlements and farmsteads.
- Many rivers, including the Tees, Ure, Nidd and Wharfe, forming important landscape features along with their broad, glacially widened valleys. Smaller rivers, such as the Burn, Laver, Kex Beck and the Skell flow through steep-sided valleys following courses cut by glacial meltwaters.

- The well-wooded valley of the River Washburn has been dammed to create a series of reservoirs, and provides a popular recreation destination for those living in the Leeds conurbation.
- Historically rich area with many parklands, abbeys and historic buildings, well visited by adjacent urban populations, as well as medieval and Roman earthworks.

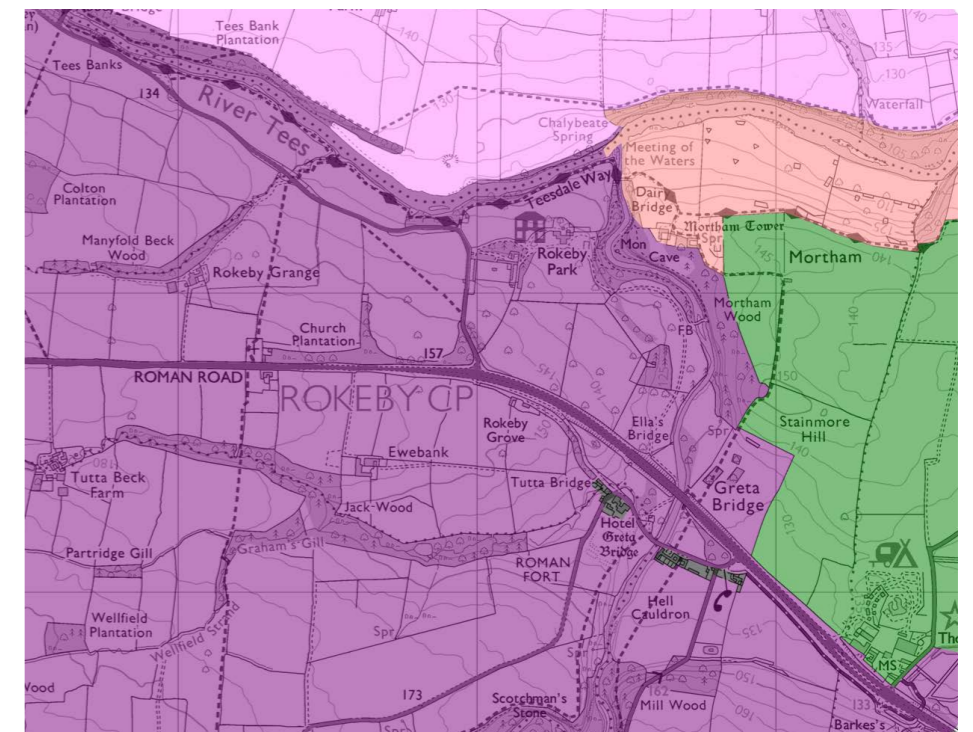


Plate 5: Extract from Local Character Areas Map (refer to Figure 7)

Local Character Areas

The Durham County Landscape Character Assessment 2008 characterizes the site and much of the surrounding area as within the County Character Area of Dales Fringe, with the area of Tees Lowland located to the east of the Rokeby Park boundary. The Broad Landscape Type Gritstone Vale, is attributed to the park and immediate surrounding area, with the Broad Character Area of Rokeby Park and the surrounding land to the southwest characterized as Barningham, Brignall and Rokeby, the description of which is as follows:

Barningham, Brignall and Rokeby

Gently sloping farmland on the southern flanks of the Tees Vale. A patchwork of arable fields and improved pastures is defined by sub-regular patterns of old hedgerows with scattered hedgerow oak, ash and sycamore. There are frequent small plantations of conifers or broadleaves. The River Tees is lined by low wooded bluffs or narrow riparian woods. Its tributaries, including the River Greta, lie in narrow steep-sided denes containing ancient ash and oak woodlands. There are historic parklands along the lower Greta at Rokeby Eastwood Hall, and remains of a medieval abbey at Egglestone. The small villages of Barningham and Brignall lie on the upper vale side.

Analysis of Landscape Character

The site is located within an Area of High Landscape Value, designated as such for its attractive, mature and undeveloped landscapes, and is within an area of Gritstone Vale (Broad Landscape Type) and the Barningham, Brignall and Rokeby Broad Character Area. The extent of Rokeby Park and the immediate landscape to the southwest, where the proposed road alterations will occur, displays the characteristics of both the National Character Area and the regional character type and broad area descriptions. The landscape is gently sloping towards the river valleys, with a good amount of quality landscape features throughout. Defining features of the area include riparian woodland and steep sided denes of the tributaries to the River Tees, mature roadside woodland vegetation, well maintained hedges with frequent hedgerow trees, and the mature designed landscape of Rokeby Park. Notwithstanding the presence of the A66, the landscape retains a small-scale rural quality, with a combination of local landscape types of lowland woods, denes and bluffs along watercourses, running through dene pastures and wooded arable land with patches of lowland woodland throughout. The parkland landscape of Rokeby is of a definite and marked character within this wider landscape which reinforces the historic quality of the local area.

Section 6 Visual Context and Key Views

The visual amenity of the area is defined by the topography and amount of mature vegetation which contains views in the most part. Short and medium distance views are possible across the landscape, however, longer distance views tend to be screened or filtered by the vegetation, and are limited to 1 or 2 fields distance. Views from and within Rokeby Park tend to be similar, in that the views are often contained to short and medium distance, due to the riparian and blocks of woodland planting to the north-west, north and east, the A66 roadside vegetation and parkland trees to the south and the height and location of the boundary wall to the west. There are however, glimpse views of moving traffic along the A66 from within the park and adjacent to the house, due to the elevated position of the road as it passes through the southern part of the park. There are clear, close range views to the very busy A66 at its junction with the C165 from the secondary entrance into the park and from the adjacent verge. Woodland planting on the northwest corner of this junction, as part of Church Plantation, contains views to the north and west, and directs views along the main carriageway. The mature woodland vegetation on both sides of the A66, in particular that to the north, helps to contain the road corridor during the summer months and therefore limits its visual influence over the wider landscape.

