

Central Lancashire Strategic Planning Joint Advisory Committee

Tuesday, 22nd November 2022, 6.30 pm

I am now able to enclose, for consideration at the above meeting of the Central Lancashire Strategic Planning Joint Advisory Committee, the following reports that were unavailable when the agenda was published.

Agenda No	Item	
7	Stage 1 Report Green Belt and Landscape Sensitivity	(Pages 510 - 971)
	To receive and consider the report of the Head of Spatial Planning, appendix 2	

Gary Hall
Chief Executive

Electronic agendas sent to Members of the Central Lancashire Strategic Planning Joint Advisory Committee

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Open Land Designations Study

Landscape Assessment

Preston City Council, South Ribble Borough Council and Chorley Council

Final report

Prepared by LUC

October 2022

Version	Status	Prepared	Checked	Approved	Date
1	Draft Report	D Hope	R Swann	R Knight	20.12.2021
2	Final Report	D Hope	R Swann	R Knight	31.10.2022



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Open Land Designations Study

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Chapter 1

Introduction

1.1 LUC was commissioned by the three Central Lancashire local authorities (Preston City Council, South Ribble Borough Council and Chorley Council) to undertake strategic assessments of how land in the area:

- demonstrates valued landscape characteristics (including the identification of any areas where landscape quality can be considered of ‘above ordinary’ value);
- provides landscape settings which are important to the character of settlements;
- maintains gaps between settlements in the Preston City Council area that are not designated as part of its Open Countryside (policy EN1) area; and
- contributes to the Green Belt purposes as defined in paragraph 138 of the National Planning Policy Framework (NPPF).

1.2 This document presents LUC’s methodology and outputs for the strategic assessment of landscape value, settlement settings and settlement gaps. A separate report presents the methodology and findings for the assessment of contribution to the Green Belt purposes [\[see reference 1\]](#).

The Central Lancashire Local Plan

1.3 Central Lancashire covers the geographical areas of Preston, Chorley and South Ribble, which together function as one integrated local economy, housing market and commuting area.

1.4 The three local planning authorities have a long history of working together to plan for the area’s growth needs. In 2012, the three Authorities published a Joint Core Strategy designed to inform the strategic direction of each Council’s

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more detailed Local Plans, all three of which were adopted two years later in 2015.

1.5 A review of the adopted Joint Core Strategy and separate Local Plans began in 2018 and a decision was made to start work on the preparation of a new Joint Central Lancashire Local Plan. The new Central Lancashire Local Plan will update the strategic policy objectives in the adopted Core Strategy and consolidate and update the more detailed non-strategic policies in the adopted Local Plans. Local Plan policies of particular relevance to this work, collectively termed 'open land' policies, are mapped on **Figure 1.1**. These include:

- Preston Local Plan policies:
 - GB1 – Green Belt.
 - EN1 – Development in the Open Countryside.
 - EN4 – Areas of Separation.
 - EN5 – Areas of Major Open Space.
- South Ribble Local Plan policies:
 - G1 – Green Belt.
 - G3 – Safeguarded Land for Future Development.
 - G4 – Protected Open Land.
 - G5 – Areas of Separation.
- Chorley Local Plan policies:
 - BNE2 – Development in the Area of Other Open Countryside.
 - BNE3 – Areas of Safeguarded Land for Future Development Needs.
 - BNE4 – Areas of Separation.

1.6 This study will form a key part of the growing evidence base for the new Central Lancashire Local Plan.

Study aims and scope

1.7 An analysis of the open land planning policies across the Central Lancashire area has identified aspects relating to the three roles of landscape covered by this assessment:

- its key aspects of landscape value;
- its role in providing a setting for its settlements;
- its role in maintaining the separation of settlements.

1.8 This study provides, at a strategic level, a proportionate, objective, transparent and consistent assessment of Central Lancashire's landscape in terms of these three roles.

1.9 The study outputs will help determine what open land policies would be most appropriate for the Central Lancashire Local Plan and will assist with the consideration of potential future development locations.

Study area

1.10 Geographically, the study area encompasses all land in Central Lancashire subject to the open land policies listed in Paragraph 1.5 above. Those open land policies making reference to the role of landscape do not cover a large proportion of the Central Lancashire area, but it is necessary to apply the assessments outlined below across all of Central Lancashire in order to determine whether the current policy coverage is appropriate. The wording of all the local open land policies is set out in Chapter 2 below, followed by a review of national and regional policy relating to landscape.

1.11 Areas subject to 'absolute constraints' – that is where development will not be permitted – are consistent with the Green Belt study and were agreed with the Central Lancashire authorities. These are:

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- International nature designations: Ramsar Sites, Special Areas of Conservation (SAC) and Special Protection Areas (SPA);
- Sites of Special Scientific Interest (SSSI);
- National nature reserves;
- Ancient Woodland;
- Flood Zone 3b (the functional floodplain);
- Scheduled Monuments;
- Registered Parks and Gardens;
- Open access land (CROW Act).

1.12 There are other designations which, whilst not considered 'absolute' at a strategic scale, are still likely to have a bearing on landscape value, settlement setting and settlement separation. These include:

- Listed Buildings;
- Conservation Areas;
- Local Nature Reserves;
- Biological Heritage Sites;
- Tree Protection Orders;
- Nature Improvement Areas;
- Flood zones 2 and 3a; and
- Country Parks and other Green Space.

Absolute constraints and other constraints are shown on the maps accompanying each assessment within Appendix A (landscape value), Appendix B (settlement setting) and Appendix C (areas of separation).

Landscape value assessment

1.13 The Landscape Institute's Technical Guidance Note on 'Assessing landscape value outside national designations', published in May 2021 (TGN 02/21) suggests that landscape value can be assessed as an evaluation linked to a landscape character assessment (identifying landscape qualities across character areas or types) and/ or it can be assessed and mapped spatially, that is through identifying areas for local landscape designation.

1.14 This study undertakes a strategic-scale analysis of landscape qualities across all open land within the Central Lancashire area subject to the open land policies listed in Paragraph 1.5 above based on the Landscape Character Areas (LCAs) identified within the Landscape Strategy for Lancashire (2000). The study area excludes the Forest of Bowland, located to the north of Preston, which is designated as an Area of Outstanding Natural Beauty (AONB) and is also subject to a local plan policy, EN6, which recognises its natural beauty.

1.15 The assessment includes a 'value evaluation' which reviews various aspects of landscape value [see Chapter 3] and summarises the key landscape qualities and/or elements/ features/ areas of value within each LCA, noting any distinct strategic-scale variations within the LCA. Each assessment also records whether an area is considered to have 'above ordinary' landscape value. This terminology reflects the language used in the TGN's definition of a valued landscape as being above 'everyday landscapes'.

1.16 This analysis is intended to help determine whether an area-based policy identifying areas of local landscape value, such as Chorley policy BNE2, is appropriate in the joint Local Plan and, if so, which areas might be considered for inclusion.

Settlement setting assessment

1.17 For each relevant village or larger settlement (refer to Chapter 3) this strategic assessment provides an overview of the settlement's character/identity and the extent to which its relationship with the surrounding landscape is important in contributing to that character. It also summarises key elements of that setting and concludes whether the landscape setting makes:

- a particularly important contribution to the character of a settlement;
- a reasonably important contribution to the character of a settlement; or
- a limited contribution to the character of a settlement.

1.18 This analysis is intended to determine whether an area-based policy identifying areas which are important to a settlement's setting, such as South Ribble Policy G4 (Protected Open Land), is appropriate in the joint Local Plan.

Areas of separation assessment

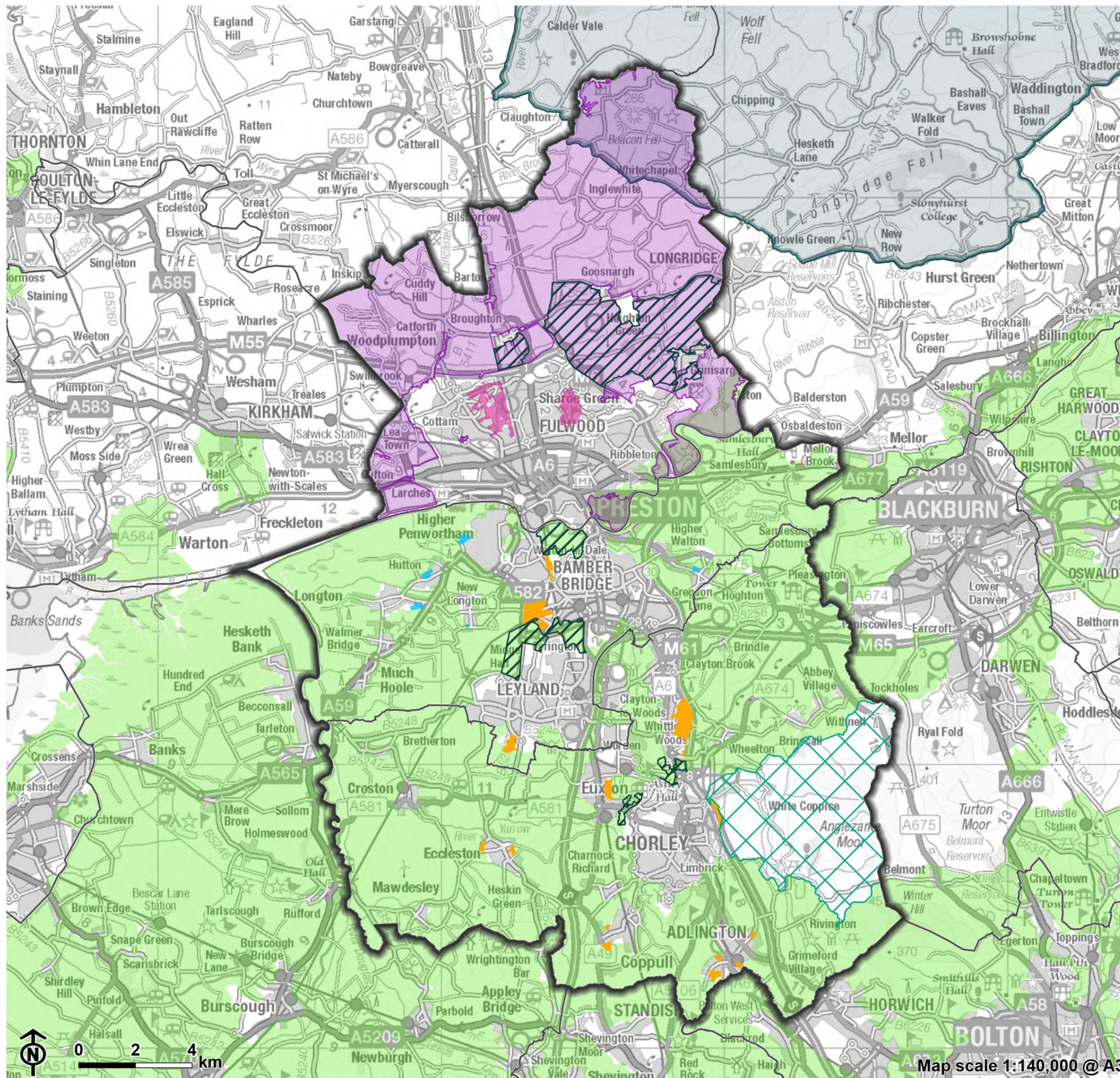
1.19 In South Ribble and Chorley, areas that are currently subject to area of separation policies (G5 and BNE4 respectively) all lie within the Green Belt and relate to towns. In Preston, however, areas of separation (policy EN4) have been defined between the main urban area and much smaller settlements. Therefore, it was agreed that the scope of this assessment would focus on settlements outside of the Green Belt within Preston.

1.20 This 'areas of separation' assessment focuses on the spatial separation of settlements, taking into consideration the presence of physical features that serve to either reduce or increase the perceived gaps between settlements. It provides an evaluation of the gap, followed by identification of any variations and provides an overall judgement on the strength of the gap, whether it is robust, moderate or fragile. The assessment also notes the key elements that contribute to the maintenance of the gap.

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1.21 This analysis is intended to determine whether an area-based policy identifying areas of separation, to replace Preston's EN4, South Ribble's G5 and Chorley's BNE4, is appropriate in the joint Local Plan.

Figure 1.1: Open land policy areas



- Central Lancashire boundary
- Local Authority boundary
- Area of Outstanding Natural Beauty (EN6)
- Open Land Policy Areas**
- Green Belt (GB1, G1)
- Areas of Major Open Space
- Areas of Separation (BNE4, EN4, G5)
- Area of Other Open Land (BNE2)
- Open Countryside (EN1)
- Safeguarded land (BNE3, G3)
- Protected Open Land (G4)

Map scale 1:140,000 @ A3

Method statement consultation

1.22 Local Planning Authorities have a duty to cooperate [see reference 2] with neighbouring authorities, and with other prescribed bodies, on strategic matters that cross administrative boundaries. Paragraph 20 of the NPPF sets out the strategic topics for which Local Plan strategic policies should be prepared, including population and economic growth and associated development and infrastructure and facilities, climate change and the conservation and enhancement of the natural, built and historic environment. All these topics either have a direct or indirect link to land designated as Green Belt or other local countryside designations. Consequently, a method statement was prepared for consultation with the stakeholders with whom the Authorities have a duty to cooperate. These included:

- Historic England.
- Natural England.
- Environment Agency.
- Relevant neighbouring local planning authorities (that is those adjoining the administrative boundaries of Central Lancashire) including Lancashire County Council, Greater Manchester Combined Authority, Blackburn with Darwen Borough Council, Fylde Council, West Lancashire Borough Council, and Wyre Council.

1.23 The method statement consultation gave an opportunity for the Councils' duty to cooperate partners to review and comment on the proposed approach to the study, prior to the assessment being undertaken. Several responses were received, but none presented any queries relating to the methodologies proposed for the landscape elements of the study (comments relating to the assessment of land against the Green Belt purposes can be seen in the separate Green Belt study report). Therefore, no changes to the draft methodology were required in response to the consultation process.

Report authors

1.24 This report has been prepared by LUC on behalf of the Central Lancashire Authorities.

Report structure

1.25 The remainder of this report is structured as follows:

- **Chapter 2** sets out the context for the study, including relevant planning policy in each of the Central Lancashire authority areas;
- **Chapter 3** sets out the proposed methodology for undertaking the strategic assessment of valued landscape qualities and value of landscape as a setting to settlements and in providing separation between settlements;
- **Chapter 4** summarises the findings of the different assessment elements;
- **Chapter 5** summarises the next steps in the assessment and reporting process, and how the proposed evidence will be used to inform the new Central Lancashire Local Plan.
- **Appendix A** details the landscape value assessment for each landscape character area.
- **Appendix B** details the settlement setting assessment outputs.
- **Appendix C** details the areas of separation assessment outputs.

Chapter 2

Policy Review

2.1 This chapter details international and national policy relevant to landscape. It then reviews the regional policy and local ‘open land’ policies (as listed in Chapter 1), identifying those aspects relating to landscape value, settlement settings and settlement separation that have prompted the assessments that have been carried out.

International and National policies relating to landscape

International

2.2 The European Landscape Convention (ELC) came into force in the UK in March 2007. It establishes the need to recognise landscape in law; to develop landscape policies dedicated to the protection, management and planning of landscapes; and to establish procedures for the participation of the general public and other stakeholders in the creation and implementation of landscape policies. The ELC defines ‘landscape’ as “an area, as perceived by people, whose character is the result of the action and interaction of natural and/or human factors”. This recognises that all landscapes matter, be they ordinary, degraded or outstanding.

National

2.3 Paragraph 8 of the NPPF sets out three overarching objectives to the planning system, one of which is “an environmental objective – to protect and enhance our natural, built and historic environment; including making effective use of land ...”.

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2.4 At paragraph 130(c) the NPPF states that “Planning policies and decisions should ensure that developments: ... are sympathetic to local character and history, including the surrounding built environment and landscape setting ...”.

2.5 At Paragraph 174 is explicit in its requirement for development plan policies to protect, and where appropriate enhance, the landscape, stating that “planning policies and decisions should contribute to and enhance the natural and local environment by: a) protecting and enhancing valued landscapes...(in a manner commensurate with their statutory status or identified quality)” and “b) recognising the intrinsic character and beauty of the countryside...”.

Regional policy and local open land policies

Regional

Landscape value

2.6 Core Strategy Policy 13 – ‘Rural Economy’ is concerned primarily with ways in which economic and social improvement of rural areas can be achieved. However, after setting out types of development that will be allowed it states that ‘... proposals will be required to show good siting and design in order to conserve and where possible enhance the character and quality of the landscape ...’.

2.7 Core Strategy Policy 21 – ‘Landscape Character Areas’ concerns the positive role that new development is required to play in relation to landscape character. The policy states that “New Development will be required to be well integrated into existing settlement patterns, appropriate to the landscape character type and designation within which it is situated and contribute positively to its conservation, enhancement or restoration or the creation of appropriate new features”. The supporting policy text references the broad range of landscape character areas identified within the Landscape Strategy for

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Lancashire (2000). It goes on to state that “whilst not all are nationally significant, they are recognised as locally distinct and highly valued”.

Settlement setting

2.8 Policy 1 – ‘Locating Growth’ seeks to “focus growth and investment ... whilst protecting the character of suburban and rural areas”. The policy wording goes on to say that “an appropriate scale of growth and investment will be encouraged in identified Local Service Centres, providing it is in keeping with their local character and setting, and at certain other key locations outside the main urban areas...”.

Settlement separation

2.9 Policy 19 – ‘Areas of Separation and Major Open Space’ seeks to “protect the identity, local distinctiveness and green infrastructure of certain settlements and neighbourhoods by the designation of Areas of Separation and Major Open Space, to ensure that those places at greatest risk of merging are protected and environmental/ open space resources are safeguarded”. The policy identifies several Areas of Separation around northern settlements and within the Preston urban boundary (Preston), and between central and southern settlements (Chorley and South Ribble).

Preston

Landscape value

2.10 Policy EN1 – ‘Development in the Open Countryside’ aims to protect areas of ‘Open Countryside’ from unacceptable development which would harm its open and rural character. It seeks to do this by limiting development to “a) that needed for purposes of agriculture or forestry or other uses appropriate to a

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rural area ...; b) the re-use or re-habitation of existing buildings; c) infilling within groups of buildings in smaller rural settlements”. The majority of land within Preston District is designated as ‘Open Countryside’.

Settlement separation

2.11 Policy EN4 – ‘Areas of Separation’ seeks to prevent “harm to the effectiveness of gaps between settlements and, in particular, the degree to which the development proposed would compromise the function of the Area of Separation in protecting the identity and distinctiveness of settlements”. Areas of Separation are identified between: Broughton and the Preston Urban Area; Goosnargh Whittingham and Grimsargh; and Grimsargh and the Preston Urban Area.

2.12 Policy EN5 – ‘Areas of Major Open Space’ is concerned primarily with maintaining separation between urban neighbourhoods in Preston. It is applied to two areas - between Ingol/Tanterton and Greyfriars/Cadley; and between Sharoe Green and Fulwood. It seeks to prevent development within the Areas of Major Open Space unless certain criteria are met, including “ ... d) the proposal does not detrimentally affect the visual amenity, landscape amenity, landscape character or nature conservation value of the open space/Area of Major Open Space...”.

South Ribble

Landscape value and settlement setting

2.13 Policy G4 – ‘Protected Open Land’ seeks to “retain the openness and natural character of local areas and to protect the land from development”. It is applied to a number of relatively small areas of land adjacent to Penwortham, Longton, New Longton, Hutton and Gregson Lane. The supporting policy text states that “this land fulfils a key role in the character, appearance and

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openness of these settlements, and as such is worthy of protection in its own right". Settlement separation

2.14 Policy G5 – ‘Areas of Separation’ seeks to prevent built-up areas from merging into one another and to protect the land within the boundary from inappropriate development. Three Areas of Separation are identified: between Bamber Bridge and Lostock Hall; between Walton-le-Dale and Penworthan; and between Farington, Lostock Hall and Penwortham.

Chorley

Landscape value

2.15 Policy BNE2 – ‘Development in the Area of Other Open Countryside’ applies to a single, large area of land located to the east of the M61 including the West Pennine Moors. It aims to protect this land (which is not designated as Green Belt) from “unacceptable development which would harm its open and rural character”. It seeks to do this by only permitting development where the applicant can demonstrate that “a) It is needed for the purpose of agriculture or forestry or other uses appropriate to a rural area” or “b) It involves the rehabilitation and re-use of existing rural buildings where their form, bulk and general design are appropriate to the character of the surrounding countryside”. The text supporting Policy BNE2 refers to the West Pennine Moors as a ‘special landscape’, indicating that it has landscape qualities beyond being open and rural.

Settlement setting

2.16 Policy BNE10 – ‘Trees’ seeks to protect trees and woodland areas “which make a valuable contribution to the character of the landscape, a building, a settlement or the setting thereof”.

Settlement separation

2.17 Policy BNE4 – ‘Areas of Separation’ seeks to protect built-up areas from merging into each other and maintain the openness of these areas of countryside by preventing inappropriate development. Two Areas of Separation are identified between Chorley and Euxton and between Chorley and Whittle-le-Woods.

Chapter 3

Assessment Methodologies

3.1 This chapter sets out the methodologies used to assess the following:

- Landscape value (focused on Landscape Character Areas (LCA's) defined in the Landscape Strategy for Lancashire);
- The contribution of landscape setting to the character of settlements (for all villages and larger settlements);
- The strength of the gaps between settlements (focussing on gaps associated with settlements in and adjacent to land in the Preston City Council area that is not designated as Green Belt).

Landscape value assessment

Approach

3.2 The assessment provides an area-by-area analysis of all land within the Central Lancashire, as shown on **Figure 3.1**. The study analyses landscape value across all open land within the Central Lancashire area, based on LCAs identified within the Landscape Strategy for Lancashire (2000). As noted in Chapter 1, the methodology draws specifically on the Landscape Institute's Technical Guidance Note on 'Assessing landscape value outside national designations' (TGN 02/21). Criteria for assessing landscape value

3.3 The Landscape Institute TGN 02/21 provides a list of factors that can be considered when identifying landscape value. These factors and their definitions are as follows (Table 1 in the TGN also provides examples of indicators and examples of evidence of landscape value in relation to each of these factors):

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- **Natural heritage** – Landscape with clear evidence of ecological, geological, geomorphological or physiographic interest which contribute positively to the landscape.
- **Cultural heritage** – Landscape with clear evidence of archaeological, historical or cultural interest which contribute positively to the landscape.
- **Landscape condition** – Landscape which is in a good physical state both with regard to individual elements and overall landscape structure.
- **Associations** – Landscape which is connected with notable people, events and the arts.
- **Distinctiveness** – Landscape that has a strong sense of identity.
- **Recreational** – Landscape offering recreational opportunities where experience of landscape is important.
- **Perceptual (scenic)** – Landscape that appeals to the senses, primarily the visual sense.
- **Perceptual (wildness and tranquillity)** – Landscape with a strong perceptual value notably wildness, tranquillity and/or dark skies.
- **Functional** – Landscape which performs a clearly identifiable and valuable function, particularly in the healthy functioning of the landscape.

3.4 The TGN also provides some advice on the practical application of the factors listed above. This is summarised as follows:

- The listed factors are not fixed as they need to be appropriate to the particular project and location.
- The relative importance attached to each factor is likely to vary across different landscapes. Judgement is required as to how the factors weigh up in any particular circumstance.
- There are likely to be overlaps between the factors, and with other specialist studies (such as ecological or cultural heritage). These should be acknowledged when presenting overall conclusions.

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- Although landscape condition can influence value, poor landscape management should not be a reason to downgrade a landscape's value in a planning context if other factors indicate value.
- Landscape function can influence value, but the presence of a spatial designation such as Green Belt or an 'area of separation' does not in itself indicate that a landscape has high value.
- Landscape value, and the way in which landscapes are valued by people, can change over time.

3.5 With reference to the Landscape Institute's guidance, the assessment criteria listed below were defined for land in Central Lancashire.

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as Sites of Special Scientific Interest (SSSI) will add value. It also considers any particular functional value of landscape elements.

Lower landscape value:

- Landscape with indistinctive and/or a lack of topographical variety.
- Lack of semi-natural habitat coverage or valued natural features.
- No particular functional value.

Higher landscape value:

- Landscape with distinctive landform and/or strong topographical variety.
- Frequent occurrence of valued natural features (tree, hedgerows, woodland) or areas of semi-natural habitats.

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- Provides a valuable function associated with the natural landscape – such as, as a floodplain, or in providing linkage with, transition to or appreciation of an adjacent national landscape designation.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, Listed Buildings and Registered Parks and Gardens (RPG) will add value.

Lower landscape value:

- Presence of modern development or contemporary structures that detract from landscape character (such as utility, infrastructure or industrial elements).
- Regular or uniform field patterns (mainly of modern origin).

Higher landscape value:

- Presence of small-scale, historic or vernacular settlement or historic features important to landscape character (such as Listed Buildings, archaeological features, industrial relics).
- Complex field patterns of historic origin – such as piecemeal enclosure with irregular boundaries, remnants of ridge and furrow cultivation.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

Lower landscape value:

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- Degraded landscape structure and poor condition of natural elements – such as significant hedgerow loss and lack of maintenance/management.
- Presence of detracting/incongruous features that influence landscape structure and condition (such as utility, infrastructure or industrial elements).

Higher landscape value:

- Strong landscape structure with intact boundary features.
- Good physical condition of natural landscape elements.
- An absence of detracting/incongruous influence from incongruous features.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

Lower landscape value:

- Landscape does not have a strong expression. Elements are not unusual and do not have a strong association with any particular area.
- Features do not form a landscape that contributes significantly to the character of a notable settlement.

Higher landscape value:

- Landscape has a strong sense of place, with features that are very distinctive to this location, and/or visually prominent.

- Features form a landscape setting that makes a significant contribution

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include Public Rights of Way (PRoW), Country Parks, open access land and outdoor tourist/ visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

Lower landscape value:

- Limited provision of access routes and a lack of outdoor tourist attraction.
- Recreational value limited to community sports facilities (where enjoyment of the landscape is not integral to the activity).

Higher landscape value:

- Landscapes important for access and enjoyment of the landscape.
- Presence of well-connected, long distance routes, and public rights of way linking centres of population.

Perceptual aspects

Perceptual aspects (This criterion covers three factors listed separately in the Landscape Institute guidance: associations, perceptual (scenic) and

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perceptual (wildness and tranquillity).) considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

Lower landscape value:

- Close to visible or audible signs of human activity and modern development, weakening rural character.
- No associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

Higher landscape value:

- A rural landscape, remote from visible or audible signs of human activity and modern development.
- A landscape that is recognised for its association with a notable person, historic event(s) or artwork that contributes to positive perceptions of the landscape.

Making judgements on landscape value

3.6 The landscape within each LCA has been appraised against the individual criteria set out above, subdividing areas that display significant variation from the LCA as a whole (noting this was done on a strategic in scale rather than picking out localised landscape features). Key aspects of value (qualities and/or elements/features/areas of value) have been summarised for each sub-area, as a useful source of reference when considering the potential impact of development in any given location.

3.7 In addition, a judgement has been made as to whether each area can be considered to have 'above ordinary' landscape value (This terminology reflects

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the language used in the TGN's definition of a 'valued landscape' which is "an area identified as having sufficient landscape qualities to elevate it above other more everyday landscapes"). In some cases, one criterion alone may have been sufficient to result in an overall judgement of 'above ordinary' value, but more often the judgement is informed by a number of criteria. This judgement can be used as a broad indication of areas that might be candidates for local landscape designation.

Settlement setting assessment

Approach

3.8 This assessment focused on the landscape's influence on settlement character, in order to identify any landscape elements that play an important role in defining the character of a settlement. It has included all of the settlements listed below (by authority area). This includes several settlements outside of but adjacent to Central Lancashire, but in these cases only the contribution of land within Central Lancashire to the settlement's character is assessed. The assessed settlements are mapped on **Figure 3.1**.

Preston

- Main urban area: Preston
- Other villages: Barton, Broughton, Goosnargh, Grimsargh, Lea Town, Woodplumpton

South Ribble

- Main urban areas: Penworthan, Bamber Bridge, Lostock Hall, Walton-le-Dale, Higher Walton
- Key service centres: Leyland/Farington
- Urban local service centre: Longton

- Other villages: Coupe Green, Hutton, Mellor Brook, Much Hoole, New Longton, Samlesbury, Walmer Bridge

Chorley

- Key service centre: Chorley Town
- Urban local service centres: Adlington, Clayton Brook/Green, Clayton-le-Woods, Coppull, Euxton/ Buckshaw Village, Whittle-le-Woods
- Rural local services centres: Brinscall/Withnell, Eccleston
- Other villages: Abbey Village, Brindle, Bretherton, Charnock Richard, Croston, Gib Lane, Great Knowley, Gregson Lane, Heath Charnock, Higher Wheelton, Hoghton, Knowley, Mawdesley, Wheelton, Withnell Fold

Adjacent to Central Lancashire

- Key service centres: Longridge (Ribble Valley), Horwich (Bolton)
- Urban local service centres: Tarleton with Hesketh Bank (West Lancashire)
- Rural local services centres: Bilsborrow (Wyre Forest)
- Other villages: Rufford (West Lancashire)

Criteria for assessing the landscape's role in settlement setting

3.9 The assessment has considered:

- The extent to which the landscape has influenced settlement form – such as physical or cultural heritage features that have constrained settlement growth.

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- The visual relationship between the settlement and surrounding landscape – such as higher ground that forms a backdrop; or open views across the surrounding landscape to/from a settlement.
- Whether the landscape has any particular distinctiveness or recreational value which enhances settlement character – such as a strong sense of historic character ('time-depth'), the experience of arrival, a particular functional relationship with the settlement; or important areas of public access from which the settlement setting can be appreciated.

Making judgements on level of contribution

3.10 A judgement on the extent to which the settlement's character is influenced by the surrounding landscape has been made, choosing one of the following three categories:

- The landscape setting makes a particularly important contribution to the character of the settlement – where all, or most, of the surrounding landscape is important to a settlement's character.
- The landscape setting makes a reasonably important contribution to the character of the settlement – where parts of the surrounding landscape are important to a settlement's character.
- The landscape makes a limited contribution to the character of the settlement – where the landscape is not important to a settlement's character.

3.11 This section also highlights key areas/elements of the settlement setting.

Areas of separation assessment

Approach

3.12 The assessment of the function of land in relation to settlement separation is distinct from consideration of the value of land either in relation to its innate qualities or to its role in enhancing the character/setting of a settlement. Land that lacks any particular valued qualities and/or that doesn't provide a notable contribution to settlement character may still play a role in maintaining separation between settlements.

3.13 This spatial role of landscape is already to an extent considered as part of the assessment of contribution to Green Belt Purpose 2, as set out in the separate Green Belt Assessment report, but that analysis is concerned with gaps between towns, rather than gaps between smaller settlements. Land forming gaps between smaller settlements that in turn contributes to the separation of towns will make some contribution to Green Belt Purpose 2, but gaps unrelated to towns will not.

3.14 Any settlement large enough to be defined as a village for the purposes of Preston's Local Plan Policy AD1(b), any larger settlements within or adjacent to the district boundary, and suburbs of Preston which are separated by land designated under policy EN5 as 'areas of major open space' were considered when defining settlement gaps for assessment. Any urbanising development between these settlements was also considered relevant when applying the assessment methodology (as set out in the paragraphs below). On this basis, gaps between the settlements listed below have been assessed. The assessed gaps are also indicated on **Figure 3.1**.

- Preston and Broughton
- Broughton and Barton
- Barton and Bilsborrow (Wyre Forest)
- Preston and Goosnargh/Whittingham

Chapter 3 Assessment Methodologies

- Preston and Grimsargh
- Preston and Lea Town
- Lea Town and Clifton (Fylde)
- Preston and Woodplumpton
- Woodplumpton and Broughton
- Broughton and Goosnargh
- Goosnargh/Whittingham and Longridge (Ribble Valley)
- Grimsargh and Longridge (Ribble Valley)
- Within Preston, between the suburbs of Ingol/Tanterton and Greyfriars/Cadley
- Within Preston, between the suburbs of Sharoe Green and Fulwood.

