



Ashford Local Development Framework Landscape Character Study

for Ashford Borough Council & English Partnerships

ASSESSMENT & DATA SET : Stour Gap

November 2005

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Studio Engleback
8a London Road
Tunbridge Wells
Kent TN1 2EJ

Tel: 01892 538 537
Fax: 01892 538 438
email info@studioengleback.com
web: www.studioengleback.com

studio**engleback**

The survey team included:

Luke Engleback MLI Chartered Landscape Architect
Louise Hooper MLI Chartered Landscape Architect
Gary Grant MIEEM Ecologist
Mark Goddard Ecologist
Alex Morse Ecologist
Andrea Kenworthy MLI Chartered Landscape Architect
Hans Martin Aambo Assistant Landscape Assistant
Jacinta Faithfull Assistant Landscape Assistant
Katrin Pfeiffer Senior Landscape Architect
Katie Davis MLI Chartered Landscape Architect

The phase 1 study period ran from late August to November 2004 the phase 2 study ran from June to October 2005

The assessment team included:

Luke Engleback MLI Chartered Landscape Architect
Professor Michael Ellison Past President of the Landscape Institute
Gary Grant MIEEM Ecologist
Andrea Kenworthy MLI Chartered Landscape Architect

The reports were compiled with the above plus:

Paul Mamo
Roger Cooper
Shinishiro Ito
Lukas Boras

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Preface

The Landscape Character Study was carried out following guidelines set out by the Countryside Agency. The landscape was divided into Landscape Description Units (LDUs), based on the Historic landscape characterisation study for Kent 2001. The Study Area was divided up into sectors from A - G the order was the priority at the time for looking at areas concerned with GADF to feed into the planing of those areas - F and G being landscapes that woudl not be considered for development.

Each LDU parcel was assessed from an average of 3 points - larger LDUs had more reference points than smaller ones - by two surveyors. Landscape Description Units were based on the Kent Historic Landscape Character Study 2002; Landscape Character Areas of Kent were taken from the Babbie/KCC report 2004.

All sites were viewed from public rights of way using a combination of transport by car and walking footpaths and bridleways. Site notes were recorded on a two-sided A4 record sheet by hand and later transferred to the word documents contained in this data set.

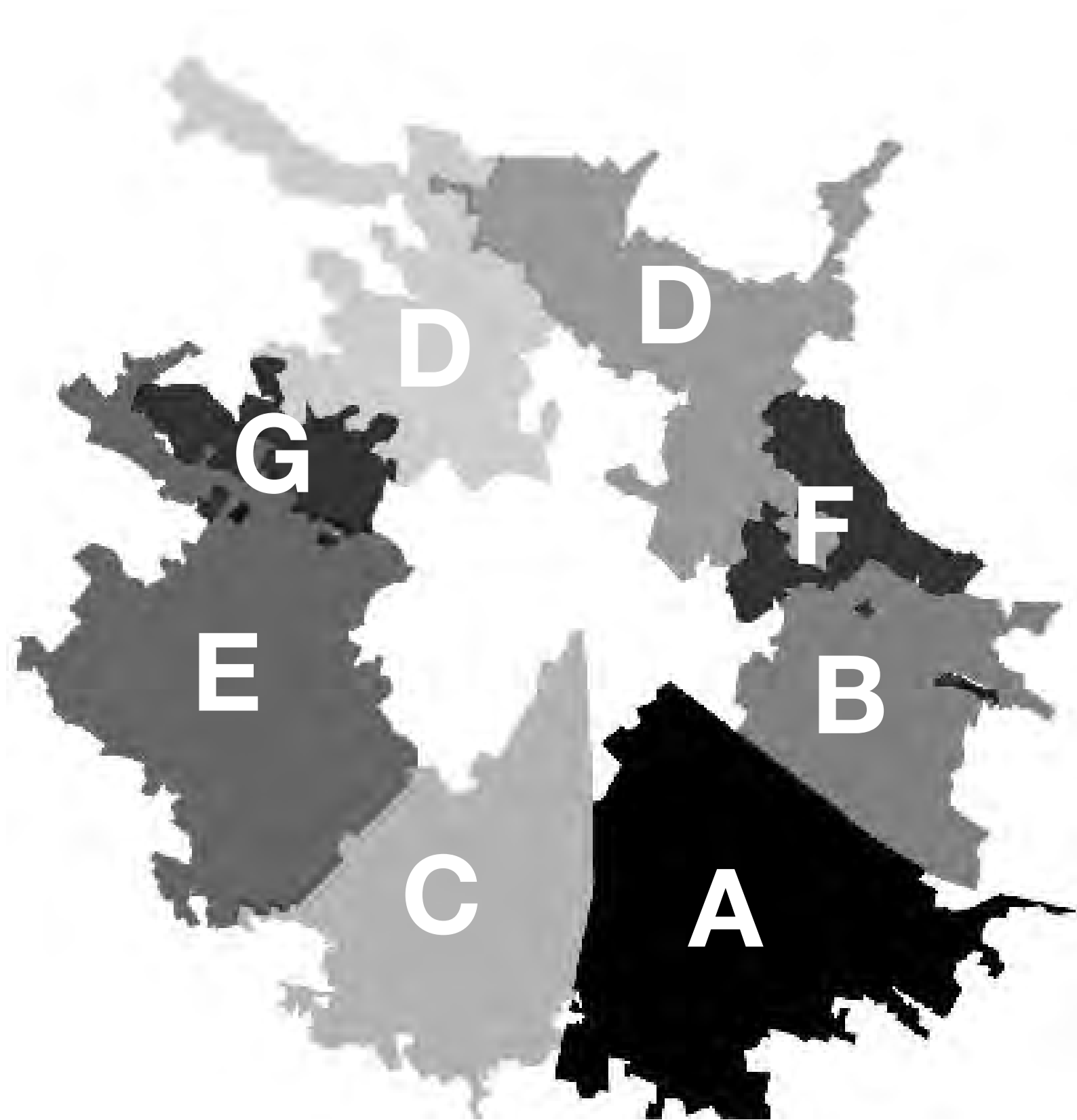
Each LDU is numbered, each filed photograph carries the LDU reference and a photograph location number reference - e.g. D1.3 for LDU D1, third photograph location. The photographs have been saved as jpegs and were generally taken at 1Gb resolution. This data set includes the location maps for the key photographs taken of each LDU. The photogrpahs plus a digital set of the data sheets are contained in a CD bound into the back cover of the data set.

Ordnance Survey maps have been used as a base for hand-drawn plans and scanned for location of photographs etc are reproduced by permission of Ordnance Survey on behalf of HMSO Ashford Borough Council License No LA077038 © Crown copyright. All rights reserved.

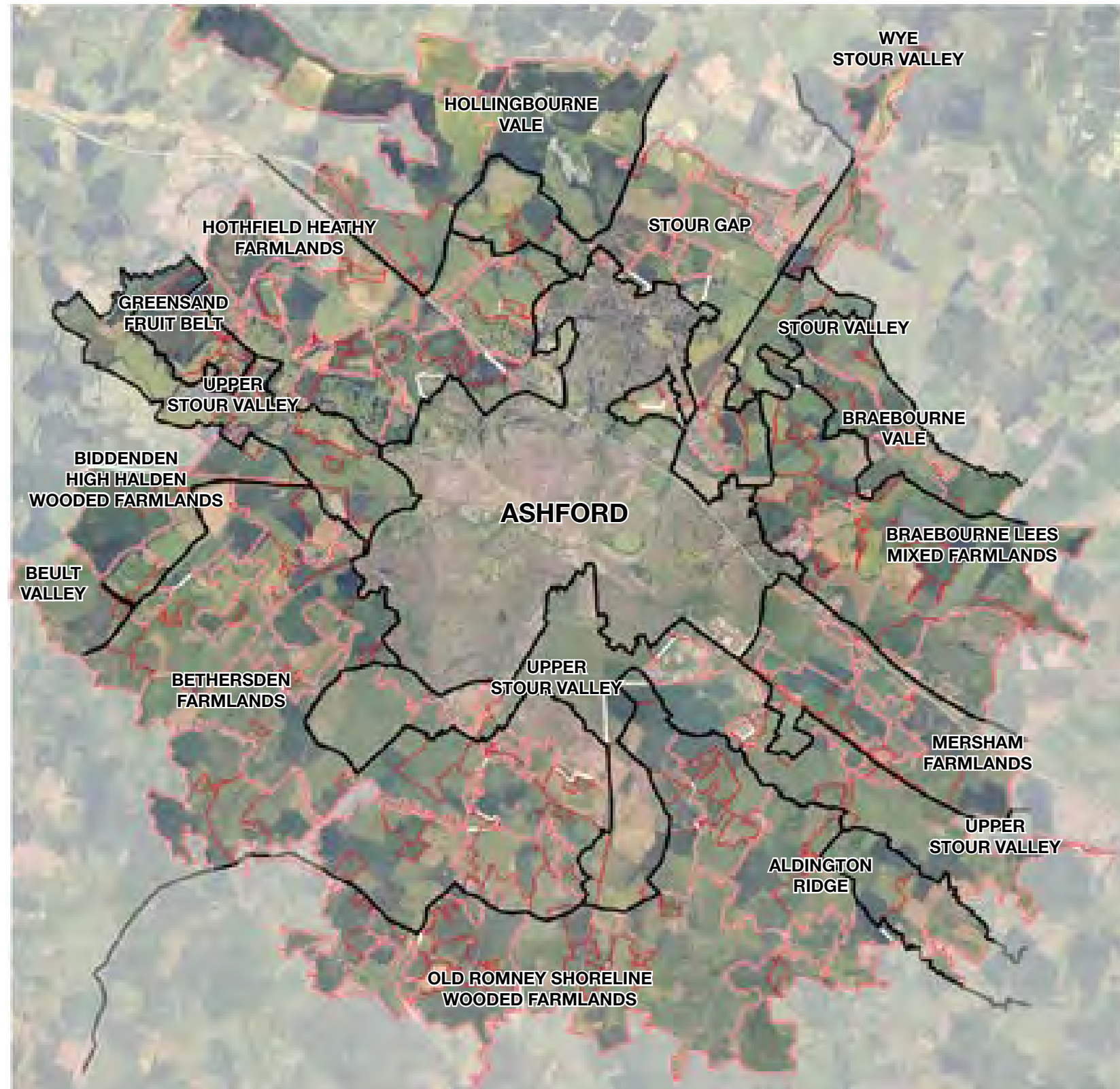
For the assessments the LDUs were grouped by similarity into large blocks we have called District Landscape types (DLT). The 58 DLTs were assessed to fall into one of nine categories used by the County Landscape Character Study. A team of four senior landscape architects and ecologists visited each area as a travelling collegium over a period of four days making on site assessements and checking these by return to specific areas. These first thoughts were then tested by the same team in ths studio a few days later to check for consistency of appraisal. Then each area was check against the feild sheets. This work has been presented in these documents as tables.

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Studio Engleback November 2005



Study Area Fieldwork Sectors



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The Ashford Character Study Area

Black line shows Kent County Landscape Character Areas

Red fine lines show Historic Landscape Character Parcels used as a basis for the Landscape Description Units (LDUs) in this study

White lines show District Areas as defined in the assessment



Section 1 Introduction

Introduction

The Kent Lanscape Character Study

The Stour Gap is a low-lying, flat to gently undulating farmed landscape associated with the well-drained Head Brickearths west of the Great Stour to the north of Ashford. Most of the land use is a mix of cereal and field vegetables with a small percentage of orchards and grassland developed on the mainly deep high quality soils.

Generally, because of the prevalence of arable farming, the fields are large and the landscape is open as a result. This contrasts with the Stour Valley itself, which is still pastoral on the wetter soils close to the river.

Woodland is not a feature of this character area, although small copses and clumps do occur. The railway to Canterbury runs along the eastern boundary to the site but does not impinge to any great extent. From most places the presence of the North Downs encloses views over the landscape to the north-east. Considerable development is proposed south-east of Kennington at Little Burton Farm which could have an impact on farmland to the north as well as on the Stour Valley character area to the south. The Stour Gap has changed considerably since the 1960's when well over half the land use was either pasture or orchard. What must have been then a varied landscape of small hedged fields and flowery orchards has changed to one of open monocultures of cereals and vegetables. The landscape would be enhanced if some of the characteristic valley hedgerows or shelterbelts could be restored within the existing land uses.

The Ashford Landscape Character Study

- Approximately 75% of this County Landscape Character Area (CLA)
- There are 10 Landscape Description Units (LDUs) in this CLA lying within the study area
- The LDUs are based on the Historic Landscape Character map for Kent, there are 5 Historic landscape character types in this study area:
 - HLT 1 - Field Patterns
 - HLT 3 - Horticulture
 - HLT 4 - Woodlands
 - HLT 9 - Settlements
 - HLT 10 – Parkland and designed landscape
- We have grouped these into 6 District Landscape Types (DLTs)

In carrying out the survey and discussing the results we find that there are a minor adjustment that should be made to the County Landscape Character Area Boundary:

- Removing D1, D3, D4, D6 and D14 from the Stour Gap CLT as these areas follow the Stour floodplain north of Ashford, and adding to the Stour Valley CLA

Assessment

Many of the judgements made about landscape are subjective but the process of landscape assessment provides a robust methodology based on current best practice.