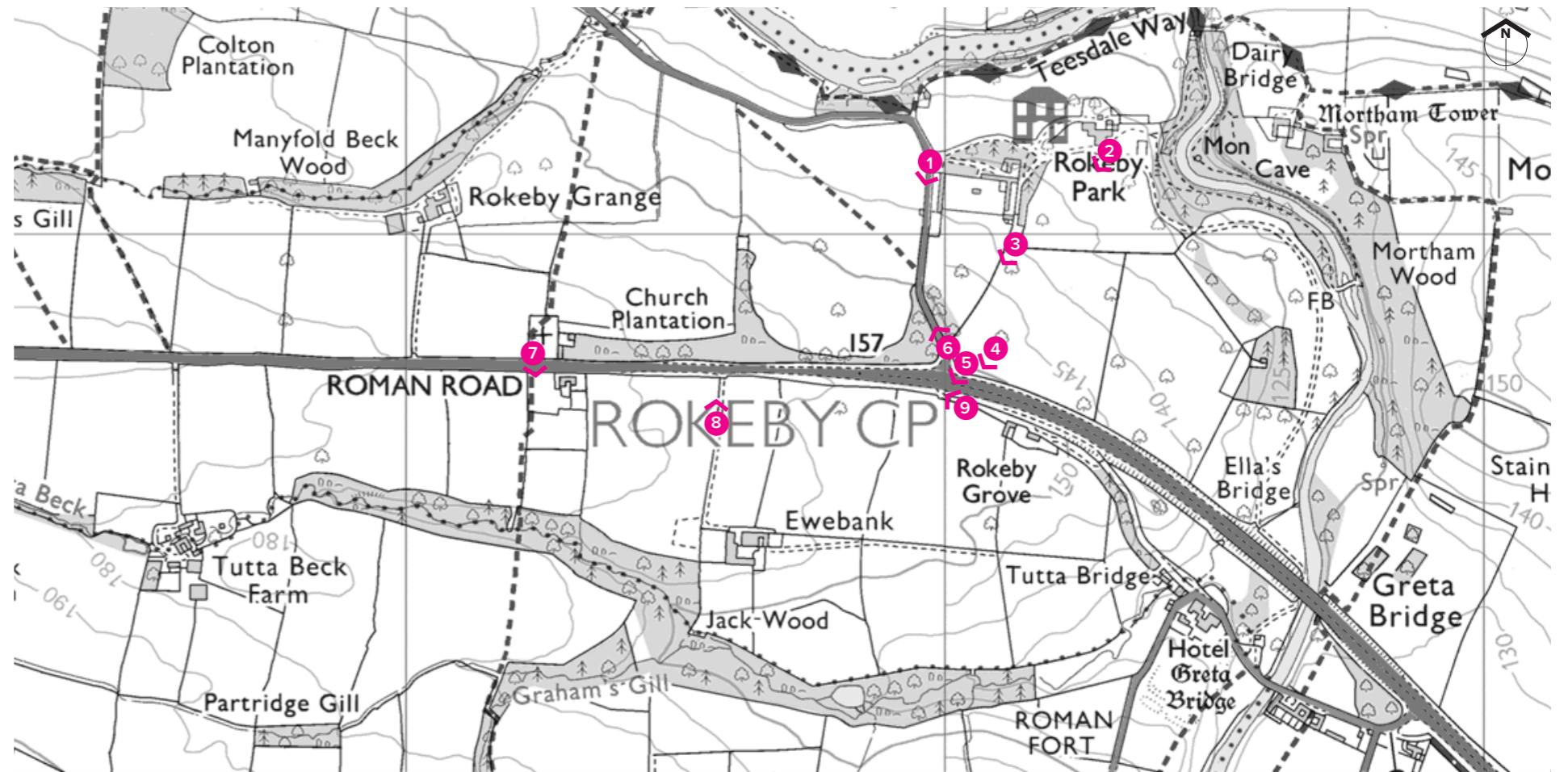


Plate 6: Viewpoint locations



1 View from access to Rokeby Park looking south-west



2 View from Rokeby Park (house) looking south west towards boundary wall and A66 along line of historic vista



3 View from farm track within grounds of Rokeby Park



4 View from within Rokeby Park to the south-west of the Grade II listed piers and railings looking south to the A66



5 View from the Grade II listed piers and railings looking south west to the A66



6 View from land adjacent to the C165 junction and Grade II listed piers and railings, looking north-west



7 View from PROW footpath within grounds of Grade II* Listed Church of St Mary



8 View from access track to Ewebank Farm looking north



9 View from verge of A66 westbound looking north towards Rokeby Park

Section 7

Summary of the Historic Significance of Rokeby Park

by Fiona Green, Garden Historian

Introduction

Rokeby Park is an important historic landscape. Rokeby is one of only five parks and gardens registered by Historic England as Grade II* in County Durham ^{1,2} The park is of Outstanding Significance and of International or National importance. There are no Grade I registered parks in County Durham. There are currently 455 Grade II* parks and gardens in England.

Site Description

Sir Thomas Robinson 1st Baronet (172/3-1777) built the neo-Palladian villa, Rokeby Park (Grade I) between 1725-31. Adjacent buildings to the north and east of the house include a 19-century gunroom (Grade II) and 18-century ice house (Grade II). Further estate buildings lie to the south west and include 18th-century stables (Grade II), gardener's house (Grade II) and 18th-century farm buildings (Grade II). Mortham Tower (Grade I) was built during the 14th-century for the Rokeby family and stands east of Rokeby Park. The site of a church is marked with a group of tombstones (Grade II) and the base of a cross (Grade II), located close to the north east entrance of the estate. The majority of the parkland lies to the south of the house and the boundary is adjacent to the A66. The pleasure grounds around the house are separated from the southern section of the park by a ha-ha.

Rokeby pleasure grounds

The ha-ha crosses the park from a point south of the kitchen gardens then leads north to follow the curved edge of woodland above the bank of the river Greta. The ha-ha allows simultaneous views from walks in the pleasure grounds to the park and north towards Mortham Tower. The lawns west of the house are ornamented with 18th-century urns (Grade II) and antiquarian

items as well as a Roman milestone and Roman alters (Grade II). The pleasure grounds extend south east to a ridge above the river Greta which overlooks the River Garden. Robinson's plan which he published in 1741 shows the river, possibly canalised at the east end, approached by a circuitous, serpentine walk from the mansion through what appear to be shrubberies³. The path joins another serpentine path just above an area of banks and rocks. The alternative route onto a linear terrace would have allowed views across the park before descending to the river via angled slopes. This area is shown in an 18th-century painting attributed to George Cuitt c. 1750s.^{4,5}

Paths through the pleasure grounds lead north to an 18th-century Dairy Bridge (Grade II) and allow views of the house, parkland and confluence of the river Tees and Greta. Further on the paths lead to Scott's Cave or Scott's Grotto (artificial) which was the subject of Sir Walter Scott's epic poem 'Rokeby' inspired by the picturesque landscape and stories of the Rokeby family.⁶ An 18th-century bridge nearby (Grade II) was chosen as a subject by watercolourist John Sell Cotman (1782-1842). JMW Turner (1775-1851) sketched Mortham Tower when he visited the area in 1816.

Rokeby parkland

Sir Thomas Robinson enclosed the park in 1725 and planted the estate woodland between 1730 - 1737. Fournier's plan shows entrances from the north, north east, east and south west. The west entrance is depicted on the plan with four piers. The entrances were improved in the early 19th-century, probably by JBS Morritt. Today the main entrance is located at the west entrance lodge and marked by a neoclassical lodge with an entrance screen and gate piers topped by sphinxes (Grade II). The drive leads east and north-east before dividing to approach the rear of the house and south front.

The south west entrance (shown on Robinson's plan of 1741) no longer exists although two gate piers, one dated 1725, remain and are connected by 19th-century railings (Grade II). The east entrance with screen, wall and railings (Grade II) is located at Greta Bridge and separated from the estate by the A66. The Rokeby Park villa is surrounded by parkland and scattered trees. Robinson and Wilden's plans show platoons of trees in the south section of the park. Remnant trees have survived from an avenue leading north from Greta Bridge, and are shown on the plan by Robinson of 1741 and an undated, late 18th-century plan by Wilden.^{7,8} Woodland belts around the perimeter of the estate are shown by Robinson and Wilden and have also survived although diminished in size. Both the Robinson and Wildon plans depict estate woodland with axial rides from the now defunct entrance at the junction with the A66, on the west bank of the Greta and the main approach to the house. Rides are also shown through the woodland. The woodland was reduced by the time of the 1857 Ordnance Survey and the axial rides were no longer evident.

