

Summary of DRO document D503B/1/17

Lease of quarry, Amber Wharf and limeworks, railway and Codnor Park works to Edward Banks Company.

This contract (lease) was let by John Beresford, Margaret Outram, William Jessop and John Wright (the Company) on 1st June 1805 to Edward Banks, George Harrison Eades and Henry Wright (Edward Banks Co.).

The key clauses in the contract are summarised below.

- The Company leases to Edward Banks Co. the following for a period of 14 years;
 1. A quarry of limestone extending to 12 acres (except those rights owned by Hon. Lord Scarsdale) with full power to extend the quarry as necessary in the working of the quarry.
 2. The Amber Wharf on the Cromford Canal at Bullbridge including three limekilns, kiln yard, three iron wagons, dwelling house and two acres of land.
 3. The railway extending from the quarry to the Amber Wharf including forty iron wagons and four wooden wagons.
 4. Four limekilns at Codnor Park.
- Edward Banks Co, shall have free use of the roads from the limekilns to the Cromford and Langley Mill turnpike roads and the privileges belonging to the Company necessary for getting the limestone, for ganging the limestone to Amber Wharf and Codnor Park and for carrying out the business of burning, selling and delivering lime at the two locations;
- Payments due to the Company for all limestone quarried, sold and carried away from the Amber Wharf for being burnt or used as a flux at the Butterley or other ironworks shall be equal to two fifths of the total value of the limestone;
- Payments due to the Company for all limestone quarried, sold and carried away from the Amber Wharf for paving roads or being converted into marble or for other building purposes shall be equal to two fifths of the total value of the limestone;
- Payments due to the Company for limestone stappled and all limestone and chirt quarried, sold and carried away from the Amber Wharf for the purpose of making or repairing roads shall be equal to one fifth of the total value of the limestone;
- Payments due for the kilns at Amber Wharf, iron wagons, yard and buildings shall be equal to two sevenths of the total value of the lime sold at the Amber Wharf;
- Payments will fall due every four weeks and be paid within the four weeks following the day payment calculations are made. Payments will also made free from all taxes and deductions;

- Payments made for the limestone and lime at Amber Wharf must be a minimum of one thousand three hundred pounds each year of the fourteen year term and if in any one year, payments fall short of this amount additional sums of money will be paid to the Company to make up the shortfall;
- Payments for four kilns, wharf, railway and sheds at Codnor Park shall be equal to one sixth part of the value of sums sold or burnt;
- Payments made for Codnor Park must be a minimum of six hundred pounds each year of the fourteen year term and if in any one year, payments fall short of this amount additional sums of money will be paid to the Company to make up the shortfall;
- Edward Banks Co. shall also pay boat and discharge all taxes and other duties etc now taxed and paid on any of the leased premises;
- Edward Banks Co. shall purchase from the Company all coal and slack used for burning limestone in the kilns at the Amber Wharf and Codnor Park. In addition Edward Banks Co. shall purchase at least fifteen thousand tons of coal (excluding that used in the limekilns) every year;
- Edward Banks Co. shall be limited to carrying, selling and burning into lime, only limestone quarried at Crich within the counties of Derby, Nottingham, York, Lincoln, Leicester and Stafford for the term of the lease;
- Edward Banks Co. shall sell the following at the stated prices - two shillings per ton for all limestone suitable for burning into lime, two shillings and two pence per ton selected for flux for furnaces, not less than one shilling and no more than one shilling and three pence for small limestone and chert for roads, four shilling per ton for stone dressed for paving and ten shilling per ton for all stone properly stappled for marble slabs. Any variation to these selling prices must be agreed in writing by the Company;
- Edward Banks and Co. shall sell lime at the following prices - no less than two shillings and two pence per quarter (of eight Winchester bushels) and no more than two shillings and nine pence at the Amber Wharf and no less than two shillings and seven pence and no more than two shillings and nine pence per quarter at Codnor Park; and
- Edward Banks Co. shall be responsible for the maintenance of the limestone quarry, buildings, limekilns , railways, wagons, wharf etc and shall surrender the premises and property in good repair and condition at the termination of the contract.