Criteria for assessing landscape's role in settlement separation

3.15 The assessment has considered the strength of each gap, and identified key landscape elements, for example distinct physical features, areas of land or views, that contribute to the physical and perceived gap.

3.16 The principles of this assessment are the same as those employed in the assessment of NPPF Green Belt Purpose 2. The assessment has considered both the physical and visual role that intervening open land plays in preventing the merging of settlements, with reference to the following:

- Physical separation - considering the settlement form and edge; the width of the gap (as the crow flies); the presence of intervening urbanising development; and the presence or absence of separating features, such as rivers, railway lines or prominent topographical features.
- Visual separation - considering the presence or absence of landscape elements that either decrease or increase inter-visibility between

Chapter 3 Assessment Methodologies

settlement edges, such as woodland, hedgerows or intervening topography.

- Connection – considering the presence or absence of road routes that directly connect settlements; and the influence of any intervening urbanising development on the perceived sense of separation when travelling between settlements.

3.17 The size of the neighbouring settlements, relative to the size of the gap between them, is also a relevant factor in considering the relevance of land to the purpose of preventing settlement coalescence.

Making judgements on settlement gap strength

3.18 With reference to the guideline criteria below, a judgement has been made on the strength of the gap, using the following definitions:

Fragile gap strength

Criteria:

- Open land lies within a gap between settlement which is distinct but narrow in relation to the size of the settlements; or
- Open land lies in a gap between settlements which is moderate in relation to their size but it lacks strong separation from one or both of them, or the gap is diminished by intervening development.

Moderate gap strength

Criteria:

Chapter 3 Assessment Methodologies

- Open land lies in a gap which is moderate in relation to the size of the settlements, and which has significant separating features; or
- Open land lies in a wider gap between settlements but which lacks significant separating features, or which is diminished by intervening development; or
- Open land lies in a narrow gap between settlements, but they are already connected to a degree that limits the role of open land in preventing coalescence.

Robust gap strength

Criteria:

- Open land lies in a gap between settlements which is wide in relation to their size, with significant separating features.

3.19 The supporting analysis also comments on significant variations in contribution within the gap – such as identifying whether there are areas adjacent to one or other of the settlements that make a weaker contribution.

Sources of evidence

Published information

3.20 The assessment has drawn on a range of evidence, including:

- The Landscape Strategy for Lancashire (2000);
- The Lancashire Historic Landscape Characterisation (2017);
- CPRE Light Pollution mapping and tranquillity mapping;

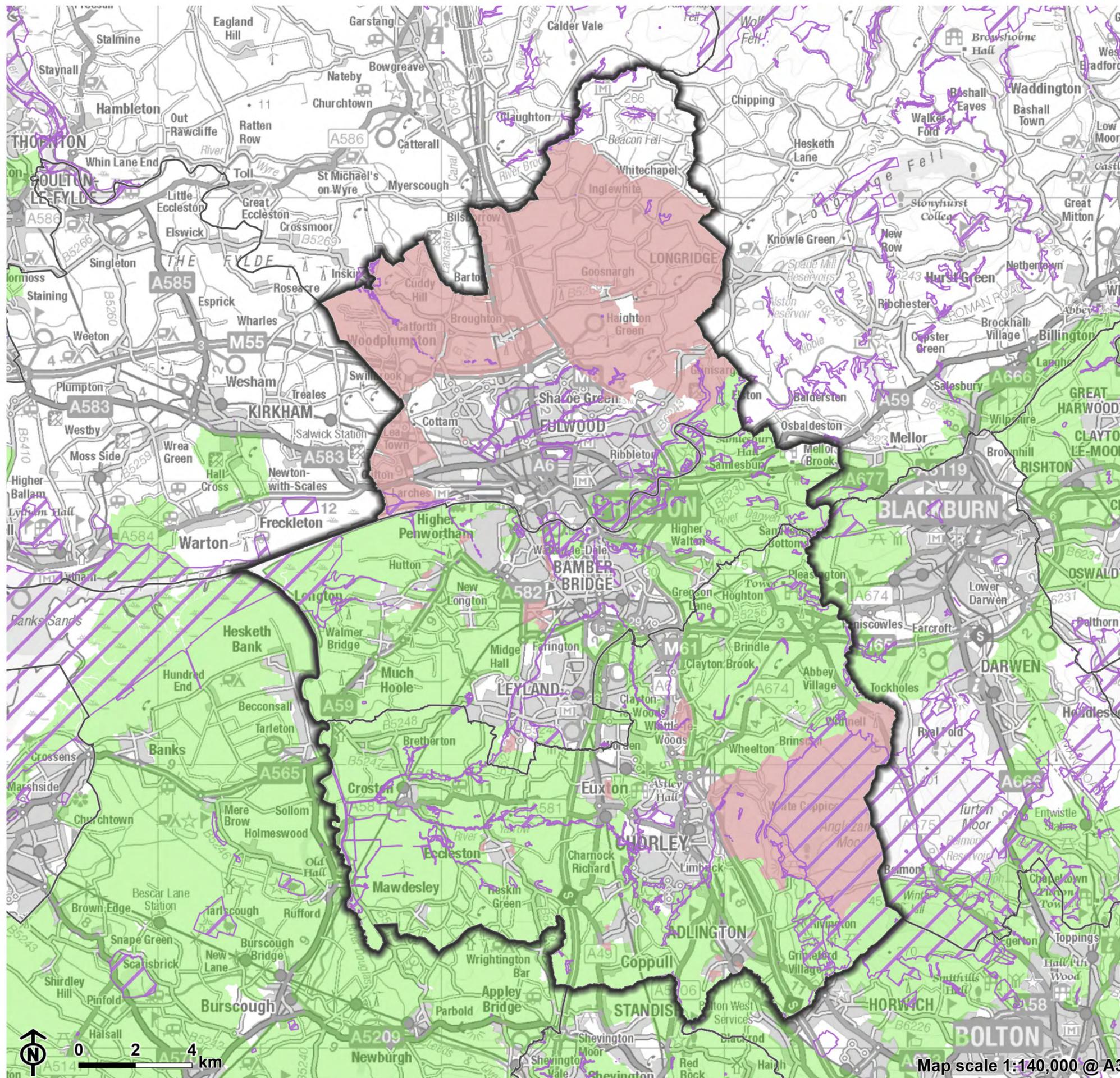
Chapter 3 Assessment Methodologies

- National and local datasets for landscape, cultural heritage, biodiversity and recreational designations.
- Conservation Area statements/appraisals.

Field verification

3.21 A structured process of field survey verification has been undertaken by landscape environment experts in order to test and refine the outputs from the initial desk study. Visits have been made to each identified LCA and to any sub-areas identified on the basis of significant variations in landscape qualities. Visits were also made to support the assessment of settlement settings and gaps. The field survey has been undertaken from roads and public rights of way.

Figure 3.1: Landscape assessment study area



- Central Lancashire boundary
- Local Authority boundary
- Absolute constraints
- Green Belt (GB1, G1)
- Other open land designations (EN1, G3, G4, BNE2, BNE3)



Map scale 1:140,000 @ A3

Chapter 4

Assessment Findings

4.1 This chapter summarises the findings of the Landscape Designations Study.

4.2 Table 4.1: Landscape value assessment findings provides a summary of the Landscape Value Assessment, Table 4.2: Landscape setting assessment findings provides a summary of the Settlement Setting Assessment, and Table 4.3: Areas of separation assessment findings provides a summary of the Areas of Separation Assessment. The findings are also shown on the overview maps, in **Figure 4.1 - Figure 4.**

Table 4.1: Landscape value assessment findings

LCA	Landscape Character Type	Sub-areas	'Above ordinary' value
2a: West Pennine Moors	Moorland Hills	None identified	Yes
4j: West Pennine Fringes	Moorland Fringe	None identified	Yes
5c: Lower Ribble	Undulating Lowland Farmland	None identified	No
5d: Samlesbury-Withnell Fold	Undulating Lowland Farmland	None identified	No
5h: Goosnargh-Whittingham	Undulating Lowland Farmland	None identified	No
5k: Cuerden-Euxton	Undulating Lowland Farmland	5ki: Cuerden and Shaw Hill Parkland	No

Chapter 4 Assessment Findings

LCA	Landscape Character Type	Sub-areas	'Above ordinary' value
		5kii: Leyland and Chorley Urban Fringe	
6b: West Pennine Foothills	Industrial Foothills and Valleys	6bi: Northern West Pennine Foothills 6bii: Southern West Pennine Foothills	No
6d: Adlington-Coppull	Industrial Foothills and Valleys	None identified	No
9a: Rivington	Reservoir Valleys	None identified	No
11a: Lower Ribble Valley	Valleys Floodplains	11ai: Brockholes open floodplain 11aii: Fishwick Bottoms urban fringe	Yes
15b: Longton-Bretherton	Coastal Plain	None identified	No
15c: Croston-Mawdesley	Coastal Plain	None identified	No
15d: The Fylde	Coastal Plain	15di: Woodplumpton and surrounds small scale farming 15dii: Lea and Cottam urban fringe	No
16c: Martin Mere and South West Mosses	Mosslands	None identified	No
16g: Hoole and Farrington Mosses	Mosslands	None identified	No
17a: Clifton and Hutton Marsh	Enclosed Coastal Marsh	None identified	No
18a: Ribble Marshes	Open Coastal Marsh	None identified	Yes

Chapter 4 Assessment Findings

4.3 There are only five LCAs within the Central Lancashire Area that are assessed as having ‘above ordinary’ landscape value. That is, they are considered to have particular qualities/characteristics that elevate it above that of ‘ordinary’ countryside. The other LCAs, whilst having some valued landscape characteristics, are overall not considered to have ‘above ordinary’ landscape value.

Table 4.2: Landscape setting assessment findings

Settlement name	LCA(s)	Contribution
Abbey Village	6b: West Pennine Foothills	The landscape setting makes a particularly important contribution to the character of the settlement.
Adlington	6b: West Pennine Foothills; and 6d: Adlington-Coppull	The landscape setting makes a reasonably important contribution to the character of the settlement.
Bamber Bridge	5d: Samlesbury-Withnell Fold; 5k: Cuerden-Euxton; and 15b: Longton-Bretherton	The landscape makes a reasonably important contribution to the character of the settlement.
Barton	5h: Goosnargh-Whittingham; and 15d: The Fylde	The landscape setting makes a reasonably important contribution to the character of the settlement.
Bilsborrow	5h: Goosnargh-Whittingham	The landscape setting makes a reasonably important contribution to the character of the settlement.
Bretherton	15b: Longton-Bretherton; and 16c: Martin Mere and South West Mosses	The landscape setting makes a reasonably important contribution to the character of the settlement.
Brindle	5d: Samlesbury-Withnell Fold	The landscape setting makes a particularly important contribution to the character of the settlement

Chapter 4 Assessment Findings

Settlement name	LCA(s)	Contribution
Brinscall/Withnell	4j: West Pennine Fringes; and 6b: West Pennine Foothills	The landscape setting makes a particularly important contribution to the character of the settlement
Broughton	15d: The Fylde	The landscape setting makes a reasonably important contribution to the character of the settlement.
Charnock Richard	6d: Adlington-Coppull	The landscape setting makes a reasonably important contribution to the character of the settlement.
Chorley	5k: Cuerden-Euxton; 6b: West Pennine Foothills; and 6d: Adlington-Coppull	The landscape setting makes a reasonably important contribution to the character of the settlement.
Clayton Brook/Green	5d: Samlesbury-Withnell Fold; and 5k: Cuerden-Euxton	The landscape setting makes a reasonably important contribution to the character of the settlement.
Clayton-le-Woods	5k: Cuerden-Euxton	The landscape makes a limited contribution to the overall character of the settlement.
Coppull	6d: Adlington-Coppull	The landscape setting makes a reasonably important contribution to the character of the settlement.
Coupe Green	5d: Samlesbury-Withnell Fold	The landscape setting makes a particularly important contribution to the character of the settlement
Croston	15c: Croston-Mawdesley; and 16c: Martin Mere and South West Mosses	The landscape setting makes a reasonably important contribution to the character of the settlement.
Eccleston	15c: Croston-Mawdesley; and 16c: Martin Mere and South West Mosses	The landscape setting makes a reasonably important contribution to the character of the settlement.

Chapter 4 Assessment Findings

Settlement name	LCA(s)	Contribution
Euxton/Buckshaw Village	5k: Cuerden-Euxton; 6d: Adlington-Coppull; and 15c: Croston-Mawdesley	The landscape setting makes a reasonably important contribution to the character of the settlement.
Gib Lane	5d: Samlesbury-Withnell Fold	The landscape setting makes a particularly important contribution to the character of the settlement
Goosnargh/Whittingham	5h: Goosnargh-Whittingham	The landscape setting makes a particularly important contribution to the character of the settlement
Great Knowley	6b: West Pennine Foothills	The landscape makes a limited contribution to the overall character of the settlement.
Gregson Lane	5d: Samlesbury-Withnell Fold	The landscape setting makes a particularly important contribution to the character of the settlement
Grimsargh	5h: Goosnargh-Whittingham	The landscape setting makes a reasonably important contribution to the character of the settlement.
Heath Charnock	6b: West Pennine Foothills; and 6d: Adlington-Coppull	The landscape setting makes a reasonably important contribution to the character of the settlement.
Higher Walton	5d: Samlesbury-Withnell Fold	The landscape setting makes a particularly important contribution to the character of the settlement
Higher Wheelton	6b: West Pennine Foothills	The landscape setting makes a particularly important contribution to the character of the settlement
Hoghton	5d: Samlesbury-Withnell Fold	The landscape setting makes a particularly important contribution to the character of the settlement
Horwich	4j: West Pennine Fringes; 6b: West Pennine Foothills; and 9a: Rivington	The landscape setting makes a reasonably important contribution to the character of the settlement.

Chapter 4 Assessment Findings

Settlement name	LCA(s)	Contribution
Hutton	15b: Longton-Bretherton	The landscape setting makes a reasonably important contribution to the character of the settlement.
Knowley/Little Knowley	6b: West Pennine Foothills	The landscape setting makes a particularly important contribution to the character of the settlement
Lea Town	15d: The Fylde	The landscape setting makes a reasonably important contribution to the character of the settlement.
Leyland/Farington	5k: Cuerden-Euxton; 15b: Longton-Bretherton; and 15c: Croston-Mawdesley	The landscape setting makes a reasonably important contribution to the character of the settlement.
Longridge	5h: Goosnargh-Whittingham	The landscape setting makes a reasonably important contribution to the character of the settlement.
Longton	15b: Longton-Bretherton	The landscape setting makes a reasonably important contribution to the character of the settlement.
Lostock Hall	5k: Cuerden-Euxton; and 15b: Longton-Bretherton	The landscape makes a limited contribution to the overall character of the settlement.
Mawdesley	15c: Croston-Mawdesley; and 16c: Martin Mere and South West Mosses	The landscape setting makes a particularly important contribution to the character of the settlement.
Mellor Brook	5d: Samlesbury-Withnell Fold	The landscape makes a limited contribution to the overall character of the settlement.
Much Hoole	15b: Longton-Bretherton	The landscape setting makes a reasonably important contribution to the character of the settlement.
New Longton	15b: Longton-Bretherton	The landscape makes a limited contribution to the overall character of the settlement.

Chapter 4 Assessment Findings

Settlement name	LCA(s)	Contribution
Penworthan	15b: Longton-Bretherton; and 17a: Clifton and Hutton Marsh	The landscape setting makes a reasonably important contribution to the character of the settlement.
Preston	5h: Goosnargh-Whittingham; 11a: Lower Ribble Valley; 15d: The Fylde; and 17a: Enclosed Coastal Marsh	The landscape setting makes a reasonably important contribution to the character of the settlement.
Rufford	16c: Martin Mere and South West Mosses	The landscape makes a limited contribution to the overall character of the settlement.
Samlesbury	5d: Samlesbury-Withnell Fold; and 11a: Lower Ribble Valley	The landscape setting makes a reasonably important contribution to the character of the settlement.
Tarleton with Hesketh Bank	15b: Longton-Bretherton	The landscape setting makes a reasonably important contribution to the character of the settlement.
Walmer Bridge	15b: Longton-Bretherton	The landscape setting makes a reasonably important contribution to the character of the settlement.
Walton-le-Dale	5d: Samlesbury-Withnell Fold; 11a: Lower Ribble Valley; and 15b: Longton-Bretherton	The landscape setting makes a particularly important contribution to the character of the settlement
Wheelton	6b: West Pennine Foothills	The landscape setting makes a particularly important contribution to the character of the settlement
Whittle-le-Woods	5d: Samlesbury-Withnell Fold; and 5k: Cuerden-Euxton	The landscape setting makes a reasonably important contribution to the character of the settlement.

Chapter 4 Assessment Findings

Settlement name	LCA(s)	Contribution
Withnell Fold	6b: West Pennine Foothills; and 5d: Samlesbury-Withnell Fold	The landscape setting makes a particularly important contribution to the character of the settlement
Woodplumpton	15d: The Fylde	The landscape setting makes a particularly important contribution to the character of the settlement.

4.4 For the majority of the settlements in the Central Lancashire Area the landscape is judged to make a reasonably important contribution to character.

4.5 The landscape around six settlements is considered to make only a limited contribution to character. These are generally settlements located in or near the South Ribble Main Urban Area (such as Lostock Hall and Clayton Brook/Green); or are largely defined by 20th century residential development, the character of which the landscape makes little contribution to (such as Clayton-le-Woods and New Longton). In two cases – Mellor Brook and Rufford – the limited contribution relates only to land within the Central Lancashire Area; no assessment is made to the contribution that the landscape within neighbouring districts may make to their character.

4.6 There are 16 settlements for which the landscape is considered to make a particularly important contribution to character. These are almost exclusively small villages to which the surrounding landscape setting plays an important role in defining a rural character. A high proportion of these are located to the east of the Central Lancashire Area, in close proximity to and having a strong visual relationship with the upland areas of the West Pennine Moors and West Pennine Fringes (such as Abbey Village, Brinscall/Withnell and Knowley/Little Knowley).

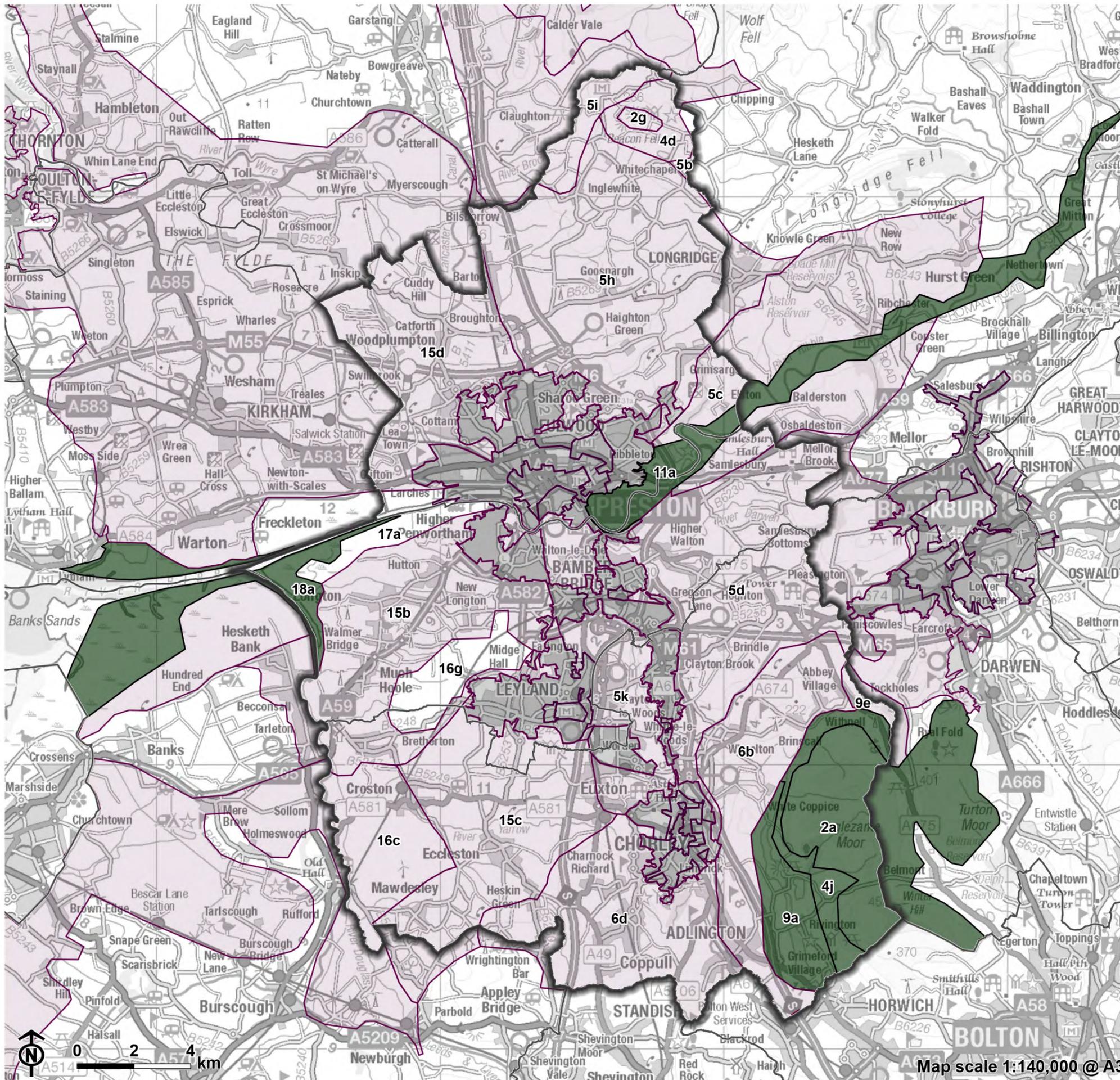
Chapter 4 Assessment Findings

Table 4.3: Areas of separation assessment findings

Settlement gap	Gap strength
Preston and Broughton	Moderate
Broughton and Barton	Moderate
Barton and Bilsborrow (Wyre Forest)	Moderate
Preston and Goosnargh/Whittingham	Robust
Preston and Grimsargh	Fragile
Preston and Lea Town	Moderate
Lea Town and Clifton (Fylde)	Moderate
Preston and Woodplumpton	Moderate
Woodplumpton and Broughton	Robust
Broughton and Goosnargh	Moderate
Goosnargh/Whittingham and Longridge (Ribble Valley)	Robust
Grimsargh and Longridge (Ribble Valley)	Moderate
Within Preston, between the suburbs of Ingol/Tanterton and Greyfriars/Cadley	Moderate
Within Preston, between the suburbs of Sharoe Green and Fulwood Row.	Moderate

4.7 The majority of the settlement gaps were found to be moderate in strength. Only one settlement gap – that between Preston and Grimsargh – was found to be fragile, and two gaps – between Woodplumpton and Broughton and between Goosnargh/Whittingham and Longridge – were found to be robust.

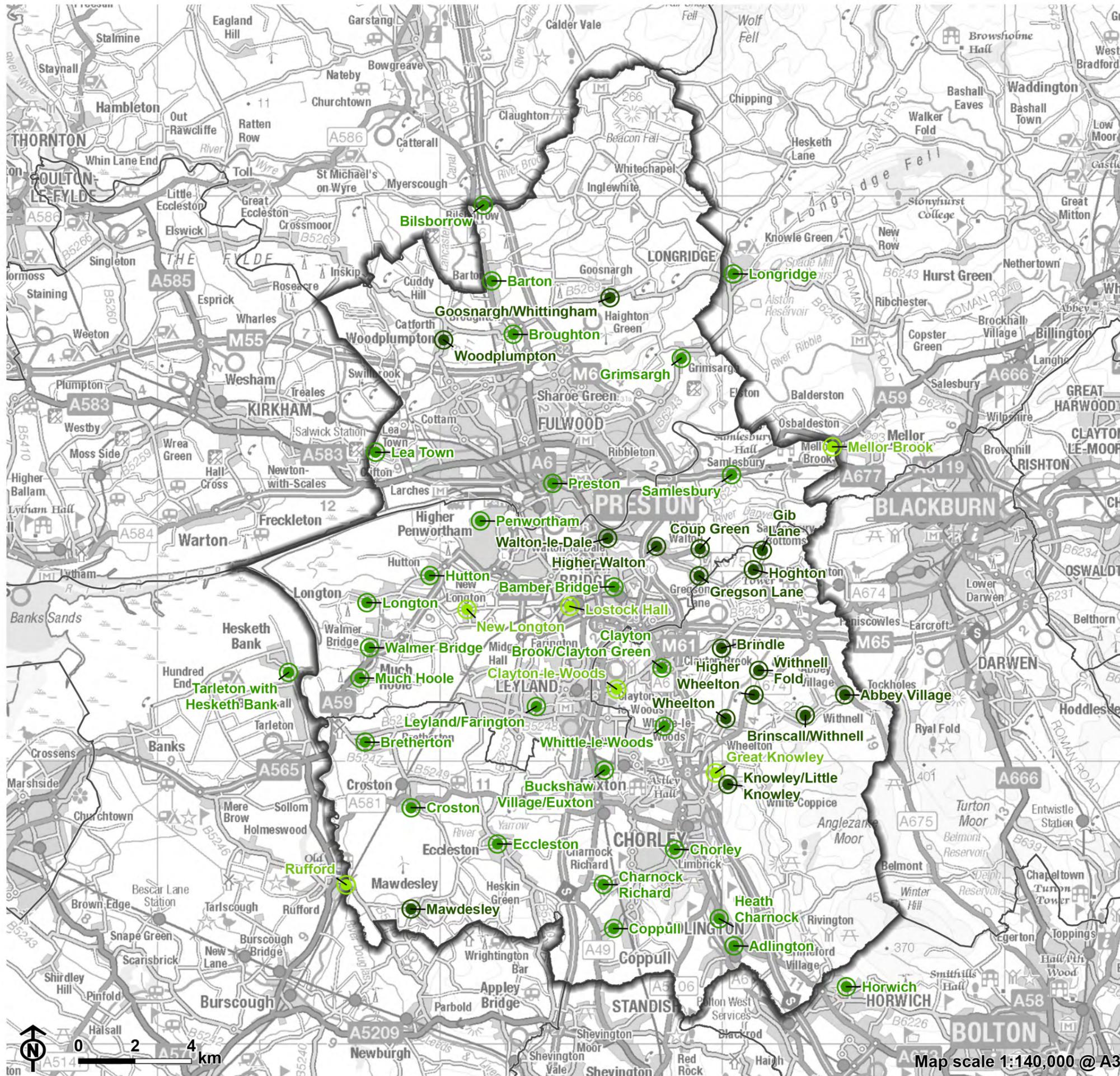
Figure 4.1: Landscape value assessment findings



- ▭ Central Lancashire boundary
- ▭ Local Authority boundary
- Landscape Character Area**
- ▭ Urban area
- ▭ Above ordinary Landscape Character Area
- ▭ Neighbouring Landscape Character Area
- 02a West Pennine Moors
- 02g Beacon Fell
- 04d Bowland Gritstone Fringes
- 04j West Pennine Fringes
- 05c Lower Ribble
- 05d Samlesbury-Withnell Fold
- 05h Goosnargh-Whittingham
- 05i West Bowland Fringes
- 05k Cuerden - Euxton
- 06b West Pennine Foothills
- 06d Adlington - Coppull
- 09a Rivington
- 09e Roddlesworth
- 11a Lower Ribble Valley
- 15b Longton - Bretherton
- 15c Croston - Mawdesley
- 15d The Fylde
- 16c Martin Mere & South West Mosses
- 18a Ribble Marshes

Map scale 1:140,000 @ A3

Figure 4.2: Settlement setting assessment

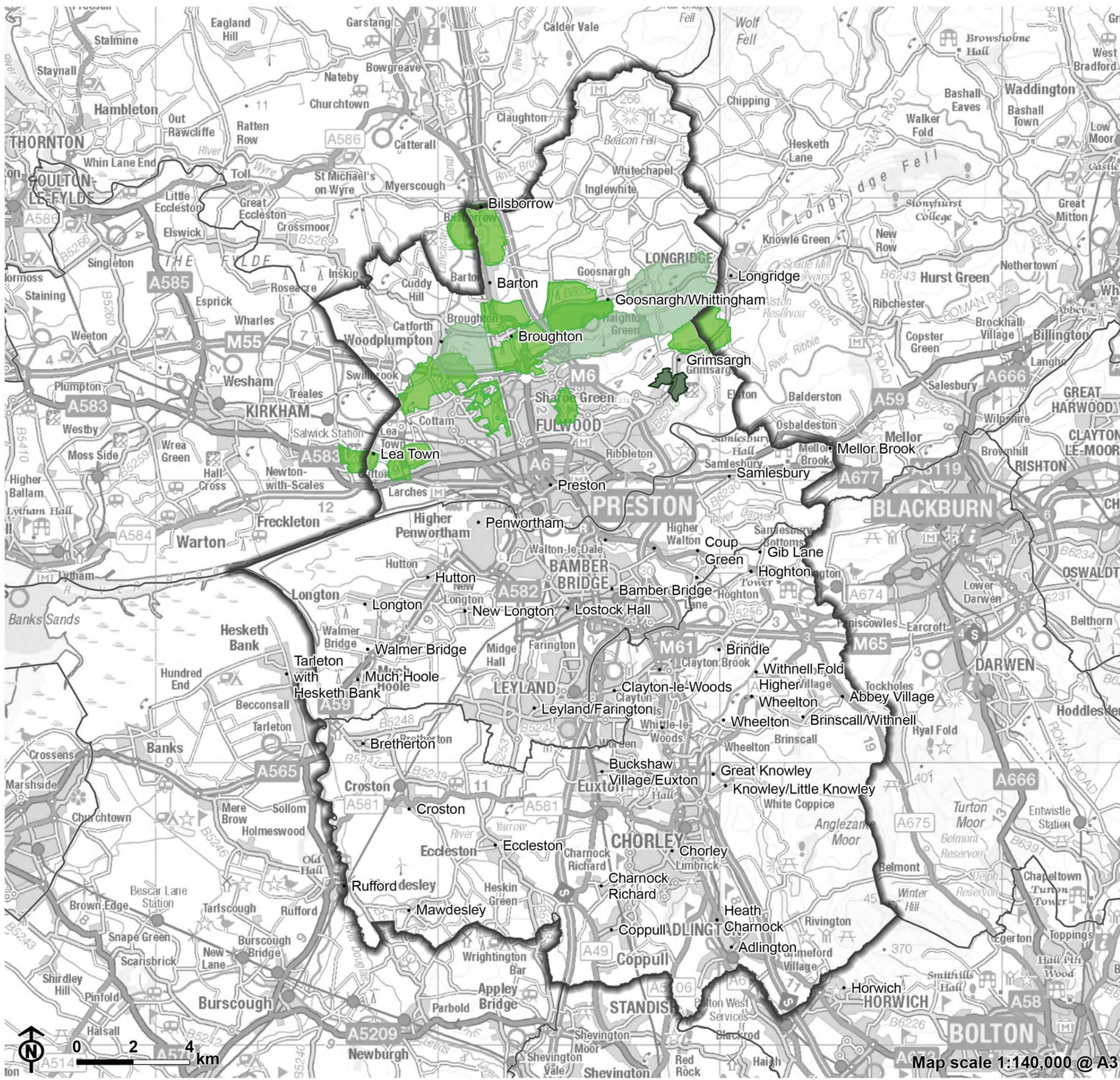


- Central Lancashire boundary
- Local Authority boundary

Settlement assessment

- Particularly important contribution
- Reasonably important contribution
- Limited contribution

Figure 4.3: Areas of separation assessment findings



- Central Lancashire boundary
- Local Authority boundary
- Settlement gap strength**
 - Fragile
 - Moderate
 - Robust



Chapter 5

Next Steps

5.1 The study will be used by the Central Lancashire authorities alongside other pieces of evidence to shape open countryside policies for the forthcoming combined Local Plan. Further detailed landscape assessment work may be required to inform this process.