St. Mary's church (Grade II*) was designed by Thomas Robinson c.1765 and consecrated in 1778⁹ (subsequently confirmed by Sir A.Morritt as consecrated in 1776). J.S. Morritt commissioned John Carr to complete the interior of the building.¹⁰

The church is located on the south west side of the park across the C165. It stands on a rising at the end of a walk through woodland and has some limited visual connection with the park that may have been more prominent before the woodland matured.

1. The other four parks in County Durham registered by Historic England as being of Special Historic Interest in England Grade II* are; Auckland Castle Park List Entry Number 1000727, Croxdale Hall List Entry Number 1001271, Hardwick Park List Entry Number 1000730, Raby Castle List Entry Number 1000732.

2. Rokeby was originally in Yorkshire until changes in the county boundaries.

3. Worsley, G (1987) Rokeby Park I. Country Life March 19. p. 75

4. Historic England (2000) Register of Historic Parks and Gardens of Special Historic Interest in England List Entry description 1000733.

5. Worsley, G (1987) Rokeby Park I. Country Life March 19. p. 75

6. Scott, W. (1813) Rokeby: A poem.

7. Published by Foudrinier, P (1735) Six plans and elevations of the House and Park of Rokeby ... Seat of Hon. Sir. T. Robinson Bart. from Simpson. P. (2017) The Forgotten Foudrinier: The Life, Times and Work of Paul Foudrinier

8. no date. made prior to death of J.S. Morritt in 1791

9. Illustration of drawing Worsley p. 78

10. British Listed Buildings

Context for the design of Rokeby Park

The park is among a number of important designed landscapes created in the 'Natural Style' in England during the early 18th century by a group of contemporaries who shared interests in landscape aesthetics and were often connected through marriage.

Robinson married Elizabeth neé Howard eldest daughter of Charles Howard the 3rd Earl of Carlisle (1669-1738) whose extensive landscape garden at Castle Howard was developed between 1698 and 1738.¹¹ Robinson was brother in law to John Aislabie (1670-1742) who created gardens at Studley Royal from 1715. Robinson's niece was married to Thomas Duncombe of nearby Duncombe Park.

Robinson's plans for the design of the park were published in 1741.¹² Worsley describes the grounds as being inspired by Pliny's garden, a combination of 'naturalistic landscape, highly formalised garden design and carefully contrived naturalism' as disseminated by William Kent.¹³

Robinson's sent his thoughts on the design of landscape gardens to the 3rd Earl of Carlisle in a letter dated 1734, '*There is a new taste of gardening just arisen, which has been practiced with so great success at the Prince's garden in town [Carlton House], that a general alteration of some of the most considerable gardens in the kingdom is begun, after Mr. Kent's notion of gardening, viz. to lay them out, and work without either level or line. By this means I really think the 12 acres the Prince's garden consists of, is more diversified and of greater variety than anything of that compass I ever saw; and this method gardening is more agreeable, as when finished, it has the appearance of beautiful nature, and without being told, one would imagine art had no part in the finishing, and is according to what one hears of the Chinese,*

entirely after their models for works of this nature, where they never plant straight lines or make regular designs. The celebrated gardens of Claremont, Chiswick, and Stowe are now full of labourers, to modernise the expensive works finished in them, even since everyone's memory. If this grows a fashion, t'will be happy for that class of people, as they will run no risk of having time to lay on their hands.'¹⁴

Robinson had only just come of age when he commenced building Rokeby Park and setting out the landscape. Another of his contemporaries and possible influences was Richard Boyle, 3rd Earl of Burlington (1694-1753) who owned Chiswick. Burlington was an acknowledged exponent of Palladian architecture and was involved in debate regarding garden taste with numerous garden designers and writers. This included William Kent who assisted with the design of the landscape garden at Chiswick, which is known as one of the first gardens where the Natural Style was attempted.¹⁵ Burlington's Yorkshire seat was at Londesborough Park, Yorkshire where he made alterations to create a naturalistic landscape during the early 18th century.¹⁶

The prevailing landscape theories among these contemporaries related to a transition from rigid geometric layouts applied to paths and planting and changing to open lawn settings for buildings, irregular groups of trees, sinuous bodies of water and the creation of vistas. In addition to William Kent This approach was taken by other well known designers such as Batty Langley (1696-1751) and Stephen Switzer (1782-1745). Switzer prepared design for pleasure grounds in the Natural Style at Gibside, Gateshead between 1731 and 1732.¹⁷

Evidential value provided by Archaeological Services University of Durham The A66 originated as a Roman road that extended from Scotch Corner, via Bowes, to Brougham. Today this section of road is known as Margery 82, Pastscape monument number 1031457. Ivan Margery's original description says

that it branched from Dere Street, the present A1, at Scotch Corner; the first 2.5km is hard to see but "from this point nearly all the way to Brough, save in a few short lengths, the road is still in use" (Margery 1973, 434).

The road at Rokeby is well above the level of the fields on its south side, but the level difference is markedly less on the north (Plate 7). It is possible that Roman deposits remain within the modern embankment. Road surfaces have been found both to the east and west of the study area, near Scotch Corner and Bowes (Vyner et al., 2001; Howard-Davis et al., 2014). In 2018, foundations of the Roman road were discovered during improvement works on the A66 near Kirkby Thore in Cumbria.

The listed milestone and church and the adjacent unlisted school building are close to the north side of the present road. The former Rectory, also unlisted, is on the opposite side, close to the church. This group of buildings are part of the designed estate and provide evidence of how eighteenth century estates were structured.

Other aspects of evidential value

Private collections at Rokeby include three important paintings showing the park a) A view of Rokeby Park seen across the river Greta, attributed to George Cuitt, b) A bird's eye view of Rokeby attributed to George Cuitt, c) Robinson and friends in front of Rokeby. Plans for the park, house and Rokeby church have also survived.

Topographical descriptions of Rokeby provide evidence of how the estate appeared during the 18th and 19th-centuries. Authors such as the poet Thomas Gray (1716-1771), Arthur Young (1741-1820) and William Hutchinson (1732-1814) published accounts of the area in which the picturesque features of Rokeby featured prominently. Tour guides such as Garland's 1813 tour guide stated it

was a place that cannot be passed without a visit.¹⁸ Artists have also contributed to evidential value of the parkland, these include Joseph Mallord William Turner (1775-1851), John Sell Cotman (1782-1842) and Thomas Girtin (1775-1802).

The evidential value of Rokeby Park is considerable

Historical value

The Rokeby parkland has high illustrative value as an early example of a landscaped park set out in the ‘Natural Style’. The park is a representative example of the development of landscaped parks during the early 18th-century. The Rokeby parkland is significant as the original design for the landscape can still be interpreted in conjunction with the buildings and structures which were part of Robinson’s overall concept for the estate. This is particularly notable with regard to the open lawned setting of the grand Palladian country house.