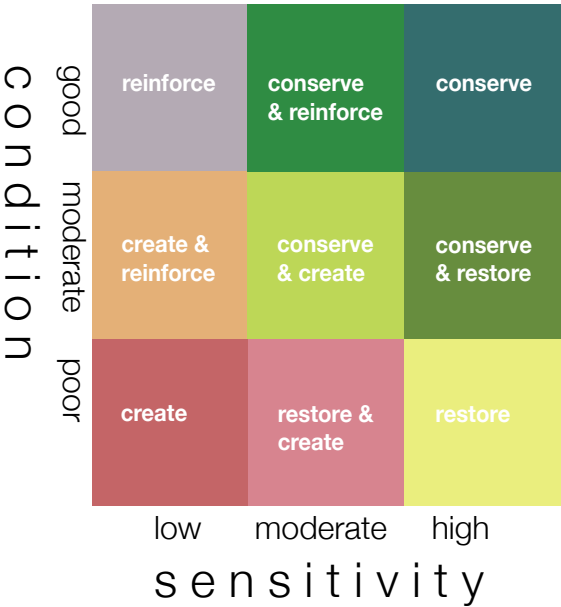
The physical attributes of the landscape are considered in conjunction with the historical and cultural influences, nature conservation interests and landuse. These factors are analysed further in the field to determine the key characteristics, aesthetics, visual unity, ecological integrity, condition of heritage features and impact of built development. The condition and sensitivity of each character area is then determined.

Condition describes the integrity and unity of the landscape such as its functional integrity and visual unity - for example an urban fringe with many detracting elements and loss of unifying features will be of poor condition.

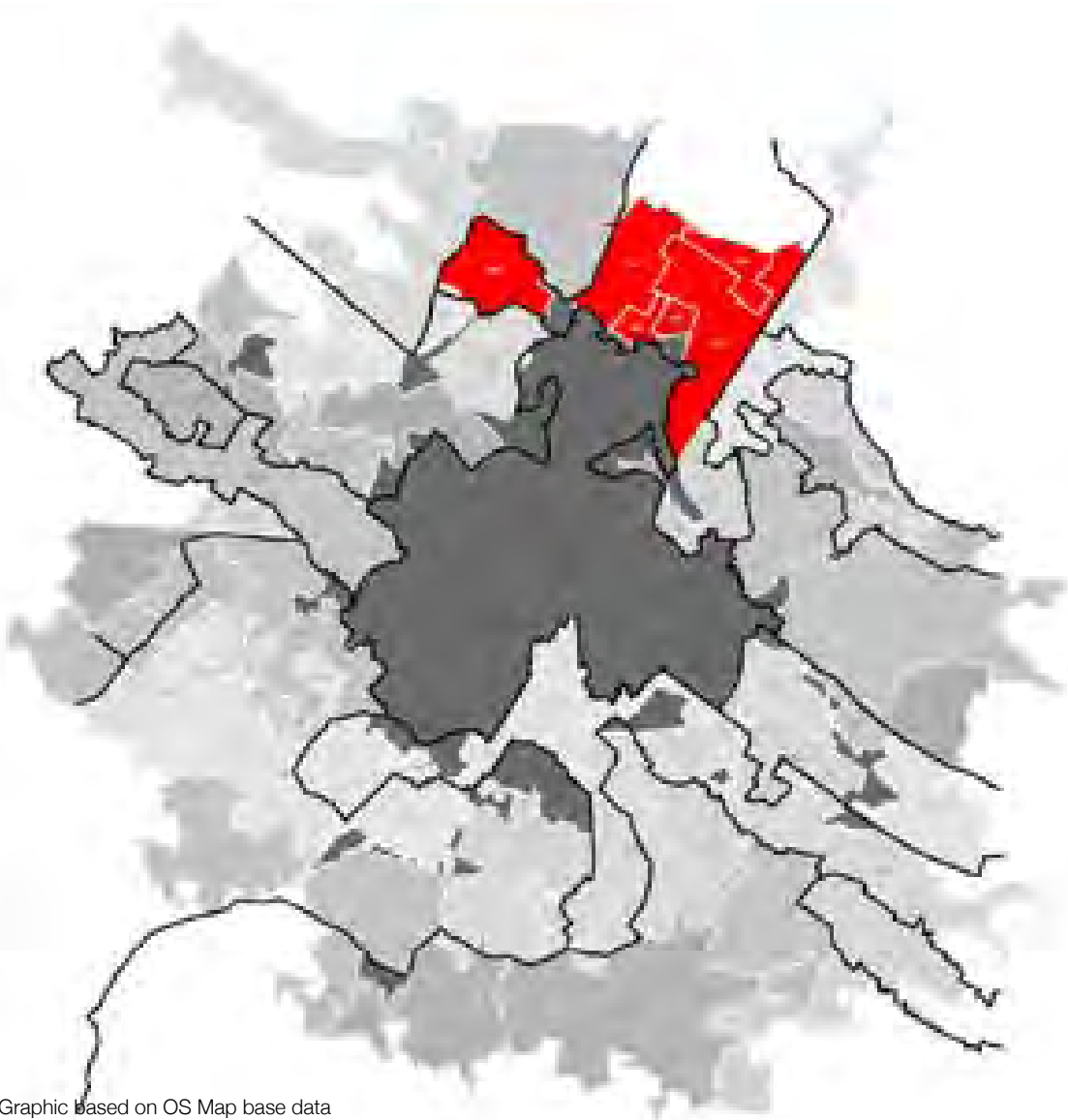
Sensitivity of the landscape refers to its overall character and quality and the extent to which these factors will be tolerant of change in general.

Capacity determines the ability of the landscape to accommodate change without causing loss of the essential character and local distinctiveness. Capacity will vary according to the type and nature of change being proposed.

The matrix combines condition and sensitivity which indicates the area's ability to accommodate change and the appropriate land management or use, and will assist in the overall policies or development that might be appropriate to a particular area.

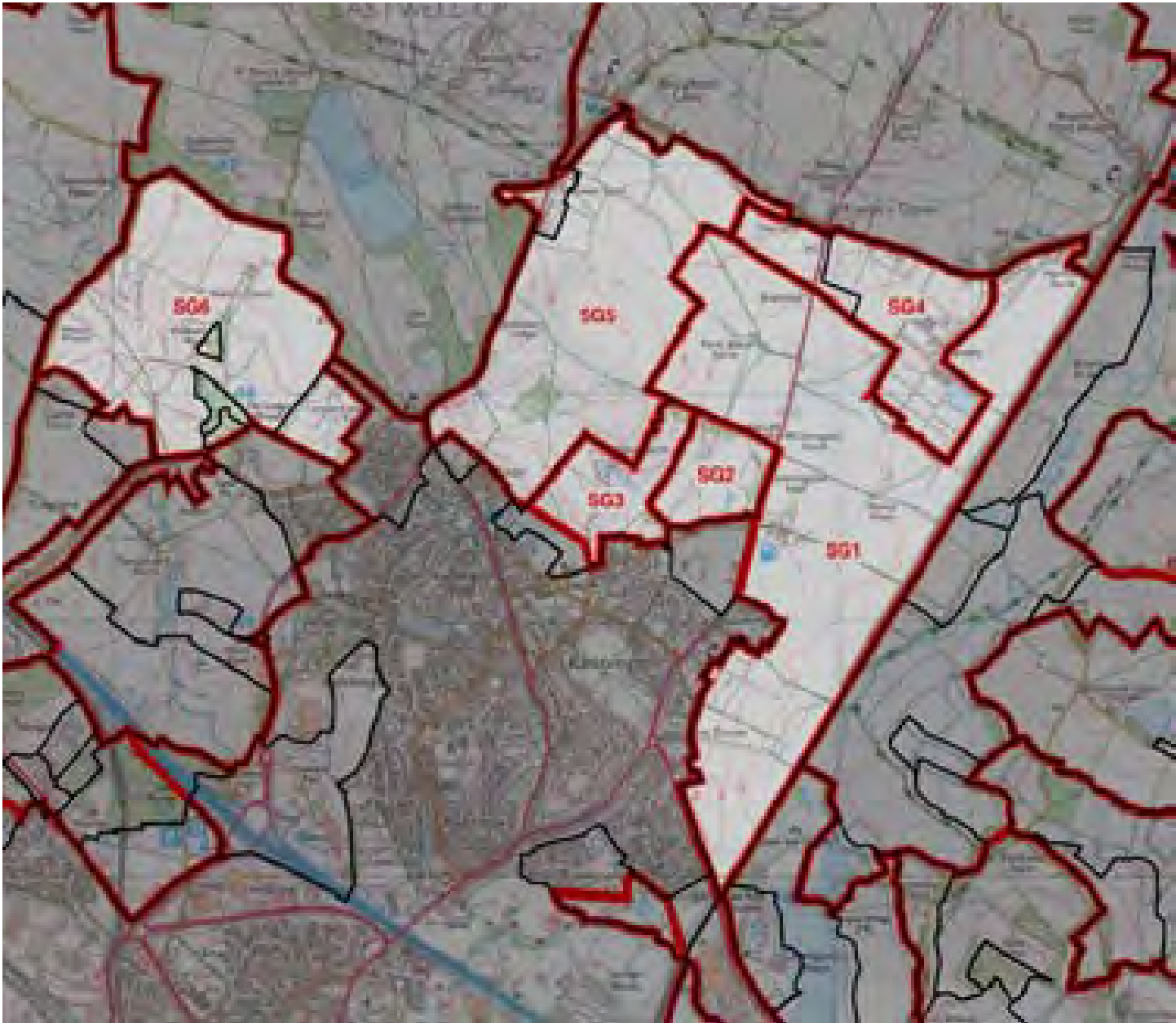


Location



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Location of Stour Gap Landscape Character Area within study area



Location of Stour Gap District Areas

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Landscape context



Geology

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Flooding



Heritage

Geology

The area lies over alluvial soils associated with the river Stour, but the underlying rock is Wealden Greensand in the south, Gault Clay in the central area and chalk on the rising ground to the North Downs

Flooding

Stour and the tributaries from the east are all prone to flooding the high water table means that fields are crossed with characteristic drainage dykes, and natural vegetation in uncultivated areas reverts to willow carr, reedbeds and mire.

Heritage

The North Downs Area of Outstanding natural Beauty (AONB) frames the area to the north. The old village of Kennington to the south and Boughton lees to the north are Conservation Areas. Kennington Hall is listed and is surrounded by a small area of ‘parkland’.

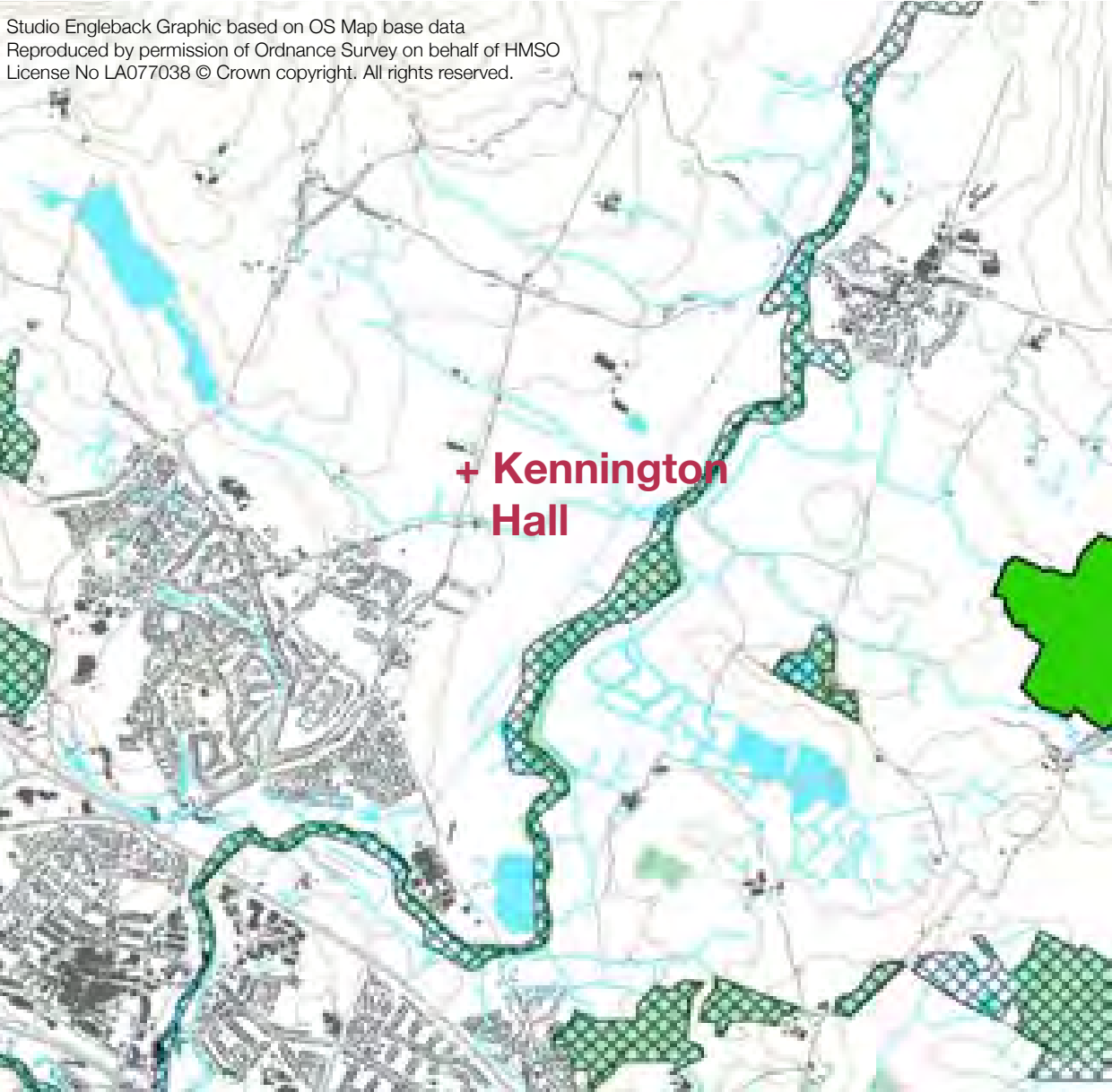
Ecology

The river Stour corridor is a Site of Nature Conservation Interest (SNCI) with Otters and Water Voles noted. However We noted that this corridor is often very narrow with ploughing and weed control running very close to the top of the river bank in places.