References

References

- 1 Central Lancashire Open Land Designations: Strategic Assessment of Landscape Value
- 2 Section 110 of the Localism Act (2011)

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Report produced by LUC

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Open Land Designations Study

Appendix A – Landscape Value Assessment

Preston City Council, South Ribble Borough Council and Chorley Council

Final report

Prepared by LUC

October 2022

Version	Status	Prepared	Checked	Approved	Date
1	Draft Report	D Hope	R Swann	R Knight	20.12.2021
2	Final Report	D Hope	R Swann	R Knight	31.10.2022



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Open Land Designations Study

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Appendix A Landscape value assessment

Appendix A

Landscape value assessment

LCA 2a: West Pennine Moors

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located to the east of Chorley and Adlington, to the west of the main Pennine ridge. It falls partly within Chorley District in the west and partly within Blackburn with Darwen District in the east. It forms part of the Moorlands Hills Landscape Character Type (LCT), which is characterised by distinctive steep escarpments and dramatic landforms which are incised and drained by fast flowing streams.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- The moorland occurs in a number of discrete blocks at Withnell, Anglezarke and Rivington Moors; Darwen and Turton Moors; and Oswaldtwistle and Holcombe Moors.
- The moors are generally slightly lower in altitude than those of the main South Pennine spine, although they include some notable high points, for example at Winter Hill on Rivington Moor.
- The hills can be seen from long distances and form a significant backdrop to the surrounding towns of Blackburn, Darwen and Accrington.
- The area is of considerable archaeological importance reflecting past land use and settlement history and has been the subject of some detailed archaeological research.
- On the West Pennines the sense of isolation is diminished because of the proximity of the urban areas, however the sense of wildness can be heightened by the contrast afforded by the dramatic and panoramic views

Appendix A Landscape value assessment

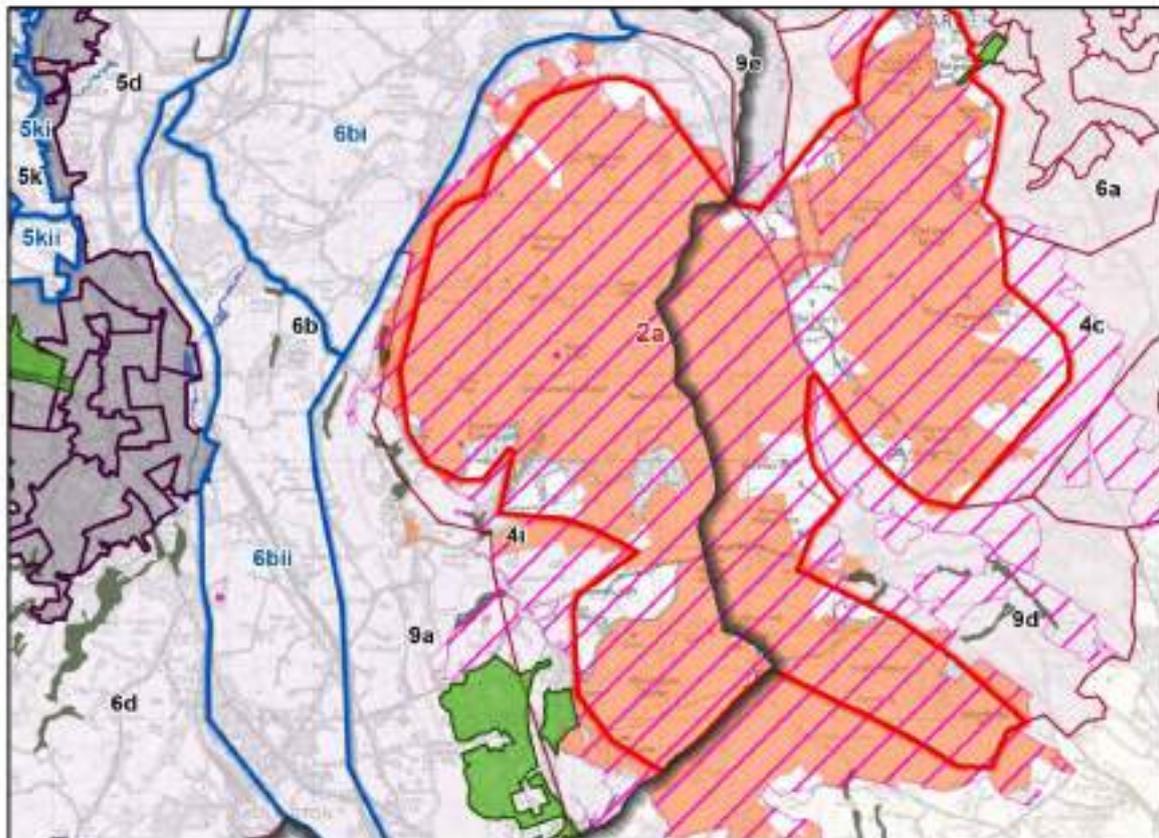
across the adjacent urban areas of the Lancashire Plain and the East Lancashire Valleys.

The strategy for the Moorland Hills LCT as a whole is to:

- Conserve the distinctive, historic character of the open moor.
- Conserve the wealth of archaeological landscapes in the Moorland Hills.
- Retain the characteristic pattern of gritstone walls.
- Enhance the existing valuable mosaic of moorland habitats.
- Improve the shape and structure of existing forestry plantations.
- Restore characteristic clough woodlands.

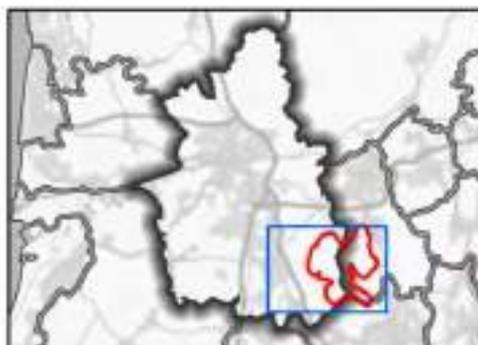
Appendix A Landscape value assessment

Absolute Constraints



- Landscape Character Area**
- 02a West Pennine Moors
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - Ancient Woodland
 - Open access land (CRoW Act)



Appendix A Landscape value assessment

Other Constraints



- Landscape Character Area**
- 02a West Pennine Moors
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - ▲ Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- Rolling, rounded topography, which is very distinctive, formed of Millstone Grist topped with deep peat. Deeply incised streams form narrow gullies, creating a distinctive and engaging landscape.
- The LCA within the study area supports an extensive mosaic of upland and upland-fringe habitats, including blanket bog, wet and dry heathlands, upland flushes and lowland fens. It is designated as part of the West Pennine Moors SSSI for these nationally important habitats.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The Lancashire HLC (2002) identifies the LCA as containing Moorland, with areas of Reverted Moorland. Moorland has been formed by humans over the past 5,000 years. The majority of the landscape has never been enclosed, and would have been used for communal grazing. The areas of reverted moorland are on the edges of the moorland, and would have had more extensive activity, particularly summer pasture. These land uses create a sense of time-depth.

Appendix A Landscape value assessment

- Evidence of human activity on the moorland dates from the Early Neolithic to Bronze Age (3400-700 BCE) in the form of four funerary monuments, all designated as Scheduled Monuments.
- The area contains a number of derelict farm buildings that contribute to the rural remote character.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- The moorland is in reasonable condition, with the majority of the SSSI units in unfavourable – recovering condition.
- Areas of acid grassland and upland fen either side of Rivington Road are in declining condition.
- A mixture of boundary features including stone walls, some of which are in poor condition, and post and wire fencing. The miscellaneous nature of field boundaries and lack of maintenance weakens the overall landscape structure.
- The Winter Hill TV transmitter station in the south-east is an incongruous modern feature that influences the undeveloped character of the landscape.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

Appendix A Landscape value assessment

- The distinctive topography, sense of time-depth associated with the land uses and funerary monuments, and mosaic of moorland habitats creates a strong sense of place.
- Exposed, vast skylines with very limited built development provide a backdrop for surrounding settlements including Chorley, Horwich, Abbey Village and Brinscall/Withnell.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- The majority of the landscape is designated as CROW Open Access Land and features an extensive network of Public Rights of Way, which also provides connection to surrounding nearby settlements. The area provides a valuable recreational resource, which allows enjoyment of the landscape.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

Appendix A Landscape value assessment

- The area has high levels of tranquillity and a sense of remoteness due to a lack of development and open moorland character. This also results in high scenic value.
- Proximity to the A675, Chorley and the Winter Hill TV transmitter station in the south-east locally detract from this.

Assessment Sub-areas

Land within character area 2a is generally of a similar character, and so is assessed as a single area.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The distinctive natural qualities, including a rolling upland landform, moorland habitat mosaic and small streams. Many of the habitats are of national importance, as shown by its designation as a SSSI.
- Important archaeological remains, including Neolithic and Bronze Age funerary monuments, which create a sense of time-depth.
- The open character of the moorland with very limited development.
- A recreationally valued area of Open Access Land and Public Rights of Way connecting surrounding settlements.
- A landscape with strong perceptual qualities, including tranquillity, sense of remoteness and significant scenic qualities.

Based on the above, the landscape is considered to have **'above ordinary'** landscape value.

LCA 4j: West Pennine Fringes

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located to the east of Chorley and Adlington, and to the west of the moorland fells. It falls within Chorley District, and forms part of the Moorland Fringe Landscape Character Type (LCT), which is characterised by a rolling landscape of marginal pastures divided by stone walls.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- A transitional landscape between the unenclosed land of the west Pennine Fringes moors and the enclosed landscape of the industrial foothills below on the west fringes of the West Pennine Moors.
- The underlying millstone grit is close to the surface on the moorland fringe and the landscape is characterised by marginal pastures with scattered farmsteads.
- As is typical of the West Pennine Moor fringes, the character is influenced by industrial activity with reservoirs, mines and quarries scattered across the upper hillsides.
- A high density of public footpaths provides good public access and the wooded gardens on the hillside above Rivington Reservoir provide an unusual feature in the moorland fringe.

The strategy for the Moorland Hills LCT as a whole is to:

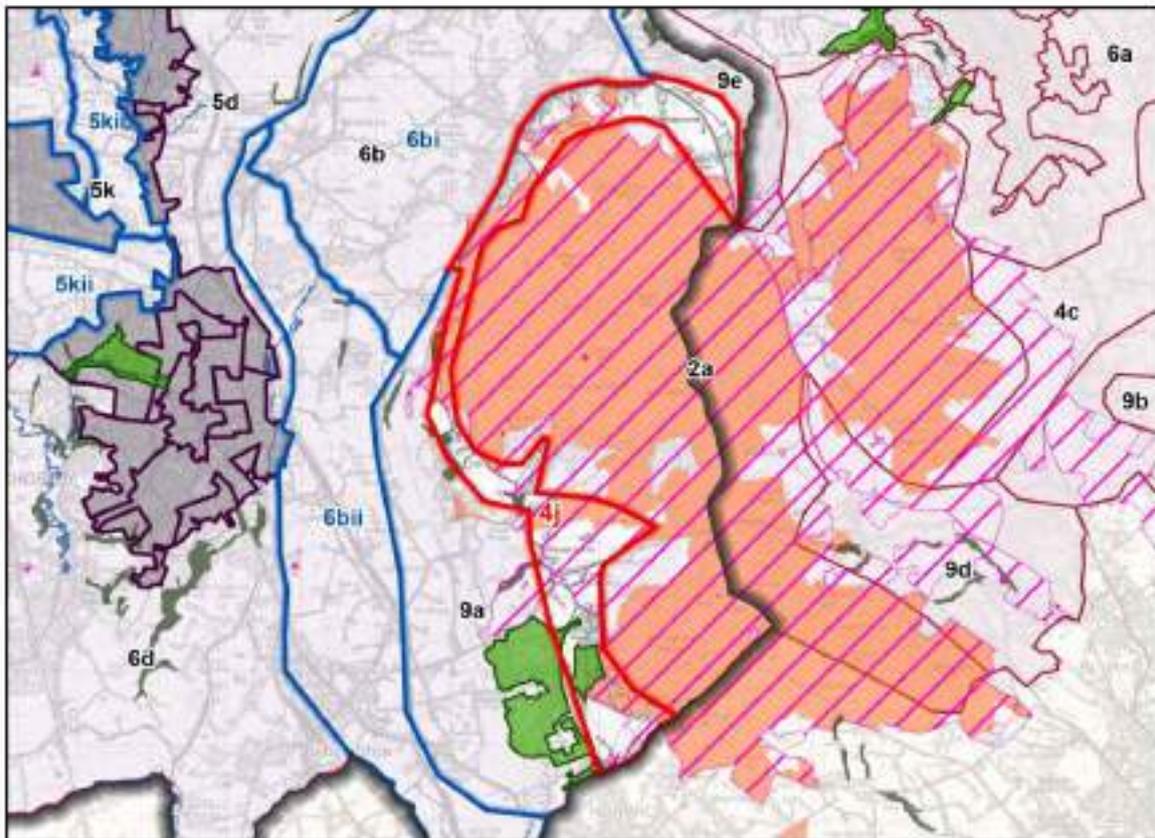
- Conserve the remote, multi-textured character and nature conservation interests of the Moorland Fringe.

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- Conserve the distinctive built character of the Moorland Fringe.
- Enhance opportunities for informal recreation.
- Enhance the characteristic diverse landcover pattern.
- Restore local field patterns in areas where they are degraded.
- Restore and recreate valuable habitats.
- Restore broadleaved woodland and scrub in appropriate locations at the head of valleys and near some farmsteads.
- Restore quarry sites sensitively.

Appendix A Landscape value assessment

Absolute Constraints



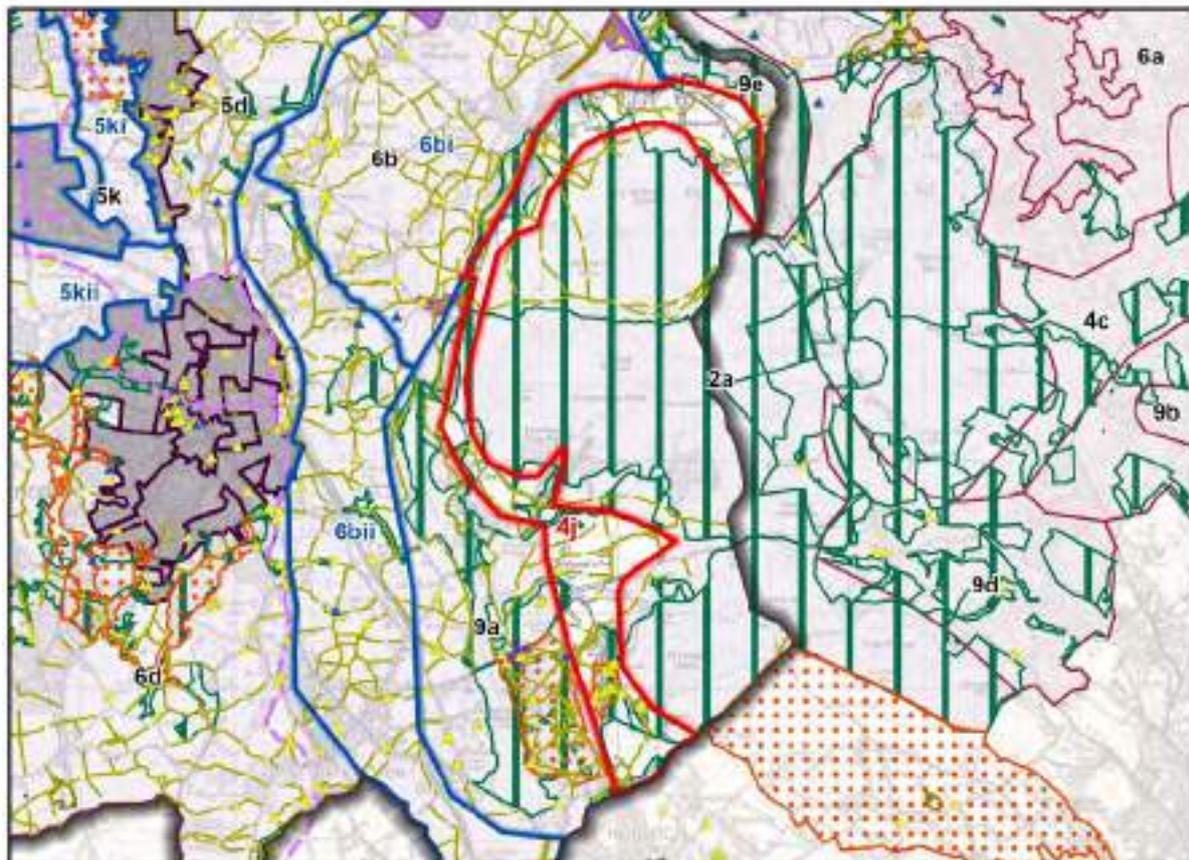
- Landscape Character Area**
- 04j West Pennine Fringes
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - Ancient Woodland
 - Open access land (CRoW Act)



Appendix A Landscape value assessment

Other Constraints



- Landscape Character Area**
- 04j West Pennine Fringes
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - ▲ Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- Rolling topography, rising towards the moorland fells. It is underlain by Millstone Grist, with waterfalls on the Limestone Brook providing a distinctive feature in the landscape.
- The LCA supports an extensive mosaic of upland and upland-fringe habitats, including upland heathlands and dry acid grassland. Part of the landscape is designated as part of the West Pennine Moors SSSI for these nationally important habitats.
- Priority habitat deciduous woodland, some recorded as Ancient Woodland, and some conifer plantations line the hillsides.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The Lancashire HLC (2002) identifies the LCA as containing areas of ancient enclosure (land enclosed prior to 1600AD). There are areas of post-medieval enclosure in the west, reflecting piecemeal enclosure from 1600 to 1850 CE. Areas of reverted moorland are found on the edges of the moorland, and would have had more extensive activity,

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particularly summer pasture. Areas of modern woodland, in the form of coniferous plantations on the moorland fringe, are found in the north and west. Evidence of these historic land uses, which have slowly evolved over time, create a sense of time depth.

- Rivington Gardens is a 20th century designed landscape, now designated as a Grade II Registered Park and Garden. It was designed to exploit the natural environment, and engage with the wider moorland landscape. The stone farmsteads and manor houses in the landscape are also all Grade II listed, and add to the time-depth.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- The moorland is generally in good condition, however the SSSI units of acid grassland and upland fen east of Sheephouse Lane are declining due to overgrazing and poor woodland management.
- A mixture of boundary features including stone walls, some in poor condition, post and rail and post and wire fencing. The miscellaneous nature of field boundaries and lack of maintenance weakens the overall landscape structure and sense of cohesion.
- The Withnell/Brinscall quarry on Butterworth Brow/Twist Moor Lane is an incongruous industrial feature in the landscape, although is now generally well-integrated into the landscape by surrounding tree cover.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a

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particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The undulating landform, time-depth associated with isolated farmsteads and Rivington Gardens, and mosaic of moorland habitats creates a strong sense of place.
- There are long views towards the moorlands and across the valleys of the industrial foothills to the west.
- The landscape forms an immediate landscape setting to the settlements of Brinscall and Withnell.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- Parts of the LCA are designated as CROW Open Access Land and there is an extensive network of Public Rights of Way. Terraced Gardens at Rivington Country Park also allows appreciation and enjoyment of the landscape. These features provide a valuable recreational resource, and provide direct access from nearby settlements.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High

Appendix A Landscape value assessment

scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- A rural landscape, albeit with proximity to Horwich in the south, and Brinscall, Withnell and the A675 in the north, locally impacting tranquillity and dark skies. Stone walls, and views up to the moorlands create a highly scenic transitional landscape, with areas of woodland providing enclosure.
- Rivington Gardens have a strong association with the industrialist and philanthropist Lord Leverhulme, who owned and commissioned the design of the gardens.

Assessment Sub-areas

Land within character area 4j is generally of a similar character, and so is assessed as a single area.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The distinctive natural qualities including transitional rolling landform, a moorland habitat mosaic, woodland, and streams. Many of the habitats are of national importance, as shown by its designation as a SSSI.
- Rivington Gardens is an important 20th century garden, designed to exploit the natural environment and engage with the wider landscape, and is now a Registered Park and Garden.
- Stone walls and stone-built historic farmhouses provide a distinctive local vernacular.

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- A recreationally valued area of Open Access Land, visitor attraction and footpaths which connect to surrounding settlements.
- A landscape with strong perceptual qualities, including tranquillity, sense of remoteness and scenic beauty.

Based on the above, the landscape is considered to have '**above ordinary**' landscape value.

LCA 5c: Lower Ribble

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA forms two distinct sections which flank LCA 11a: Lower Ribble Valley to the north and south, encompassing the valley sides of the River Ribble. These sections are located to the east of Preston, with the northern section falling within the Preston District and the southern section within the South Ribble District. They form part of the 'Undulating Lowland Farmland' Landscape Character Type (LCT) which is characterised by lowland undulating farmland lying between the major valleys and the moorland fringes, incised by wooded cloughs and gorges.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- Lowland gritstone farmland between Longridge Fell to the north and Mellor Ridge to the south.
- Distinctive broad valley landform; the north and south valley sides are separated by a flood plain which contains the meandering course of the River Ribble.
- A particularly distinctive pattern of wooded cloughs which descend the valley sides, their streams emptying into the Ribble.
- A complex pattern of hedges and woodland form links to these wooded cloughs, giving an overall impression of a well wooded landscape.
- Although a rural valley, the area is well settled; a dense network of winding country lanes and tracks link the large number of stone farm buildings.
- Country houses and designed landscapes, for example Stonyhurst College, Huntingdon Hall and Showley Hall.

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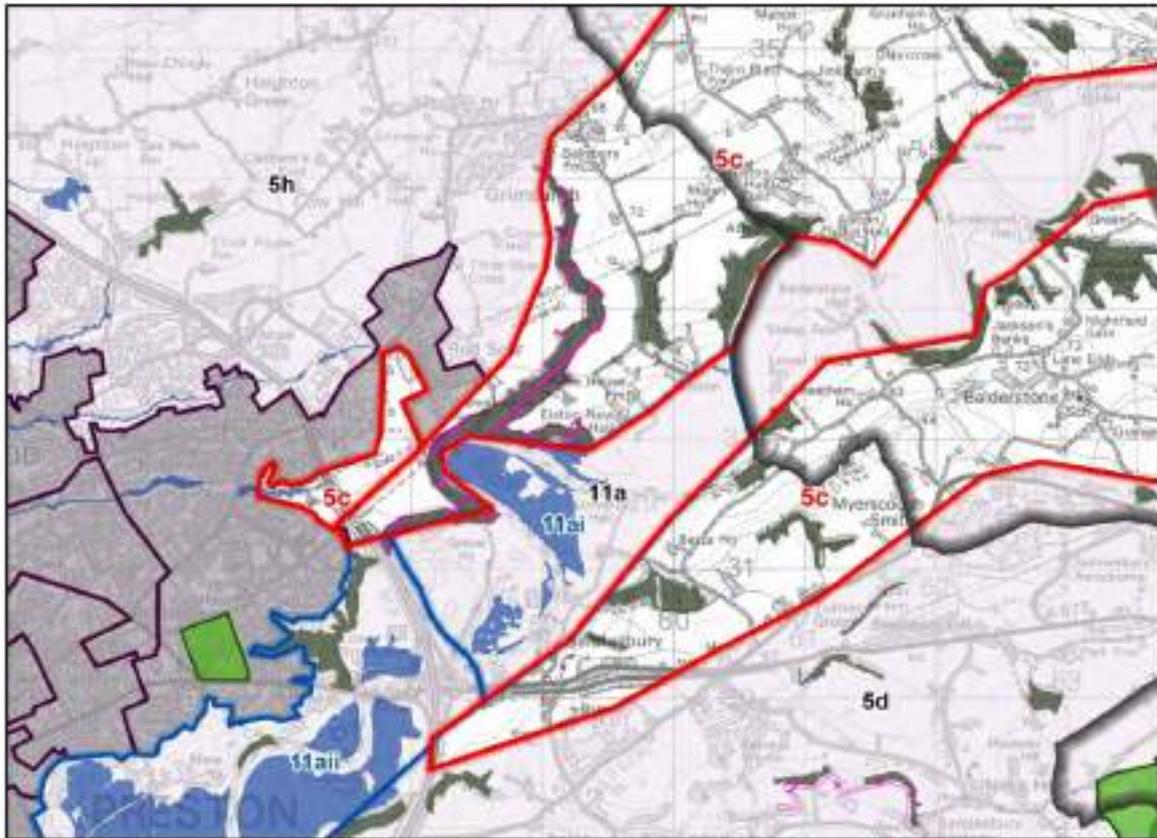
- The Roman settlement of Ribchester is sited at an historic crossing point of the Ribble, a tranquil village in the centre of the valley.

The strategy for the Undulating Lowland Farmland LCT as a whole is to:

- Retain the characteristic pattern of river corridor and valley side woodlands.
- Conserve the distinctive rural hedgerow network.
- Conserve the lowland herb-rich haymeadows and unimproved neutral grasslands.
- Conserve the limestone reef knolls typical of the Ribble Valley.
- Conserve rural built features such as stone bridges, historic villages and stone walls.
- Conserve the Roman history and industrial archaeology of the area.
- Conserve country houses and parkland as features of the landscape.
- Conserve the distinctive settings to rural settlements.
- Enhance the wooded character of the lowland landscape.
- Restore and maintain historic rural buildings.

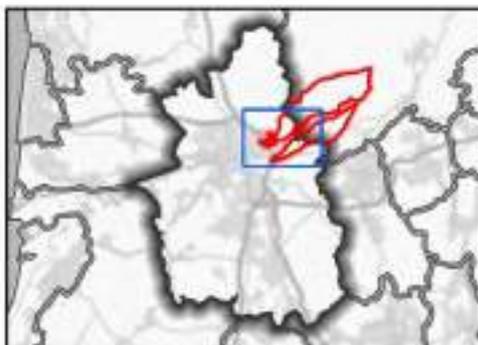
Appendix A Landscape value assessment

Absolute Constraints



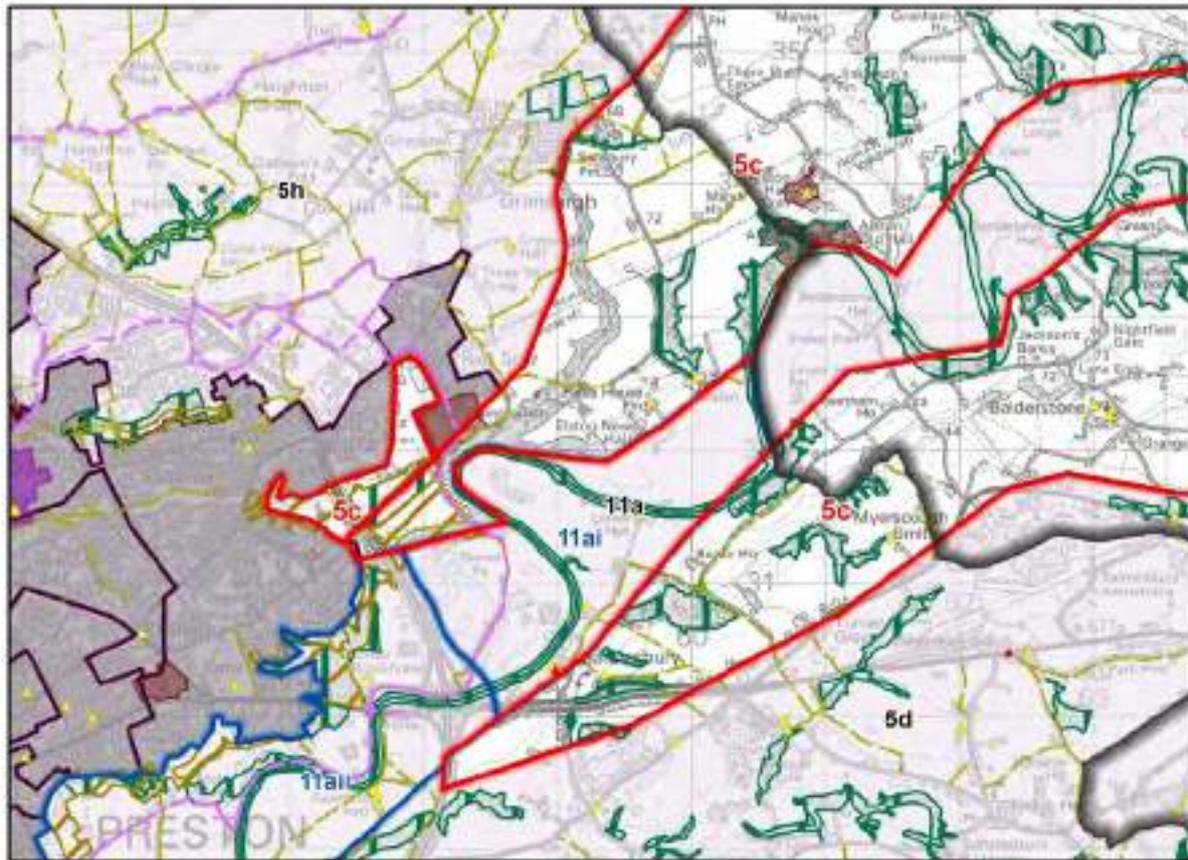
- Landscape Character Area**
- 05c Lower Ribble
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Central Lancashire boundary
 - Site of Special Scientific Interest
 - Flood zone 3b
 - Registered Parks and Gardens
 - Ancient Woodland



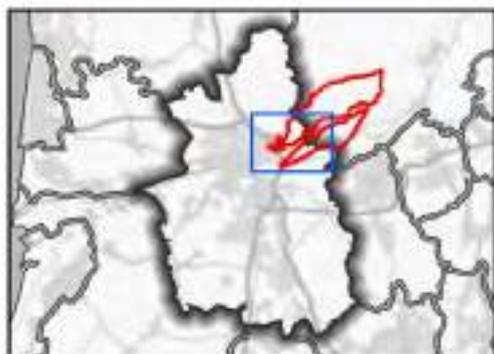
Appendix A Landscape value assessment

Other Constraints



- Landscape Character Area**
- 05c Lower Ribble
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Central Lancashire boundary
 - Preston Historic Designed Landscape
 - Biological Heritage Sites
 - Local Nature Reserves
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - ▲ Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The topography of both the northern and southern sections of the LCA is highly distinctive. Steep bluffs and terraces rise from the flat valley floor of LCA 11a: Lower Ribble Valley. Fast flowing brooks, such as the Tun Brook in the north and the Bezza Brook in the south, have cut steep cloughs/gorges into this higher ground. These incised valleys become shallower further north and south of the river, but influence the topography of the entire LCA.
- Localised areas of Ancient Woodland can be found on the steep valley sides of the Ribble Valley and the sides of incised cloughs and gorges. The largest of these areas is Red Scar and Tun Brook Woods which flanks the Tun Brook. This elongated strip of woodland is designated as a SSSI due to its ash-wych elm woodland and rich ground flora. Dense hedgerows with mature hedgerows trees within the agricultural areas add to the sense of a well wooded landscape.
- In the north of the LCA where the topography is flatter, there are a series of small scale ponds within the agricultural land. These contribute to a network of waterways, along with numerous brooks and the River Ribble.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of

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heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The majority of the area has been identified as either ‘ancient enclosure’ or ‘ancient or post-medieval woodland’ within the Lancashire HLC (2002). The field pattern is small scale with irregular boundaries. Some of the area adjacent to the Ribble Valley floor is categorised as ‘post-medieval enclosure’ and is characterised by a larger field pattern and less extensive hedgerow field boundaries with a resulting more open aspect.
- The LCA is not densely settled and the majority of the existing properties are traditional farmhouses and cottages, a number of which are Grade II Listed. The Grade II Listed Roman Catholic Church of Saint John Southworth is a notable structure located in the south-west of the area.
- The course of a roman road (Kirkham to Ribchester) also traverses the north of the LCA parallel to the River Ribble, providing evidence of the importance of the area in the Roman Period.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- In this LCA, as with the much of the wider study area, there has been a degree of hedgerow loss. However, in large parts of this LCA the retained ancient field pattern survives and hedgerows contain a high proportion of mature trees. As a result, the landscape has a relatively strong landscape structure.
- The transport corridors of the M6 and A59 detract from the historic landscape pattern, but are relatively well integrated into the landscape due to the surrounding topography and woodland.