There is illustrative value in the numerous listed structures at Rokeby Park including the Grade I house and Mortham Tower which are of Outstanding Significance and of International or National importance. There are 14 Grade II buildings and structures which are of Considerable Significance - National or Regional importance (north east England). The park itself is registered as Grade II* which is also of Outstanding Significance and of International or National importance.

The site also has important associative value due to connections with leading national figures of the 18th and 19th-centuries. Sir Thomas Robinson was a leading amateur architect and man of fashion. His design for Rokeby was described by Colvin as an ‘original and highly effective composition that had no precedent among English country houses’.¹⁹ J.B. S. Morritt (1772-1843), whose father J. S. Morritt purchased the estate in 1769, was a traveller, writer, classical scholar, collector and connoisseur. John Sell Cotman (1782-1842) visited Rokeby on a sketching tour lasting two weeks in 1805. Sir Walter Scott’s (1771-1832) romantic, narrative poem

‘Rokeby’ was dedicated to J.B.S. Morritt following his stay at Rokeby 1809 and made Rokeby famous throughout Britain.

The historical value of Rokeby Park is exceptional

Aesthetic value

The Rokeby parkland has high aesthetic value as the setting to Rokeby Park. The relationship between the warm yellow-ochre Palladian villa and its elegant lawn setting is inspired. The park is a substantial designed landscape and the smooth grassland with scattered trees contrasts dramatically with the surrounding rural and agricultural land. The boundary wall indicates a large park within with glimpsed views only rarely available from the A66. However, the interior of the park is designed to exploit numerous views of the house, Mortham Tower, features such as Dairy Bridge, the surrounding landscape and river Greta. The emphasis on spatial relationships in the landscape garden at Rokeby demonstrates the early 18th-century interest in manipulating space and views and encompassing ‘all nature as a garden’.²⁰ The majority of these relationships have survived since they were laid out in the early 18th-century. The ha-ha also remains, exemplifying an important feature of early England landscape gardens.

The aesthetic value of Rokeby Park is exceptional

Communal value

Rokeby park has social value as a place which attracts visitors who have the opportunity to enjoy the tranquillity, natural and manmade beauty, historic designed landscape and architectural features.

The communal value of Rokeby Park is considerable

Impact of Highways England proposals on significance

The south west corner of the Grade II* registered park (which includes woodland west of the C165) is an area of Considerable Significance and will be affected by all the options for upgrading the A66.

Impact of Highways England proposals on former south west entrance to Rokeby

The former south west entrance is shown on historic maps as the initial component of an imposing ceremonial approach to the house. Today the remaining piers (one dated 1725) and railings (19th-century) at the former SW entrance continue to signify a significant property and estate within the park walls (1723) when approached on the A66. It is crucial that proposals for upgrading the A66 do not impinge on the frontage of the former entrance or park walls any more than it does already.

Impact of Highways England proposals on woodland within register boundary (west of C165)

The woodland west of the C165 is shown on historic plans and maps including Robinson’s 1741 plan of the park, Wilden’s plan and the 1857 Ordnance survey. The path from the house to the church is also shown on the 1857 Ordnance survey. This was a common feature on estates, not only for convenience but to show the strong relationship between the landowner and Church. It appears that the woodland may have been felled in the past and the mature trees which one would expect on a historic route from the house to the church have been replaced.

11. Historic England Register of Parks and Gardens of Special Historic Interest in England Grade I. List Entry Number 10001059
12. The Robinson papers went to his brother, the then Archbishop of Armagh. The latter founded the Armagh Robinson Library. It contains the ‘Rokeby Colection’ bound in green tooled leather. Thos Robinson’s version of Palladio contains manuscript additions to the plans of buildings like Rokeby.
13. *ibid.* p. 78
14. Hunt J D (1987) *The Genius of the Place The English Landscape Garden* cited p.46
15. Jacques .p.33

16. Historic England Register of Historic Parks and Gardens Grade II* List Entry Number 1000924
17. Historic England Register of Historic Parks and Gardens Grade I List Entry Number 1000508
18. Garland, R (1813) *A Tour in Teesdale, including Rokeby and its environs.* p. 25
19. Colvin H (1978) *A Biographical Dictionary of British Architects 1600-1840* p. 703
20. Horace Walpole (1717-1797) *Walpole, H History of the Modern Taste in Gardening*

Section 8

Heritage Assets

by Richard Annis, Archaeologist

The Co Durham Historic Environment Record lists four designated heritage assets within or immediately adjacent to the proposed development area, though there are others within a short distance of the site boundary (see plan attached). These designated assets include three listed structures: a milestone about 80m west of the drive to Tutta Beck Farm (Grade II, List no. 1121674); the church of St Mary (Grade II*, List no. 1121673); and the piers and railings south-west of Rokeby Park (Grade II, List no. 1160738). The fourth designated asset is Rokeby Park, a Grade II* Park and Garden (List no. 1000733).

The road

The A66 originated as a Roman road that extended from Scotch Corner, via Bowes, to Brough. Today this section of road is known as Margery 82, Pastscape monument number 1031457. Ivan Margery's original description says that it branched from Dere Street, the present A1, at Scotch Corner; the first 2.5km is hard to see but "from this point nearly all the way to Brough, save in a few short lengths, the road is still in use" (Margery 1973, 434).

The road at Rokeby is well above the level of the fields on its south side, but the level difference is markedly less on the north (Plate 7).

It is possible that Roman deposits remain within the modern embankment. Road surfaces have been found both to the east and west of the study area, near Scotch Corner and Bowes (Vyner et al., 2001; Howard-Davis et al., 2014). In 2018, foundations of the Roman road were discovered during improvement works on the A66 near Kirkby Thore in Cumbria.



Plate 7: View NW from the Ewebank access road, with the A66 carriageway well above the level of the fields



Plate 8: Park wall on the east side of the C165 junction



Plate 9: The path through Church Plantation is no longer visible

The Registered Park

The Grade II* park has a stone wall on the east side of the minor road (C165) from the listed railings and piers (Plate 8). This is not listed separately but is an integral part of the Registered site. The Park includes a strip of woodland that runs along the north side of the A66 the west of the C165 junction. This appears to be a self-seeded wood rather than a deliberate plantation. The National Heritage List description for Rokeby Park mentions a path running through the wood to St Mary's Church. This is no longer extant as a path; a rough track used in recent timber extraction runs along the same line (Plates C-E).



Plate 10: Evidence of recent timber extraction in Church Plantation, looking east



Plate 11: Evidence of recent timber extraction in Church Plantation, looking west

The Buildings

The listed milestone and church and the adjacent unlisted school building are close to the north side of the present road. The former Rectory, also unlisted, is on the opposite side, close to the church. It lies well below the level of the carriageway (Plate 12).

ARUP's Significance Appraisal of 20th July 21 concluded that the Old Rectory "is of limited significance due to the lack of original fabric internally and externally the character, appearance and its setting have been greatly altered.....overall the significance of the asset can be determined as medium to low".