Features lost since the 1870s

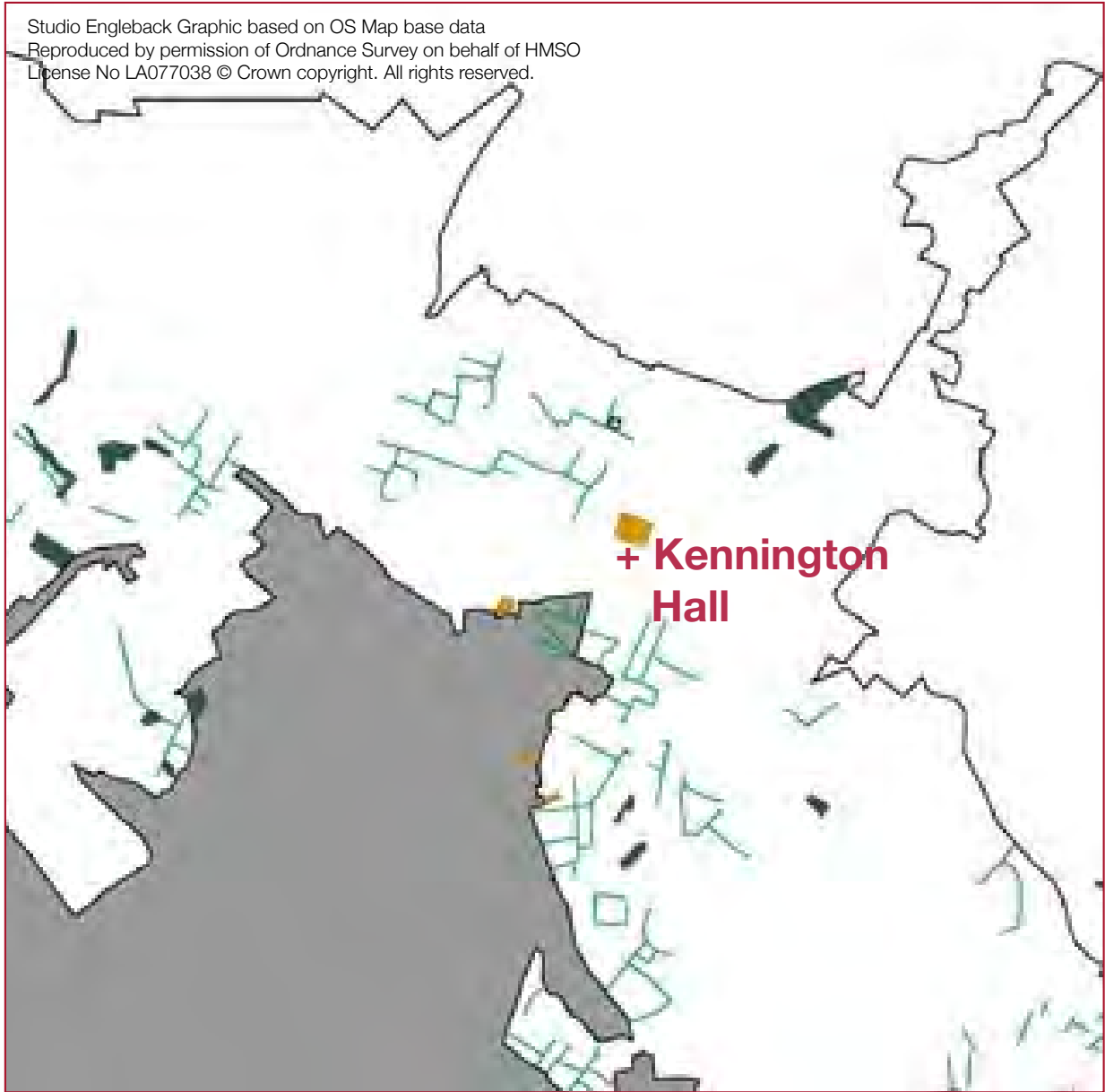
Hedgerow loss is evident around Kennington and Boughton Lees and woodland to the north of the nursery at the Pilgrims Way no longer remains. There were three small orchards in the vicinity of Spearpoint Corner and Kennington Hall with a larger orchard at Wilmington Farm on the gentle east facing slopes of the Gault Clay.

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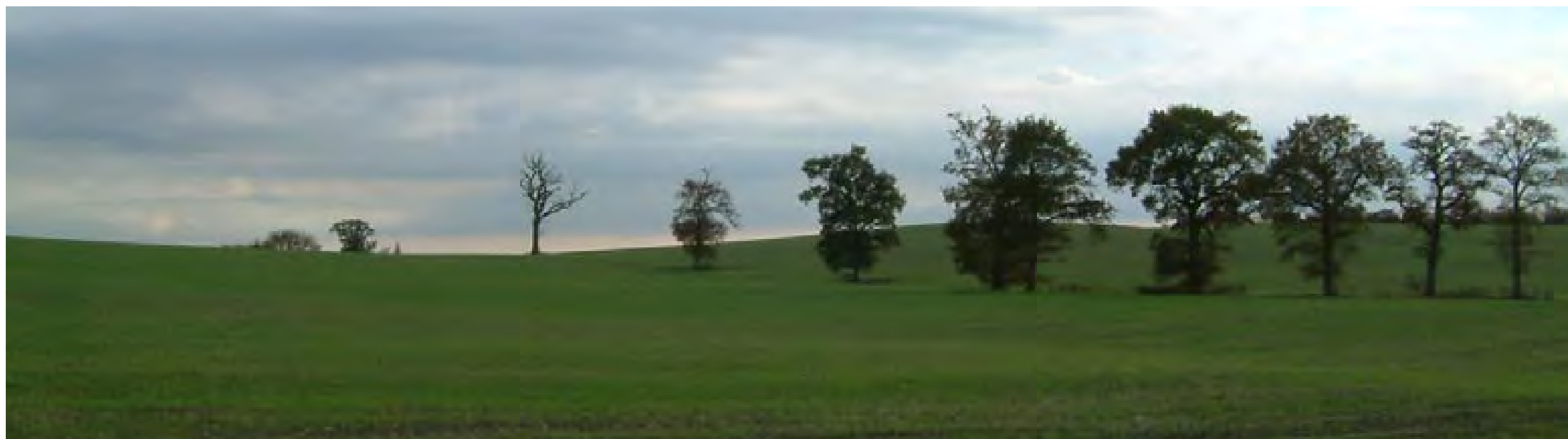


Ecology

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Features lost since 1870's



Section 2 Assessment

Assessment Summary

This county area sits to the north of Ashford in a low lying gently undulating farmed landscape to the west of the Great Stour and bounded by the Ashford – Canterbury railway to the east. Kennington Hall, an old house with parkland and large plant nursery are situated within the eastern side.

We have made some major adjustments to the Kent CLA boundary by excluding the lower lying areas within the Great Stour Valley, which relate better to the Stour Valley LCA.

The area is predominantly arable – hedgerows have been removed to give large prairie style fields with extensive views to the North Downs. Around Kennington Hall the parkland grounds and mixed plantations give a more wooded appearance and together with the mixed farming and rough grazing areas give some semi-natural habitats in an otherwise intensively farmed landscape. Similarly the Eastwell Farmlands are less intensively farmed with rolling arable and pasture enclosed in part by mature thick hedges and small isolated woodlands. To the north are poplar belts associated with the nursery.

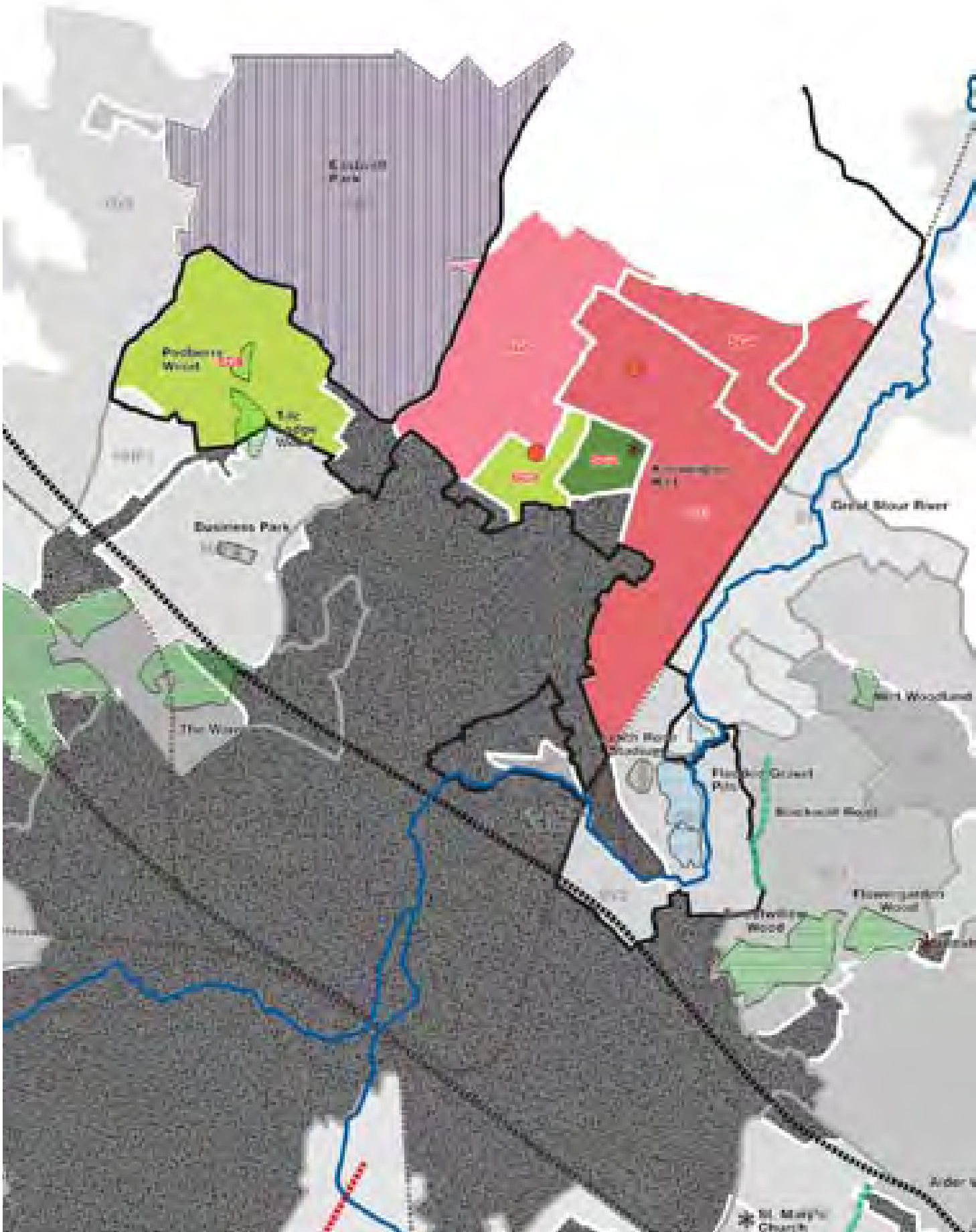
There are 2 oast houses suggesting that the area was once a varied landscape with orchards and pasture, probably enclosed by tall hedges and divided by shelterbelts.