Distinctiveness

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This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The distinctive topography of the River Ribble Valley's sides, punctuated by cloughs/gorges, contributes to the area's strength of identity.
- The LCA has a high proportion of woodland cover relative to the regional context, making the area distinct from its immediate surroundings.
- The River Ribble and associated valley form, although not within the LCA itself, is a key distinctive local landmark and a significant component of views from one side of the valley to the other. For example the opposite sides of the wooded valley are visible from Bezza Lane and Elston Lane.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- There is a network of Public Rights of Way and lanes within the LCA, which provide a recreational resource for cyclists and walkers. However, this does not provide extensive coverage and much of the LCA is relatively inaccessible.

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- The Ribble Way long distance footpath passes through the north of the area and provides an opportunity for local and regional visitors to appreciate the landscape of the LCA.
- An off road section of National Cycle Route (NCR) 662 passes through the western extent of the LCA, close to the edge of Tun Brook Woods.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The M6 and A59 pass through the west of the LCA, which lies adjacent to the urban area of Preston . These are detracting elements that diminish the sense of tranquillity.
- The majority of the LCA is dominated by agricultural land uses and has limited modern influences. The varied topography and woodland cover screens views of the M6, A59 and the adjacent urban areas from the majority of the LCA, meaning that it retains a strong sense of rurality, remoteness and tranquillity.

Assessment Sub-areas

Land within character area 5c: Lower Ribble is generally of a similar character, and so is assessed as a single area.

Appendix A Landscape value assessment

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- Distinctive and varied topography of steep bluffs, terraces and incised valleys.
- A series of small watercourses with associated steep wooded valleys.
- A well wooded landscape with a concentration of Ancient Woodland, some of which is designated as SSSI and LNR.
- The Ribble Way long distance footpath traverses the LCA and provides the opportunity to appreciate the areas landscape character.
- The landscape pattern, land use and traditional agricultural buildings create a sense of time-depth within the LCA. Additionally, the presence of a Roman road crossing the area contributes to the historical importance of the wider Ribble Valley as a Roman outpost.
- A sense of remoteness and rurality, despite proximity to a major urban area and major transport corridors.

Whilst the LCA has some valued landscape characteristics, it is not considered to have 'above ordinary' landscape value.

LCA 5d: Samlesbury-Withnell Fold

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This extensive LCA is located in the east of the study area, south of the Ribble Valley. This area encompasses a large proportion of both the South Ribble and Chorley Districts. It forms part of the 'Undulating Lowland Farmland' Landscape Character Type (LCT) which is characterised by lowland undulating farmland lying between the major valleys and the moorland fringes, incised by wooded cloughs and gorges.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- Underlain by millstone grit and sandstone, the landscape is influenced by the mantle of glacial till which covers the surface, producing a gently undulating landscape of large lush green pastures divided by low cut hedgerows and hedgerow trees.
- Dramatic steep sided wooded valleys wind their way through the landscape carrying the River Darwen and its tributaries.
- Designed landscapes and parkland associated with Samlesbury Hall, Woodfold Hall, Pleasington Old Hall and Hoghton Tower add to the overall woodland cover in this lowland landscape.
- It is also influenced by infrastructure (major road and rail routes), industrial works, the airfield at Samlesbury and built development on the edges of Preston.

The strategy for the Undulating Lowland Farmland LCT as a whole is to:

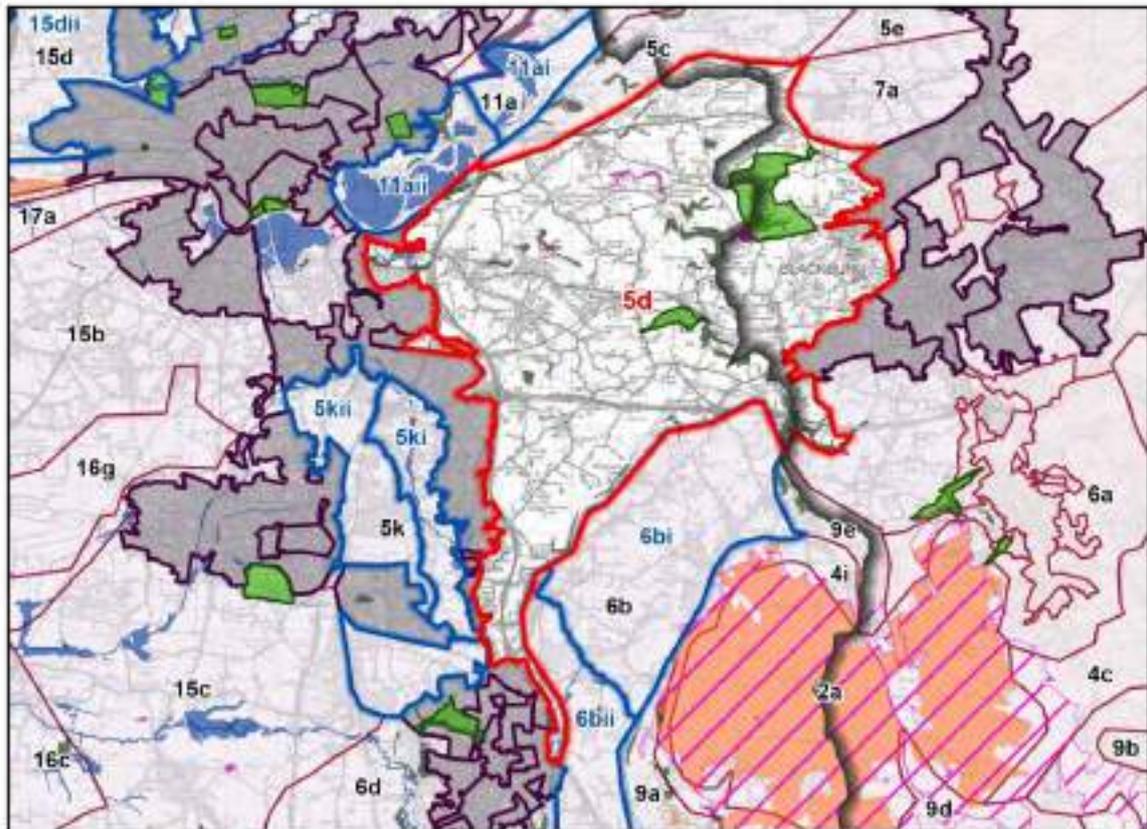
- Retain the characteristic pattern of river corridor and valley side woodlands

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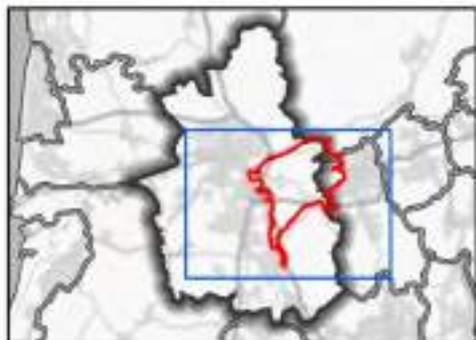
- Conserve the distinctive rural hedgerow network.
- Conserve the lowland herb-rich hay meadows and unimproved neutral grasslands.
- Conserve the limestone reef knolls typical of the Ribble Valley.
- Conserve rural built features such as stone bridges, historic villages and stone walls.
- Conserve the Roman history and industrial archaeology of the area.
- Conserve country houses and parkland as features of the landscape.
- Conserve the distinctive settings to rural settlements.
- Enhance the wooded character of the lowland landscape.
- Restore and maintain historic rural buildings.

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Absolute Constraints

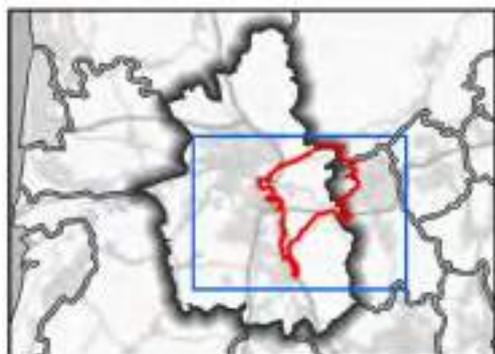
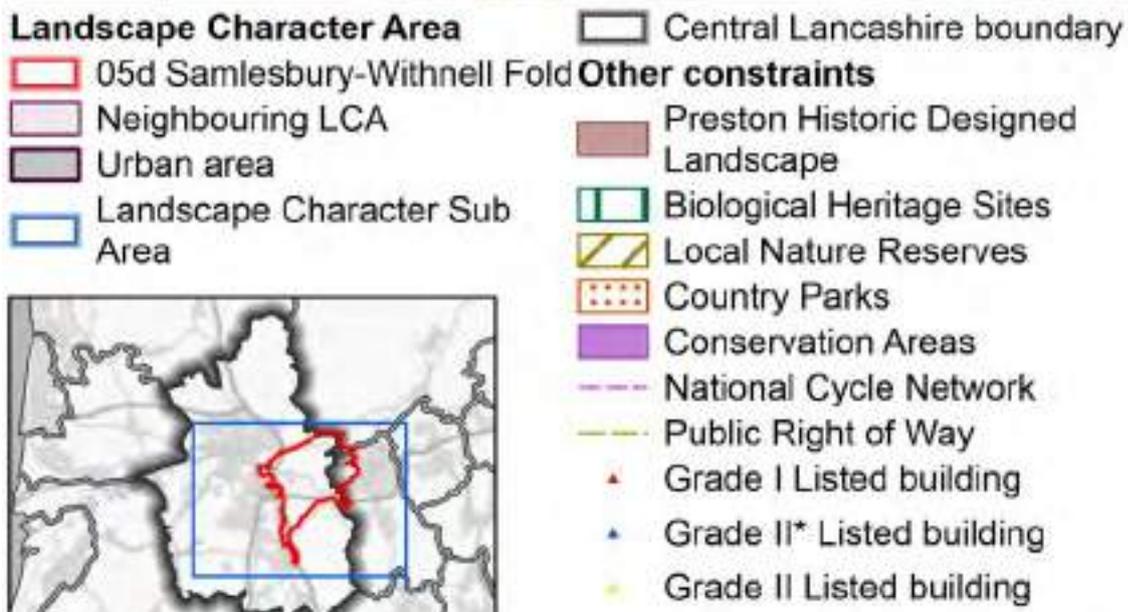
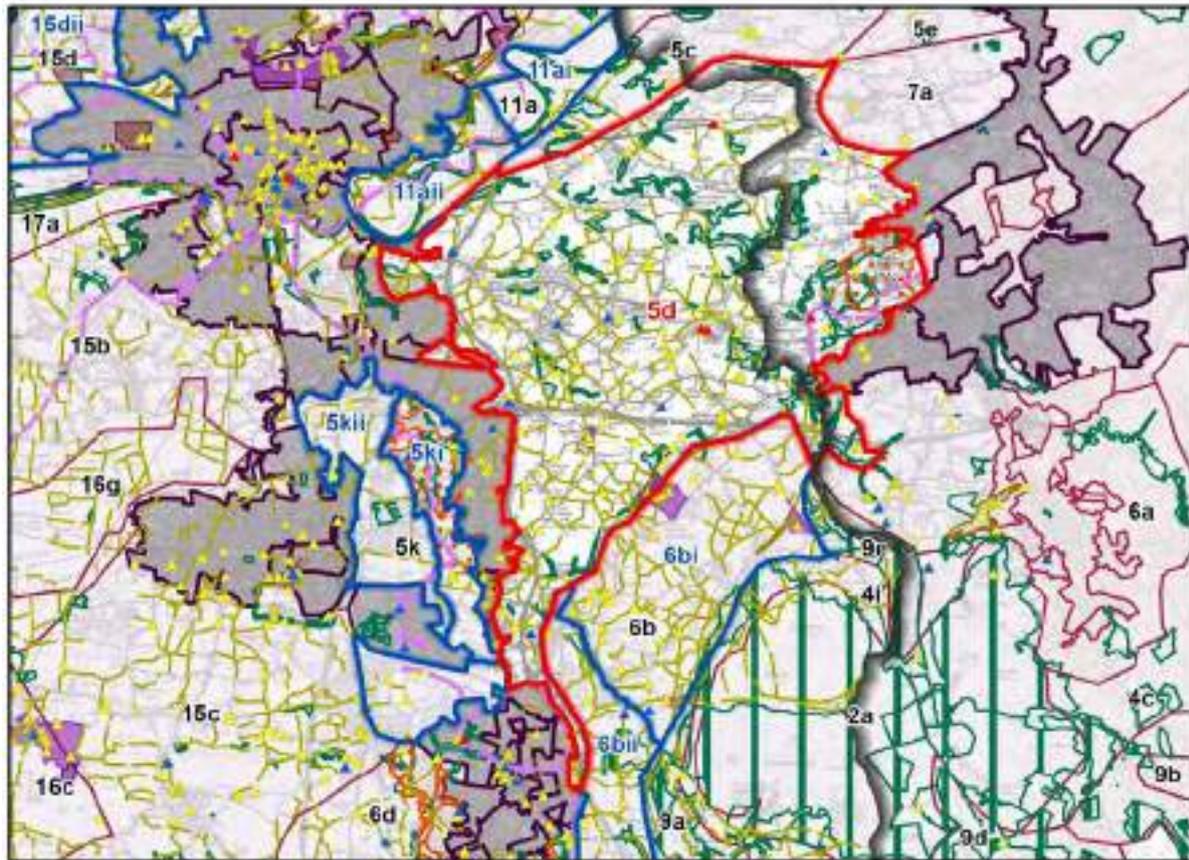


- | | |
|---------------------------------|-------------------------------------|
| Landscape Character Area | Central Lancashire boundary |
| 05d Samlesbury-Withnell Fold | Absolute constraints |
| Neighbouring LCA | Site of Special Scientific Interest |
| Urban area | Flood zone 3b |
| Landscape Character Sub Area | Scheduled Monument |
| | Registered Parks and Gardens |
| | Ancient Woodland |
| | Open access land (CRoW Act) |



Appendix A Landscape value assessment

Other Constraints



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- In the north west the topography undulates gently, transitioning gradually to rolling hills the south-east. A series of high points at Hoghton Tower, Duxon Hill and Denham Hill form a barely discernible ridge traversing the north of the LCA. The steep river valley of the River Darwen and, to a lesser degree, the River Lostock are key topographical features within the LCA. The small scale tributaries of these rivers have eroded incised gullies into the landform, giving the area its 'undulating' character in the north and rolling character in the south.
- In addition to the rivers and brooks, there is a scattering of small to mid-sized ponds across the agricultural land. The Leeds to Liverpool Canal also passes along the southern boundary of the LCA. This waterway network is important for flora and fauna. The pasture and flushes adjacent to Beeston Brook is designated as a SSSI for its species rich grassland. In addition, a section of the River Darwen is designated as a SSSI due to its geological interest.
- Woodland, much of which is identified as Ancient Woodland, is found on the steep sides of brook and river valleys. There is a particular concentration to the north-east of the area at the confluence of the River Darwen and Alum House Brook.

Cultural heritage

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This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historical field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The LCA contains a series of important heritage assets. Located in the north is the Grade I Listed Samlesbury Hall, a timber framed hall dating from the 14th century. Woodford Park Grade II Registered Park and Garden and Pleasington Alum Works Scheduled Monument are both situated on the eastern boundary of the LCA. The Grade I Listed Hoghton Tower is located in the east of the LCA and is surrounded by associated listed buildings and an extensive Grade II Registered Park and Garden.
- The settlement of Brindle and part of Withnell Fold in the south are both designated as Conservation Areas.
- The East Lancashire Railway and the Leeds to Liverpool Canal traverse the LCA and have a number of listed structures associated with them, including the Grade II Listed Hoghton Viaduct which crosses the River Darwen valley.
- The majority of the area has been identified as 'ancient enclosure' within the Lancashire HLC (2000), although there are also areas of post-medieval and modern settlement and modern industry. The field pattern varies, from small-scale and intricate in the north, to mid-scale and regular in the south.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- In the north where the field pattern is smaller and more intricate, hedgerows tend to be denser and better maintained. In the south of the

Appendix A Landscape value assessment

LCA, they have become increasingly gappy and degraded and this has weakened landscape structure.

- A series of large-scale industrial and commercial complexes, including Blackburn Water Treatment Works and the Samlesbury Aerodrome in the north, represent incongruous elements which disrupt the overall structure of the landscape in this area.
- The M61, M6, M65 and East Lancashire Railway result in a localised disruption to the landscape structure within their immediate surroundings.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The wooded, sinuous river valley of the River Darwen has a strong sense of place and is distinctive to the LCA. The frequent brooks, and the undulating topography created by them, forms a varied and engaging landscape with a strong sense of place. Long distance views are attainable from areas of higher ground in the south. These views extend over the lowland plains to the west, and towards distinctive upland areas to the north, east and south-east.
- The area contains a number of nationally distinctive historic buildings such as Samlesbury Hall and Houghton Tower. Wider parkland landscapes characterise the east of the LCA, distinguishing it from other areas of undulating farmland. In addition there are a number of distinctive structures associated with transport corridors including the Houghton Viaduct and a series of bridges on the Leeds to Liverpool Canal.

Appendix A Landscape value assessment**Recreational**

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- Within the LCA there is an extensive network of Public Rights of Way, and lanes. The Witton Weavers Way long distance footpath passes through the area, following the course of the River Darwen.
- The grounds and gardens of Samlesbury Hall and Hoghton Tower are valuable regional visitor attractions.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The landscape patterns of small-scale fields, intersected by wooded brooks and river corridors creates an attractive rural landscape with a sense of time-depth. In the areas of higher ground in south-east the area has a sense of being an upland landscape, which fosters a sense of remoteness. Striking historic halls and their surrounds further enhance scenic value in localised areas. Together, these characteristics create a sense of perceived rurality and tranquillity. These qualities are

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weakened by the transport corridors of the M65, M61 and A59, although in the south the rolling topography limits the visibility of these features.

Assessment Sub-areas

Land within character area 5d: Samlesbury-Withnell Fold is generally of a similar character, and so is assessed as a single area.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- A landscape dominated by small scale brooks and wooded, sinuous river corridors. Screened from the wider landscape, these have a strong sense of tranquility and remoteness.
- The undulating topography, frequent waterways and irregular field pattern creates a varied and engaging landscape.
- A series of nationally valued historic buildings and Registered Parks and Gardens, Ancient Woodland and historic settlements inform a strong sense of time depth, particularly in the east of the LCA.
- Long distance views over the surrounding lowland and towards upland areas.

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have 'above ordinary' landscape value.

LCA 5h: Goosnargh-Whittingham

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located on the north-east fringes of Preston, lying entirely within the Preston District. It forms part of the 'Undulating Lowland Farmland' Landscape Character Type (LCT) which is characterised by lowland undulating farmland lying between the major valleys and the moorland fringes, incised by wooded cloughs and gorges.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- Undulating lowland farmland on the north-east fringes of Preston.
- Forms a transitional landscape between the upland landscape of the Bowland Fells to the north-east and the agricultural Amounderness Plain to the west.
- An historically interesting area on the fringe of the Forest of Bowland AONB.
- The landform gently descends from 150m at the moorland fringe of Beacon Fell to the 30m contour (approximately) which defines the edge of the sandstone agricultural plain of the Fylde.
- This is not a clear boundary and the visual transition from one to the other occurs across a broad area between the M6 and main Preston to Lancaster railway line.
- As a result of this gradual transition it demonstrates characteristics of both the Fylde and the Bowland fringes.

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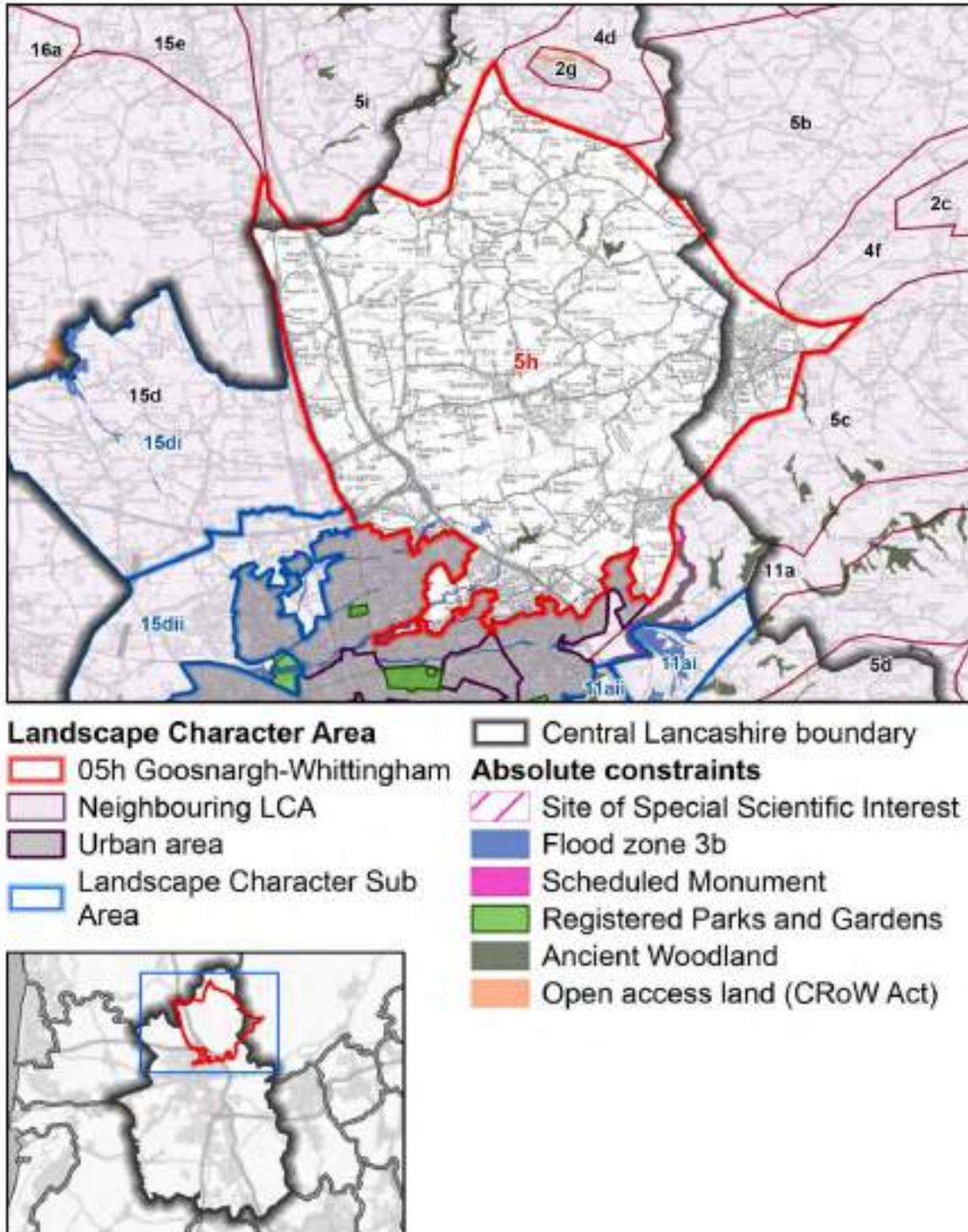
- A pastoral landscape which is relatively open and intensively farmed with much hedgerow loss and few trees or woodlands although hedgerows along the network of lanes are important landscape features.
- There are often clear views over the plain below.
- The area is under pressure from built development as a result of its proximity to Preston.
- Vernacular buildings are of local stone, although a number of incongruous materials are seen throughout the area.
- The area is rich in evidence for Roman occupation.

The strategy for the Undulating Lowland Farmland LCT as a whole is to:

- Retain the characteristic pattern of river corridor and valley side woodlands
- Conserve the distinctive rural hedgerow network.
- Conserve the lowland herb-rich haymeadows and unimproved neutral grasslands.
- Conserve the limestone reef knolls typical of the Ribble Valley.
- Conserve rural built features such as stone bridges, historic villages and stone walls.
- Conserve the Roman history and industrial archaeology of the area.
- Conserve country houses and parkland as features of the landscape.
- Conserve the distinctive settings to rural settlements.
- Enhance the wooded character of the lowland landscape.
- Restore and maintain historic rural buildings.

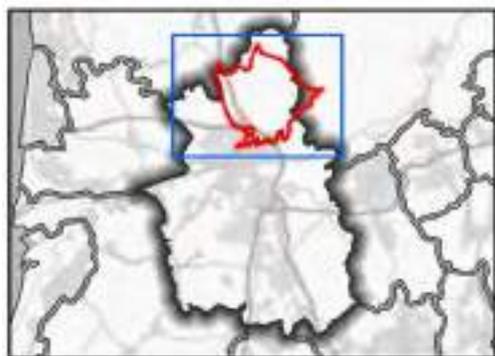
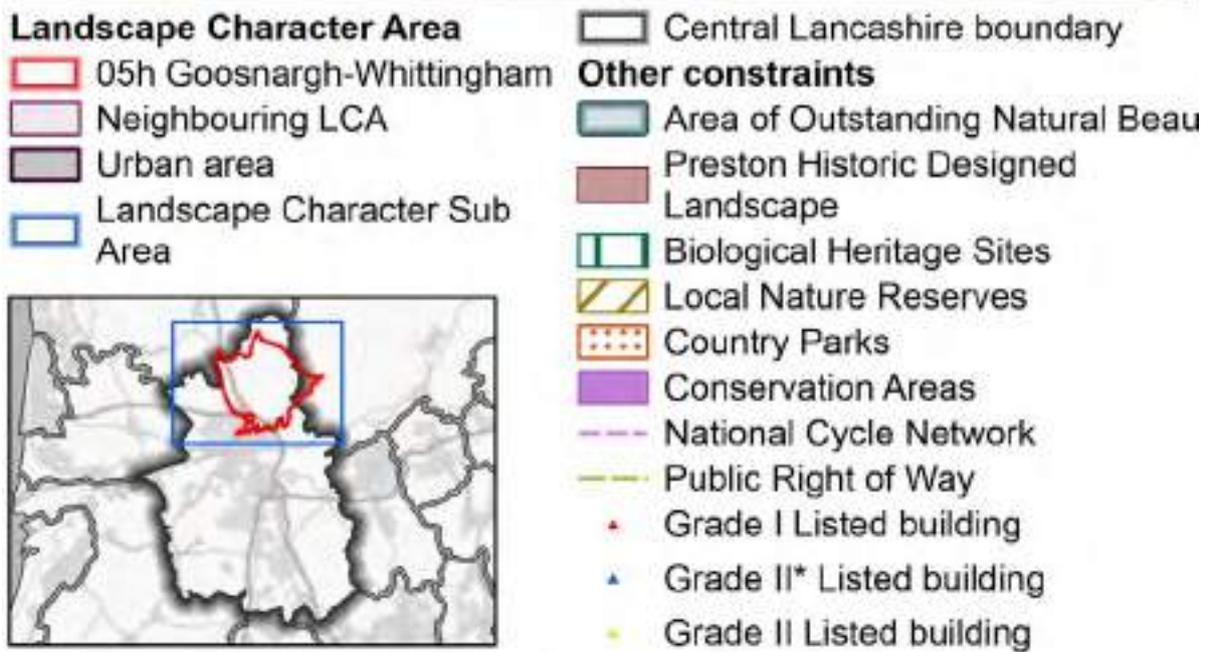
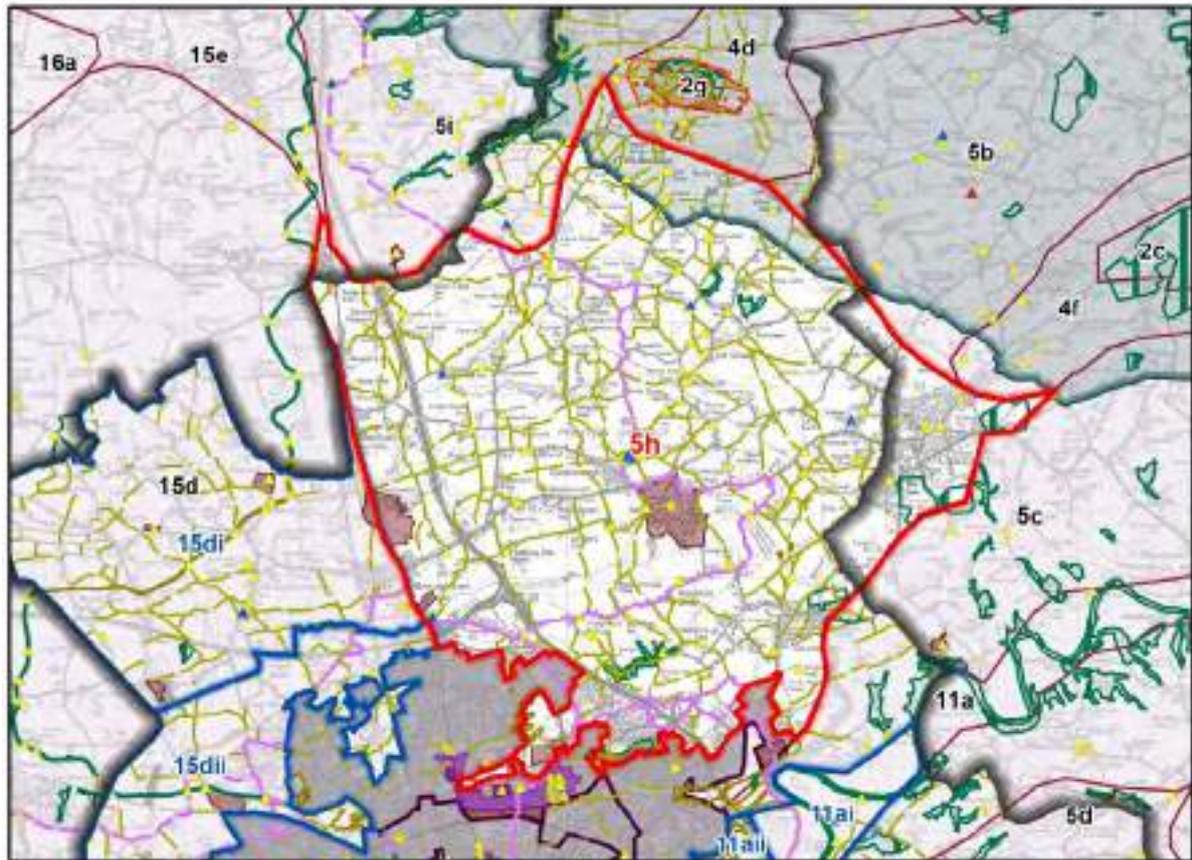
Appendix A Landscape value assessment

Absolute Constraints



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Other Constraints



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The undulating landscape forms a gentle transition between the Millstone Grit fells of the Forest of Bowland (c. 150m AOD), and the low lying plains of soft glacial deposits to the west (c. 30m AOD). Brooks draining the high ground have created gentle valleys in the landscape, which become wider in the west of the LCA.
- Although woodland is limited, there is a high density of mature hedgerow trees and some small woodland copses scattered throughout the landscape. Hedgerow density and quality varies, but through much of the area they are key features and create a sense of being in a well wooded landscape. There is also woodland cover along the various brooks. This includes some localised instances of Ancient Woodland, such as Fulwood Park Woods along the Savick Brook and Bullsnape Wood on the Bullsnape Brook.
- Small scale ponds are found throughout the area and are important habitats for birds. Grimsargh Wetlands, a series of decommissioned reservoirs, represents larger water bodies.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historical field patterns or heritage assets that contribute to landscape character. The designation of

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heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The majority of the area has been identified as ‘ancient enclosure’ within the Lancashire HLC (2002). These areas have an intricate and irregular field pattern with winding, small scale lanes. The remaining areas of the LCA are identified as ‘post-medieval enclosure’.
- The moated site of Chingle Hall is the only Scheduled Monument in the LCA. However, there are numerous listed buildings throughout the LCA, predominantly comprising dispersed historic halls, farmhouses and barns, but with some clusters marking villages and hamlets.
- The historic field pattern, combined with numerous historic features creates a sense of time depth.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- As with the much of the study area, there has been a degree of hedgerow loss in this LCA. However, in large parts of the LCA the retained ancient field pattern survives and hedgerows contain a high proportion of mature trees. As a result the landscape has a relatively strong landscape structure.
- The M6 traverses the LCA to the west and disrupts the historic landscape pattern, particularly around junction 32. However this has only a localised impact.