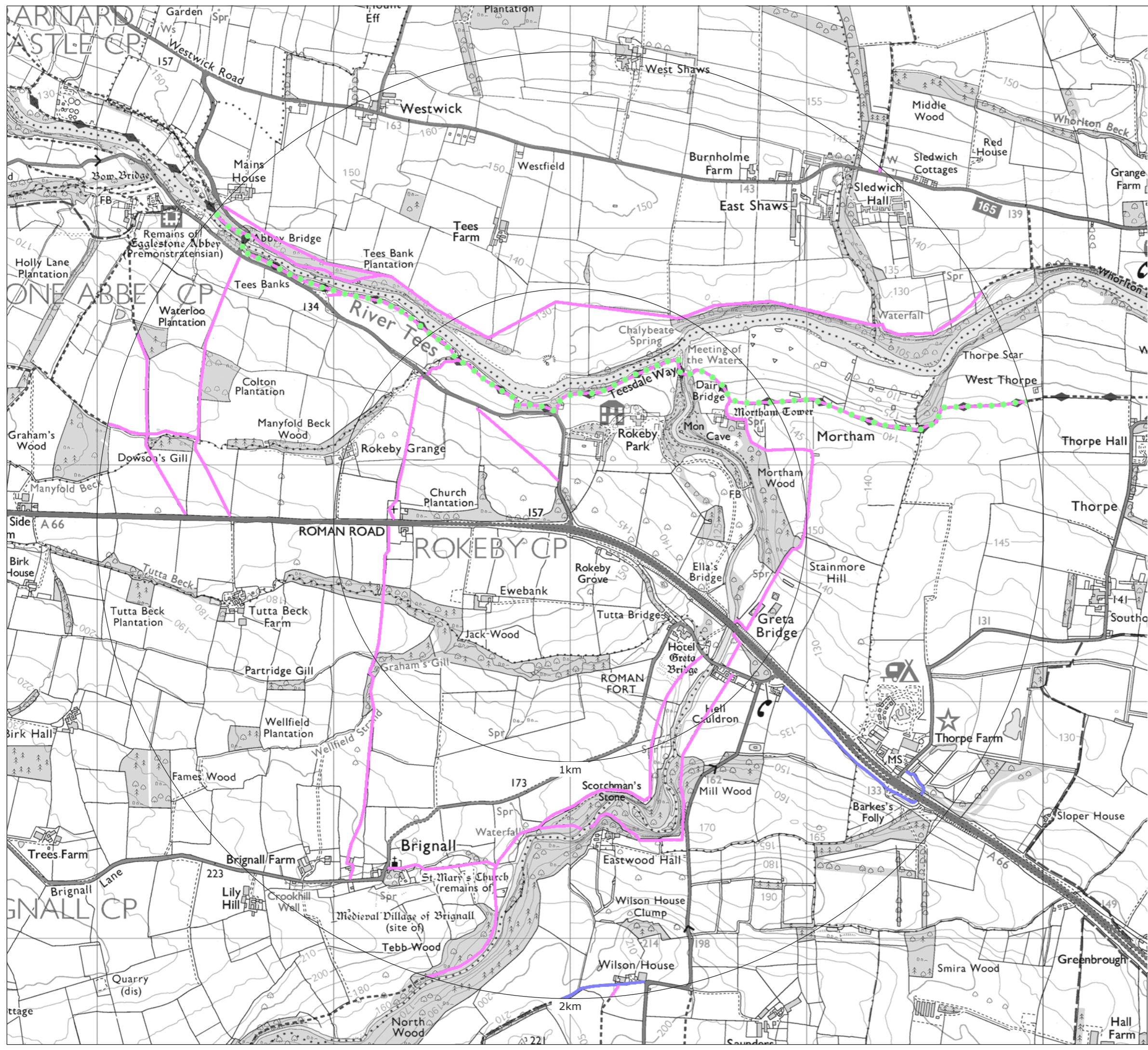


Plate 12: The Rectory, close to and below the west-bound carriageway






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http://www.pastscape.org.uk/hob.aspx?hob_id=1031457

Section 10
Figures



LEGEND

-  Site Boundary
-  Study Area - 2km Radius
-  Footpath
-  Bridleway
-  Recreational Route - Teesdale Way



Site Aerial





LEGEND

- Site Boundary
- Study Area - 2km Radius
- Scheduled Monuments
- Listed Buildings
- Conservation Areas
- Registered Parks and Gardens

SCHEDULED MONUMENTS

1. REMAINS OF ST MICHAEL'S CHURCH, 50M NORTH WEST OF DAIRY BRIDGE, ROKEBY PARK
2. GRETA BRIDGE ROMAN FORT, VICUS AND SECTION OF ROMAN ROAD
3. GRETA BRIDGE