Location of Stour Gap

| | | |
|--------------------|----------------------|--------------------|
| reinforce | conserve & reinforce | conserve |
| create & reinforce | conserve & create | conserve & restore |
| create | restore & create | restore |

Policy recommendation



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Open prairie style fields to the east of Kennington (D16.3)



Pasture near Kennington Hall (D17.2)




Poplar belts near nursery to the south of Kempe's Corner (D18.3)


| CHARACTERISTIC FEATURES | SG1 | SG2 | SG3 | SG4 | SG5 | SG6 |
|--------------------------------|-----|-----|-----|-----|-----|-----|
| Landuse | | | | | | |
| Farming | ○ | | ○ | | ○ | ○ |
| Recreation | | | | | | |
| Parkland | | ○ | | | | |
| Woodland | | ○ | ○ | | | ○ |
| Business Park | | | | | | |
| Plant Nursery | | | | ○ | | |
| Topography | | | | | | |
| Flat | ○ | | | | ○ | |
| Gently undulating | | ○ | ○ | ○ | | |
| Rolling | | | | | | ○ |
| Steeply sloping | | | | | | |
| Lakes/ ponds | | | | | | |
| Streams/ dykes | | ○ | | | | |
| Vegetation cover | | | | | | |
| Intact hedgerows | | | ○ | | | ○ |
| Hedgerow trees | | | | | | |
| Feature trees | | ○ | | | | |
| Evidence of hedgerow clearance | ○ | | | | ○ | ○ |
| Evidence of woodland loss | | | | | | |
| Farming type | | | | | | |
| Predominantly arable | ○ | | | | ○ | |
| Mixed farming | | | ○ | | | ○ |
| Mainly pasture | | ○ | | | | |
| Wet meadows | | | | | | |
| Local vernacular | | | | | | |
| Ragstone, pegtiles, ship lap | | | | | | |
| Oast house | ○ | | ○ | | | |
| Visibility | | | | | | |
| Open long distance | ○ | | | ○ | ○ | |
| Intermittent | | ○ | ○ | | | ○ |
| Restricted | | | | | | |

Distinctive Elements







Church




Historic Building




Oast House




Hilltop/ Scenic Views




River Stour




Green Lane




Roman Road



Woods



Parks



Flooded Gravel Pits



Kennington Hall (D17.0)
A stately hall with fine clock tower and ornate landscaped garden. Includes a small section of flat parkland with scattered mature oak and ash that is now grazed by cattle, aswell as a narrow stream with alder and willow carr.



Park Barn Farm (D16.39)
Situated within open arable farmland the oast house is distinctive in the landscape and especially in long views to the North Downs.

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Detractors



Key

**CTRL/ Eurostar Rail Line**

**Railway Line**

**A2070(T)**

**M20**

**Detractor**



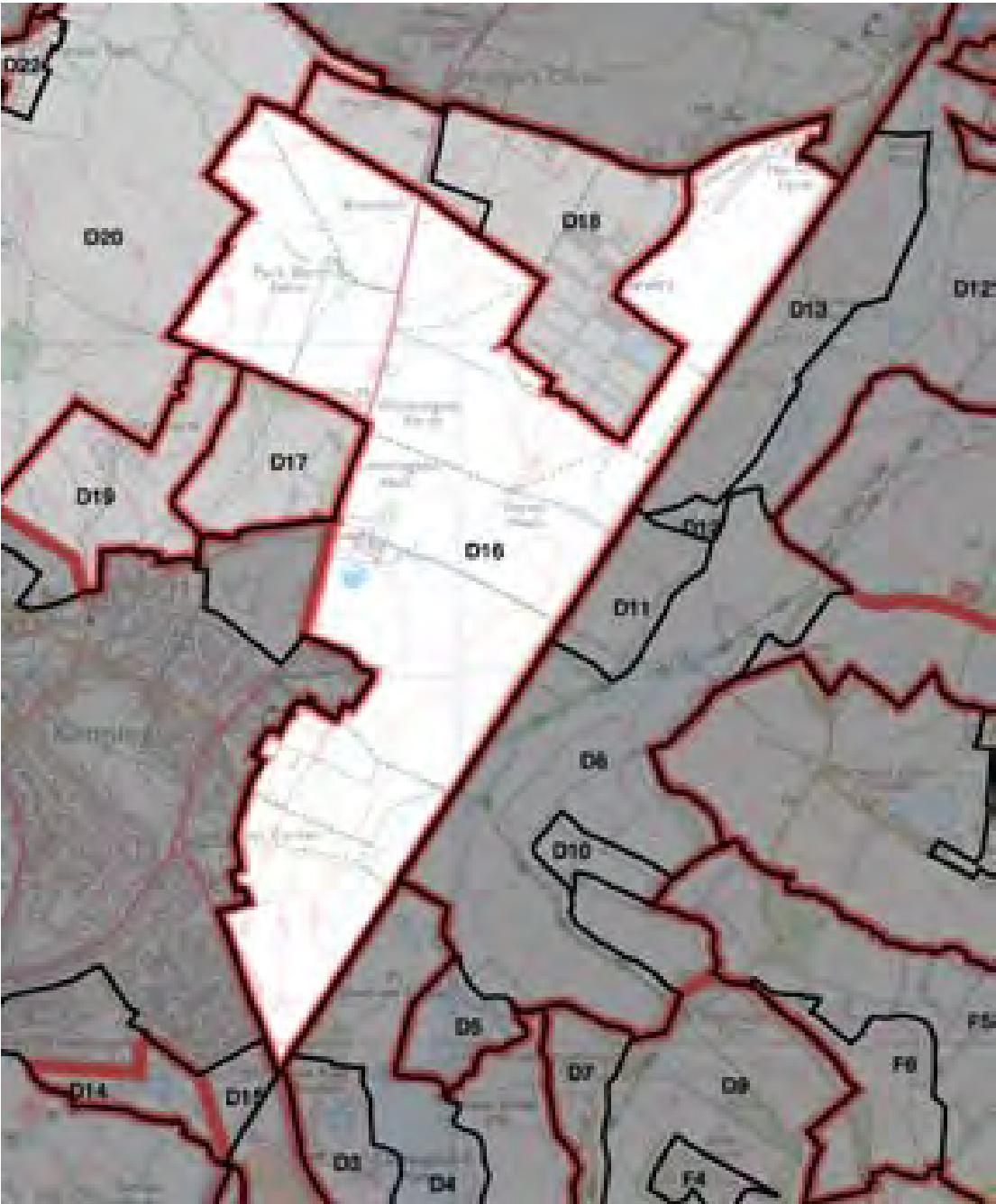
The railway line
The Ashford to Canterbury railway line cuts through the valley. Situated on a slight embankment it is a notable detractor in the open landscape, with noise carrying across the stour gap.

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Section 3 Field Work & Data Sheets

SG 1 Wilmington Farmlands



Location of SG 1 within Stour Gap

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District Landscape Type: SG1 Wilmington Farmlands

Comprising: D16

CHARACTERISTIC FEATURES

- Large open arable fields gently sloping towards the Great Stour Valley.
- Remnant hedges with continuous hedges to north and west, ditches and shelter belts.
- Local railway line to east.
- Extensive panoramic views to North Downs.
- Oast House at Park Barn Farm.

ANALYSIS

Condition

| | |
|----------------------|----------|
| Pattern of elements: | low |
| Detracting features: | moderate |
| Distinctiveness: | low |
| Cultural heritage: | low |
| Ecology: | low |
| Functionality: | high |

Weak pattern of elements and extensive loss of hedgerows due to intensive farming.
Railway impacts on lower area.

Sensitivity

| | |
|-----------------------|------|
| Sense of place: | low |
| Landform: | high |
| Extent of tree cover: | low |
| Visibility: | high |

Indistinct and weak sense of place. Open plain with very few hedges and extensive panoramic views.

POLICY RECOMMENDATIONS

create

SG 2 Kennington Place



Location of SG 2 within Stour Gap

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District Landscape Type: SG 2 Kennington Place

Comprising: D17

CHARACTERISTIC FEATURES

- Stately Kennington Hall and parkland grounds with mature parkland trees, topiary hedgerows and ornamental gardens and enclosed to north and east with mixed plantations.
- Cattle grazed pasture with stream and willow scrub, alders and poplars. Remnant orchard.

ANALYSIS

Condition

| | |
|----------------------|----------|
| Pattern of elements: | moderate |
| Detracting features: | low |
| Distinctiveness: | moderate |
| Cultural heritage: | moderate |
| Ecology: | moderate |
| Functionality: | low |

Coherent pattern of parkland elements that are still largely intact. Some notable semi-natural habitats such as rough grazing, mature trees and stream.

Sensitivity

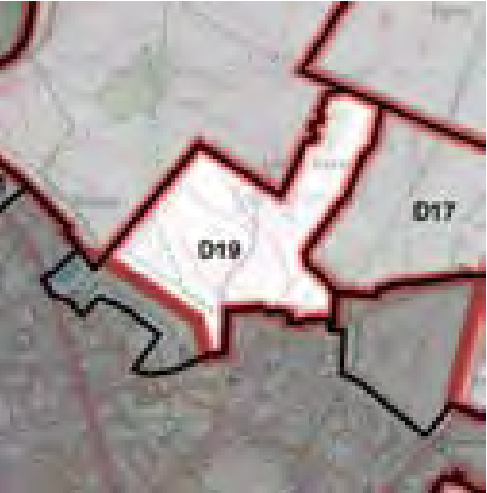
| | |
|-----------------------|----------|
| Sense of place: | moderate |
| Landform: | low |
| Extent of tree cover: | moderate |
| Visibility: | moderate |

Historic parkland features give some sense of place. Variable tree cover and intermittent visibility.

POLICY RECOMMENDATIONS

conserve & restore

SG 3 Ulley Farmlands



Location of SG 3 within Stour Gap

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District Landscape Type: SG 3 Ulley Farmlands

Comprising: D19 (school playing fields have been omitted and included as part of the urban area)

CHARACTERISTIC FEATURES

- Undulating mixed farmland with open arable fields, pasture and linear woodland strips (hornbeam), wetwoodland and hedges which give a wooded character.
- Long distance views to the North Downs.
- Oast House at Ulley Farm.

ANALYSIS

Condition

| | |
|----------------------|----------|
| Pattern of elements: | moderate |
| Detracting features: | low |
| Distinctiveness: | moderate |
| Cultural heritage: | moderate |
| Ecology: | moderate |
| Functionality: | high |

Coherent pattern of landscape features and mix of semi-natural habitats.

Sensitivity

| | |
|-----------------------|----------|
| Sense of place: | moderate |
| Landform: | moderate |
| Extent of tree cover: | moderate |
| Visibility: | moderate |

The Oast House, mature hedges and wooded strips give an overall sense of place. The undulating slopes combined with tree cover give intermittent visibility.

POLICY RECOMMENDATIONS

conserve & create
- stream restoration

SG 4 Nursey



Location of SG 4 within Stour Gap

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District Landscape Type: SG 4 Nursey

Comprising: D18

CHARACTERISTIC FEATURES

- Large scale plant nursery with glass houses, polytunnels and mature poplar shelter belts.
- Gently sloping ground with views to North Downs and south towards Ashford.

ANALYSIS

Condition

| | |
|----------------------|------|
| Pattern of elements: | low |
| Detracting features: | low |
| Distinctiveness: | low |
| Cultural heritage: | low |
| Ecology: | low |
| Functionality: | high |

A working modern plant nursery.

Sensitivity

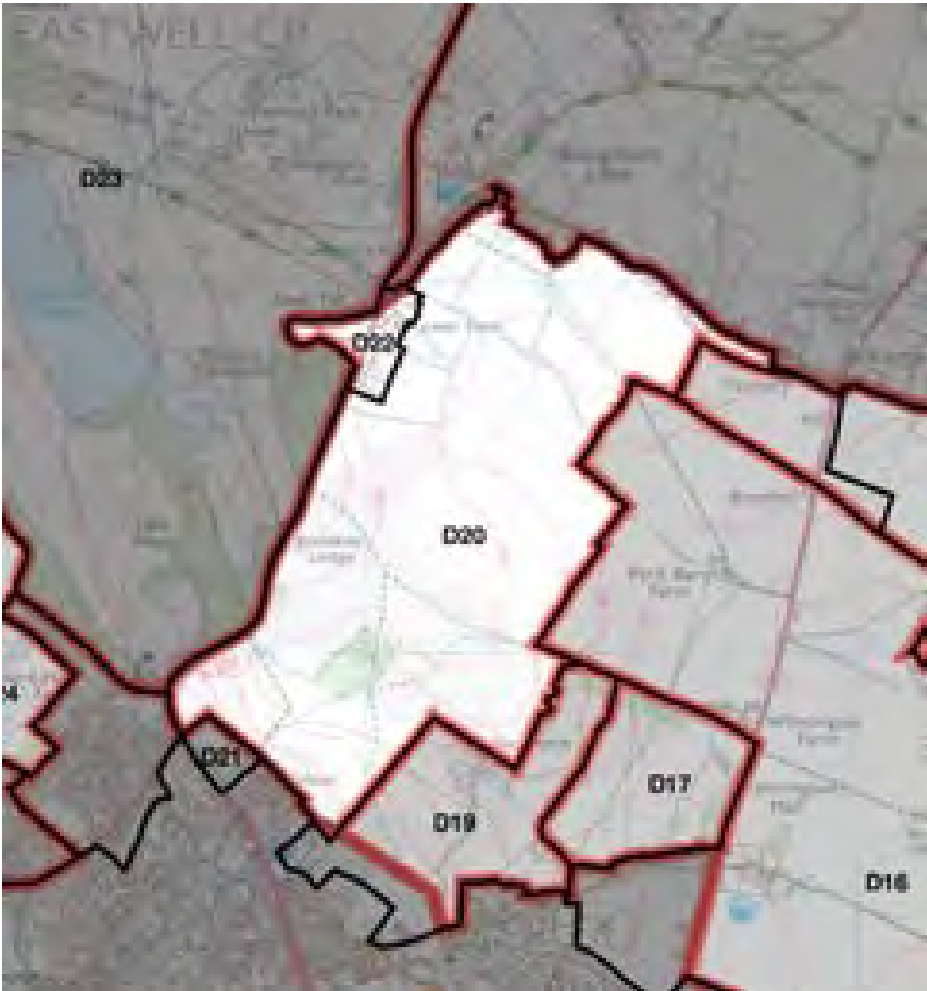
| | |
|-----------------------|----------|
| Sense of place: | low |
| Landform: | moderate |
| Extent of tree cover: | low |
| Visibility: | high |

Long distance views and high visibility.

