

Heritage Statement

Proposed Repointing of 2 Elevation Sections:

Sneyd Arms Farm, Basford Green, Leek, Staffordshire. ST13 7ER

14 March 2026

1. Introduction

This listed building application is for the careful removal of the remaining pointing on 2 elevation sections (Panel on the South West Elevation and the South East Gable End) and repointing with a lime mortar at Sneyd Arms Farm, Basford Green.

The repointing is required as much of the existing is a mix of either lime and cement mortar that has spalled and has led to internal water ingress and damp issues.

2. Heritage Assets

Sneyd Arms Farm is listed Grade II as below:

Historic England List Entry

Sneyd Farmhouse

List entry Number 1038093

Date first listed 15 Dec 1986

The entry does not comprise part of an Asset Grouping

Details:

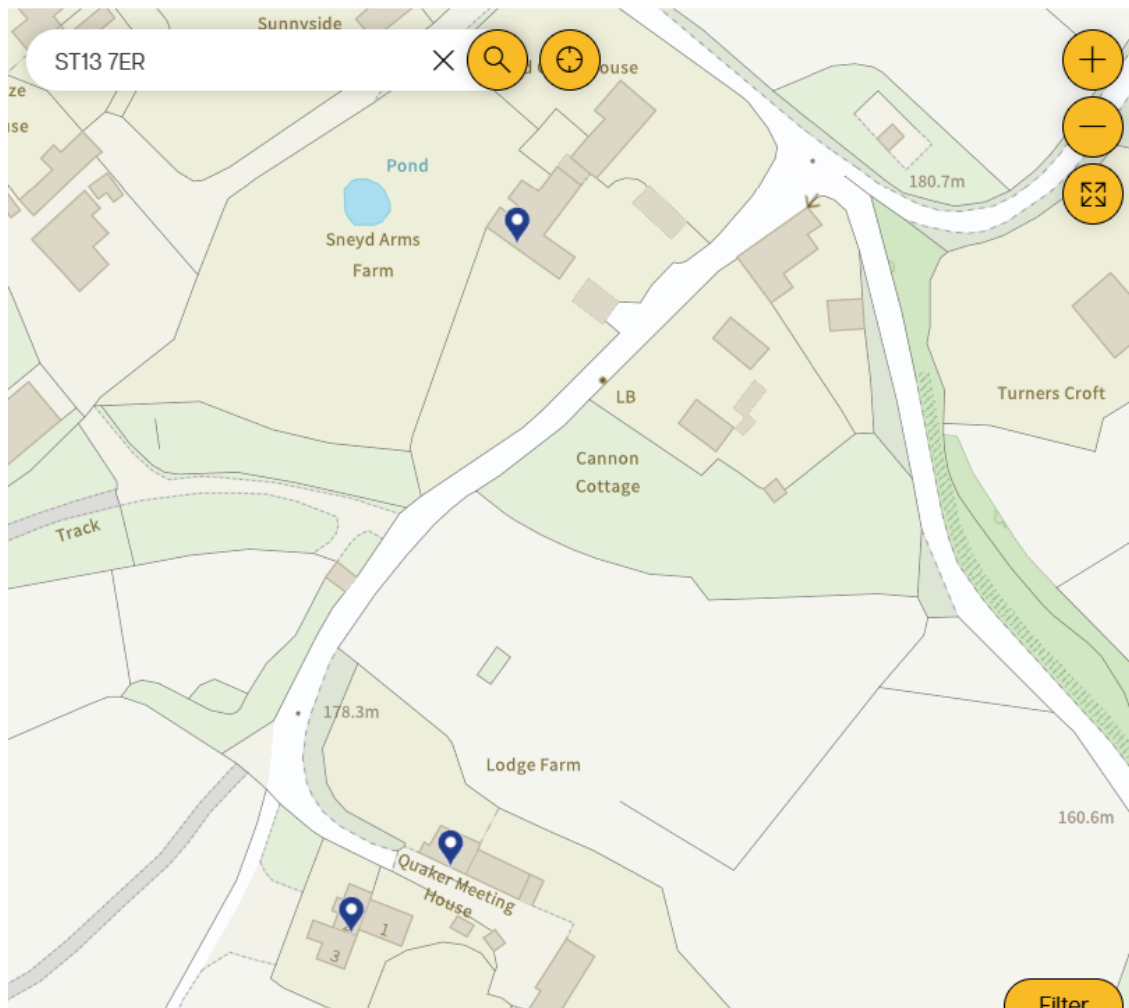
CHEDDLETON C.P. BASFORD GREEN SJ 95 SE 5/36 Sneyd Farmhouse – GVII

Farmhouse. C18, modified early C19 with C20 alterations. Coursed dressed and squared stone; tiled roof; pitched verge parapets; end stacks. L-shaped plan. 2-storey somewhat formal front with slightly projecting gable to the left of centre bearing a nearly symmetrical arrangement of 3 small casements to the first floor (actually offset to the left) over a matching pair below flanking the entrance which has a corbelled moulded hood and fielded 2-panelled door; set-back wing to the right is of 2 widely spaced small (16)-pane casements in imitation of sashes; similar wing to the left of lower ridge height and one bay with 20-pane casements.