LISTED BUILDINGS

1. IVY COTTAGE AND ATTACHED SMITHY, GRADE II
2. CLOSE COTTAGE NETHER WESTWICK, GRADE II
3. EAST SHAW'S FARMHOUSE AND WALL ATTACHED TO NORTH, GRADE II
4. WALL ADJOINING TO EAST OF EAST SHAW'S FARMHOUSE, GRADE II
5. WALL, HA-HA WALL AND RAILINGS TO SOUTH OF EAST SHAW'S FARMHOUSE, GRADE II
6. SLEDWICH HALL, GRADE II
7. ABBEY BRIDGE, GRADE II*
8. WEST LODGE AND ENTRANCE SCREEN, GRADE II
9. STABLE BLOCK 180 METRES SOUTH WEST OF ROKEBY PARK, GRADE II
10. GARDEN HOUSE, OUTBUILDINGS AND WALLS, TO SOUTH WEST OF ROKEBY PARK, GRADE II
11. STABLEYARD COTTAGE, TO SOUTH WEST OF ROKEBY PARK, GRADE II
12. FARMBUILDING GROUP TO NORTH OF GARDEN HOUSE, GRADE II
13. PLATFORM WITH ROMAN ALTARS ON LAWN WEST OF ROKEBY PARK, GRADE II
14. SUNDIAL ON LAWN WEST OF ROKEBY PARK, GRADE II
15. ROMAN MILESTONE AGAINST WEST WALL OF ROKEBY PARK, GRADE II
16. GUNROOM ON NORTH OF ROKEBY PARK REAR COURT, GRADE II
17. ROKEBY PARK AND ATTACHED STABLES, GRADE I
18. 8 URNS ON LAWN TO SOUTH OF ROKEBY PARK, GRADE II
19. ICE HOUSE 40 METRES EAST OF ROKEBY PARK, GRADE II
20. GROUP OF TOMBSTONES CIRCA 50 METRES NORTH WEST OF DAIRY BRIDGE, GRADE II
21. CROSS BASE CIRCA 50 METRES NORTH WEST OF DAIRY BRIDGE, GRADE II
22. DAIRY BRIDGE COTTAGE, GRADE II
23. DAIRY BRIDGE OVER THE RIVER GRETA, GRADE II
24. HERM OF CERES 40 METRES WEST OF MORTHAM TOWER, GRADE II
25. MORTHAM TOWER, GRADE I
26. SIR WALTER SCOTT'S GROTTTO, IN BANK OF RIVER GRETA SOUTH WEST OF MORTHAM TOWER, GRADE II
27. TERRACE WALL TO SOUTH OF MORTHAM TOWER, GRADE II
28. FARMBUILDINGS TO EAST OF MORTHAM TOWER AND ATTACHED WALLS, GRADE II
29. FOOTBRIDGE 220 METRES SOUTH EAST OF MORTHAM TOWER, GRADE II
30. MILESTONE 80 METRES WEST OF ENTRANCE TO TUTTA BECK FARM, GRADE II
31. TUTTA BECK COTTAGES, GRADE II
32. CHURCH OF ST MARY, GRADE II*
33. PIERS AND RAILINGS 500 METRES SOUTH WEST OF ROKEBY PARK, GRADE II
34. STABLE TO WEST OF ROKEBY GROVE, GRADE II
35. ROKEBY GROVE, GRADE II
36. SUNDIAL ON LAWN 10 METRES SOUTH OF ROKEBY GROVE, GRADE II
37. THE MORRITT ARMS HOTEL, GRADE II
38. EAST LODGE TO ROKEBY PARK, GRADE II
39. EAST ENTRANCE SCREEN TO ROKEBY PARK, WITH ATTACHED WALLS AND RAILINGS, GRADE II
40. GRETA BRIDGE, GRADE II*
41. THE SQUARE, GRADE II
42. THE SQUARE (NUMBERS 3 TO 6 CONSECUTIVE) WITH FARMBUILDING RANGE TO LEFT OF NUMBER 6, GRADE II
43. THE SQUARE RANGE OF FARMBUILDINGS TO REAR OF NUMBER 5, GRADE II
44. GABLE END ROKEBY HOUSE THE COTTAGE, GRADE II
45. ANVIL HOUSE, GRADE II
46. FRONT GARDEN WALLS TO BRIGNALL FARMHOUSE, GRADE II
47. BRIGNALL FARMHOUSE, WITH ATTACHED OUTBUILDING TO EAST, GRADE II
48. BROOKSIDE WITH ADJACENT OUTBUILDINGS, GRADE II
49. IVY COTTAGE AND ADJACENT OUTBUILDING TO SOUTH, GRADE II
50. BARN 20 METRES SOUTH OF CHURCH OF ST MARY, GRADE II
51. CHURCH OF ST MARY, GRADE II
52. BRIGNALL GRANGE, GRADE II
53. 5 LISTED BUILDINGS
54. NORTH AND WEST WALLS OF GARDEN TO WEST OF EASTWOOD HALL, GRADE II
55. FARM BUILDINGS TO WEST OF EASTWOOD HALL, GRADE II
56. EASTWOOD HALL, GRADE II
57. FARMBUILDINGS TO WEST OF THORPE GRANGE FARMHOUSE, GRADE II
58. WALLS, RAILINGS AND GATEPIERS TO SOUTH OF THORPE GRANGE FARMHOUSE, GRADE II
59. COACH HOUSE RANGE TO NORTH OF THORPE GRANGE FARMHOUSE, GRADE II
60. THORPE GRANGE FARMHOUSE, GRADE II
61. MILESTONE 30 METRES SOUTH EAST OF THORPE GRANGE FARMHOUSE, GRADE II
62. THORPE FARMHOUSE AND ADJACENT OUTBUILDINGS, GRADE II*

1164_ROKEBY PARK, A66






Figure 2
Heritage Designations

28.06.19

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LEGEND

-  Site Boundary
-  Study Area - 2km Radius
-  Ancient Woodland
-  Area of High Landscape Value
-  Site of Special Scientific Interest






Site Aerial

1164_ROKEBY PARK, A66
 Figure 3
 Landscape and Planning Designations
 28.06.19



LEGEND

-  Site Boundary
-  Study Area - 2km Radius
-  NCA22. Pennine Dales Fringe



Site Aerial

1164_ROKEBY PARK, A66






Figure 4
National Character Areas

28.06.19

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LEGEND

-  Site Boundary
-  Study Area - 2km Radius
-  Gritstone Vale
-  Lowland River Terraces
-  Lowland Vale



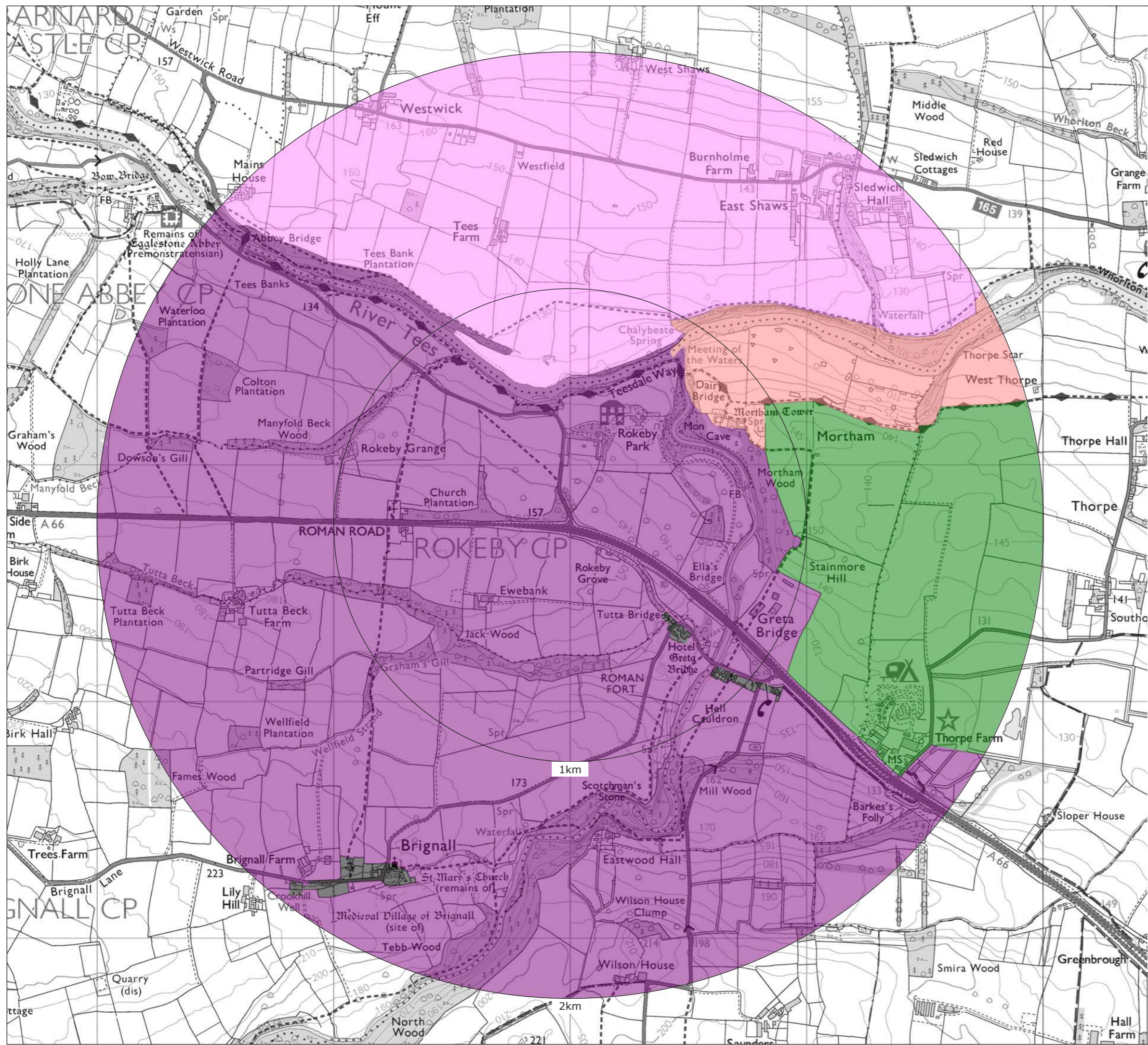
Site Aerial

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Figure 5
Broad Landscape Types