POLICY RECOMMENDATIONS

create

SG 5 Broughton Lees Farmlands



Location of SG 5 within Stour Gap

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District Landscape Type: SG 5 Broughton Lees Farmlands

Comprising: D20

CHARACTERISTIC FEATURES

- Large sloping prairie style open arable fields with remnant hedgerow trees.
- Discrete woodland block with stream.
- Open long distance views to North Downs to north and east.

ANALYSIS

Condition

| | |
|----------------------|------|
| Pattern of elements: | low |
| Detracting features: | low |
| Distinctiveness: | low |
| Cultural heritage: | low |
| Ecology: | low |
| Functionality: | high |

Many hedgerows have been grubbed up due to intensive farming with a loss of landscape features.

Sensitivity

| | |
|-----------------------|----------|
| Sense of place: | low |
| Landform: | moderate |
| Extent of tree cover: | low |
| Visibility: | high |

Sense of place is weak. Visibility is high.

POLICY RECOMMENDATIONS

restore & create
- restore hedges and riparian framework with shaws

SG 6 Eastwell Farmlands



Location of SG 6 within Stour Gap

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District Landscape Type: SG 6 Eastwell Farmlands

Comprising: D24, D25, D26, D27, D29

CHARACTERISTIC FEATURES

- Rolling arable and pasture with medium sized fields generally divided by mature thick hedges, but which have in places disappeared leaving remnant mature oaks.
- Small hornbeam coppice (part pre-1810 woodland) and poplar plantation give a wooded feel to the valley.
- Noise from the M20 evident.
- Long distance views from elevated parts to Ashford to south.

ANALYSIS

Condition

| | |
|----------------------|----------|
| Pattern of elements: | moderate |
| Detracting features: | low |
| Distinctiveness: | moderate |
| Cultural heritage: | moderate |
| Ecology: | moderate |
| Functionality: | high |

A fairly coherent pattern of elements with rolling arable fields and old coppiced woods in the valley, but with some loss of field boundaries.

Sensitivity

| | |
|-----------------------|----------|
| Sense of place: | moderate |
| Landform: | moderate |
| Extent of tree cover: | moderate |
| Visibility: | moderate |

A fairly distinctive character which has undergone some alteration over time. Visibility is variable – confined where woodlands, and long distance from elevated parts to north.

POLICY RECOMMENDATIONS

conserve & create
- plant more woodlands and reinstate hedges

Stour Gap

SG1: Wilmington Farmlands

Date: 29/10/04

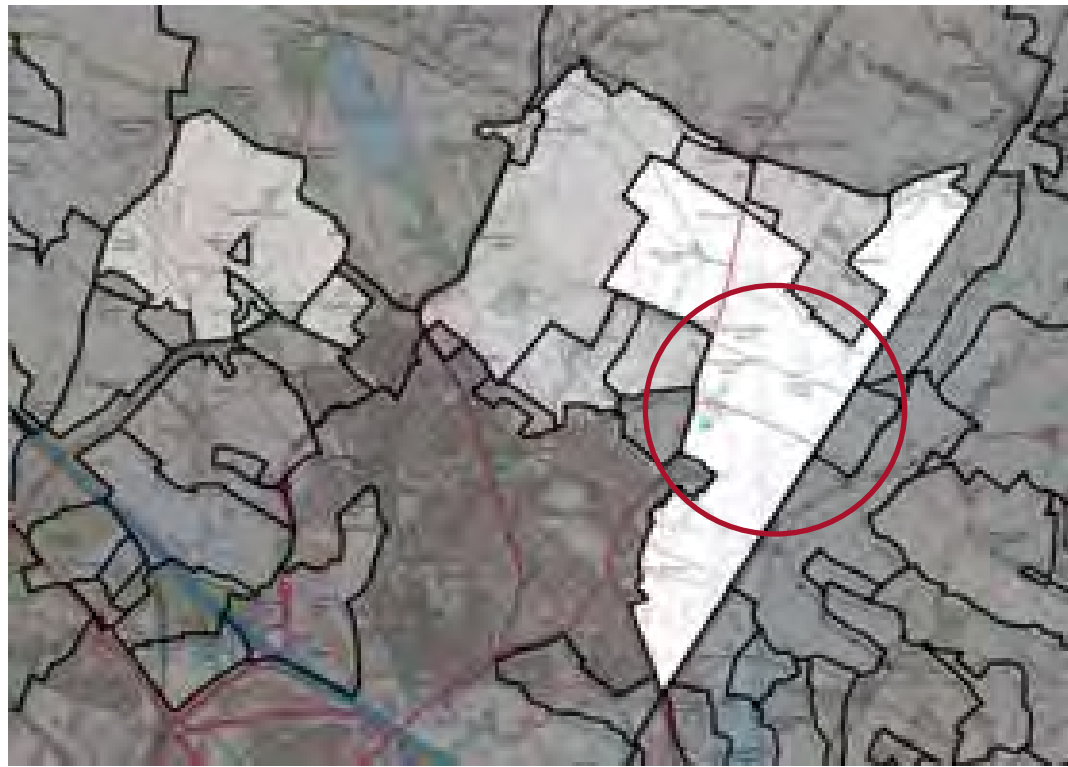
Location: D16 Wilmington Farm

Map reference: TR034453

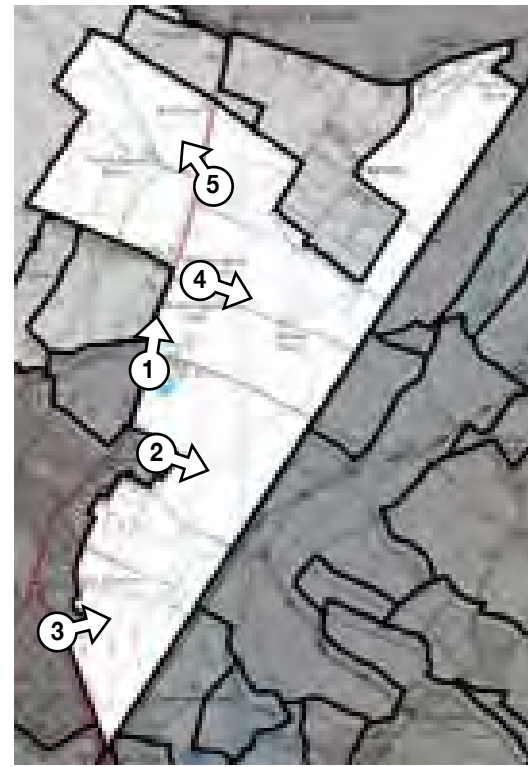
| | | | |
|---|---|--|--|
| Context: Kent LCA: The Stour: Stour Gap HLT: 1.11 Large regular with straight boundaries | | | |
| Aesthetics – what is your overall impression of this area? | | | |
| TOPOGRAPHY | Apparent | Landform Falling towards river | Views Out North Downs prominent to north |
| TREE COVER | Apparent | Key visual elements Limited to boundaries and hedgerows | Views within Open arable |
| ENCLOSURE PATTERN | Insignificant | Key visual elements Hedgerow clearance, especially to east, shelter belts | Pattern |
| SETTLEMENT & LANDUSE | Dominant Insignificant | Key visual elements Arable dominant Scattered farmsteads insignificant | Seasonal variation |
| Key characteristics – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | | | Species associations |
| Farm type | Primary Arable and pasture | | Other |
| Woodlands | Heritage features Tiny copse north of pub | | Species Pine, alder, elm |
| Hedgerow trees | Heritage features Shelter belt, few standards | | Species Beech, pine, poplar shelter belts. Scattered oak, ash, walnut, sycamore. |
| Other trees | Heritage features | | Species |
| Field Boundaries | Heritage features Ditches, few remnant hedges, stronger to west | | Species Hawthorn, ash, elder |
| Highways | Verges Bisected by A28 | | Other features Footpaths |
| Buildings | Villages | | Farmsteads Park Barn Farm, Wilmington Farm, pub and cottages |
| Other features | Oast at Park Barn Farm House | | |

D16 ctd.

| | | | | |
|---|--|--|---|--------------------|
| Brief description: Large open arable farmland with long views to the North Downs. Land falls away towards the river, otherwise mainly flat. Some linear shelter belts, hedgerows stronger to north and west, mainly hawthorn. Scattered farmsteads along A28 that bisects parcel. | | | | |
| Visual unity – assess the overall unity of the landscape and note the significance of detracting features | | | | |
| Detractors: A28 bisects parcel. Hedge clearance to south. | | | | <i>Interrupted</i> |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habit Small copse | | Ecological corridors Some continuous hedgerows | | <i>Low</i> |
| Intensity of land use High - arable | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | Extent Boundaries, shelter belts, tiny copse | Age structure Mature | <i>Good</i> | |
| Field Boundaries | Ditch, some remnant hedges | | | <i>Variable</i> |
| Other features | Oast at Park Barn Farm and pilgrim ways trackway | | | <i>Good</i> |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type A28 road And railroad at west border | Siting | Design Well screened to NW Screened by hedgerow | Extent Traffic noise always evident | <i>Moderate</i> |



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Photograph locations/ direction



D16.1



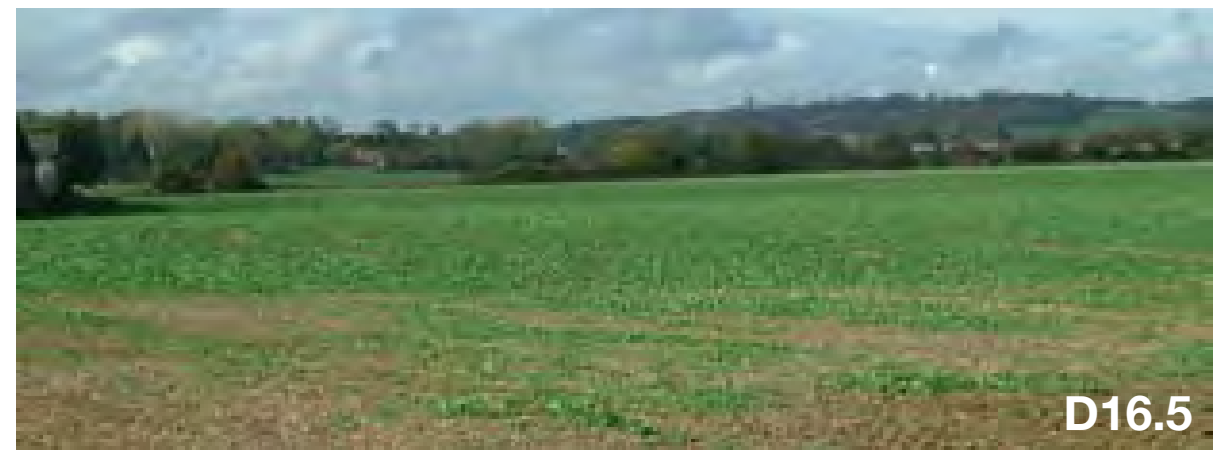
D16.2



D16.3



D16.4



D16.5

Stour Gap

SG2: Kennington Place

| | | | |
|---|--|---|---|
| Study Sector: | | Kennington (Map ref: TR028457) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 10.2 19 th Century and later parkland | |
| Boundaries: | | A28 to east, farmland of D16 to north, farmland of D19 to west, D16 and then Kennington urban area to south | |
| TOPOGRAPHY | Dominant Apparent Insignificant | Landform Slight rise to west | Views out (long/short/restricted) Long glimpses to north and east through trees, short to west, restricted south |
| TREE COVER | Dominant Apparent+ Insignificant | Key visual elements Very apparent scattered parkland trees, plantations to north and east boundaries | Views within (filtered/framed/open/restricted) Open |
| ENCLOSURE PATTERN | Dominant Apparent Insignificant Unenclosed | Key visual elements Stock fencing | Pattern and scale Large paddocks |
| SETTLEMENT & BUILT FEATURES | Dominant Apparent Insignificant Unsettled | Key visual elements Kennington Hall | Pattern |
| LANDUSE | Dominant Apparent Insignificant | Key visual elements Cattle grazed pasture | Seasonal variation Deciduous trees |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds Stream to south, dry in places | | Species associations Alder, willow scrub |
| Landuse/farm type | Primary Cattle grazing | | Other None |
| Woodlands | Coppice/plantation Plantations to boundaries | | Species Sycamore, horse chestnut, maple, ash, poplar, holly, hazel, hornbeam, birch, lime, yew |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt Topiary hedgerow and ornamentals at Kennington Hall; scattered in grounds; linear poplars to north | | Species Oak and ash, poplars |
| Field boundaries | Hedges/ditches/stock fence/electric Chestnut paling/barbed wire fence to east, wall of Hall, stock fencing within, ditch to north | | Species |
| Highways and footpaths | Major road/railway/local road/footpath/no public access A28 major road to east, footpath runs north-south through grazed parkland | | Other features (such as tree-lined lanes) Treed lane to south |
| Built features | Villages/settlements/farms/churches/oasts Kennington Hall (clock tower), Rose cottage | | Urban edge/pylons/masts/new housing |
| Other features (such as moats) | Dead wood scattered in pasture | | |