Distinctiveness

This considers a landscape’s strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a

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particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The LCA is characteristic of undulating lowland farmland, and has some scenic qualities. However, there is nothing in particular which differentiates this landscape from similar landscapes in the wider area.
- The visual connection with the Forest of Bowland to the north provides some sense of distinctiveness, emphasising the landscape's transitional role between the upland fells to the east and agricultural plains to the west. As the land rises to the north there are some localised areas which afford expansive views over the surrounding lowlands.
- The majority of older buildings, including those listed, are constructed in the local vernacular using 'sandstone rubble'. This reflects the local geology and creates some sense of distinctiveness.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- There is an extensive network of Public Rights of Way, bridleways and small lanes. The concentration of these is greatest in the areas with the oldest enclosure.
- National Cycle Route (NCR) 6 and 662 traverse the LCA centrally and to the south respectively.

Perceptual aspects

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This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The historic and intricate field pattern and density of mature trees in the landscape create a strong sense of rurality and high scenic value. Historic buildings and valued views, both of and from the fells, enhance these qualities. Moving north and east, away from Preston and the M6, levels of tranquillity increase and skies become darker (as identified on CPRE Light Pollution and Dark Skies mapping). Overall the perceptual qualities of the LCA make a considerable contribution to its overall landscape value.

Assessment Sub-areas

Land within character area 5h: Goosnargh-Whittingham is generally of a similar character, and so is assessed as a single area.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- A small-scale and intricate landscape pattern with a strong landscape structure formed by hedgerows containing a high proportion of mature trees.
- A sense of time-depth provided by the historic field patterns, listed farmsteads and small scale villages and hamlets.
- Long distance views of the fells to the north and the expansive lowland plain to the west.

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- A strong rural character, with a sense of tranquility and remoteness, particularly in the north of the LCA.

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have 'above ordinary' landscape value.

LCA 5k: Cuerden-Euxton

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located on the north of Chorley and is constrained by the Suburban areas of Leyland and Euxton to the west, Bamber Bridge to the north and Clayton-le-Woods and Whittle-le-Woods to the east. The majority of the area lies in the Chorley District, with the north-west corner falling within the South Ribble District. It forms part of the 'Undulating Lowland Farmland' Landscape Character Type (LCT) which is characterised by lowland undulating farmland lying between the major valleys and the moorland fringes, incised by wooded cloughs and gorges.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- The rural character of this landscape is largely obscured by built development which has taken place since the late 1970s.
- Motorways and motorway junctions dominate the northern sector.
- The principal landscape feature is Cuerden Valley Park, based upon the woodland and valley of the river Lostock. The park is managed for nature conservation and recreational use and is an important local resource.
- Pockets of farmland and vernacular buildings survive as a reminder of earlier land use and settlement pattern.

The strategy for the Undulating Lowland Farmland LCT as a whole is to:

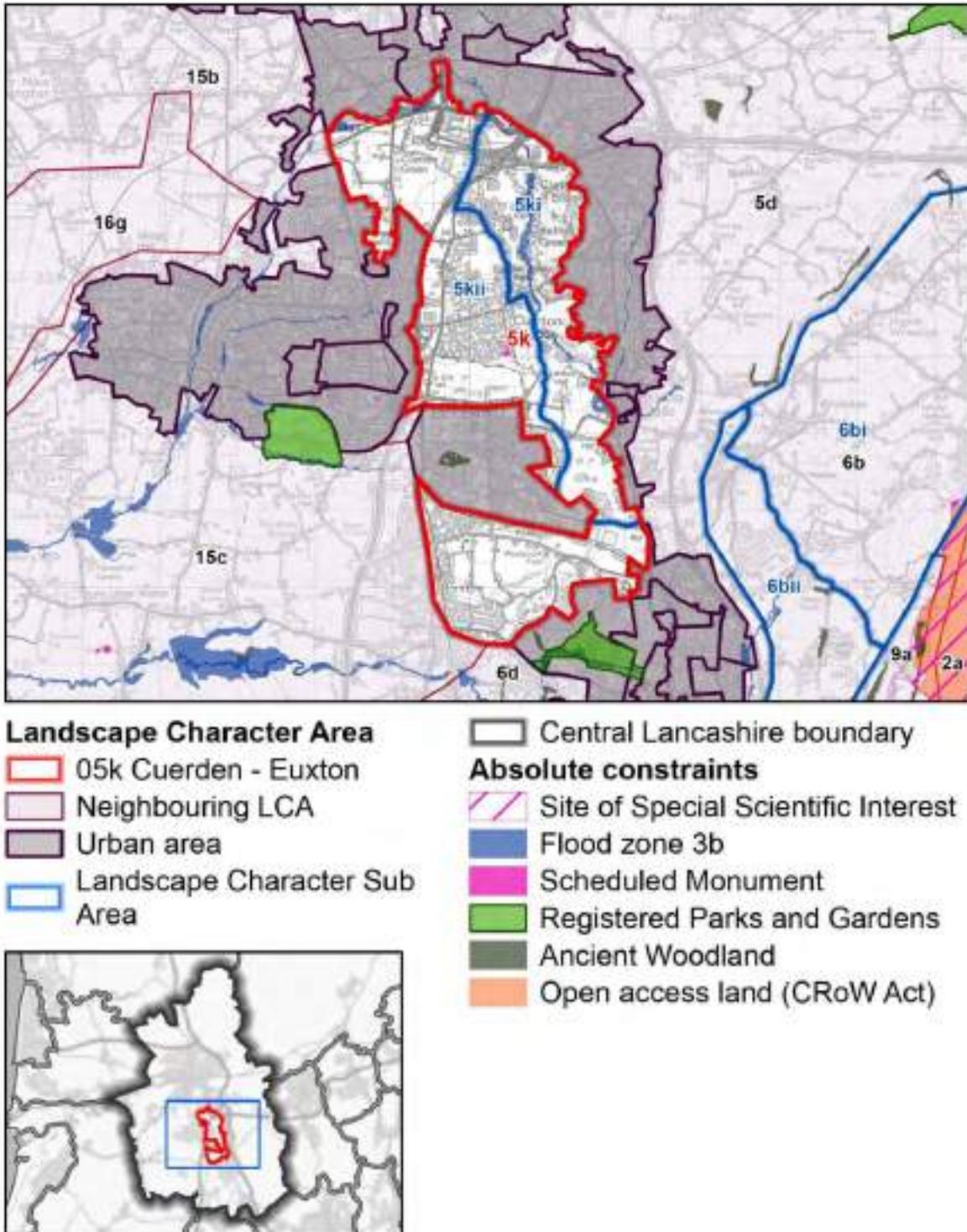
- Retain the characteristic pattern of river corridor and valley side woodlands

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- Conserve the distinctive rural hedgerow network.
- Conserve the lowland herb-rich haymeadows and unimproved neutral grasslands.
- Conserve the limestone reef knolls typical of the Ribble Valley.
- Conserve rural built features such as stone bridges, historic villages and stone walls.
- Conserve the Roman history and industrial archaeology of the area.
- Conserve country houses and parkland as features of the landscape.
- Conserve the distinctive settings to rural settlements.
- Enhance the wooded character of the lowland landscape.
- Restore and maintain historic rural buildings.

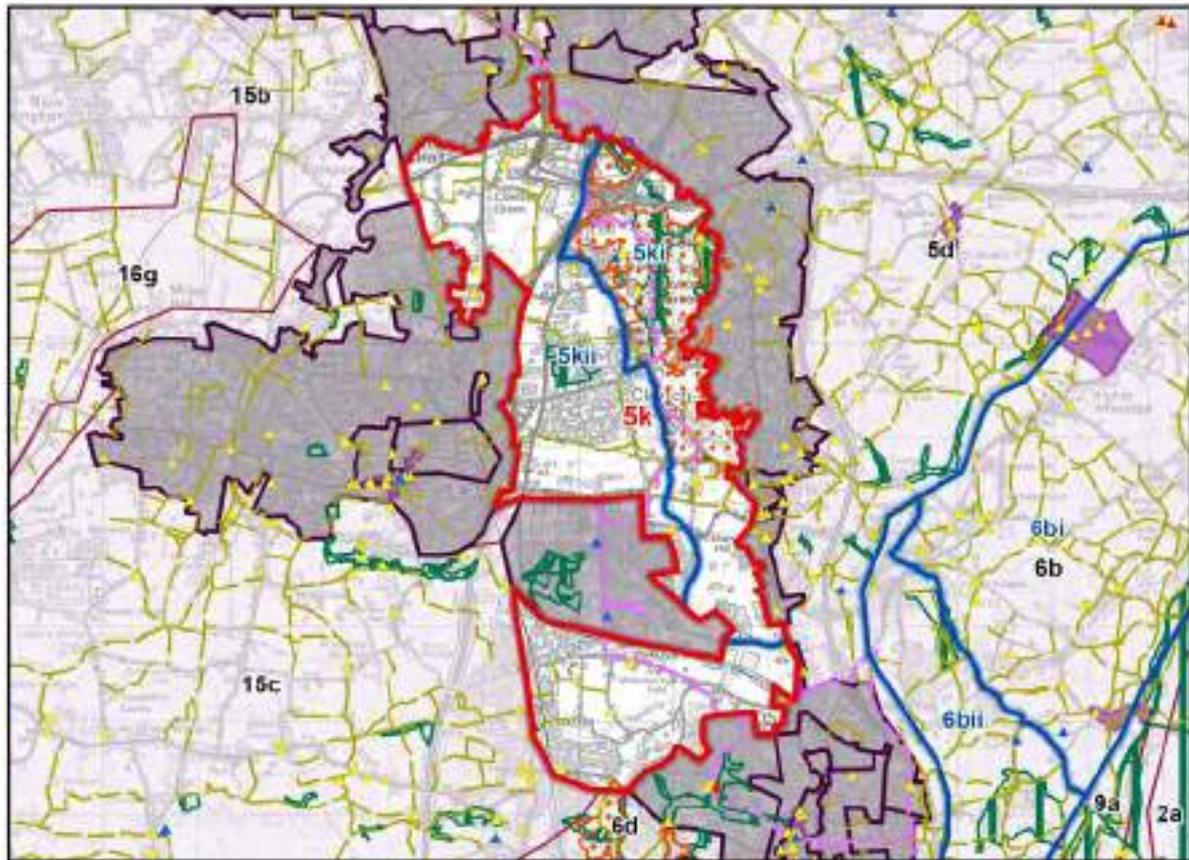
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Absolute Constraints



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Other Constraints



- Landscape Character Area**
- 05k Cuerden - Euxton
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The topography of the area is low lying and transitions gradually from an undulating landform to the east to flat plains to the west. The River Lostock passes through the centre of the LCA within a very shallow river valley .
- The River Lostock is a key unifying element across the LCA, contributing to sense of place and providing an important habitat for wildlife. It sits within a modest floodplain which provides a range of benefits, including alleviating flooding downstream in the urban area of Leyland. A number of small brooks and streams feed into the river, including Clayton Brook in the north-east. The designed landscapes of Cuerden Valley Park and of the two golf courses in the south have a number of man-made ponds, the largest of which is the Victorian Clayton Brook Reservoir. These in turn provide further wetland habitats, in addition to the small, natural ponds found throughout the landscape.
- As a result of the presence of designed landscapes and the corridor of the River Lostock, the area is relatively well wooded, particularly within Cuerden Valley Park. There are number of Biological Heritage Sites within the LCA, the majority of which fall within Cuerden Valley Park. There is no Ancient Woodland within the LCA.

Cultural heritage

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This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- Cuerden Valley Park comprises the former parkland associated with Cuerden Hall. There are a number of surviving features associated with the historic estate, including the Grade II* Cuerden Hall and the Grade II Stag Lodge at the northern extent of the park. This extensive designed parkland landscape creates a strong sense of time-depth and strengthens the sense of place.
- In the south of the LCA are remnants of two smaller historic parklands associated respectively with Lisieux Hall and Shaw Hill country house. The original Shaw Hill estate is now a golf course, and much of its original woodland has been retained.
- Outside areas of retained parkland the historic landscape pattern has been widely eroded by development and peri-urban land uses such as landfill sites, industrial sites, transport corridors and new development such as Buckshaw Village. The Lancashire HLC published in 2002 identifies an assortment of HLC types across the LCA, including areas of 'ancient enclosure'. These areas have been further reduced and fragmented by development since and new development such as Buckshaw Village 2002, and provide minimal sense of time-depth within the landscape.
- A series of Listed farmhouses and barns found throughout the area, provide remnants of the areas agricultural past. However, the agricultural setting of many of these has been altered or lost, meaning that they make a limited contribution to landscape value.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

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- Cuerden Valley Park is managed as a Country Park and is in a good condition. Similarly, the two golf courses in the south of the LCA are well maintained.
- This area contains a variety of peri-urban land uses, and as a result lacks a coherent structure. In the isolated locations where although they make a limited contribution to a strong, coherent landscape structure, have been retained, for example in the far north-west and south of the LCA, hedgerows are gappy and degraded in places.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The designed landscape of Cuerden Valley Park, and lesser extent the two remnant parkland landscapes in the south, has a strong distinct identity.
- Other parts of the landscape contain an assortment of peri-urban land uses characteristic of an urban fringe landscape and is therefore not distinctive. The landscape does not have a strong unifying character or sense of place.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of

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the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- The extensive and publicly accessible Cuerden Valley Park is an important recreational resource for the surrounding urban areas including Leyland, Bamber Bridge and Clayton-le-Woods.
- The National Cycle Network Route 55 traverse the LCA north-south, passing through Cuerden Valley Park.
- The majority of the LCA is moderately well connected with Public Rights of Way, but the presence of large areas of publicly inaccessible land (such a land fill site, a sand pit and two golf courses) limits public access in places.
- Leyland and Shaw Hill golf clubs in the south of the LCA provide recreational opportunities for a subset of the population.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- This area sits between the major transport corridors of the M61 and the M6 to the east and west respectively. It is constrained on all sides by urban and sub-urban development. As a result it has low levels of rurality and tranquillity and a limited sense of remoteness.
- Within Cuerden Valley Park the naturalistic designed landscape contributes a localised sense of tranquillity, however the adjacent motorways are clearly audible throughout the park.

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Assessment Sub-areas

The LCA 5k: Cuerden-Euxton has been divided into following sub-areas for the purposes of this landscape value assessment:

- 15a i – Cuerden and Shaw Hill Parkland
- 15a ii – Leyland and Chorley Urban Fringe

Landscape value summary

5k i – Cuerden and Shaw Hill Parkland

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The sinuous River Lostock contributes to the scenic quality of the area and sits within a functional floodplain which provides a range of benefits.
- The high proportion of woodland cover within the historic parklands, particularly within Cuerden Country Park and is valuable and helps reduce the perception of the adjacent transport corridors and settlement, creating a localised degree of tranquility.
- The naturalistic qualities, designed landscape and heritage structures within the parkland areas have a strong scenic quality and provide a sense of time depth.
- The publicly accessible Country Park provides an important recreational resource for the surrounding urban areas. A network of tracks and paths within the park, including the NCN route 55, provide opportunities for walkers and cyclists.

Whilst the sub-area has some valued landscape characteristics, overall it is not considered to have '**above ordinary**' landscape value..

Appendix A Landscape value assessment**5k ii – Leyland and Chorley Urban Fringe**

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The area is relatively well wooded as a result of tree lined brooks and golf course landscaping.
- There are a series of small scale ponds and brooks which are positive for wildlife and contribute to landscape character.
- There are a few isolates remnants of traditional field patterns defined by hedgerows and some listed farm buildings which provide a limited degree of time depth.
- NCN route 55 passes through the south of this section of the LCA.

Overall, the sub-area is not considered not to have '**above ordinary**' landscape value.

LCA 6b: West Pennine Foothills

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located to the east of Chorley, within Chorley District. It forms part of the 'Industrial Foothills and Valleys' Landscape Character Type (LCT) which is a transitional small-scale landscape with intensive settlement. The landscape has a mix of rural agricultural areas and settlement influenced by industrial development.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- The rural area forms the rolling foothills to the West Pennine Moors.
- Although it has the same undulating landform, underlying geology and industrial influences as the Calder Valley, it is more rural in character.
- Dominated by sheep grazed pastures and includes a number of designed landscapes, with associated country houses.
- The villages reflect their industrial basis with rows of terraces, and sandstone quarries are present.
- Urban influences include allotments, horse paddocks, street lighting and kerbs, electricity pylons, communication masts, golf courses, suburban housing and road signs.
- Evidence of past quarrying can be seen in the numerous remnant spoil heaps which are common landscape features, for example near Withnell.
- The many public footpaths are an important recreational resource from which walkers may experience distant views of the urban conurbations stretching out below them.

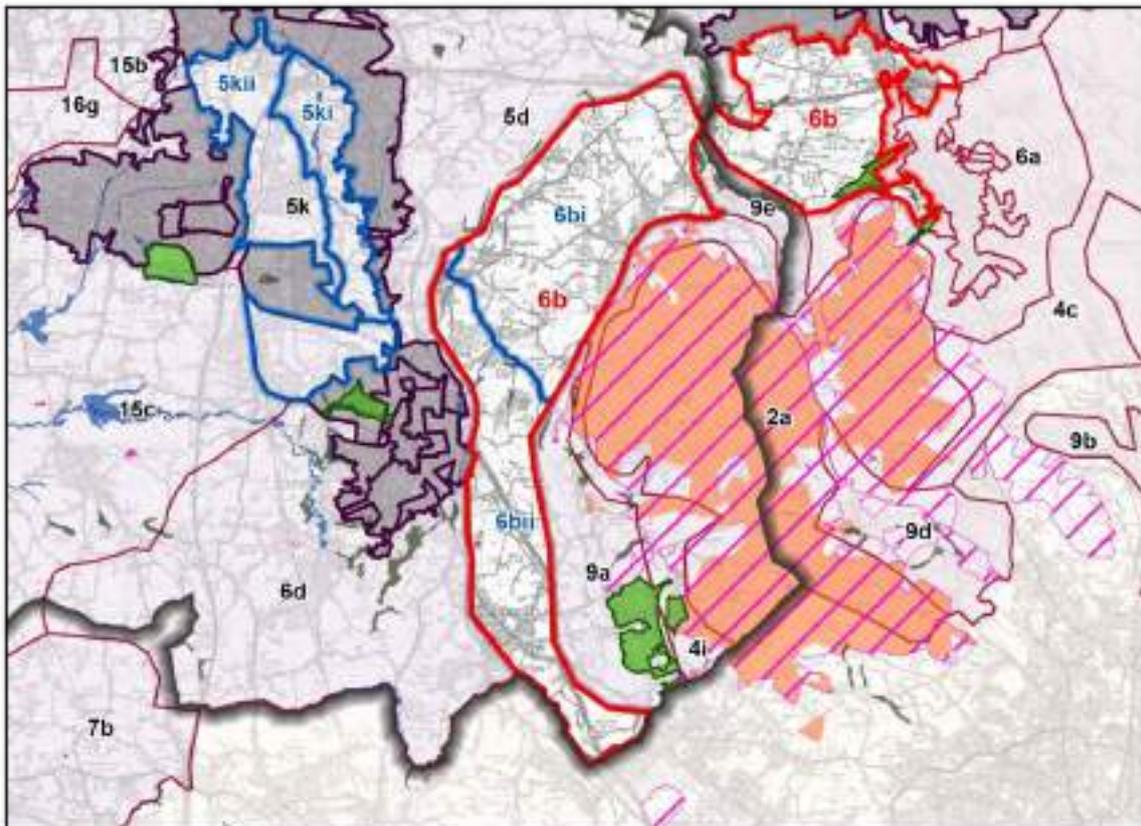
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The strategy for the Reservoir Valleys LCT as a whole is to:

- Conserve valuable habitats.
- Conserve built industrial heritage.
- Conserve the pattern and distinctive settings to settlements.
- Enhance the characteristic field pattern.
- Enhance opportunities for informal recreation.
- Restore and enhance the existing woodland resource.
- Restore semi-natural habitats.
- Create new distinctive landscapes in association with new development.

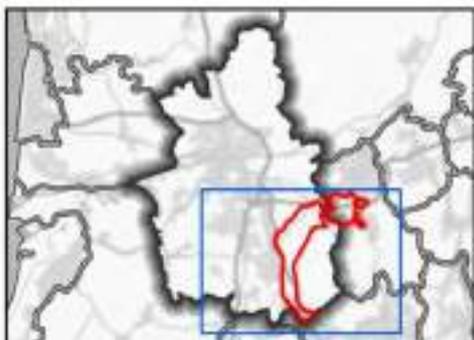
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Absolute Constraints



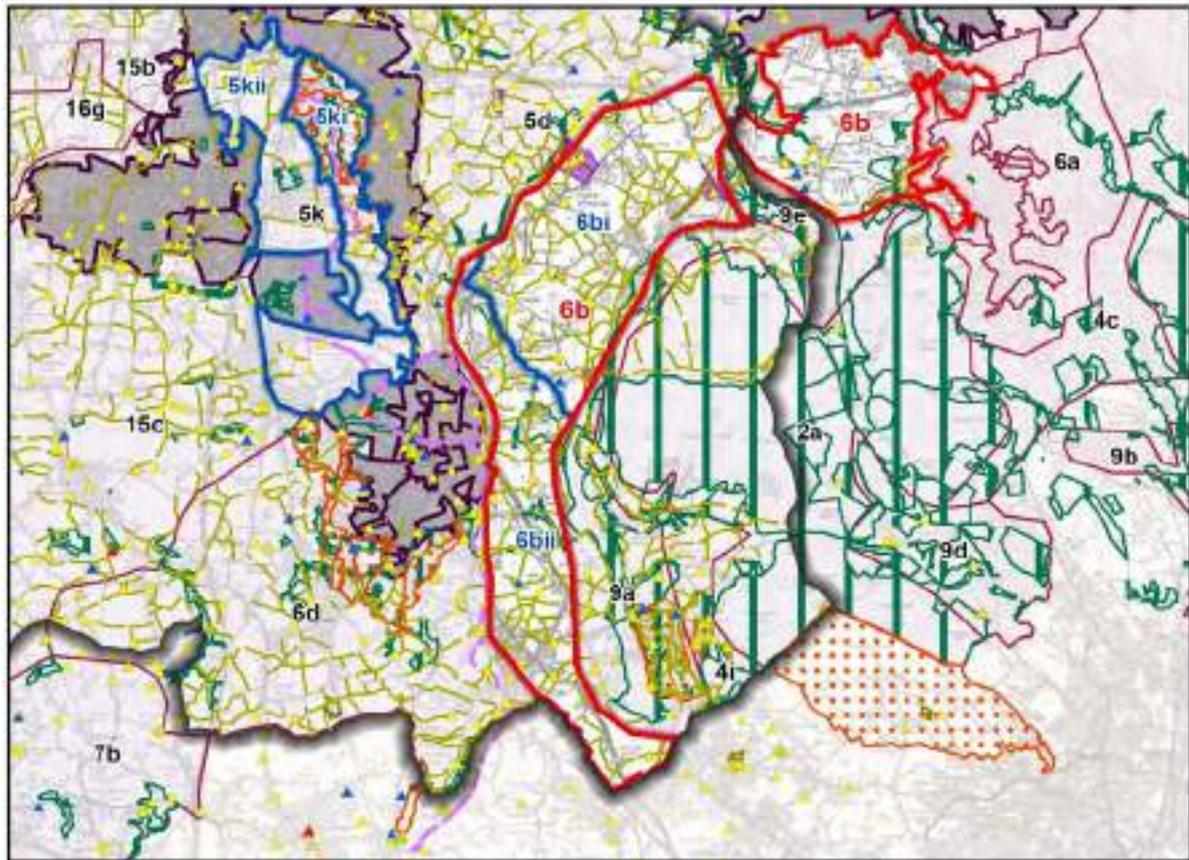
- Landscape Character Area**
- 06b West Pennine Foothills
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - Ancient Woodland
 - Open access land (CRoW Act)



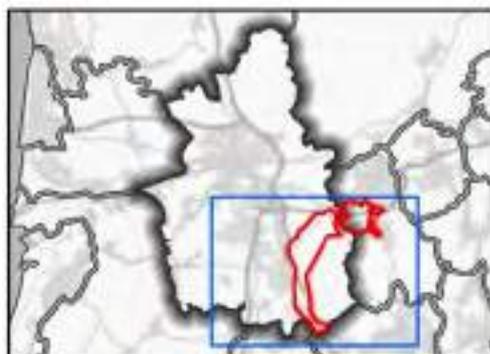
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Other Constraints



- Landscape Character Area**
- 06b West Pennine Foothills
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- A rolling landscape, which forms the foothills to the West Pennine Moors to the east.
- Small, scattered areas of woodland, generally priority habitat deciduous woodland. Two areas of Ancient Woodland at Nab Wood and Temple Wood. Hedgerow boundaries with mature hedgerow trees also contribute to the wooded character.
- Lowland heathland is found around Grey Heights.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The majority of the landscape is identified as ancient enclosure within the Lancashire HLC (2002), with small-scale irregular fields and small lanes. A more regular post-medieval enclosure landscape is noted in the north, around Brinscall and Withnell.

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- The dispersed settlement pattern is still evident, with historic settlements covered by Conservation Areas and a number of listed farmhouses and barns outside of villages.
- Bretters Farm moated site and fishponds is the only Scheduled Monument in the LCA, and provides evidence of settlement dating from the 12/13th century.
- Modern infrastructure including the M61 and Bolton West service station detract from the historic character.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- Stone walls and hedgerow field boundaries are generally in good condition, although there has been some replacement with post and rail and post and wire fencing. The area has a relatively strong landscape structure.
- The M61 and Bolton West service station, golf courses at Royal Oak and Chorley, and suburban characteristics including kerbs and street lighting are detracting features which negatively influence the landscape structure and condition to the south and west.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- Away from the M61 and urban edges of Chorley and Adlington, the rural character, small lanes, small irregular field pattern and scattered

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settlements contribute to a moderate sense of place. This rural character is not unusual within Lancashire, and the landscape features do not have a strong association with a particular area.

- There are views from the LCA down towards the larger urban conurbations of Chorley and Preston.
- To the north and east the landscape provides a rural setting and approach to historic settlements at , Abbey Village and Withnell Fold, which creates some sense of place.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- There is an extensive network of Public Rights of Way and small lanes, which provide access from nearby settlements (including Chorley and Adlington) into the wider countryside and the moorland fells to the east. The promoted route the Rotary Way runs through the south of the LCA.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are

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any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The landscape to the south and west is impacted by proximity to the M61 and the urban edges of Adlington and Chorley, which reduce tranquillity and introduce light pollution.
- Away from these modern influences to the north and east, this is a largely rural landscape of small pasture fields, mature woodlands and hedgerows.
- There are no particular associations with notable people or historic events.

Assessment Sub-areas

The LCA 6b: West Pennine Foothills has been divided into the following sub-areas for the purposes of this landscape value assessment:

- 6b i – Northern West Pennine Foothills
- 6b ii – Southern West Pennine Foothills

Landscape value summary

6b i – Northern West Pennine Foothills

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- Small-scale rural landscape with historic field patterns, small lanes and landscape structure provided by hedgerows and stone walls.
- A sense of time-depth provided by the historic field patterns and scattered listed farmhouses.
- Long distance views of the fells to the east.

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- An extensive network of footpaths provide recreational access across the sub-area, and links to the wider moorland landscape.

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have 'above ordinary' landscape value.

6b ii – Southern West Pennine Foothills

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- A sense of time-depth provided by the historic field patterns, scattered listed farmhouses and areas of woodland.
- A landscape more influenced by urban fringe landscape uses, including the Chorley Golf Course and Bolton West service station, the M61 and proximity to the urban edges of Adlington and Chorley.
- No strong sense of rurality or tranquillity due to audibility and visibility of immediately adjacent urban areas.
- An extensive network of footpaths provide recreational access across the sub-area, and links to the surrounding settlements.

Based on the above, the landscape is not considered to have 'above ordinary' landscape value.

LCA 6d: Adlington-Coppull

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located to the south of Chorley, in the south of Chorley District. It forms part of the 'Industrial Foothills and Valleys' Landscape Character Type (LCT) which is a transitional small-scale landscape with intensive settlement. The landscape has a mix of rural agricultural areas and settlement influenced by industrial development.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- This area is bordered by the Coastal Plain to the west and the town of Chorley to the north.
- Much of the area lies on the Coal Measures and has been extensively mined in the past, notably at Chisnall, Birkacre and Duxbury.
- This industrial past is reflected in the expanded industrial settlements of Coppull and Adlington.
- Whilst there is some evidence of early mine shafts and adits, much of the land has been reclaimed or has re-vegetated naturally.
- There is also evidence of sand quarrying, some disused, some ongoing, as at Rigby House.
- Whilst the area is not generally well wooded, it contains important semi-natural woodland within the Yarrow Valley and plantations associated with large reclamation schemes.
- The area is traversed by major transport routes, including the main west coast railway and M6 motorway.

Appendix A Landscape value assessment

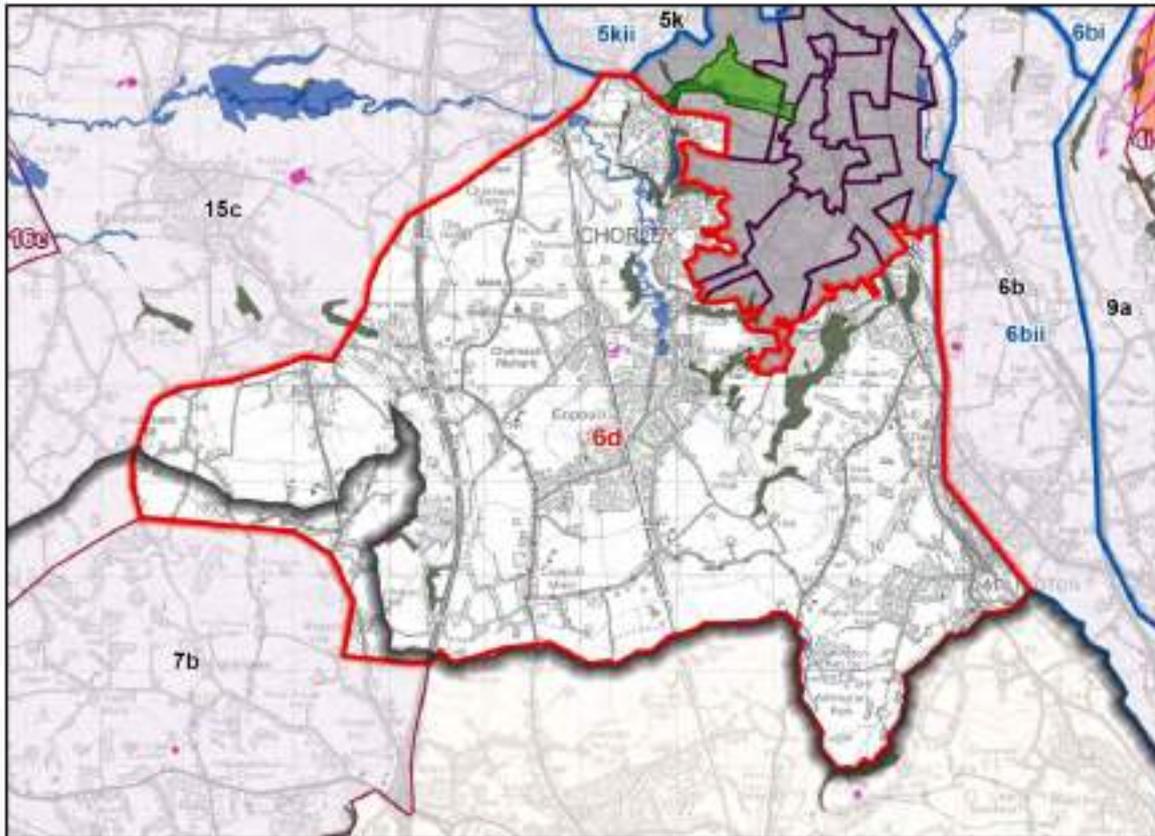
- A major leisure facility is located at Park Hall and a large golf course at Duxbury Park.
- The area is under considerable pressure for further built development.