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LEGEND

-  Site Boundary
-  Study Area - 2km Radius
-  Barnigham, Brignall & Rokeby
-  Newsham & Cleatlam
-  River Tees
-  Southern Tees Vale: Hutton Magna
-  Urban



Site Aerial

1164_ROKEBY PARK, A66

Figure 6
Broad Character Areas

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Viewpoint 1 - View from access to Rokeby Park looking south-west



Viewpoint 2 - View from Rokeby Park (house) looking south west towards boundary wall and A66 along line of historic vista

1164_ROKEBY PARK, A66

Figure 7
Photographic Viewpoints 1 and 2

26.10.21

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Viewpoint 3 - View from farm track within grounds of Rokeby Park



Viewpoint 4 - View from within Rokeby Park to the south-west of the Grade II listed piers and railings looking south to the A66

1164_ROKEBY PARK, A66
 Figure 8
 Photographic Viewpoints 3 and 4
 26.10.21
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Viewpoint 5 - View from the Grade II listed piers and railings looking south west to the A66



Viewpoint 6 - View from land adjacent to the C165 junction and Grade II listed piers and railings, looking north-west

1164_ROKEBY PARK, A66

Figure 9
Photographic Viewpoints 5 and 6

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Viewpoint 7 - View from PROW footpath within grounds of Grade II* Listed Church of St Mary



Viewpoint 8 - View from access track to Ewebank Farm looking north

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Figure 10
Photographic Viewpoints 7 and 8

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Viewpoint 9 - View from verge of A66 westbound looking north towards Rokeby Park

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Figure 10
Photographic Viewpoints 9

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Details
Pleasure grounds and park of mid to late C18 with early C19 entrance lodges.

HISTORIC DEVELOPMENT

The site was owned by the Rokebys from the early medieval period until its sale c 1610 to William Robinson, a London merchant. It remained in the Robinson family until 1769 when it was sold to J S Morrill. An undated map of the park by W Wildon was drawn up for J S Morrill, who died in 1791. His son, J B S Morrill, was a close friend of Sir Walter Scott and a noted collector and connoisseur. The estate has stayed in the family and remains (1998) in private ownership.

DESCRIPTION

LOCATION, AREA, BOUNDARIES, LANDFORM, SETTING Rokeby lies c 3km south-east of Barnard Castle, immediately north of the hamlet of Greta Bridge. The site is in an angle formed by the River Greta running along the east side and the River Tees on the north side. The precincts of Mortham Tower and a band of woodland on the east side of the Greta is included within the boundary. A by-road from Barnard Castle to Greta Bridge forms the northern part of the west boundary, and the old course of the A66 the south-west and south boundary. Included in the boundary is a path leading west through a band of woodland called Church Plantation from the junction of the Barnard Castle road and the A66 to St Mary's church. The A66 was diverted to bypass Greta Bridge during the late C20 and now cuts across the park north of the village. The c 48ha site is on land which slopes down to the valley of the Greta to the east in a rural and agricultural setting.

ENTRANCES AND APPROACHES The main entrance is from the Barnard Castle road where there is an early C19 neoclassical lodge and entrance screen with gate piers surmounted by sphinxes (listed grade II). A drive leads east and north-east before branching, with one route leading to the rear of the house and the other to the front (south side). An entrance with stone gate piers (formerly dated 1725, listed grade II) and a railed screen, probably of early C19 date, lies immediately north of the junction of the Barnard Castle road and the A66. A third entrance, with Greek Revival style screen walls and a lodge (early C19, listed grade II), lies at the southern tip of the site in the hamlet of Greta Bridge in a part of the park cut off from the remainder by the new line of the A66. The drive which led north to the house is an avenue between the entrance and new road, and this part is shown as an avenue on the late C18 map. The artist J S Cotman mentions in a letter that he had made suggestions to J B S Morrill about the lodges, which Morrill intended to take.

At the north-eastern tip of the site there is a cottage, called Dairy Bridge Cottage, which is described as a lodge on the 1854 OS map. It lies at the east end of Mortham Lane and a drive leads from it running south-east to Mortham Tower.

PRINCIPAL BUILDING Rokeby Park (listed grade I) was built 1725-31 by Sir Thomas Robinson. The building has a symmetrical three-storey central block flanked by pavilions which are set back and have attached blocks, also set back, so that the composition forms a pattern of receding cubes when viewed from the south front. The house is in use as a private residence (1998).

Immediately north of the house is a late C19 detached gunroom (listed grade II), and c 200m to the south-west there is a complex of buildings including C18 stables (listed grade II) and a gardener's house (listed grade II) which are ranged with ancillary buildings around the north and east sides of the kitchen garden. A group of early C18 farm buildings (listed grade II) lie to the north of the gardener's house.

The family home of the Rokebys, built in the C14 following destruction of a previous house by raiding Scots, was Mortham Tower (listed grade I). This lies c 300m east of Rokeby Park on high ground overlooking the River Greta. It acts as an eyecatcher on the horizon when viewed from the garden and park and is a feature of axial views marked on the late C18 estate map. The Tower is in use as a private residence (1998).

GARDENS AND PLEASURE GROUNDS There are lawns on the east and west sides of the house. A line of C18 urns (all listed grade II) is ranged along the west side of the house, and items of antiquarian interest are disposed around the lawns in this vicinity. These include a Roman milestone and a number of Roman altars (all listed grade II).

On the east side of the house there is a scarp at the edge of the lawn where the land falls steeply away to the Greta, and paths lead down to the riverside. The river is overlooked by cliffs on its eastern bank, and the river banks have been strengthened using revetment walls, shown on a C18 painting (guidebook). Paths lead to the north and Dairy Bridge (C18, listed grade II) which crosses the Greta c 50m south of its confluence with the Tees and frames views up and down the river. The walk continues southwards on the wooded side of the river from which there are views of the house and parkland. The paths lead to an artificial cave (listed grade II) cut into the limestone cliffs c 300m south-east of the house, which is called Scott's Cave or Scott's Grotto. Sir Walter Scott's epic poem Rokeby, published in 1813, was inspired by the dramatic scenery and romantic stories of the Rokeby family. South of Scott's Cave, and c 350m south-east of the house, there is a rustic C18 bridge (listed grade II) crossing a stream. This was the subject of a painting by Cotman.

Paths continue through the woodland, and the river can be crossed via footbridges linking an island c 600m south-east of the house. The late C18 estate map does not show the woodland and paths on the east side of the river and they were probably laid out by J B S Morrill in the late C18 or early C19.