| | | | | |
|---|--|--|---------------|---|
| Brief summary description: Small to medium sized parcel of mainly flat parkland grounds to the stately Kennington Hall. Comprises cattle grazed pasture with scattered mature trees. Bounded to east by major A28 (not apparent within parcel) and to farmland elsewhere. A stream runs through the parcel to the south with alder, and there is a small area of willow scrub at rear of Rose Cottage in the SE of the parcel. Mixed plantation woodland strips to east and north, ornate landscaping at Kennington Hall. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| | | | | Intact Interrupted Fragmented |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches Woodland strips, stream and willow scrub | | Ecological corridors and networks | | High Moderate - high Low |
| Intensity of land use and habitat trend Moderate | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | Age structure Mainly mature parkland trees, some dieback. | | | Good Variable Poor |
| Field Boundaries | Survival of historic field pattern and condition Some internal stock fencing | | | Good Variable Poor |
| Other features | Stately hall | | | Good Variable Poor |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type A28 | Siting | Design Well screened | Extent | High Moderate Low |



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D17.1



D17.2



Photograph locations/ direction



D17.4



D17.3

Stour Gap

SG3: Ulley Farmlands

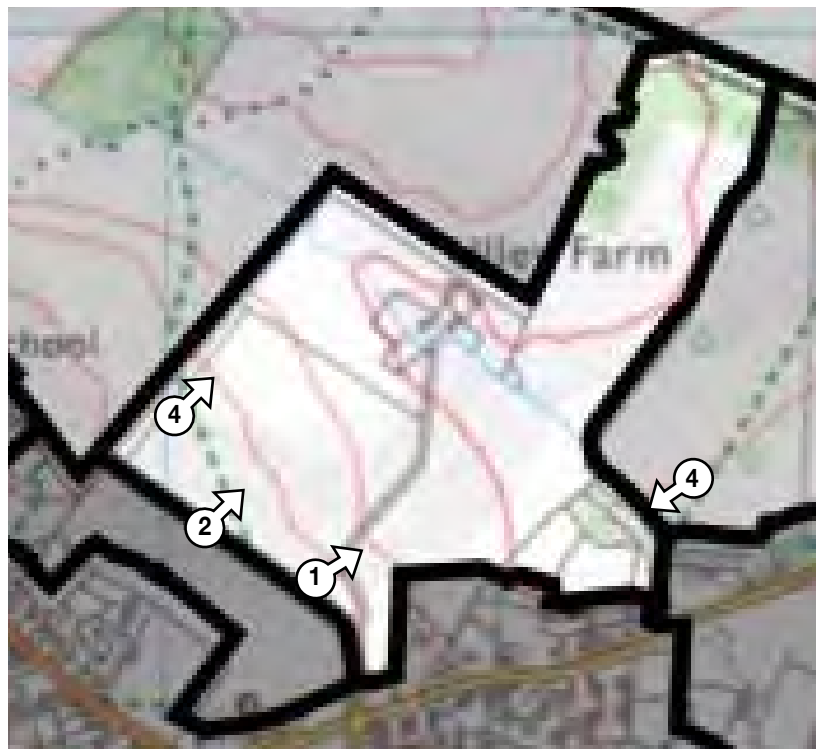
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|---|---|---|--|
| Study Sector: | | Kennington (Map ref: TR023456) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 1.10 Medium regular with straight boundaries | |
| Boundaries: | | Arable of D20 to north; Kennington to south; pasture of D17 to east | |
| TOPOGRAPHY | Dominant Apparent Insignificant | Landform Slopes towards farm | Views out (long/short/restricted) Long distance to north east and North Downs; restricted elsewhere |
| TREE COVER | Dominant Apparent+ Insignificant | Key visual elements Woodland strips, trees at farm, hedgerow trees, small wet woodland | Views within (filtered/framed/open/restricted) Open arable field, filtered through trees |
| ENCLOSURE PATTERN | Dominant Apparent Insignificant Unenclosed | Key visual elements Hedgerow trees / linear wooded strips | Pattern and scale Medium size arable, regular, smaller pasture |
| SETTLEMENT & BUILT FEATURES | Dominant Apparent Insignificant Unsettled | Key visual elements Lilley Farm; playing fields for school | Pattern |
| LANDUSE | Dominant Apparent Insignificant | Key visual elements Arable | Seasonal variation |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds Stream | | Species associations alder |
| Landuse/farm type | Primary Arable | | Other Pasture |
| Woodlands | Coppice/plantation Linear strips to west and north east Small wet copse to south east | | Species Field maple, oak, ash Alder, sycamore |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt Hedgerow trees | | Species Ash, oak, sycamore, alder, horse chestnut, elder |
| Field boundaries | Hedges/ditches/stock fence/electric Hedges | | Species Hawthorn, yew, field maple, blackthorn, holly, dog rose, hazel, elder |
| Highways and footpaths | Major road/railway/local road/footpath/no public access Footpath | | Other features (such as tree-lined lanes) Well hedged lane to farm |
| Built features | Villages/settlements/farms/churches/oasts Oast at Lilley Farm | | Urban edge/pylons/masts/new housing |
| Other features (such as moats) | | | |

Reference: D19 ctd.

| | | | | |
|--|------------|--|--------|--|
| Brief summary description: | | | | |
| Medium sized highly variable parcel of undulating mixed farmland, school playing fields and farmhouse with fine oast. Comprises open arable fields and smaller sections of pasture. Evident slope towards stream and farmhouse. Very strong linear woodland strips and hedgerows in addition to a small wet woodland give a well treed appearance. Fine long views to the North Downs. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| School playing fields | | | | Intact Interrupted Fragmented |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches | | Ecological corridors and networks | | High Moderate - high Low |
| Wet woodland, linear plantations | | Thick hedge, hedgerow trees, stream | | |
| Intensity of land use and habitat trend Variable | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | | Age structure | | Good Variable Poor |
| | | Mainly mature | | |
| Field Boundaries | | Survival of historic field pattern and condition | | Good Variable Poor |
| | | Some strong hedge and hedgerow trees, some stock fencing to east | | |
| Other features | | oast | | Good Variable Poor |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type | Siting | Design | Extent | High |
| Playing fields | Urban edge | Well screened | | Moderate |
| | | | | Low |



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Photograph locations/ direction



Stour Gap

SG4: Nursery

| | | | |
|---|--|---|--|
| Study Sector: | | Kennington (Map ref: TR037461) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 1.9 Small reg with straight boundaries (NOW NURSERY) | |
| Boundaries: | | D16 to S, W & E | |
| SETTLEMENT & BUILT FEATURES | Apparent | Key visual elements plant nursery with glass houses/ polytunnels No public access to main buildings | |
| TOPOGRAPHY | Insignificant | Landform level | |
| TREE COVER | Apparent | Key visual elements mature poplar tree belts | |
| FORM & LAYOUT | Sprawling | | |
| AGE & CONDITION | Pre-war Post-war 1960-70's 1980-1990's Recent | No public access to determine age | |
| KEY FEATURES – in what way do the following contribute to the local distinctiveness of the settlement? | | | |
| Building style | Roof & materials/ scale Glasshouses and polytunnels | | |
| Street Scene | Frontage/ verge/ boundaries/ materials Main road with native mix hedges | Planting/ signage/ lighting | |
| Edge condition | New housing N/A | | |
| Other features (include detractors) | - | | |
| PERCEPTION of the place – is it tranquil/ safe/ pleasant/ legible/ accessible? Large scale nursery on main road with restricted public access. | | | |

| | | | | |
|---|--|--------|---------------------------------|-------------------------------------|
| Brief summary description of settlement/ edge conditions and its siting within the wider landscape: Nursery growing trees and shrubs with a number of greenhouses/polytunnels. Land falls gently to the south and is protected from prevailing winds by poplar shelterbelts. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the settlement and note any detracting features and their significance | | | | |
| Horticultural landholding with polytunnels/greenhouses and out houses that reads as a unit and can be seen from a distance. Extent of green houses may be considered unsightly. Views all around to North Downs and south towards Ashford. | | | | Intact Interrupted Fragmented |
| Settlement integrity/ edge condition – how well does the settlement hold together | | | | |
| Extent of settlement | Not really a settlement so much as agricultural buildings | | High Moderate Low | |
| Intensity of built form and trend Agricultural use | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Local vernacular | Survival of features and condition | | Good Variable Poor | |
| Tree Cover | Age structure older trees related to wind breaks | | Good Variable Poor | |
| Field Boundaries | Survival of historic field pattern and condition Open landscape with poplar and alder wind breaks | | Good Variable Poor | |
| Other features | Low well weathered brick wall | | Good Variable Poor | |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place not applicable | | | | |
| Type | Siting | Design | Extent | High Moderate Low |



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Photograph locations/ direction



D18.1



D18.2



D18.3

Stour Gap

SG5: Broughton Lees Farmlands

Survey Date: 4.11.04 Reference: D20 Location: East of Brookies Lodge Surveyors: AK/MG

| | | | |
|---|---|--|---|
| Study Sector: | | Kennington (Map ref: TR023463) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 1.13 Prairie fields (19 th Century enclosure with extensive boundary loss) | |
| Boundaries: | | Study boundary to north; Eastwell estate to west; arable of D19 and Kennington to south; arable of D16 to east | |
| TOPOGRAPHY | Apparent | Landform Gently undulating | Views out (long/short/restricted) Long distance to north and north east; short to south; restricted west |
| TREE COVER | Apparent | Key visual elements Woodland block Small strip of coppice | Views within (filtered/framed/open/restricted) Open |
| ENCLOSURE PATTERN | Insignificant | Key visual elements Remnant hedgerow trees | Pattern and scale Large, prairie type |
| SETTLEMENT & BUILT FEATURES | Unsettled | Key visual elements | Pattern |
| LANDUSE | Dominant | Key visual elements Arable | Seasonal variation |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds Wooded stream | | Species associations Willow, alder, ash, field maple, elder, emergent vegetation |
| Landuse/farm type | Primary Arable | | Other |
| Woodlands | Coppice/plantation Woodland block Coppice adjacent to road – hazel and sweet chestnut | | Species Black poplar, willow, oak, goat willow |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt | | Species |
| Field boundaries | Hedges/ditches/stock fence/electric Remnant, scattered hedgerow trees; continuous hedgerow along lane, high in north | | Species Hawthorn, field maple, blackthorn, ash, hazel |
| Highways and footpaths | Major road/railway/local road/footpath/no public access Footpath network Major road to west, local road to north | | Other features (such as tree-lined lanes) |
| Built features | Villages/settlements/farms/churches/oasts | | Urban edge/pylons/masts/new housing Housing to south |
| Other features (such as moats) | | | |

Reference: D20 ctd.