National Grid Reference SJ99067 51672

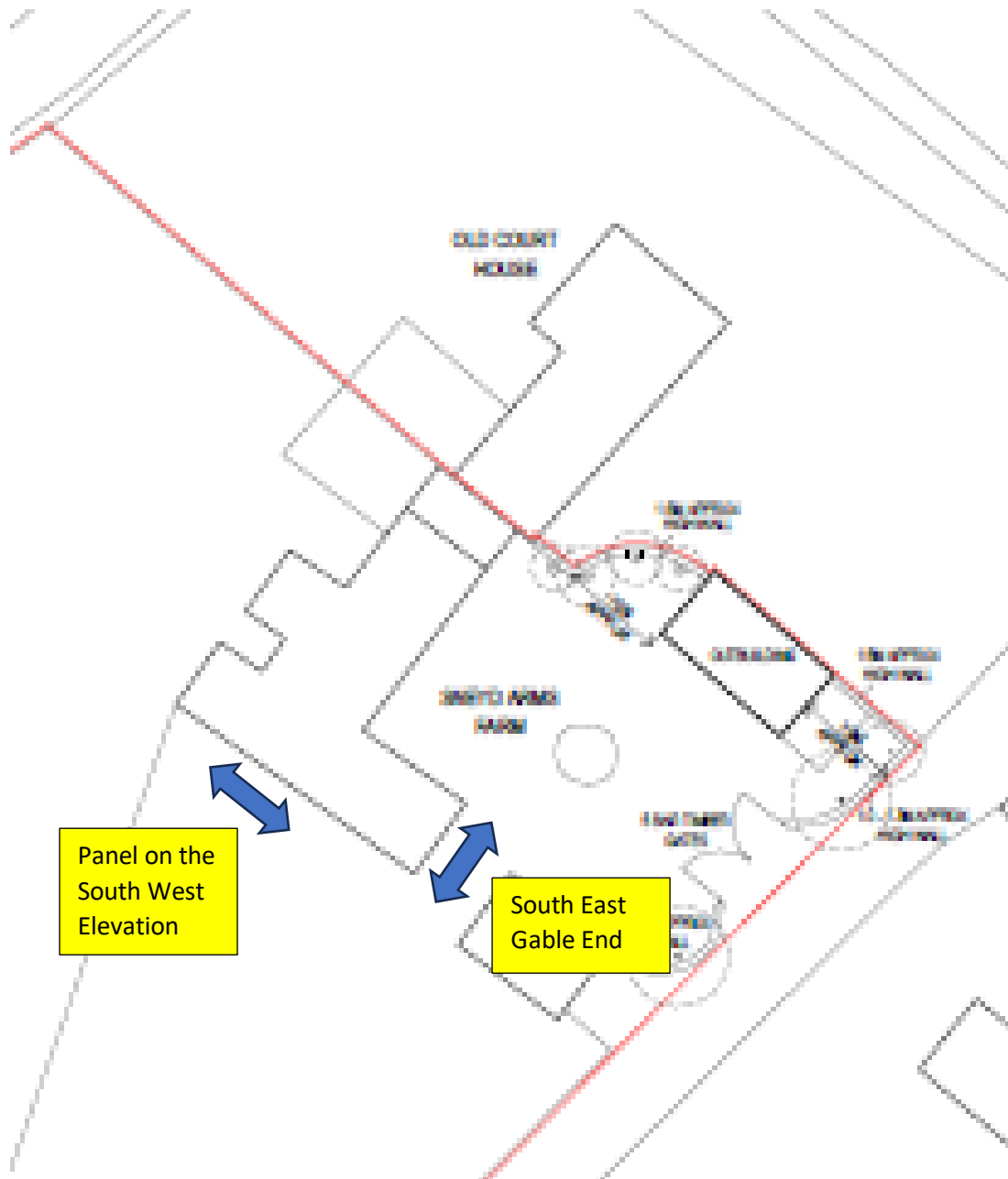
Appendix 1 of this document includes a series of Historical Maps from 1839, 1900, 1925, 1938, 1955 and 1971

Neither the Panel on the South West Elevation or the South East Gable End are in direct line of sight of any other listed building. The nearest listed buildings are circa 120m away being Lodge Farmhouse (Grade II) and Lodge Cottages (Grade II), as shown on the Historic England map below:



3. Elevation Sections for Proposed Repointing

The below plan shows the elevation sections that are subject to this application:



The below photograph is of the Panel on the South West Elevation to be repointed.