PARK There is parkland on all sides of the house consisting of open pasture land with scattered trees. A ha-ha runs from the riverbank next to the island and footbridges, c 600m south-east of the house, to a point south of the kitchen garden, c 300m south-west of the house. The remains of an avenue, shown in similar form on the C18 estate map, lies c 400m south-east of the house. The park is sheltered by belts of trees much as shown on the C18 map, which shows axial rides cut through the woodland and dotted lines representing views. From the entrance at the junction of the Barnard Castle road and the A66, rides through woodland were aligned with the house, Mortham Tower, and Stainmore Hill to the east. Rides in a block of woodland alongside the Greta c 200m east and south-east of the house were aligned with Mortham Tower and Stainmore Hill. The woodland belts have been thinned and no evidence for the rides appears to survive.

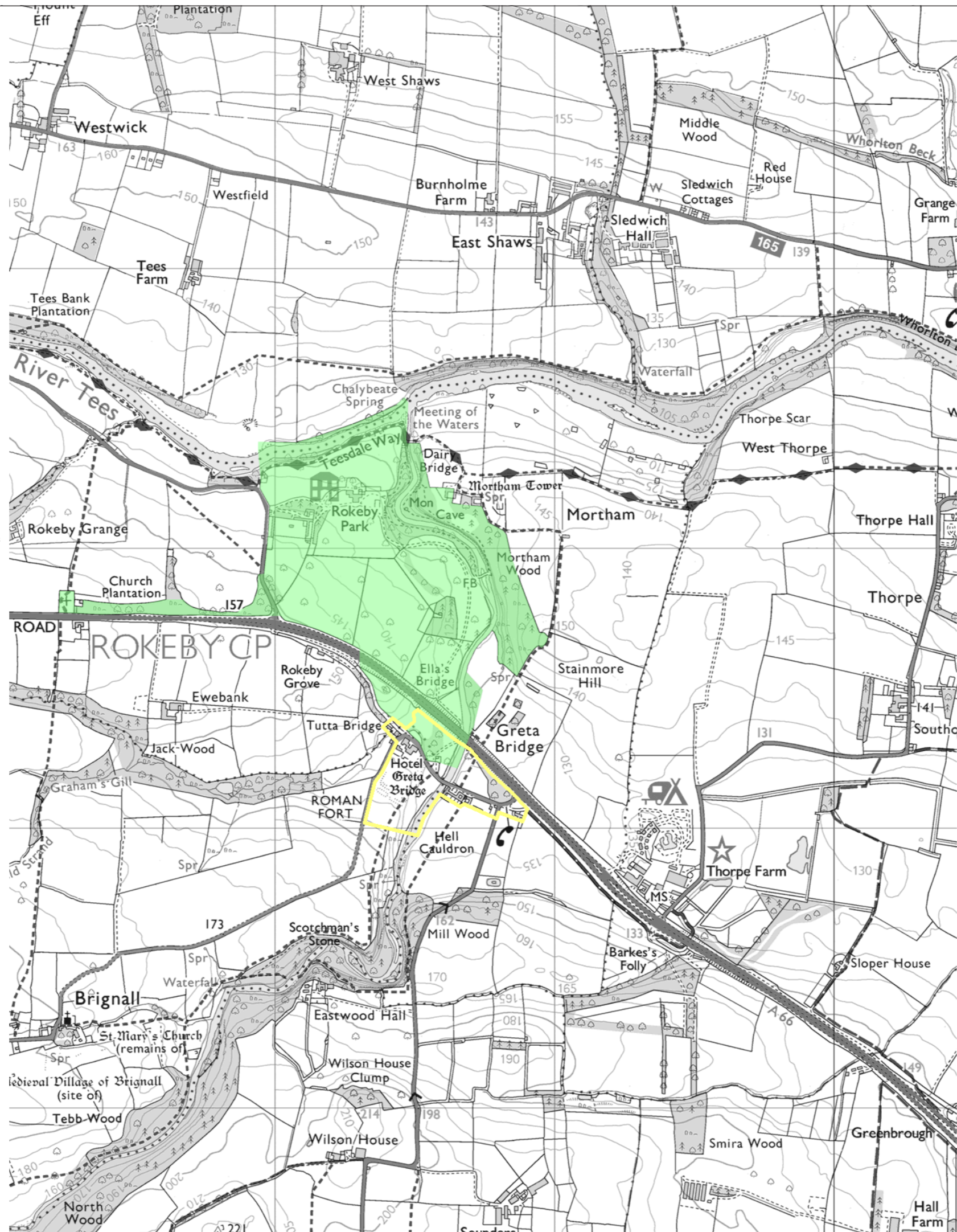
On the north side of the house the parkland overlooks the Tees to the north and there are views over the river to open land to the north. In the north-east corner of the parkland there is a group of tombstones and a cross base (all listed grade II) on the site of a church.

A path leads west from the junction of the Barnard Castle road and the A66 through a band of woodland to St Mary's church (listed grade II) which was built c 1765 probably to Thomas Robinson's own design. The church stands on high ground overlooking Rokeby Park and may have figured in views from the house before tree cover reached full maturity.

Sir Thomas Robinson enclosed the park with walls in 1725 and planted it during the period 1730 to 1737. In a letter of 1734 Robinson thanks Lord Carlisle for beech and Spanish chestnut trees sent from Castle Howard.

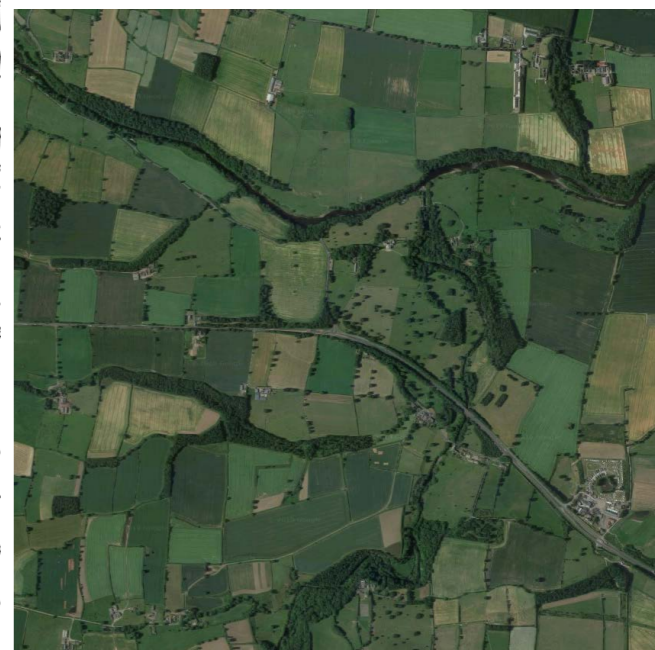
KITCHEN GARDEN The kitchen garden lies c 250m south-west of the house and consists of a rectangular, brick-walled enclosure. It is shown on the late C18 map subdivided into small compartments.

REFERENCES Country Life, 42 (22 September 1917), pp 276-82; (29 September 1917), pp 300-5; 117 (19 May 1955), pp 1302-5 Rokeby Park, guidebook, (1986)



LEGEND

- Site Boundary
- Study Area - 2km Radius
- Conservation Areas
- Registered Parks and Gardens



Site Aerial

1164_ROKEBY PARK, A66

Figure 12
Registered Park and Garden Listing

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Section 11
Appendices

Appendix A References

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