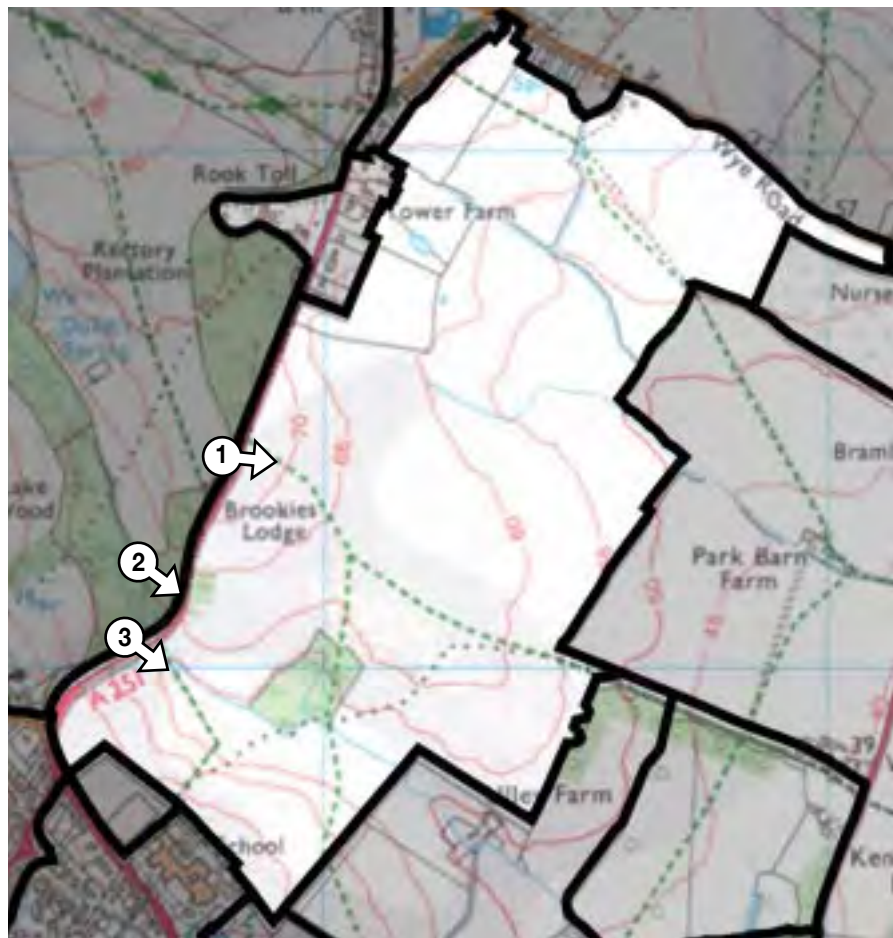
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| Brief summary description: | | | | |
| Vast open regular arable field with woodland block and remnant hedgerow trees. Continuous hedgerow along A251 road boundary. Small strip of hazel and sweet chestnut coppice to west at road edge. Well wooded stream with mature trees and emergent vegetation links to woodland block. Open views north to North Downs. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| Noise from A251 | | | Intact | |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches Woodland | | Ecological corridors and networks Hedgerow and wooded stream | | Moderate |
| Intensity of land use and habitat trend High | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | | Age structure Mature | | Good |
| Field Boundaries | | Survival of historic field pattern and condition | | Variable |
| Other features | | | | |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type | Siting | Design | Extent | |
| | | | | |



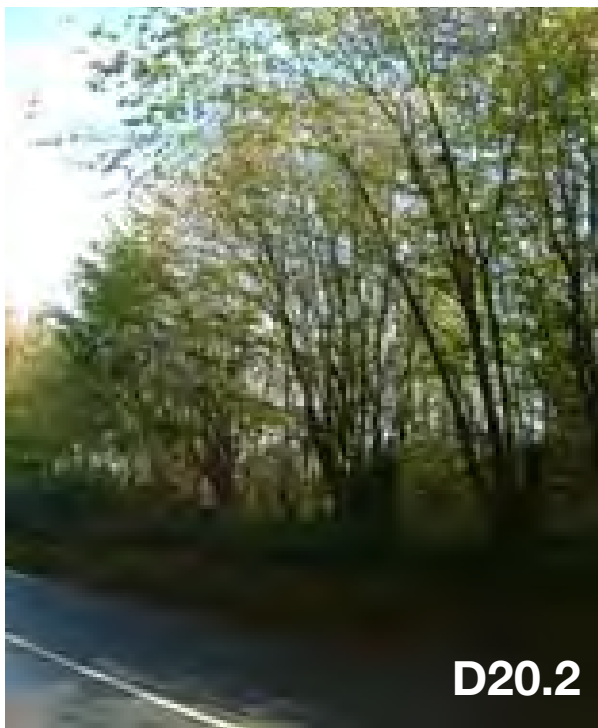
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D20.1



Photograph locations/ direction



D20.2



D20.3

Stour Gap

SG6: Eastwell Farmlands

Survey Date: 4.11.04 Reference: D24 Location: Lenacre Hall Farm Surveyors: AK/MG

| | | | |
|---|---|---|--|
| Study Sector: | | Kennington (Map ref: TR010459) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 1.9 Small regular with straight boundaries | |
| Boundaries: | | Across housing north to D23 parkland; west to D25 arable; south to D39 recreation ground; east to Goat Lees housing | |
| TOPOGRAPHY | Dominant Apparent Insignificant | Landform Rise to north | Views out (long/short/restricted) From north: medium views to south, generally restricted by boundary trees |
| TREE COVER | Dominant Apparent Insignificant | Key visual elements Hedgerow trees at boundary | Views within (filtered/framed/open/restricted) Open |
| ENCLOSURE PATTERN | Dominant Apparent Insignificant Unenclosed | Key visual elements Mature hedgerows | Pattern and scale Small, regular |
| SETTLEMENT & BUILT FEATURES | Dominant Apparent Insignificant Unsettled | Key visual elements | Pattern |
| LANDUSE | Dominant Apparent Insignificant | Key visual elements Rough pasture | Seasonal variation |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds | | Species associations |
| Landuse/farm type | Primary Pasture | | Other |
| Woodlands | Coppice/plantation | | Species |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt Hedgerow trees on three sides | | Species Oak, poplar, ash |
| Field boundaries | Hedges/ditches/stock fence/electric Hedge / sunken lane to south | | Species Hawthorn, damson, field maple |
| Highways and footpaths | Major road/railway/local road/footpath/no public access Footpath to western boundary | | Other features (such as tree-lined lanes) |
| Built features | Villages/settlements/farms/churches/oasts | | Urban edge/pylons/masts/new housing Housing to north and east |
| Other features (such as moats) | | | |

Reference: D24 ctd.

| | | | | |
|---|---|---------------------------------|--------------------------|-------------------------------------|
| Brief summary description: | | | | |
| Small, rectangular parcel of rough pasture enclosed on three sides by continuous hedgerows with standards, overlooked by housing to north. Slight rise to north gives southerly aspect. Sunken lane to south? is well wooded. Western hedgerow forms a strong boundary with the arable of D25 and gives the parcel a unique and separate character. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| | | | | Intact Interrupted Fragmented |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches Lightly grazed pasture | Ecological corridors and networks Good high hedges and mature hedgerow trees | High Moderate Low | | |
| Intensity of land use and habitat trend Low - moderate | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | Age structure Mature | | Good Variable Poor | |
| Field Boundaries | Survival of historic field pattern and condition | | Good Variable Poor | |
| Other features | | | Good Variable Poor | |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type | Siting | Design | Extent | High Moderate Low |



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Photograph locations/ direction

Survey Date: 4.11.04 Reference: D25 Location: Eastwell Court Surveyors: AK/MG

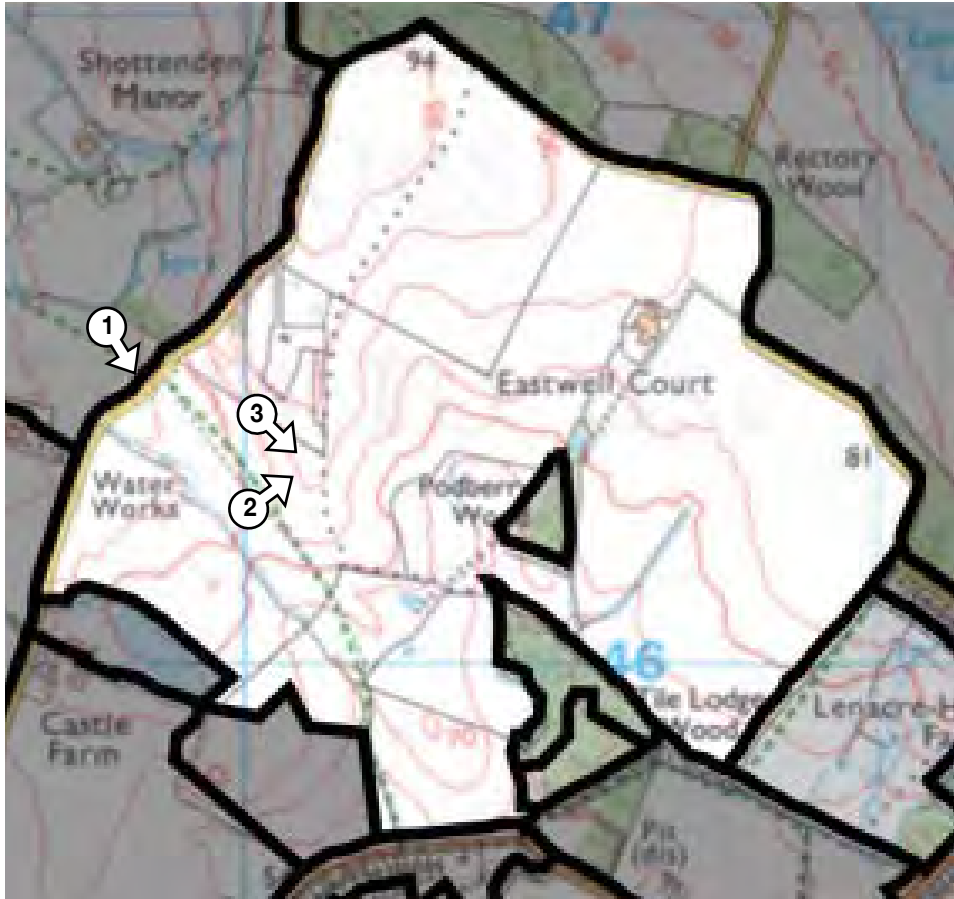
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| Study Sector: | | Kennington (Map ref: TR003464) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 1.13 Prairie fields (19 th Century enclosure with extensive boundary loss) | |
| Boundaries: | | Eastwell estate (D23) to east and north; arable of D32 and D32 to west; varied parcels of wetland, arable, woodland, housing and pasture to south | |
| TOPOGRAPHY | Dominant | Landform Rolling | Views out (long/short/restricted) Long to south and east; partial views to north and east |
| TREE COVER | Apparent | Key visual elements Hedgerow, isolated oaks, boundary woodland | Views within (filtered/framed/open/restricted) Landform restricts views slightly |
| ENCLOSURE PATTERN | Insignificant | Key visual elements Hedgerow to north | Pattern and scale Large, irregular |
| SETTLEMENT & BUILT FEATURES | Apparent | Key visual elements Eastwell Farm | Pattern |
| LANDUSE | Dominant | Key visual elements arable | Seasonal variation |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds Rolling landform | | Species associations |
| Landuse/farm type | Primary Arable | | Other paddock |
| Woodlands | Coppice/plantation | | Species |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt Remnant isolated oaks | | Species Oak |
| Field boundaries | Hedges/ditches/stock fence/electric Hedgerow – mature and thick in places, some clearings to north | | Species Ash, oak, field maple, dog rose, damson, hawthorn, yew, hazel |
| Highways and footpaths | Major road/railway/local road/footpath/no public access Footpath | | Other features (such as tree-lined lanes) Fine lanes to north, east and west |
| Built features | Villages/settlements/farms/churches/oasts Farm, well screened property | | Urban edge/pylons/masts/new housing |
| Other features (such as moats) | | | |

Reference: D25 ctd.

| | | | | |
|---|--------|--|--------|----------|
| Brief summary description: | | | | |
| Large irregular shaped parcel of open rolling arable farmland with long views to south and west. Strong boundaries with Eastwell Estate (D23) and the woodland of D28, D26 and D27. Apparent farm to north east, small paddocks and garden trees associated with property to north west. Isolated mature oaks are distinctive and characteristic. Parcel surrounds and encloses poplar plantation of D28. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| Noise and views of M20 to SW. Charter House on skyline to south | | | | Intact |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches Small ponds? | | Ecological corridors and networks Hedgerows and woodland edges | | Low |
| Intensity of land use and habitat trend High | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | | Age structure Mature | | Variable |
| Field Boundaries | | Survival of historic field pattern and condition Hedgerow clearance | | Variable |
| Other features | | | | |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type Farm | Siting | Design Traditional farmhouse but modern farm sheds | Extent | Low |



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Photograph locations/ direction



D25.1



D25.2



D25.3

Survey Date: 4.11.04 Reference: TR 006458 Location: D26 Tile Lodge Wood S Surveyors: AK/MG

| | | | |
|---|---|---|---|
| Development Area: | | Sandyhurst | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 4.9 Pre-19 th Century coppices | |
| Boundaries: | | Woodland of D27 to north and east; woodland strip in D39 to south; open arable of D25 to west | |
| TOPOGRAPHY | Insignificant | Landform Slight fall to west | Views out (long/short/restricted) Short views from edge only |
| TREE COVER | Dominant | Key visual elements Coppice | Views within (filtered/framed/open/restricted) Restricted |
| ENCLOSURE PATTERN | Unenclosed | Key visual elements | Pattern and scale |
| SETTLEMENT & BUILT FEATURES | Unsettled | Key visual elements | Pattern |
| LANDUSE | Dominant | Key visual elements Coppice | Seasonal variation |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds | | Species associations |
| Landuse/farm type | Primary | | Other |
| Woodlands | Coppice/plantation Hornbeam coppice, oak standards | | Species Hornbeam, oak |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt | | Species |
| Field boundaries | Hedges/ditches/stock fence/electric | | Species |
| Highways and footpaths | Major road/railway/local road/footpath/no public access | | Other features (such as tree-lined lanes) |
| Built features | Villages/settlements/farms/churches/oasts | | Urban edge/pylons/masts/new housing |
| Other features (such as moats) | | | |