The strategy for the Reservoir Valleys LCT as a whole is to:

- Conserve valuable habitats.
- Conserve built industrial heritage.
- Conserve the pattern and distinctive settings to settlements.
- Enhance the characteristic field pattern.
- Enhance opportunities for informal recreation.
- Restore and enhance the existing woodland resource.
- Restore semi-natural habitats.
- Create new distinctive landscapes in association with new development.

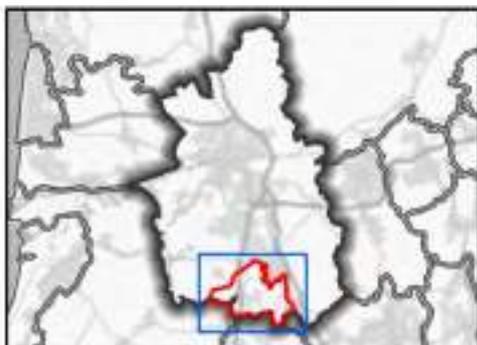
Appendix A Landscape value assessment

Absolute Constraints



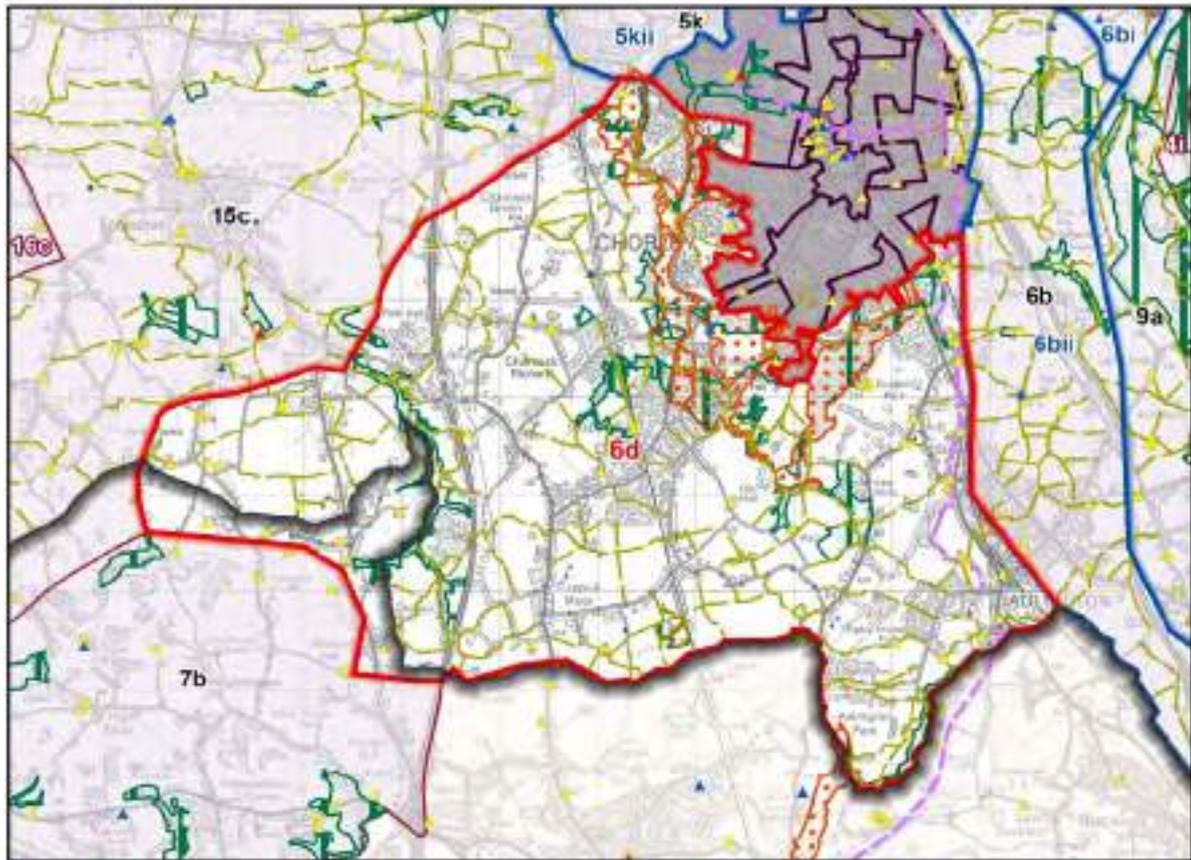
- Landscape Character Area**
- 06d Adlington - Coppull
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - Ancient Woodland
 - Open access land (CRoW Act)



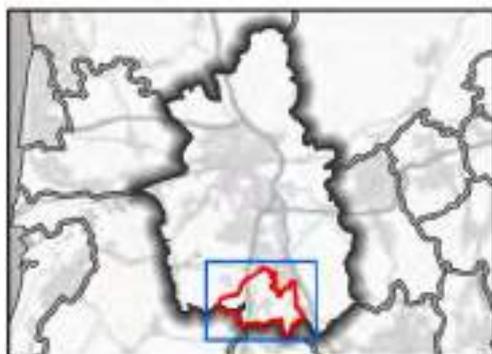
Appendix A Landscape value assessment

Other Constraints



- Landscape Character Area**
- 06d Adlington - Coppull
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - ▲ Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- A gently rolling landscape, with steeper sided valley slopes of the River Yarrow and Syd Brook.
- Sinuous woodlands follow the river courses. These are predominantly priority habitat deciduous woodland, with significant tracts of Ancient Woodland on the edges of Chorley.
- Small areas of lowland meadow and lowland fens are found adjacent to the Clancutt Brook and River Yarrow north of Coppull.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The majority of the landscape is identified as 'ancient enclosure' within the Lancashire HLC (2002), comprising small-scale irregular fields and small lanes. There are areas of more regular post-medieval enclosure landscape east of Coppull and modern enclosure at Adlington Park in the south. The latter may be associated with the former collieries in the area.

Appendix A Landscape value assessment

- Historic farmsteads and halls are scattered throughout the LCA, and are generally Grade II listed. The local vernacular is brick and sandstone. These contrast with more modern development at Coppull, Adlington and Charnock Richard, and ribbon development along the main roads.
- Transport corridors of the M6, including a service station, A49 and west coast mainline railway are modern features which detract from the landscape character.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- Hedgerow field boundaries are generally in good condition, although there has been some replacement with post and rail and post and wire fencing in places. Overall the area has a relatively strong landscape structure.
- Chorley Sand Quarry is active and forms an incongruous feature that negatively impacts on the landscape structure. Large farm buildings and urban fringe land uses, including leisure centres and BMX courses, also impact on the landscape condition.
- Suburban characteristics, including street lighting and kerbs, and golf courses at Yarrow Valley and Duxbury Park are modern detractors of landscape character.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

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- A mixed landscape of rural pastoral character with hedgerows and small lanes, and more suburban land uses, with major transport corridors running through the landscape and proximity to large settlements. This character is not unusual within Lancashire, and the landscape features do not have a strong association with a particular area.
- The Yarrow valley with its Ancient Woodlands has a more distinct sense of place.
- There are views from the LCA to the larger urban conurbations of Chorley and Preston, and east towards the moorland fells.
- The landscape provides a rural setting and separation between Charnock Richard, Coppull and Chorley.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- The Yarrow Valley Country Park is large park that provides an important recreational resource.
- There is a good network of Public Rights of Way and small lanes, which provide access from settlements including Coppull, Adlington and Chorley into the wider countryside.
- The Leeds and Liverpool Canal provides quiet recreational opportunities, and the towpath is also part of the route of National Cycling Route 55.

Appendix A Landscape value assessment**Perceptual aspects**

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The rural landscape is impacted by the M6, West Coast Main Line railway, and the settlements of Adlington, Chorley and Coppull, which reduce tranquillity.
- There are no particular associations with notable people or historic events.

Assessment Sub-areas

Land within character area 6d: Adlington-Coppull is generally of a similar character, and so is assessed as a single area.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- Stream corridors with priority habitat deciduous woodland, some of ancient origin, provides important habitats and biodiversity.
- A sense of time-depth provided by the historic field patterns, scattered listed farmhouses and areas of Ancient Woodland.
- Long distance views of the fells to the east.

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- Yarrow Valley Country Park, Leeds to Liverpool Canal, and a good network of footpaths provide recreational access across the LCA, and links to the wider countryside.

Overall, the landscape is not considered to have 'above ordinary' landscape value, with the exception of the wooded stream valleys.

LCA 9a: Rivington Reservoir Valley

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located to the south-east of Chorley, east of the M61 within Chorley District. It forms part of the 'Reservoir Valleys' Landscape Character Type (LCT) which is characterised by large reservoirs constructed in the mid-late nineteenth century to supply water for Lancashire's growing urban population. The valleys are predominantly rural, with mixed woodlands and large expanses of water with associated engineered landforms.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- A wide shallow valley almost entirely water-filled containing the three large reservoirs of Anglezarke, Upper and Lower Rivington and Yarrow.
- These waterbodies, built by Liverpool Corporation in the mid-nineteenth century, cover the courses of three separate streams on this western edge of the West Pennine Moors.
- Much of the character of the lower part of the valley is owed to the influence of Lord Leverhulme who had his home at Rivington Hall.
- His interest in architecture and landscape design is reflected throughout the valley and includes long tree lined avenues, a network of footpaths, the Rivington Terraced Gardens and a replica of Liverpool Castle ruins on the banks of the reservoir.
- The listed historic landscape of Lever Park now forms part of Rivington County Park and is an extremely popular area for recreation.

Appendix A Landscape value assessment

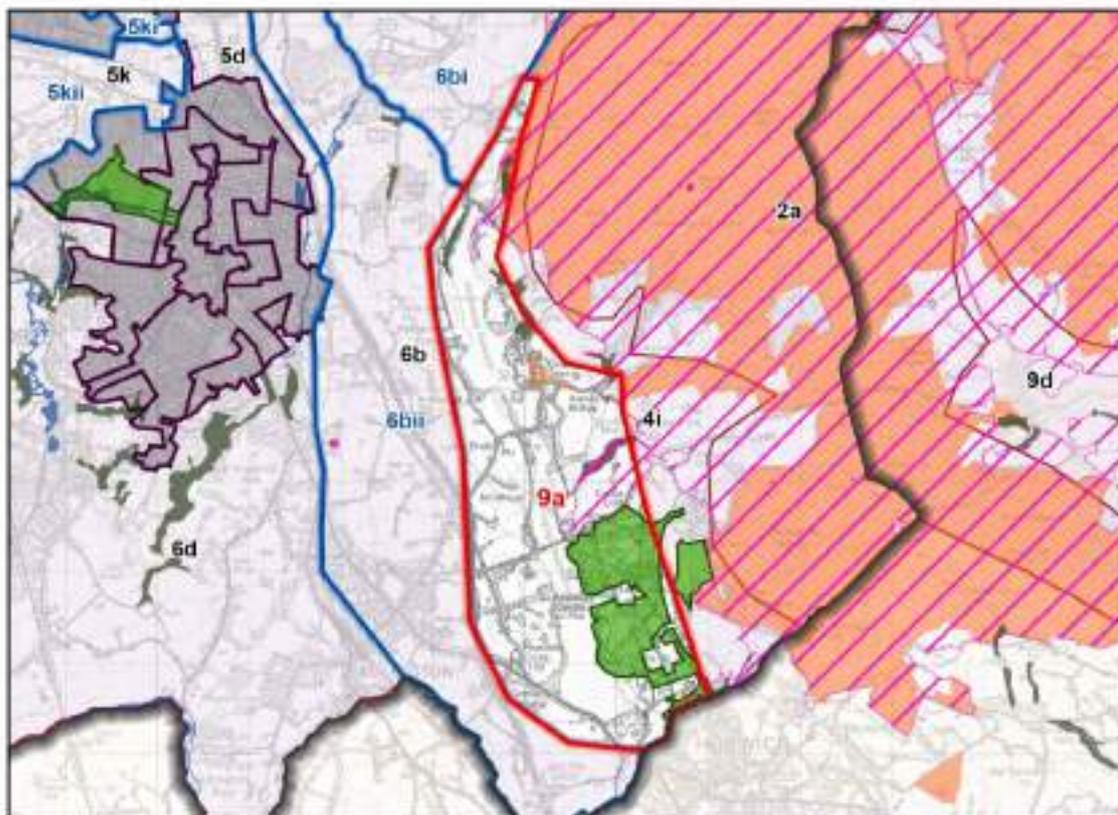
- The landscape of the upper part of the valley is dominated by the engineering structures associated with the reservoirs, including the overflow cascades, bridges and embankments.
- The valley forms the transition from the high West Pennine Moors to the low-lying plain of Leyland Hundred.

The strategy for the Reservoir Valleys LCT as a whole is to:

- Conserve the distinctive built character of the Reservoir Valleys.
- Conserve and manage all existing woodlands.
- Conserve the important historic designed landscape at Lever Park.
- Enhance valuable wildlife habitats.
- Enhance opportunities for informal recreation.
- Restore broadleaved woodlands in areas where woodland cover has become denuded or highly fragmented.

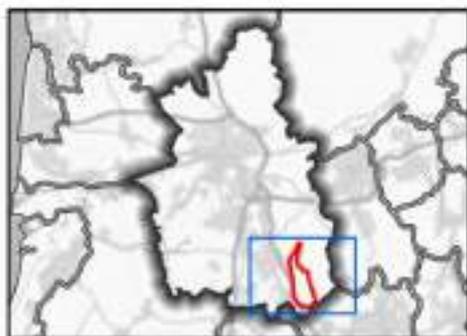
Appendix A Landscape value assessment

Absolute Constraints



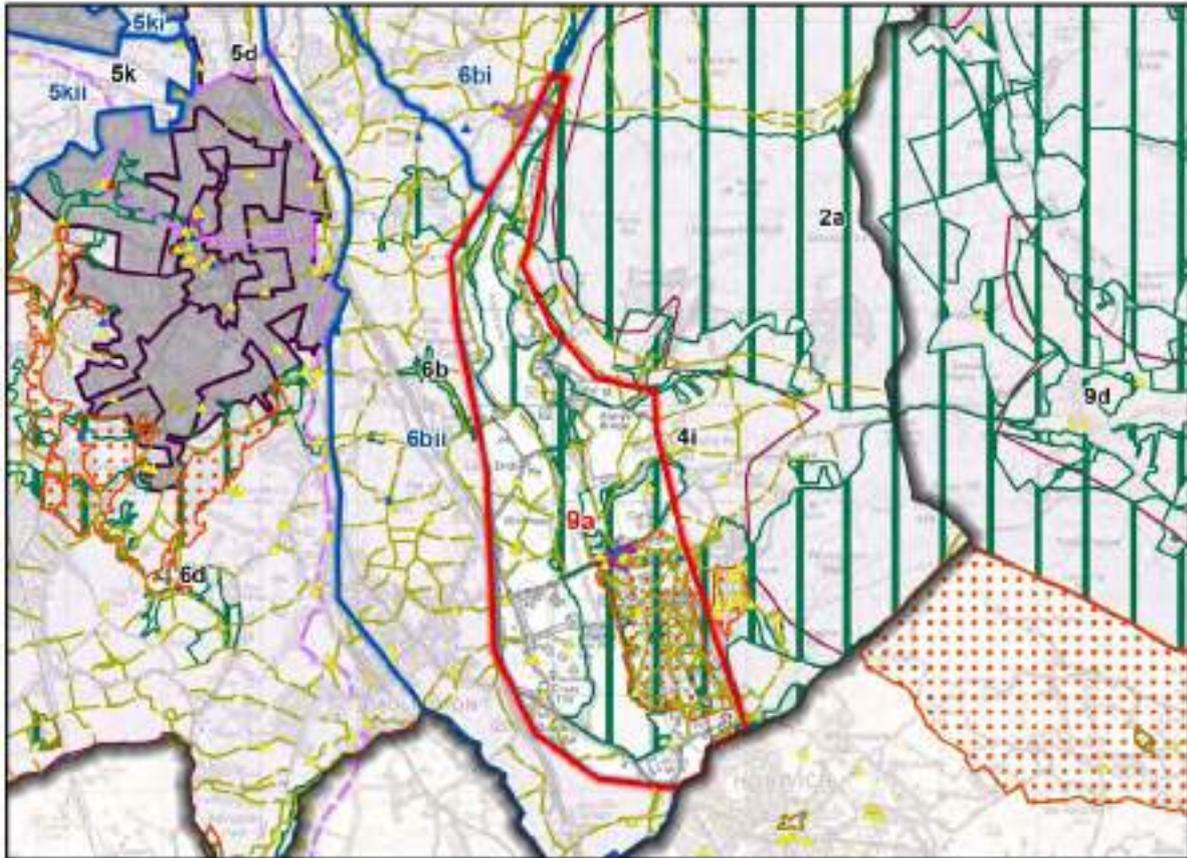
- Landscape Character Area**
- 09a Rivington
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - Ancient Woodland
 - Open access land (CRoW Act)



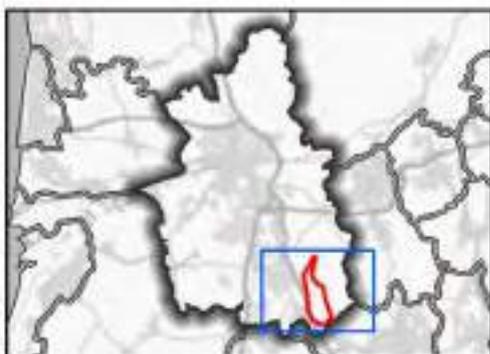
Appendix A Landscape value assessment

Other Constraints



- Landscape Character Area**
- 09a Rivington
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - ▲ Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The broad, deep glacial valley forms a gentle transition between the low-lying plains to the west and the Millstone Grit fells of the West Pennine Moors to the east.
- Mixed woodlands, including Ancient Woodland and priority habitat deciduous woodlands, and some conifer plantations on replanted ancient woodlands, create a wooded character. Areas of lowland heathland, hay meadow and dry acid grassland mark the transition to moorland habitats, and are designated as part of the West Pennine Moors SSSI.
- The three reservoirs cover the courses of streams, and provide important habitats to support a range of over wintering and breeding birds.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historical field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The construction of the three large reservoirs in the 1850s altered the landscape of this valley. Areas which were not flooded are identified as

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'ancient enclosure' within the Lancashire HLC (2002). These areas have an intricate and irregular field pattern with winding, small scale lanes and paths. Areas not covered by woodland to the east of the reservoirs are identified as 'post-medieval enclosure'.

- Lever Park to the east of Lower Rivington Reservoir is a Grade II Registered Park and Garden (RPG) laid out for Lord Leverhulme as a public park. The park aimed to utilise the existing moorland topography, water features and enhance the rural qualities of the area. The small village of Rivington lies within the RPG, and is covered by a Conservation Area. There are a number of listed buildings relating to the village and park, including the Grade II * Rivington Hall and the Grade II Rivington Castle (a replica of the ruins of Liverpool Castle) on the banks of the reservoir.
- There is limited development away from Lever Park and Rivington, although a number of farmhouses and associated barns to the west of Rivington Reservoir are Grade II listed. An Anglo-Saxon decorated wayside cross is a rare survival in Lancashire, and is a Grade II listed structure and a Scheduled Monument.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- Stone walls and hedgerow field boundaries are generally in good condition, although there has been some reinforcement and replacement with post and rail and post and wire fencing in places. The landscape has a relatively strong landscape structure.
- Lever Park is a RPG and is well-maintained as a Country Park and is therefore generally in good condition.
- The dry acid grassland to the east of Rivington Reservoir is part of the West Pennine Moors SSSI and is in an unfavourable condition due to under grazing and inappropriate woodland management.

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- The M61 lies adjacent to the LCA to the west and disrupts the historic landscape pattern. However this has only a localised impact.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The reservoirs, valley side woodlands and views to the moorland fells have scenic value and provide a strong sense of place.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- There is an extensive network of Public Rights of Way, and small lanes. The promoted route the Rotary Way runs through the south of the LCA.
- Lever Park was always intended as a public park, gifted by Lord Leverhulme. It is now a Country Park, and therefore a highly valued recreational destination. Lever Park and the reservoirs provide a range of recreational activities include fishing, walking, water sports and the Go Ape aerial trail.

Appendix A Landscape value assessment**Perceptual aspects**

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- A rural landscape, with some limited intrusion from the M61 to the west. Tranquillity and dark skies increase to the east towards the West Pennine Moors.
- The historic and intricate field pattern, mature woodlands and large still bodies of water create a strong sense of rurality and high scenic value.

Assessment Sub-areas

Land within character area 9a: Rivington is generally of a similar character, and so is assessed as a single area.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- An open valley landscape with gently sloping sides, forming a gentle transition between the low-lying plains to the west and the West Pennine Moors to the east.
- A strong landscape structure provided by hedgerows and stone walls generally in good condition.

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- A strong sense of place provided by the large reservoirs, valley side woodlands and views to the moorland fells.
- A sense of time depth provided by the historic field patterns, Lever Park RPG, Rivington Conservation Area, Ancient Woodlands and several listed buildings.
- Recreational value provided by numerous footpaths, a Country Park and more formal activities such as water sports.
- A strong rural character, with a sense of tranquility and remoteness, particularly in the east of the LCA.

Based on the above, the landscape is considered to have **'above ordinary'** landscape value.

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LCA 11a: Lower Ribble Valley

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This is a linear LCA following the course of the River Ribble to the east of Preston. It falls within Preston District to the north of the river and within South Ribble District to the south. It forms part of the Valley Floodplains Landscape Character Type (LCT) which is characterised by the broad, open, fertile floodplains of the larger meandering lowland rivers.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- The open flat and fertile plain of the lower Ribble is a pastoral, tranquil landscape containing the meandering course of the river.
- Its extent is defined by the steep wooded bluffs and terraces which enclose the floodplain.
- Lush green fields of semi-improved pasture are grazed by sheep and cattle.
- The large regular fields are defined by gappy hedgerows, supplemented by sections of post and wire, wooden fencing or stone walls. This array of materials and styles conveys a lack of visual unity despite the natural beauty of the landscape.
- Mature floodplain trees are notable features in this character area; ash and oak stand in the floodplain, their silhouettes striking against the open landscape.
- There is little settlement within the floodplain itself, but a number of large farms and country halls are positioned along the edges of the floodplain.

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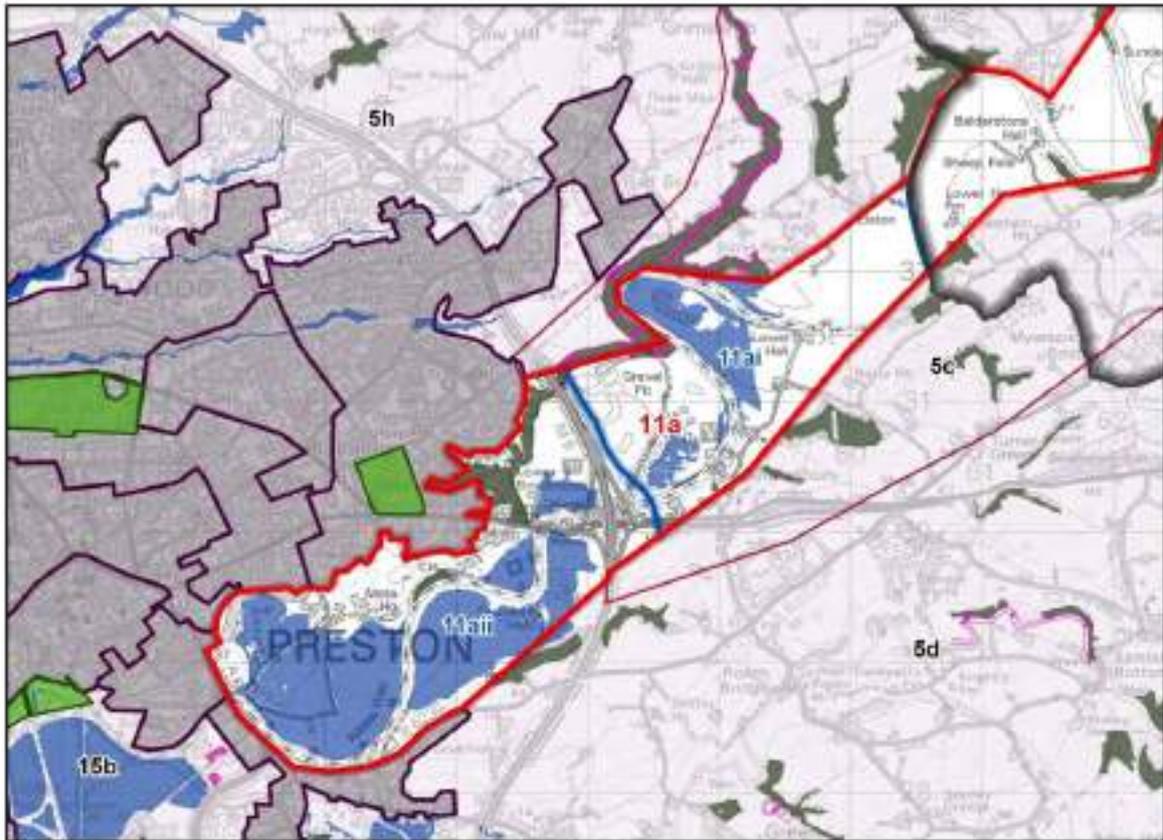
- Settlements, such as Ribchester, Great Mitton, West Bradford, Grindleton and Sawley, are also sited on the adjacent river terraces, their extremities sometimes extending onto the floodplain.
- There are a number of historic crossing points which coincide with these settlements where old stone bridges are important historic features of the floodplain.

The strategy for the Valley Floodplain LCT as a whole is to:

- Conserve valuable floodplain habitats.
- Conserve a natural river form.
- Conserve historic and archaeological sites in the Valley Floodplains.
- Conserve the distinctive stone walls in the Aire Valley.
- Enhance woodland planting on the outer fringes of the Valley Floodplains.
- Enhance opportunities for maintaining the distinctive character of the floodplain trees.
- Enhance opportunities for informal recreation.

Appendix A Landscape value assessment

Absolute Constraints



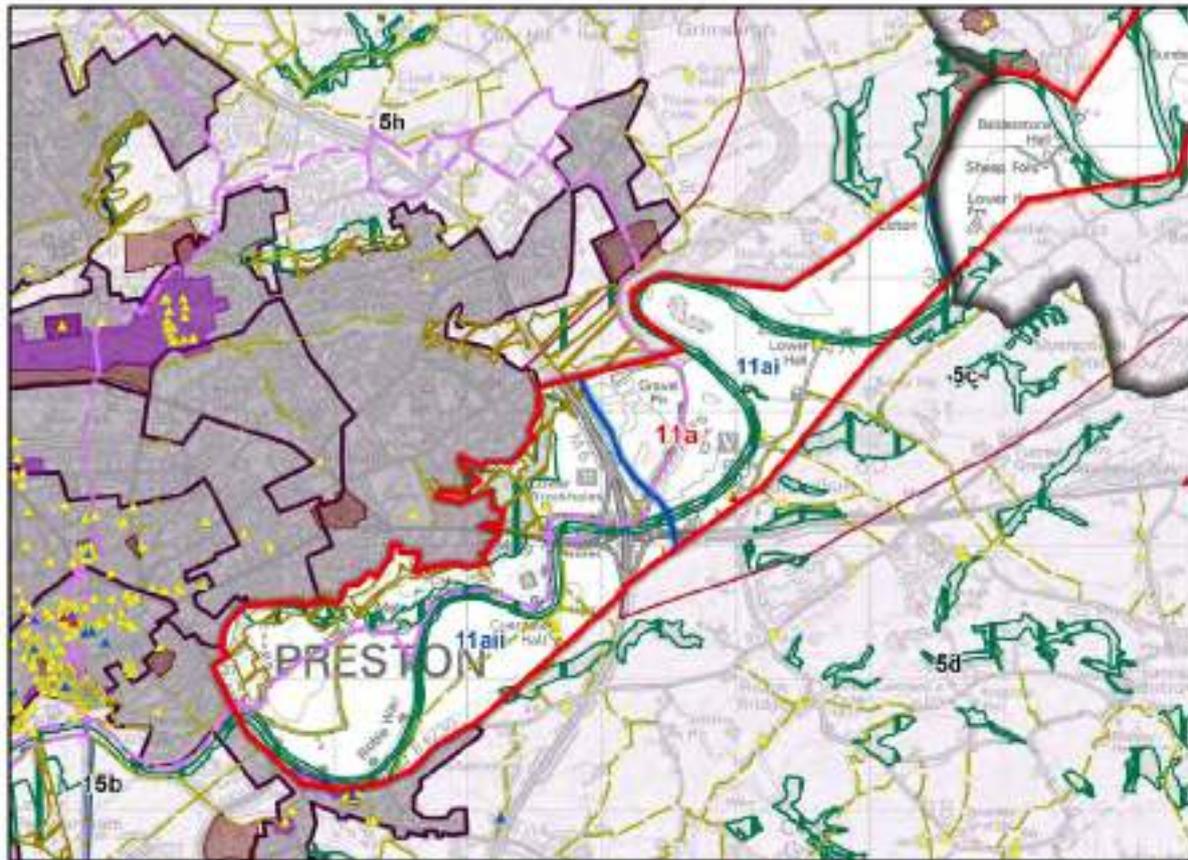
- Landscape Character Area**
- 11a Lower Ribble Valley
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Central Lancashire boundary
 - Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - Ancient Woodland



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Other Constraints



- Landscape Character Area**
- 11a Lower Ribble Valley
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Central Lancashire boundary
 - Preston Historic Designed Landscape
 - Biological Heritage Sites
 - Local Nature Reserves
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - Grade I Listed building
 - Grade II* Listed building
 - Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The River Ribble has retained its natural meandering course and is very characteristic of a naturalised river valley transitioning from an upland to lowland area. The river flows through a wide valley floor defined by steep bluffs and terraces, which tend to be steeper on the outer banks of meanders. The flat valley floor and contrasting steep valley sides creates a distinctive and engaging landform.
- On the valley floor there are extensive areas of Coastal and Floodplain Grazing Marsh; and on the valley sides there are continuous strips of woodland, much of which is Ancient Woodland. In the north of the LCA Fishwick Bottoms is designated as a Local Nature Reserve and on the LCA boundary Red Scar and Tun Brook Ancient Woodland is designated as a SSSI. 'Brockholes Nature Reserve', a reclaimed sand and gravel quarry, consists of woodland and series of lakes which provides a habitat for a range of breeding birds (described by the Wildlife Trust as 'unreserved' Nature Reserve).
- Much of the LCA is classified as Flood Zone 3b. As the natural floodplain of the River Ribble this area has high functional value. It filters and stores water, alleviates flooding downstream, benefits biodiversity and maintains the fertility of the agricultural land on the valley floor.