The below photograph is of the South East Gable End Elevation to be repointed



4. Existing Condition

The below close up photographs of the each elevation help to show that the existing pointing has spalled.



Close Up of the Panel on the South West Elevation



Close Up of the South East Gable End Elevation

5. Proposed Works

The proposal is to carefully remove the remaining cement and lime pointing on 2 elevation sections (Panel on the South West Elevation and the South East Gable End) using hand tools only so as not to damage the existing stone work. The pointing will then be replaced with a lime mortar, proposed as 4 parts building sand, 1 part sharp sand and 2 parts NHL 3.5, as agreed with the Conservation Officer. The use of the lime mortar is how it should have been as the use of cement mortar is inappropriate on listed, stone built properties such as this.

A sample panel will be prepared by the builder for approval by the Conservation Officer prior to commencing the works, subject to Listed Building Consent.

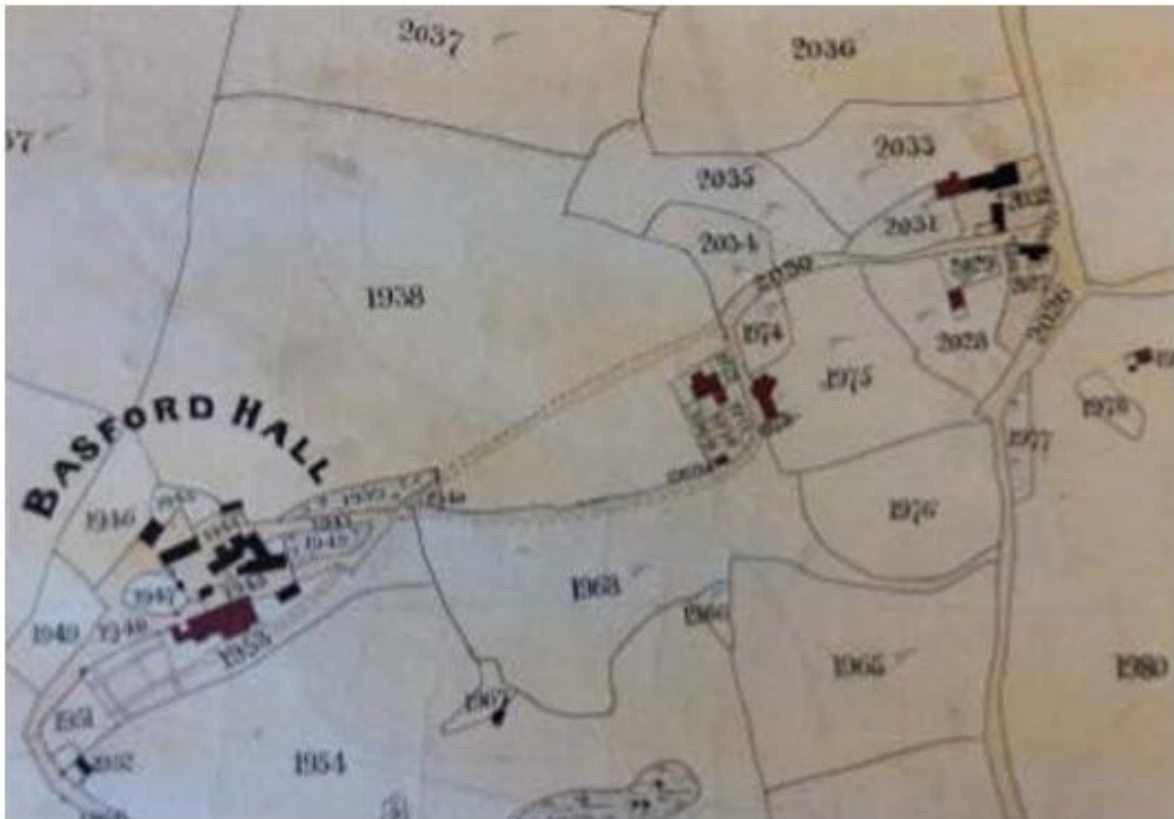
More details of the proposed works are provided in the accompanying Schedule of Works to this application

6. Summary and Conclusion

The proposal to repoint the Panel on the South West Elevation and the South East Gable with a lime mortar is needed due to issues with water ingress and damp within the property. The work will involve the careful removal of the remaining lime and cement mortar, with the cement mortar being inappropriate anyway and replaced with a lime mortar, as agreed with the Conservation Officer.

All works will be carried out as advised by the Conservation Officer.

Appendix 1 – Historical Maps





1938 Map



1955 Map



1971 Map