Reference: D26 ctd.

| | | | | |
|--|--------|---|--------|--------|
| Brief summary description: | | | | |
| Small woodland comprising hornbeam coppice with oak standards. Joins to woodland of D27 and wooded section of D39, as well as wooded sunken lane? to east, to form an important feature. Noise from M20 evident. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| M20 noise | | | | Intact |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches 100% | | Ecological corridors and networks Joins woodland of D27 and D39, wooded sunken lane? | | High |
| Intensity of land use and habitat trend Low | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | | Age structure Unmanaged coppice | | Good |
| Field Boundaries | | Survival of historic field pattern and condition | | |
| Other features | | | | |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type | Siting | Design | Extent | |
| M20 - noise | | | | Low |



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Photograph locations/ direction

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| Study Sector: | | Kennington (Map ref: TR005459) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 4.3 Other pre-1810 woodland | |
| Boundaries: | | Woodland of D26 to south; open arable of D25 to north, east and west | |
| TOPOGRAPHY | Dominant Apparent Insignificant | Landform Flat woodland | Views out (long/short/restricted) Short views from edge only |
| TREE COVER | Dominant Apparent Insignificant | Key visual elements Coppice | Views within (filtered/framed/open/restricted) Restricted |
| ENCLOSURE PATTERN | Dominant Apparent Insignificant Unenclosed | Key visual elements | Pattern and scale |
| SETTLEMENT & BUILT FEATURES | Dominant Apparent Insignificant Unsettled | Key visual elements | Pattern |
| LANDUSE | Dominant Apparent Insignificant | Key visual elements Coppice | Seasonal variation |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds | | Species associations |
| Landuse/farm type | Primary | | Other |
| Woodlands | Coppice/plantation Hornbeam coppice, oak standards | | Species Hornbeam, oak, ash, hawthorn, field maple, hazel |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt | | Species |
| Field boundaries | Hedges/ditches/stock fence/electric Ditch and fence to east | | Species |
| Highways and footpaths | Major road/railway/local road/footpath/no public access Footpath to SE | | Other features (such as tree-lined lanes) |
| Built features | Villages/settlements/farms/churches/oasts | | Urban edge/pylons/masts/new housing |
| Other features (such as moats) | | | |

| | | | | |
|--|--------|--|--------|-------------------------------------|
| Brief summary description: | | | | |
| Small, narrow strip of hornbeam coppice with oak standards adjoining similar woodland of D26. Dense understorey within gives very restricted views. Surrounded on three sides by open arable farmland of D25. Traffic noise of M20 apparent. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| M20 noise | | | | Intact Interrupted Fragmented |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches 100% | | Ecological corridors and networks Joins woodland of D26 and D39, sunken lane? to SE | | High Moderate Low |
| Intensity of land use and habitat trend Low | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | | Age structure Unmanaged coppice | | Good Variable Poor |
| Field Boundaries | | Survival of historic field pattern and condition | | Good Variable Poor |
| Other features | | | | Good Variable Poor |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type | Siting | Design | Extent | High |
| M20 - noise | | | | Moderate |
| | | | | Low |



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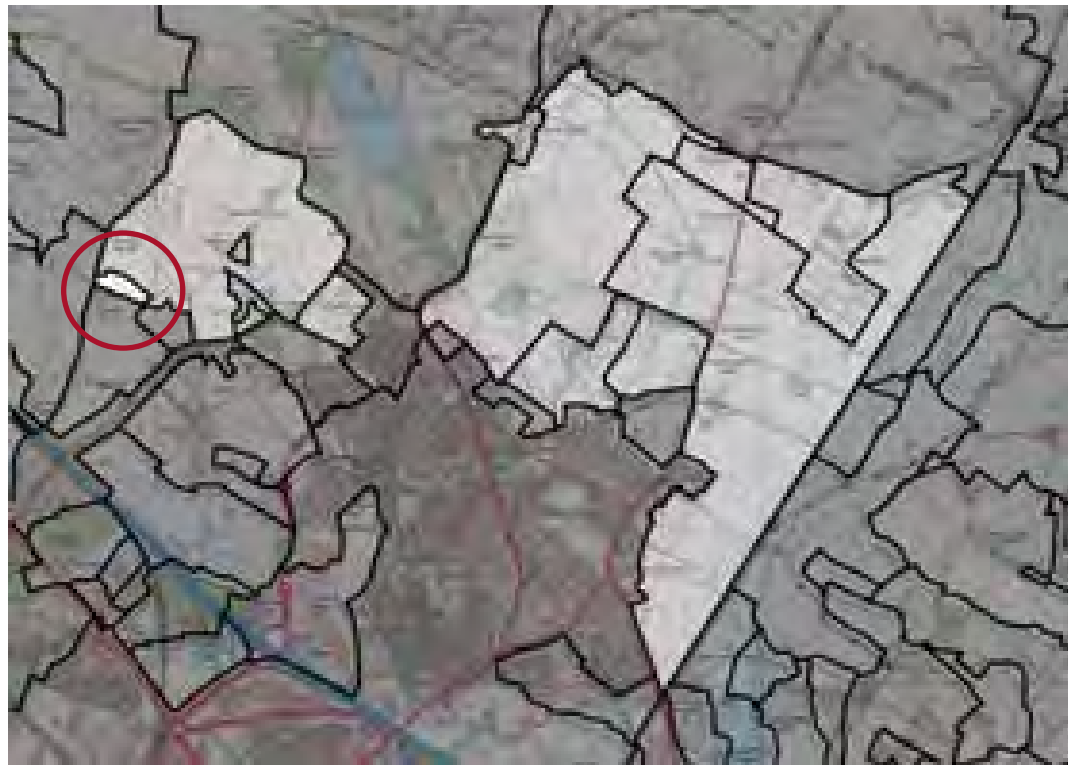
Photograph locations/ direction

Survey Date: 5.11.04 Reference: D29 Location: Castle Farm Surveyors: LH/MG

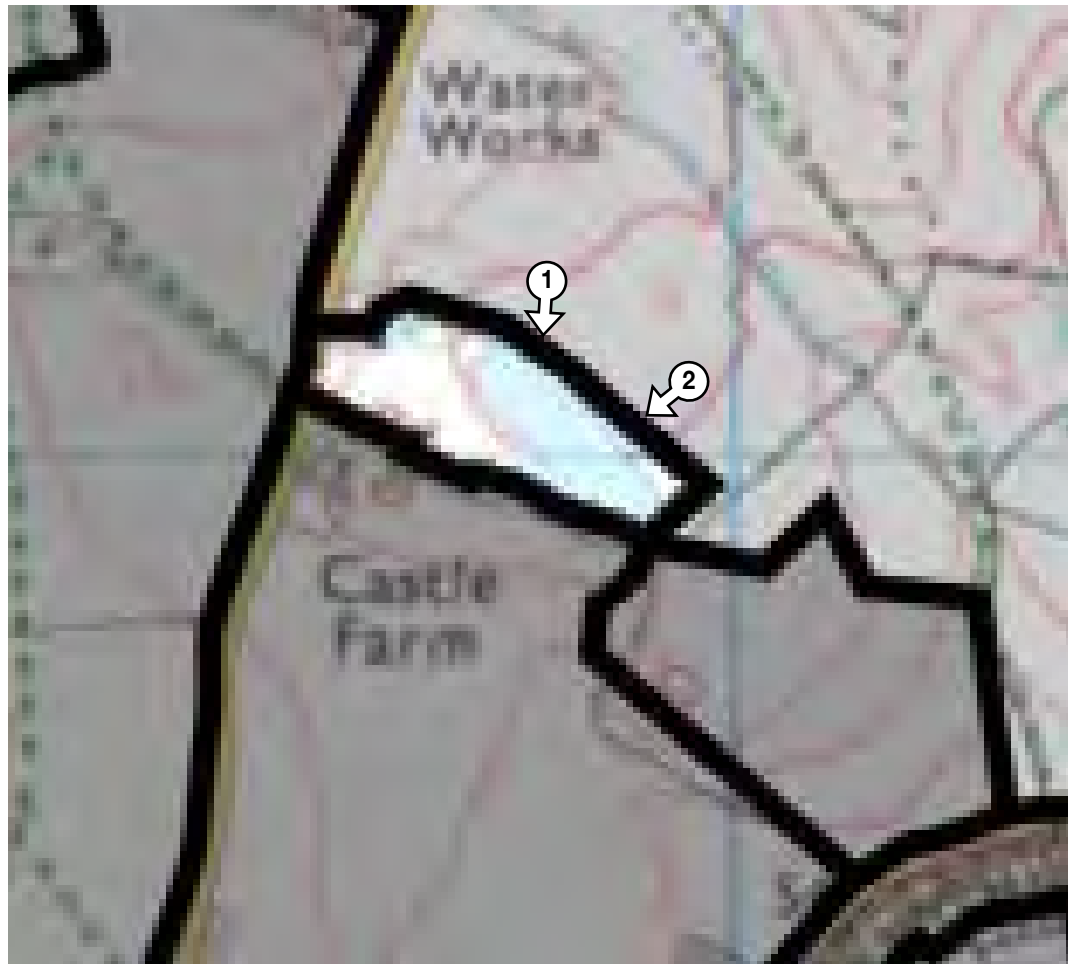
| | | | |
|---|---|--|---|
| Study Sector: | | Kennington (Map ref: TQ998460) | |
| County Landscape Character Area: | | The Stour: Stour Gap | |
| Historic Landscape Type: | | 1.6 Rectilinear with wavy boundaries | |
| Boundaries: | | North and east to arable of D25; south to arable of D31; D32 and lane to west. | |
| TOPOGRAPHY | Dominant Apparent Insignificant | Landform Lake, man-made bund, slopes towards lane | Views out (long/short/restricted) From boundaries, long views in all directions |
| TREE COVER | Dominant Apparent Insignificant | Key visual elements Planted boundaries to lake and scrub | Views within (filtered/framed/open/restricted) Open across water, otherwise filtered |
| ENCLOSURE PATTERN | Dominant Apparent Insignificant Unenclosed | Key visual elements Fenced pond | Pattern and scale |
| SETTLEMENT & BUILT FEATURES | Dominant Apparent Insignificant Unsettled | Key visual elements Castle Farm on lane | Pattern |
| LANDUSE | Dominant Apparent Insignificant | Key visual elements | Seasonal variation |
| KEY CHARACTERISTICS – in what way do the following contribute to local distinctiveness? | | | |
| Natural features | Rivers/ knolls/ ponds Naturalised pond | | Species associations Alder, some marginal vegetation |
| Landuse/farm type | Primary | | Other |
| Woodlands | Coppice/plantation | | Species |
| Tree cover | Groups/linear/hedgerow/scattered/shelterbelt Linear planted trees around pond, scrub and young trees | | Species Alder, field maple, hawthorn, dog rose |
| Field boundaries | Hedges/ditches/stock fence/electric stock fence | | Species |
| Highways and footpaths | Major road/railway/local road/footpath/no public access No public access | | Other features (such as tree-lined lanes) |
| Built features | Villages/settlements/farms/churches/oasts Farm | | Urban edge/pylons/masts/new housing |
| Other features (such as moats) | Naturalised pond | | |

Reference: D29 ctd.

| | | | | |
|---|--------|---|--------|-------------------------------------|
| Brief summary description: | | | | |
| Small triangular parcel comprising a naturalised man-made pond, possibly used fro shooting or fishing. Planted at edges with alder, scrub regenerating. Land slopes west towards lane. Inward looking and well screened in surrounding landscape. | | | | |
| Visual context and unity – assess the views, outlook, adjacent landuses and overall unity of the landscape and note any detracting features and their significance | | | | |
| Interrupted by noise of M20 | | | | Intact Interrupted Fragmented |
| Ecological integrity – how well does this area of countryside function as a habitat for wildlife? | | | | |
| Extent of semi-natural habitat and patches | | Ecological corridors and networks | | High Moderate Low |
| Pond and scrub | | | | |
| Intensity of land use and habitat trend Low | | | | |
| Condition of heritage features – assess current condition and make note of vulnerability to change | | | | |
| Tree Cover | | Age structure Mixed – mainly young | | Good Variable Poor |
| Field Boundaries | | Survival of historic field pattern and condition Historical pattern lost | | Good Variable Poor |
| Other features | | Pond | | Good Variable Poor |
| Impact of built development – how well does modern development respect local vernacular, character and sense of place | | | | |
| Type | Siting | Design | Extent | High |
| M20 - Noise | | | | Moderate Low |



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Photograph locations/ direction





Studio Engleback
8a London Road
Tunbridge Wells
Kent TN1 2EJ

Tel: 01892 538 537
Fax: 01892 538 438
email info@studioengleback.com
web: www.studioengleback.com

studioengleback