Cultural heritage

Appendix A Landscape value assessment

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historical field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The Lancashire HLC (2002) identifies the LCA as containing a mixture of ancient and post-medieval woodland, ancient enclosure, post medieval enclosure and modern enclosure. The various phases of enclosure tend to relate to the area's topography: the flatter, most frequently flooded parts of the valley floor were the last to be enclosed; whilst the steeper banks of the river terraces were of no agricultural value, and so Ancient Woodland has persisted in these locations. This creates a sense of time-depth, particularly where Ancient Woodland abuts areas of ancient enclosure such as in the north of the LCA.
- The area contains a limited amount of built development, although a much of it is listed. The majority of these are Grade II listed historic farmhouses and associated outbuildings. Other notable structures in the south of the LCA are the Grade I Listed Church of St Leonard the Less and the Grade II Listed Walton Bridge.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- The area contains a relatively large amount of Ancient Woodland as well as a high density of mature hedgerow and field trees, which are generally in good condition.
- The varied field pattern is defined by a mixture of boundary features, including gappy hedgerows, post and wire fencing and wooden fencing . The miscellaneous nature of field boundaries and their lack of maintenance weakens landscape structure.

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- The M6 cuts across the LCA dividing the area and creating a physical barrier. This, along with the former gravel extraction at Brockholes Quarry, has disrupted the characteristic landscape structure, although this is a localised effect.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The characteristics of this LCT are generally associated with rivers of a certain size which has not been overly engineered to limit flooding. As a result, these characteristics are rare in the context of Lancashire and more widely.
- This undeveloped pastoral landscape, framed by woodland and dominated by the sinuous River Ribble, has a strong sense of identity.
- The LCA provides a valuable rural setting to the south-east of Preston. The river creates a natural boundary to the south of the city, both physically and administratively. Waldon Bridge in the south-east of the LCA is a key entrance point into Preston and crossing the water creates a sense of arrival when entering the city. The LCA also provides a valuable setting for other, smaller settlement such as Walton-le-Dale and Samlesbury.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking,

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cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- National Cycle Route 622 and the Ribble Way long distance footpath traverse the area, broadly following the course of the river and passing through Brockholes Quarry Nature Reserve. These routes provide a valuable recreational resource, which allow enjoyment of the landscape and provide direct access from settlements such as Preston and Walton-le-Dale.
- Although there is not an extensive network of Public Rights of Way within the area, there are some footpaths, bridleways and lanes which provide connection to the valley floor from surrounding areas.
- The Brockholes Quarry Nature Reserve is valuable recreational resource. Covering 250 acres, it contains a floating visitor centre, a number of promoted trails and natural play areas.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The majority of the area has a strong sense of rurality, due to lack of development, pastoral character and the prominence of natural features such as the river, woodland and mature trees. As a result the landscape is highly scenic and has a sense of tranquillity. The landscape is generally visually well-contained, due to the steep river terraces and

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woodland cover, and is therefore generally experienced as being separate from the urban context to the west.

- The proximity of the city of Preston and presence of the M6 detract from the rural character to the west. Built form in Walton-le-Dale is also visible on the top of the steep river terraces to the south-west of the LCA.

Assessment Sub-areas

The LCA 11a: Lower Ribble Valley has been divided into following sub-areas for the purposes of this landscape value assessment:

- 15a i – Brockholes open floodplain
- 15a ii – Fishwick Bottoms urban fringe

Landscape value summary

11a i – Brockholes open floodplain

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The distinctive natural qualities including a fertile floodplain, river terraces and bluffs, a meandering river and ancient woodland.
- The strong pastoral character informed by historic farmsteads and a varied field pattern with a high density of mature trees.
- A diverse range of recreational assets including a NCR, a long distance footpath and nature reserves.
- A landscape with strong perceptual qualities, such as tranquility and a sense of rurality, and significant scenic beauty, although these qualities are slightly impaired by noise pollution.

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Overall, the landscape is considered to have **'above ordinary'** landscape value.

11a ii – Fishwick Bottoms urban fringe

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The distinctive topographical context of the wider LCA is less prominent due to development.
- A landscape characterised by pastoral elements on the valley floor, but also in part by the adjacent urban elements.
- There are striking views to and from the Preston and Walton-le-Dale north and south of the LCA. Although tranquillity and remoteness are lower in this sub-area, it contributes very positively to the character of Preston and Walton-le-Dale.
- A valued urban fringe greenspace and recreational area, with assets such as a NCR, a long distance footpaths in close proximity to a densely populated urban area.
- No strong sense of rurality or tranquillity due to noise pollution and visibility of immediate urban areas.

Overall, the landscape is considered to have **'above ordinary'** landscape value.

LCA 15b: Longton-Bretherton

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

Longton-Bretherton LCA covers an extensive area of the west of the South Ribble District, stretching from Walton-le-Dale and Lostock Hall in the east to the River Douglas in the west. A small part of the area extends into the Chorley District to the south and into West Lancashire District to the west (outside the study area). The area is divided into a small eastern section and a much larger western section by the urban areas of Lower Penwortham and Tardy Gate. It forms part of the Coastal Plain Landscape Character Type (LCT) which is characterised by a gently undulating or flat lowland farmland landscape divided by ditches and/or low clipped hedgerows.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- The Longton landscape character area lies close to the south-western urban fringes of Preston. The proximity to a large urban centre has influenced landscape character.
- The network of minor lanes is dominated by dense ribbon development and the A59, now a dual carriageway, links the former villages of Hutton, Longton, Walmer Bridge and Much Hoole. Red brick is the dominant built material in these areas.
- The agricultural landscape is influenced by urban fringe elements such as schools, colleges, nurseries, glass houses, hotels, horse paddocks, communication masts and electricity pylons; the network of hedgerows and hedgerow oaks is gradually being eroded by these uses.

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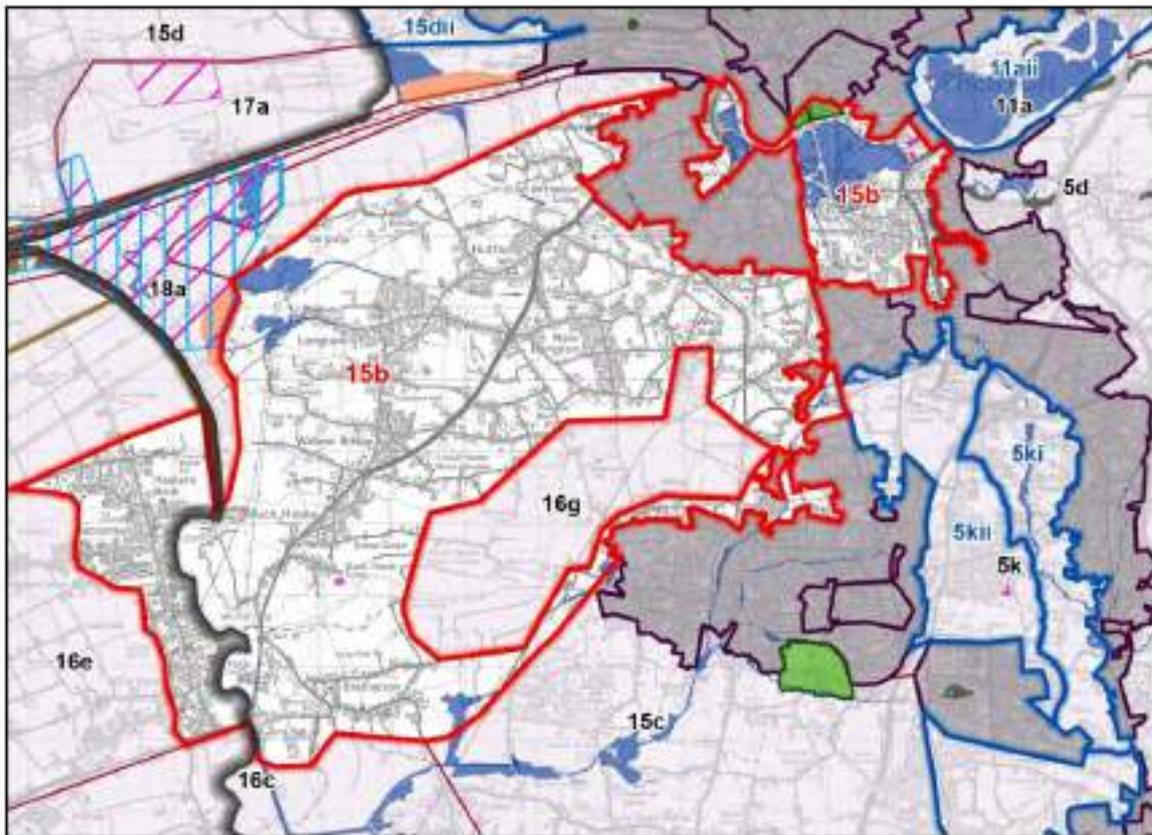
- The village of Bretherton has remained separate and therefore displays a more traditional character; a former windmill lies on its western edge.

The strategy for the Coastal Plain LCT as a whole is to:

- Conserve distinctive field patterns and related landscape features and landforms.
- Conserve remnants of former agricultural habitat mosaics.
- Conserve remaining field ponds.
- Enhance the distinctive character and landscape setting of rural settlements.
- Enhance the river corridor landscapes.
- Enhance opportunities for informal recreation.
- Enhance landscapes associated with major infrastructure developments such as the M6 and M55 corridors.
- Restore, retain, manage and replant hedgerows and hedgerow trees.
- Restore broadleaved woodlands particularly in the vicinity of watercourses.
- Restore completed sand and gravel workings.

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Absolute Constraints



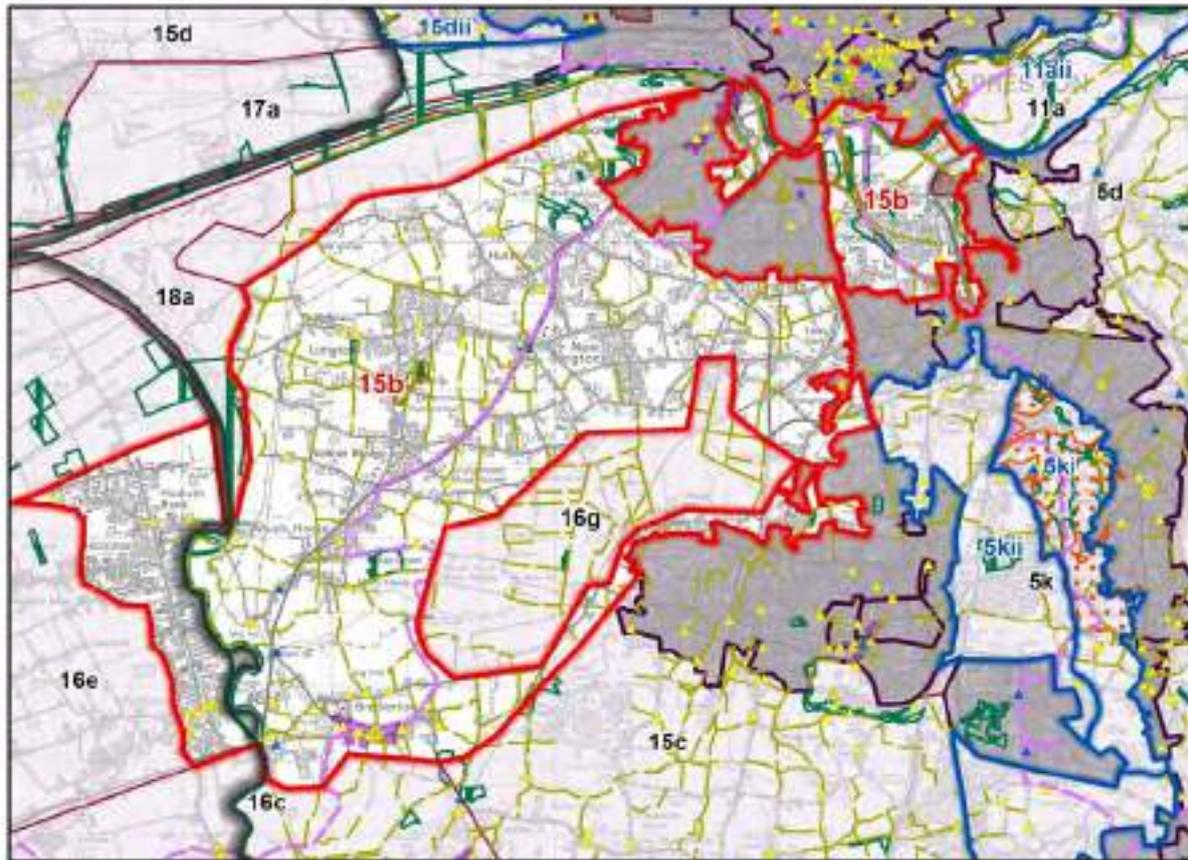
- Landscape Character Area**
- 15b Longton - Bretherton
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Special Protection Area
 - Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - National Nature Reserve
 - Ancient Woodland
 - Open access land (CRoW Act)



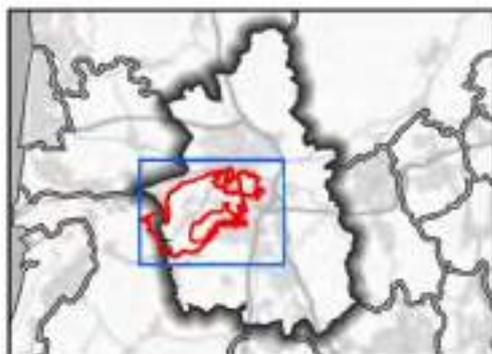
Appendix A Landscape value assessment

Other Constraints



- Landscape Character Area**
- 15b Longton - Bretherton
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Central Lancashire boundary
 - Preston Historic Designed Landscape
 - Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- This area forms part of an extensive glacial till plain. As a result the landform is predominantly flat and very uniform. It begins to rise very slightly and is more gently undulating around New Longton and Lostock Hall in the east. The eastern section of the area on the banks of the River Ribble forms part of the very flat river floodplain.
- The combination of intensive agriculture and urban development has resulted in the limited survival of semi-natural habitat. In the north-west of the LCA there are areas categorised as coastal and floodplain grazing marsh, but these are enclosed and farmed.
- Throughout the area there are scattered blocks of deciduous woodland, but they are generally small scale and do not form a continuous habitat network. What little tree cover is present is generally concentrated along field boundaries, watercourses and current and disused railway lines.
- The River Ribble, the River Asland/Douglas and the Leeds to Liverpool Canal pass around the periphery of the area. Drainage ditches and small brooks contribute to a network of wetland habitats which was previously far more extensive. Historic extraction sites have flooded, forming a pattern of scattered ponds throughout the landscape. The largest of these are the reservoir at Penwortham Mill and the three ponds at Longton Brick Pits, which are now designated as part of a Local Nature Reserve.

Cultural heritage

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This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The majority of the LCA is categorised as ‘ancient enclosure’ (pre-AD 1600) within the Lancashire HLC (2002). Around the settlements of Longton and Bretherton the medieval remnants of an open-field system can be seen in the elongated fields running at right angles to the historic main streets. The core of the settlements of Longton, Hutton, Walmer Bridge, Much Hoole and Bretherton are identified as ancient and post-medieval settlements.
- There are some Listed Buildings present within the area. There is a particular concentration in and around the villages of Tarleton and Bretherton; the latter is also contains a Conservation Area. To the west of Bretherton is a Grade II Listed Windmill dating from 1741. Windmills are key historic features of the wider coastal plain landscapes.
- There are five Scheduled Monuments within the area, one is a Moated site south of Much Hoole in the centre of the LCA. The four others are all located on the River Ribble and are connected to the historic strategic importance of the Ribble Valley. This includes Castle Hill Motte and Bailey and Penwortham Old Bridge.
- The historic character and layout of many settlements in the area has been altered by the introduction of later development, in particular ribbon development along roads.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- The distinctive medieval field pattern has been lost in places due to residential development and field amalgamation. In places hedgerows

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are poorly maintained, and have become gappy and/or have been lost. However, despite these pressures the overall structure of the landscape has been maintained in places.

- The area contains a number of urban hinterland structures and facilities such as the Penwortham National Grid Substation, sewage works and business parks which detract from landscape character. In the west of the area there are a number examples of vertical infrastructure, including a telecommunication mast and two overhead electricity lines running parallel to each other.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- Within West Lancashire this landscape type is fairly common and covers a large proportion of the study area. The field pattern is indicative of ancient enclosure, although has been partially eroded by later development in and around settlements.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated

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by designation such as long distance footpaths or recreation routes or national cycle routes.

- Two national cycle routes (NCRs) pass through the area: NCR 62 which passes through the west of the LCA via Bretherton and Hutton on route to Preston; and NCR 55 which runs along a historic plateway, then skirts the southern bank of the River Ribble in the north-east of the area.
- The landscape hosts a dense network of Public Rights of Way and lanes. These link the various settlements and connect the adjacent urban areas (such as Howick Moss) to the landscape, providing a valuable recreational resource.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- In the south of the LCA there are localised areas that are more distant from settlements, which as a result have a stronger rural character and a higher sense of remoteness and tranquillity.
- However, throughout the majority of the area, the presence of settlements and the busy A59 diminish the rural character and sense of tranquillity.

Assessment Sub-areas

LCA 15b: Longton Bretherton is generally of a similar character, therefore it is assessed as a single area. No sub-areas have been identified.

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Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- A network of wetland habitats including a brief section of the River Ribble, the River Asland/ River Douglas, the Leeds to Liverpool Canal, brooks, drainage ditches and scattered ponds.
- A series of settlements with historic centers and, in the case of Bretherton and Longton, distinctive historic field patterns forming part of the settlement settings.
- Scheduled monuments and Listed Buildings located on the River Ribble providing an understanding of the historic importance of the river valley and contributing to the scenic quality of the area.
- A strong network of Public Rights of Way, lanes and cycle routes which provide a valuable recreational resource.

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have '**above ordinary**' landscape value.

LCA 15c: Croston-Mawdesley

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located predominantly within the south-west of Chorley District, with a small area to the north also falling within South Ribble District. It forms part of the Coastal Plain Landscape Character Type (LCT) which is characterised by gently undulating lowland farmland.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment (LCA) are:

- A gently undulating agricultural landscape with steep sided shallow valleys and hedged fields which support rich pasture or arable crops.
- A relatively well wooded landscape, with small farm woods and wooded valleys.
- Field hedges are notable for their hedgerow oaks and high proportion of holly.
- Country halls, moated farms and designed landscapes provide historic and cultural links.
- Red brick is used throughout the area; the subdued tones of the older brick houses and farmsteads are well integrated within the landscape.
- Villages are traditionally clustered, but show signs of rapid expansion with ribbon development.
- New housing on the outskirts of settlements, which is often built of imported bricks, creates a harsh edge to villages when viewed from the surrounding countryside.

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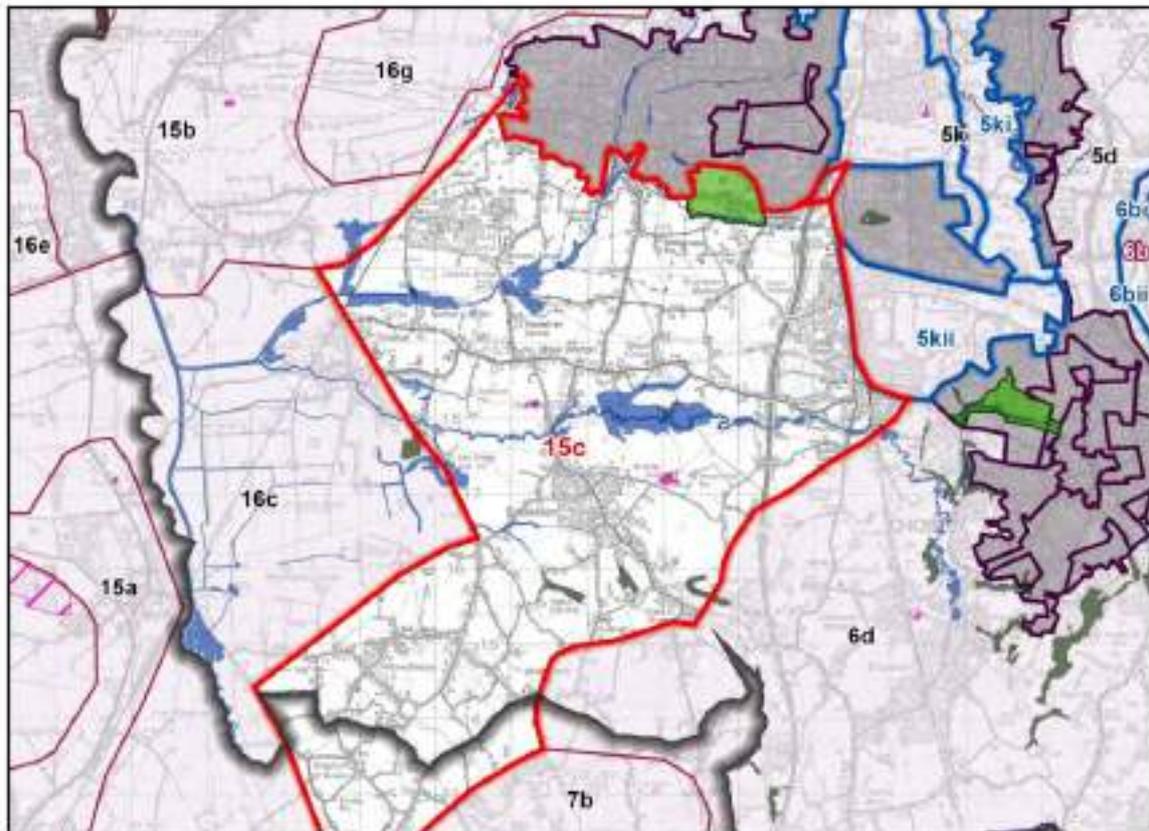
- Where screen planting is attempted it often incorporates alien plant species, which further urbanises the attractive rural setting.
- In addition to its historic rural agricultural land use, the landscape has more recently been influenced by urban fringe activities such as nurseries, schools, camp sites, hotels, equestrian centres, golf courses, traffic and built development, which indicate its proximity to the western edge of Chorley.
- Urbanising influences such as kerbs and lighting are increasingly evident on major roads.

The strategy for the Coastal Plain LCT as a whole is to:

- Conserve distinctive field patterns and related landscape features and landforms.
- Conserve remnants of former agricultural habitat mosaics.
- Conserve remaining field ponds.
- Enhance the distinctive character and landscape setting of rural settlements.
- Enhance the river corridor landscapes.
- Enhance opportunities for informal recreation.
- Enhance landscapes associated with major infrastructure developments such as the M6 and M55 corridors.
- Restore, retain, manage and replant hedgerows and hedgerow trees.
- Restore broadleaved woodlands particularly in the vicinity of watercourses.
- Restore completed sand and gravel workings.

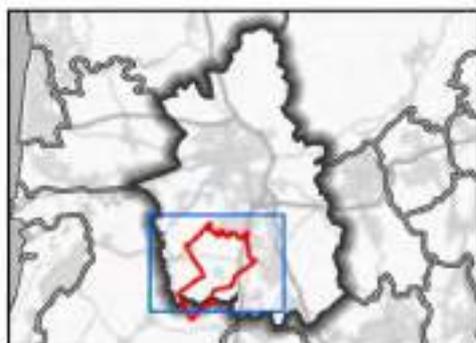
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Absolute Constraints



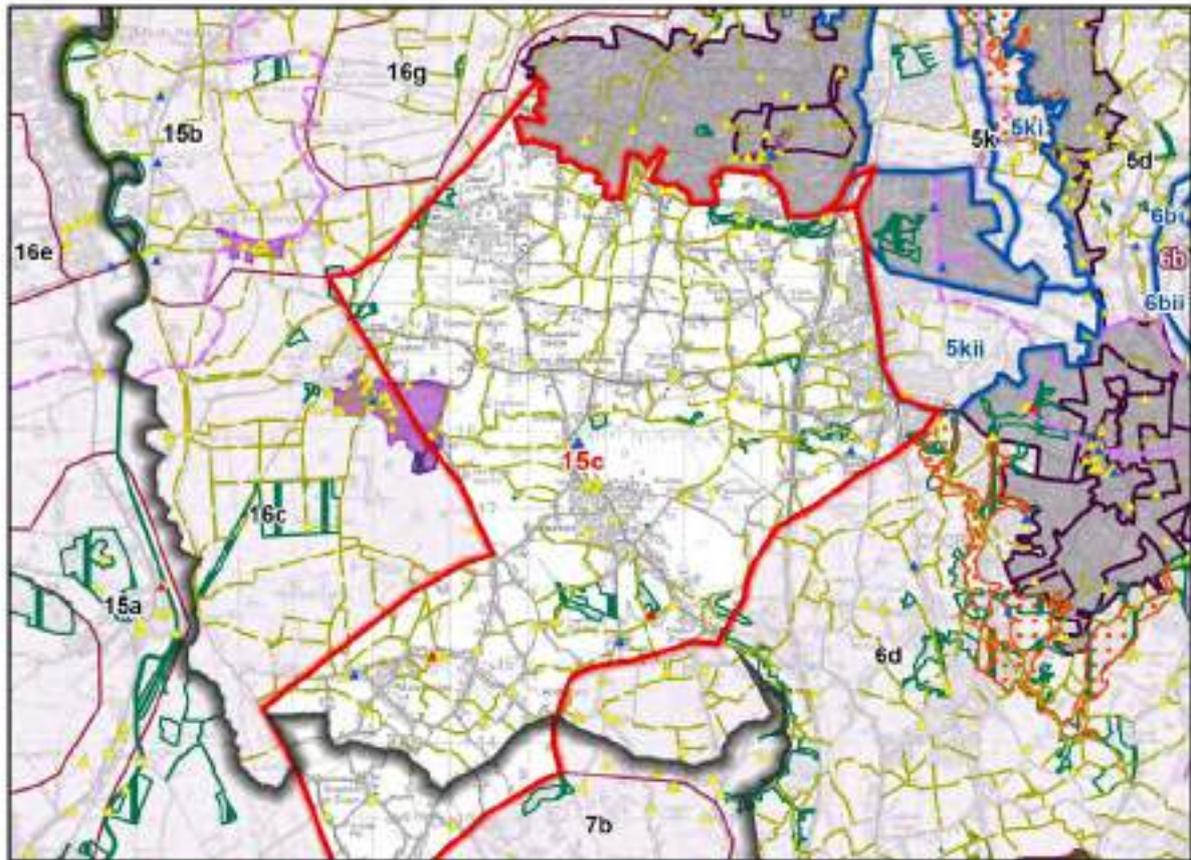
- Landscape Character Area**
- 15c Croston - Mawdesley
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Site of Special Scientific Interest
 - Flood zone 3b
 - Scheduled Monument
 - Registered Parks and Gardens
 - National Nature Reserve
 - Ancient Woodland



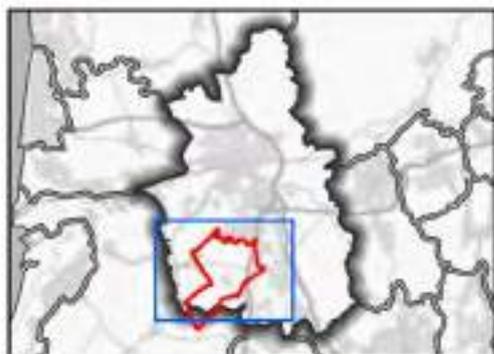
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Other Constraints



- Landscape Character Area**
- 15c Croston - Mawdesley
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Biological Heritage Sites
 - Local Nature Reserves
 - Country Parks
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - ▲ Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- This is a gently undulating landscape influenced by drift deposits of boulder clays, sands and gravels. This is incised in places by steep sided but shallow valleys associated with watercourses, including the River Yarrow and several smaller brooks.
- The land is highly productive (rich pasture or arable cropping) meaning semi natural vegetation and wildlife habitats are typically small and fragmented. Ancient Woodland is rare, the only notable examples being Knowles Wood, Spring Wood and Little Wood to the south of Ecclestone. However, there are a number of small farm woods and wooded valleys, and flooded marl pits are often rich in species diversity.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- Several country halls, moated farms and designed landscapes provide historic and cultural links and contribute to landscape character; there are a number of scheduled monuments and listed buildings scattered

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throughout the landscape and a Grade II Registered Park and Garden at Warden Hall to the north.

- The landscape has a strong sense of time-depth, featuring an irregular small and medium-scale field pattern identified as ‘ancient enclosure’ (pre-AD1600) within the Lancashire HLC (2002).
- Villages were traditionally clustered but today show signs of ribbon development and expansion. Elsewhere, the settlement pattern remains one of isolated hamlets and farmsteads, with older settlements generally located on higher, free draining land and are typically brick built.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- The small to medium-scale field pattern is defined by hedgerows, which are generally in good condition and are notable for their hedgerow oaks and high proportion of holly. Whilst there is some evidence of hedgerow loss and field amalgamation in places, overall the landscape retains a strong pattern of elements that result in a coherent structure.

Distinctiveness

This considers a landscape’s strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The landscape type is relatively common, accounting for a large proportion of West Lancashire. However, it does contain a distinctive field pattern that, as noted, is identified as being ‘ancient enclosure’ (pre AD 1600).

Appendix A Landscape value assessment**Recreational**

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- The landscape features an extensive network of footpaths, bridleways, lanes and tracks which provide connections between villages, hamlets and farmsteads, and allow enjoyment of the landscape.
- Worden Park is a notable recreational resource located to the north of the LCA. This comprises over 60 ha of meadows, woodlands and playing fields.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- This is an agricultural landscape with an over-riding rural character. There is a general sense of remoteness and tranquillity, albeit this is diminished in proximity to the larger settlements and the M6 to the east. New housing on the outskirts of villages often creates a harsh edge when viewed from the surrounding countryside. In addition, the landscape has more recently been influenced by urban fringe activities

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such as nurseries, schools, equestrian centres, golf courses, traffic and built development, which indicate its proximity to the western edge of Chorley; Urbanising influences such as kerbs and lighting are also increasingly evident on major roads.

- The landscape is relatively open, particularly in the south and affords expansive views over the lower land to the west.

Assessment Sub-areas

Land within character area 15c: Croston-Mawdesley is generally of a similar character, and so is assessed as a single area.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The River Yarrow and a number of small water courses are key features within the landscape which vary the otherwise homogenous topography and contribute to scenic quality.
- The landscape has a wealth of designed landscapes, including Worden Park, and country historic halls which create a sense of time-depth and contribute to landscape character.
- The area has a strong network of footpaths, bridleways, lanes and tracks which traverse the rural landscape providing opportunities to appreciate it.
- In places the landscape benefits from long ranging views to the west.

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have '**above ordinary**' landscape value.

LCA 15d: The Fylde

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located to the north-west of Preston, covering much of the Fylde Plain Peninsula. It extends between Preston and the M6 corridor to the east and Blackpool to the west and between the River Ribble in the south and the River Wyre in the north. A small part of the LCA lies within the Preston District; the majority falls outside of the study area within the Fylde District. The LCA forms part of the 'Coastal Plain' Landscape Character Type (LCT) which is a gently undulating or flat lowland farmland landscape divided by ditches and low clipped hedgerows.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- It has been formed of boulder clay deposits which lie on soft Triassic sandstones and mudstones and is naturally poorly drained.
- Field ponds are a particularly characteristic feature of this area and provide important wildlife habitats.
- The predominant land use is dairy farming on improved pasture and lowland sheep farming with a small amount of arable on the freer draining soils.
- Red brick nineteenth century two storey farmsteads with slate roofs and red brick barns are dominant built features of this landscape character area; occasional windmills also reflect the historic importance of the area for corn milling.

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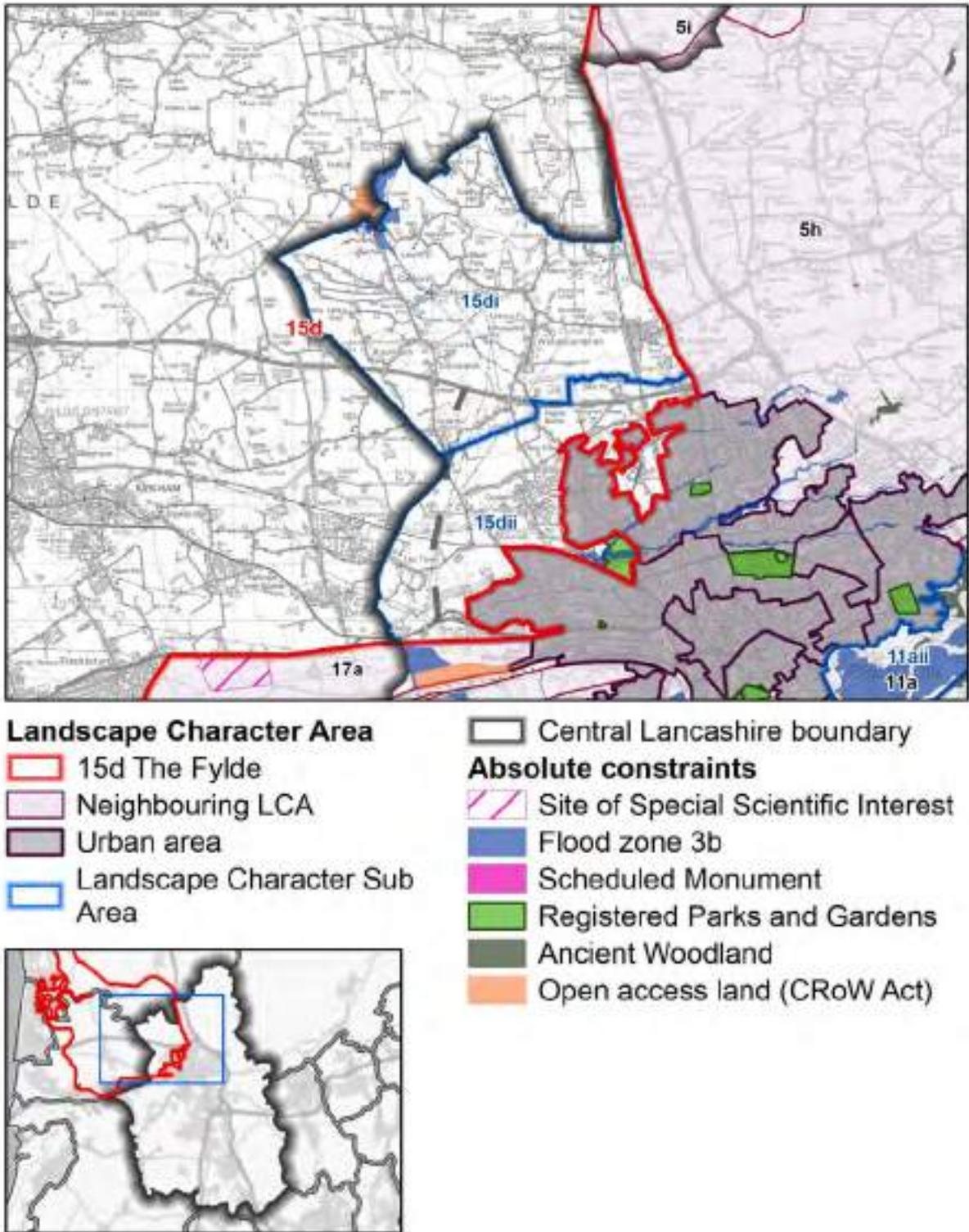
- Field size is large and field boundaries are low clipped hawthorn, although hedgerow loss is extensive.
- Blocks of woodland are characteristic, frequently planted for shelter and/or shooting and views of the Bowland fells are frequent between the blocks.
- There are many man-made elements; electricity pylons, communication masts and road traffic are all highly visible in the flat landscape.

The strategy for the Coastal Plain LCT as a whole is to:

- Conserve distinctive field patterns and related landscape features and landforms.
- Conserve remnants of former agricultural habitat mosaics.
- Conserve remaining field ponds.
- Enhance the distinctive character and landscape setting of rural settlements.
- Enhance the river corridor landscapes.
- Enhance opportunities for informal recreation.
- Enhance landscapes associated with major infrastructure developments such as the M6 and M55 corridors.
- Restore, retain, manage and replant hedgerows and hedgerow trees.
- Restore broadleaved woodlands particularly in the vicinity of watercourses.
- Restore completed sand and gravel workings.

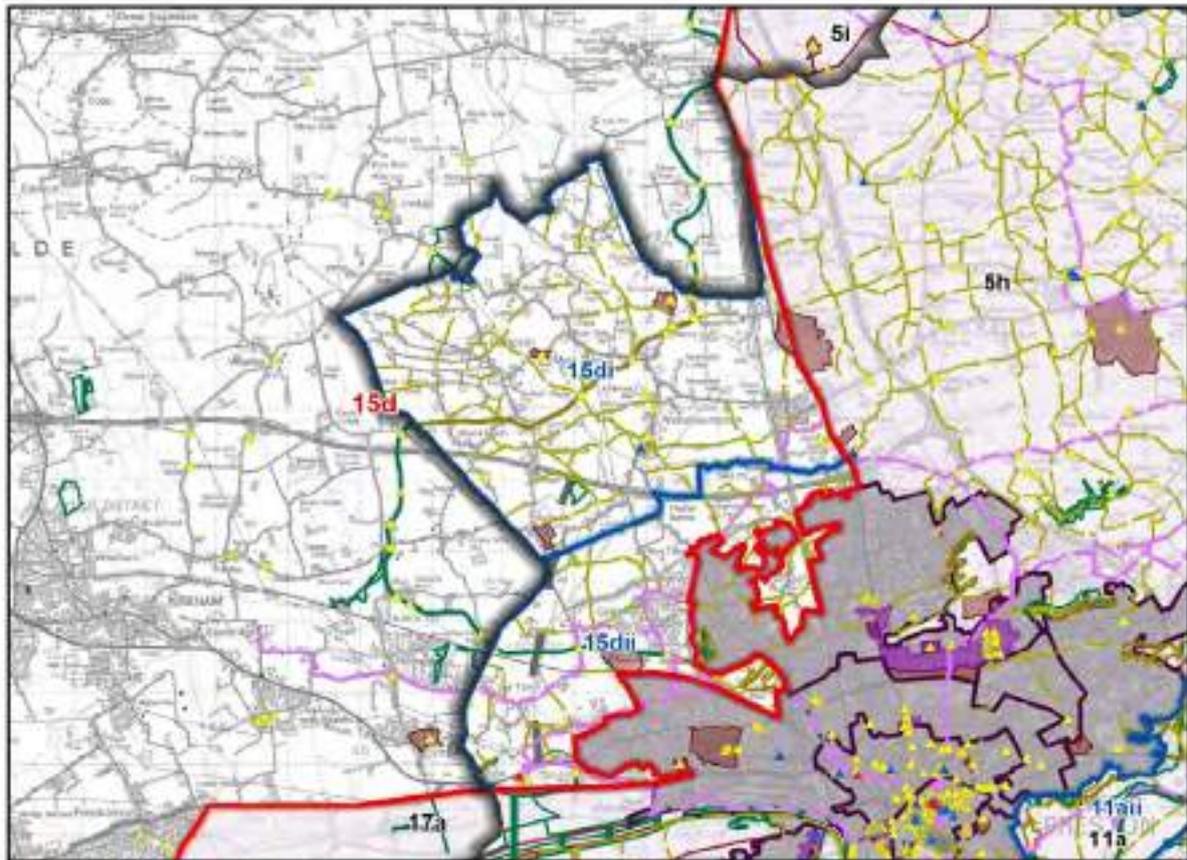
Appendix A Landscape value assessment

Absolute Constraints



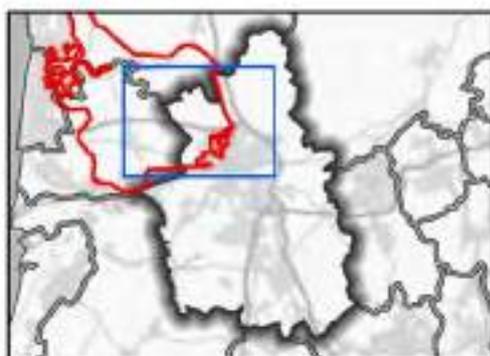
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Other Constraints



- Landscape Character Area**
- 15d The Fylde
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Other constraints**
- Area of Outstanding Natural Beauty
 - Preston Historic Designed Landscape
 - Biological Heritage Sites
 - Local Nature Reserves
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - ▲ Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- To the north and west of Woodplumpton the landform is extremely flat, whereas to the east of Woodplumpton and to the south of the M55 it begins to rise gradually and is more gently undulating. Across the LCA there is generally little topographical variation.
- The land is highly productive farmland. As a result of intensive management, semi-natural vegetation is mainly limited to field boundaries and watercourses edges. The Lancaster Canal traverses the area, taking a sinuous course across the landscape. There is an extensive and well connected network of minor waterways, including Savick Brook and Barton Brook. Drainage ditches contribute to this network and provide habitat connectivity between numerous field ponds (flooded Marl pits), important wetland habitats in an otherwise intensively farmed landscape.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

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- The wider LCA is characterised by a large, regular field pattern. However within the study area, fields tend to be smaller and more irregular in form. The majority of the surviving field pattern is identified by Lancashire HLC (2000) as 'ancient enclosure' (enclosed prior to 1600 AD). To the south of the M55 less ancient enclosure survives due to the expansion of Preston (Cottam and Lea) and urban fringe development such as the Ashton Lea Golf Club and the UCLan Sports Arena.
- The numerous marl pits found across the area are characteristic features and provide evidence of historic agricultural land management practices.
- The Lancaster Canal is a key historic landscape feature. It is one of very few coastal canals in England and was constructed in 1792 to maintain trade in Lancaster. There are a number of Grade II Listed Bridges and one Aqueduct along its course. Evidence of the wider areas identity as a historic transport corridor can be seen in the high density of historic brick buildings.
- In the south of the LCA there is a Grade II Registered Parks and Gardens Haslam Park which dates from the early 1900s. The park was designed by the landscape architect Thomas Hayton Mawson and was funded by profits from the cotton industry. It provides evidence of the wealth and importance of the cotton industry in the area in the 18th and 19th centuries.
- There are no Scheduled Monuments or Conservation Areas in the LCA.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- There is limited woodland cover, but hedgerow trees and trees along watercourses are important features within the landscape. In the north, although hedgerows have become gappy in places, extensive hedgerow trees create a sense of a well wooded and enclosed landscape. In the

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south, further semi-natural coverage has been lost due to development. Here, hedgerows bordering the road network are generally well maintained, but those between fields have become gappy and/ lost in places.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The most distinctive characteristics are the areas waterways and wetland features such as the marl ponds, network of drainage ditches and the Lancaster Canal. Due to the density of brooks and the presence of the Canal, there are frequent bridges . This creates sense of place for those travelling through the landscape. These characteristics are concentrated in the north of the LCA.
- The land to the north of the M55 comprises a small scale field pattern that, as noted, preserves an ancient enclosure pattern. Whilst this is also found to the south of the M55, it has become diluted by the introduction of infrastructure and other development.
- The area does not provide a strong setting to the city of Preston. Views from settlements into the surrounding countryside are generally foreshortened due to a combination of the flat topography and field boundary vegetation.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/

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visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- The area has a dense network of Public Rights of Way that connect the various settlements and farmsteads. There is also an accessible towpath along the length of the Lancaster Canal. This network is particularly valuable in connecting the urban area of Preston to the surrounding countryside.
- The Lancaster Canal, provides a resource for water sports such as canoeing. It is particularly valuable in this capacity, as unusually it was built along the natural lie of the land and as a result has the longest lock free stretch of any English canal.
- The National Cycle Route 62 and Regional Route 90 traverse the LCA, from north to south, with the former passing through Lea Town and the latter Woodplumpton.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The landscape on the edge of Preston to the south of the M55, is strongly influenced by the adjacent urban area and infrastructural elements (major transport routes including the M55 and overhead power lines). It therefore has an urban-fringe character and relatively low levels of tranquillity.

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- The landscape to the north of the M55 has a stronger rural character with relatively limited human influences. However, the tranquillity and sense of remoteness is reduced in the vicinity of the M55, the A6, the Carnforth to Preston railway line, mineral extraction works south-east of Woodplumpton and overhead power lines and pylons .
- Two overhead electricity lines traverse the LCA running from north to south. They represent incongruous features which detract from landscape character. They run parallel to one another in the south which increases their impact.

Assessment Sub-areas

LCA 15d: The Fylde has been divided into two sub-areas for the purposes of this landscape value assessment. To the north of the M55, the area is generally sparsely settled with scattered farmsteads and villages. South of the M55 the landscape is influenced by the urban area of Preston and other urban fringe development such as the Ashton Lea Golf Club and the UCLan Sports Arena.

- 15d i – Woodplumpton and surrounds small scale farming
- 15d ii – Lea and Cottam urban fringe

Landscape Value Summary

15d i – Woodplumpton and surrounds small scale farming

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- An extensive waterway network, including the man-made Lancaster Canal, and several brooks, drainage ditches and flooded marl pits.

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- An intricate and historic field pattern accentuated by the presence of mature hedgerow trees.
- The Lancaster Canal is an important cultural feature with a number of Listed structures associated with it. Its historic influence evident in the use of brick as the predominant building material in the surrounding area.
- A rural landscape with limited development, winding lanes, frequent bridges and waterways providing scenic and perceptual value.

Overall, the sub-area is not considered to have '**above ordinary**' landscape value.

15d ii – Ashton and Cottam urban fringe

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- A network of freshwater habitats including the Lancaster Canal, numerous brooks including Savick Brook, ponds and drainage ditches.
- The Willows and Haslam Park Grade II Registered Parks and Gardens provide a sense of time depth indicative of the wealth produced by the areas industrial heritage.
- A network of footpaths, bridleways, National Cycle Network routes and promoted walking routes like the Millennium Ribble Link providing recreational opportunities for the surrounding urban areas.

Overall, the sub-area is not considered to have '**above ordinary**' landscape value.

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LCA 16c: Martin Mere and South West Mosses

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is located to the south-west of Lancashire, occupying an area between Southport and Formby to the west and the Coastal Plain of Chorley to the east. A small part of the LCA falls within the Central Lancashire area (Chorley District), covering Croston Moss and Mawdesley Moss to the south, south-west and west of Croston. The LCA forms part of the 'Mosslands' Landscape Character Type (LCT) which is defined by an extremely flat, low lying landscape comprised of peat deposits which were formerly an extensive series of lowland raised mires.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- Occurs in pockets on the West Lancashire Plain, consistent with the deposits of peat.
- A relatively new landscape, being more recently drained than the Tarleton Mosses to the north.
- Confined by the urban form of Southport to the west and to the east and south by the Coastal Plain of Ormskirk and Chorley.
- An arable landscape of large geometric fields, geometric woodlands and small villages.
- Although there is much modern built development, there is important evidence of pre-drainage occupation. This occupation, along with the windmill and pumping sites, are important archaeological and historical sites.

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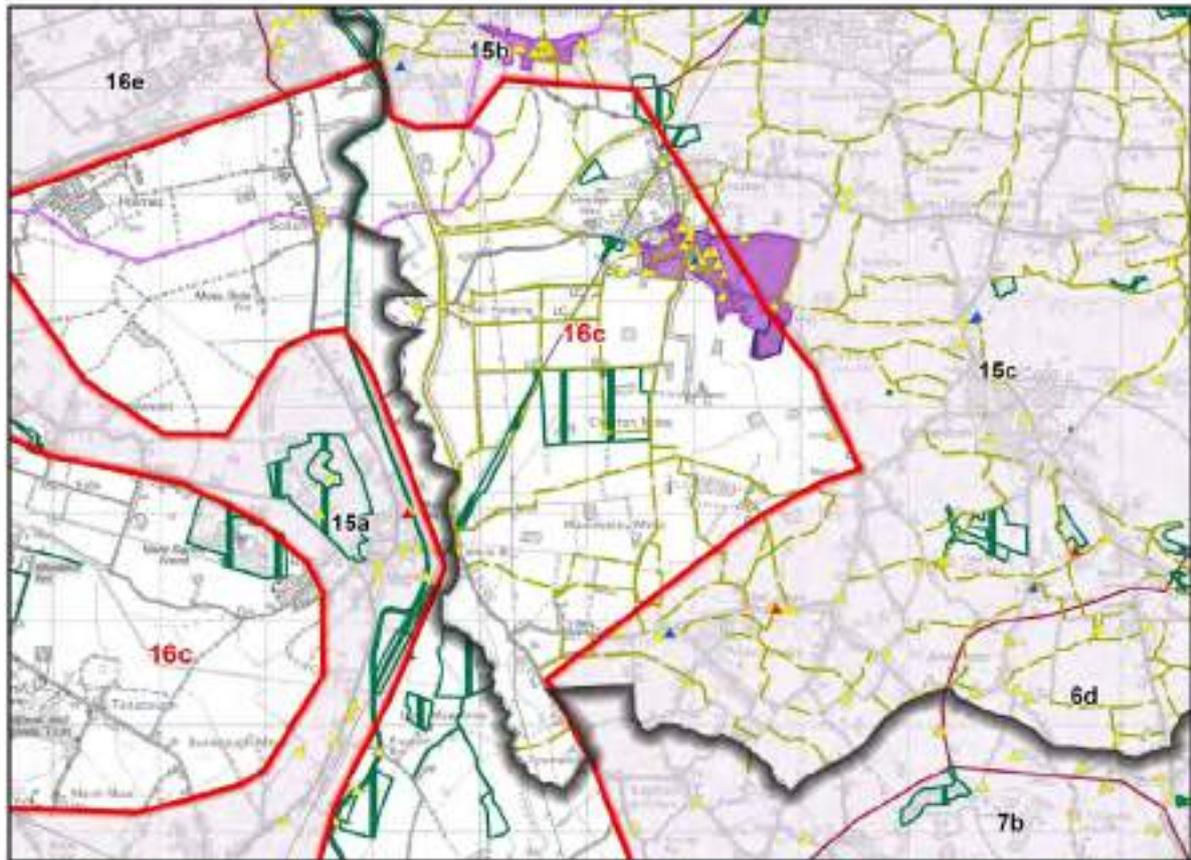
- The dominant built material is red brick.
- There are several wetlands and meres which are of great importance ecologically; Martin Mere is a popular visitor attraction for bird watching and the area is an important winter feeding ground for over-wintering birds.

The strategy for the Mosslands LCT as a whole is to:

- Conserve the distinctive character and landscape structure of the Mosslands.
- Conserve historic settlement patterns and building styles.
- Conserve important habitats.
- Enhance the character and wildlife value of water courses and their environs.
- Enhance the character and landscape setting of settlements.
- Restore the relict mosslands

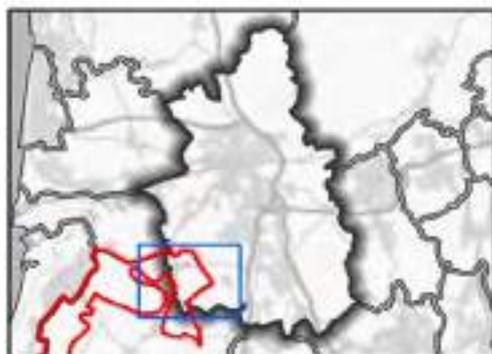
Appendix A Landscape value assessment

Other Constraints



- Landscape Character Area**
- 16c Martin Mere & South West Mosses
 - Neighbouring LCA
 - Landscape Character Sub Area

- Other constraints**
- Central Lancashire boundary
 - Biological Heritage Sites
 - Conservation Areas
 - National Cycle Network
 - Public Right of Way
 - ▲ Grade I Listed building
 - ▲ Grade II* Listed building
 - Grade II Listed building



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The landform is distinctive, being extremely flat and low lying; the only notable topographical variations are the man-made river and railway embankments.
- Intensive drainage and arable farming has left little semi-natural habitat, although there are small fragmented areas of remnant carr woodland, natural water courses (Rivers Douglas, Yarrow and Lostock) and a network of drainage ditches and channels which are of value to wildlife. Croston Big Wood, located to the south-east of Croston, is the only area of identified Ancient Woodland.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The landscape offers an element of natural time-depth, comprising peat deposits which were formerly lowland raised mires. The villages of Croston, Mawdesley and Rufford represent areas of historic settlement on the fringes of the mossland. All three settlements contain clusters of listed buildings, including examples of Grade I and II*; and Croston and

Appendix A Landscape value assessment

Rufford contain Scheduled Monuments and are designated as Conservation Areas . The pattern of large geometric fields, geometric woodlands, straight drainage ditches and low hedgerows, and narrow lanes also preserve the historic pattern of post-medieval mossland reclamation. The area is identified as 'post-medieval enclosure from moss' within the Lancashire HLC (2000).

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- Individual woodlands and ditches are generally in a well-maintained, good physical condition, whereas many of the hedgerows tend to be gappy. Overall, the area contains a strong pattern of elements that result in a coherent landscape structure.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The landscape type is relatively rare, accounting for only a small proportion of West Lancashire. The landscape has a distinctive character, being extremely flat, low lying and relatively open. The geometric structure of the landscape is distinctive and preserves the historic pattern of mossland reclamation.

Recreational

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This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- This area features an extensive network of footpaths, lanes and tracks which is particularly dense across Croston Moss. Footpaths also follow the course of the Rivers Douglas, Yarrow and Lostock, often along the raised river banks. National Cycle Network Regional Route 91 traverses the area along Back Lane and Eyes Lane to the west of Croston. The various routes allow enjoyment of the landscape and provide direct access from settlements such as Croston and Mawdesley.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- In contrast to the LCA as a whole there is a general lack of built development within the area that lies within Central Lancashire, and the narrow rural lanes and tracks are unlit and do not feature urbanising road infrastructure (such as signage and kerbing). This results in an over-riding rural character, sense of tranquillity and dark skies relative to the surrounding areas (as identified on CPRE Light Pollution and Dark Skies mapping). However, vertical elements such as electricity pylons and wind turbines are particularly visible/prominent within long views

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across this open landscape, in particular from raised bridges and embankments. The presence of the railway line crossing through the area between Croston and Rufford also locally diminishes the sense of rurality.

Assessment Sub-areas

The land within LCA 16c that falls within Central Lancashire (Chorley District) is generally of a similar character and is therefore assessed as a single area. No sub-areas have been identified.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The pattern of large geometric fields, geometric woodlands and straight drainage ditches and narrow lanes, which preserve the historic pattern of post-medieval mossland reclamation.
- The extremely flat, low lying and relatively open character, which is a distinctive and rare landscape within the area.
- An extensive network of footpaths, lanes and tracks which allow enjoyment of the landscape and provide direct access from settlements.
- The overall rural character, sense of tranquillity and dark skies (relative to the surrounding areas).

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have '**above ordinary**' landscape value.

LCA 16g: Hoole and Farington Mosses

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

This LCA is relatively small in extent and forms an arc around the outskirts of Leyland, extending from New Longton in the north to Bretherton in the south. The majority falls within the South Ribble District, with a small area extending south into the Chorley District. The LCA forms part of the 'Mosslands' Landscape Character Type (LCT) which is defined by an extremely flat, low lying landscape comprised of peat deposits which were formerly an extensive series of lowland raised mires.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- A small area of mossland almost entirely fringed by settlements lying on the higher ground above the moss.
- The town of Leyland lies to the east, whilst to the north are a series of expanded villages running from Farington in the east to Much Hoole in the west.
- The small village of Bretherton lies on a ridge of higher ground to the south west.
- The moss is largely cultivated and is drained into the Carr and Wynott Brooks which feed into the River Douglas. However there is a pocket of moss with remnant bog vegetation at Much Hoole Moss, which is a Biological Heritage Site.

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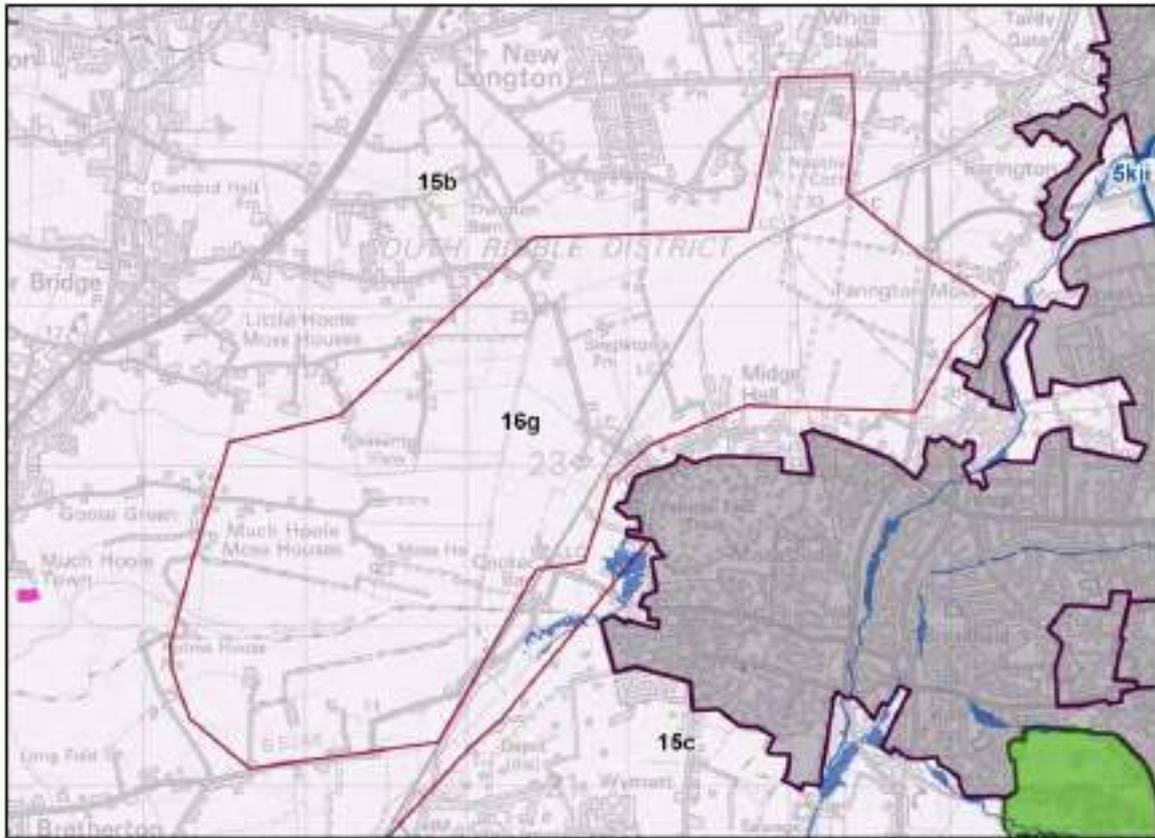
- The Liverpool to Preston railway crosses the moss and straight lanes penetrate into it from the edges, with associated farms and modern brick houses.
- A number of footpaths associated with boundary ditches link lanes and properties.

The strategy for the Mosslands LCT as a whole is to:

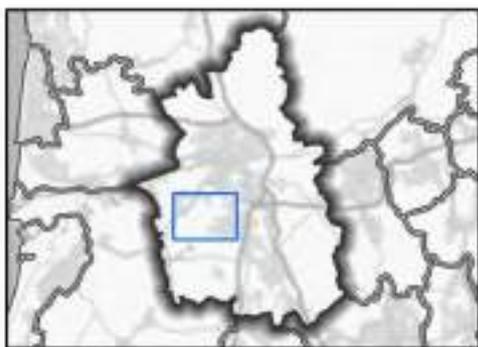
- Conserve the distinctive character and landscape structure of the Mosslands.
- Conserve historic settlement patterns and building styles.
- Conserve important habitats.
- Enhance the character and wildlife value of water courses and their environs.
- Enhance the character and landscape setting of settlements.
- Restore the relict mosslands.

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Absolute Constraints

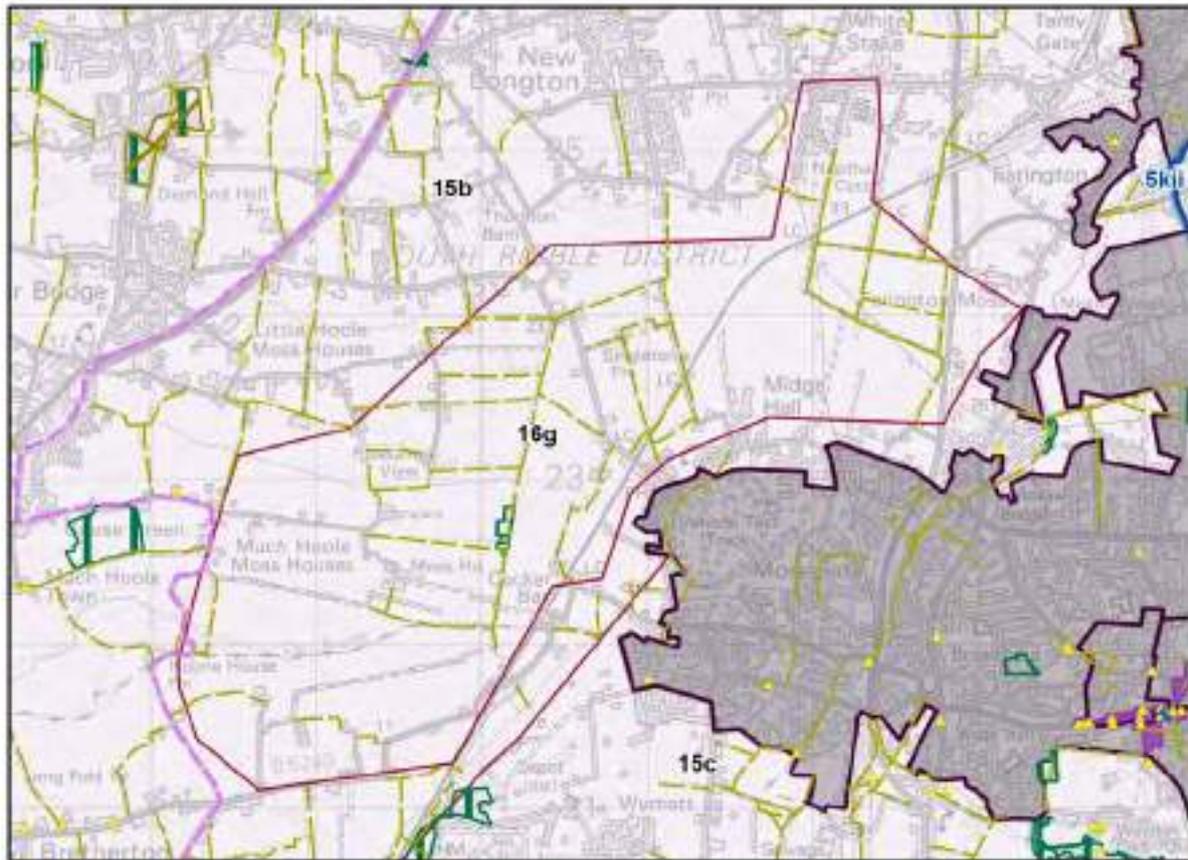


- | | |
|--|--|
|  Neighbouring LCA |  Central Lancashire boundary |
|  Urban area | Absolute constraints |
|  Landscape Character Sub Area |  Flood zone 3b |
| |  Scheduled Monument |
| |  Registered Parks and Gardens |

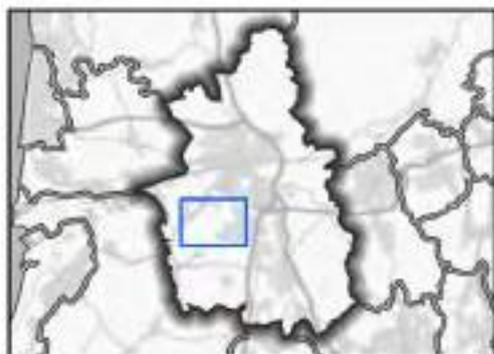


Appendix A Landscape value assessment

Other Constraints



- | | |
|--|---|
|  Neighbouring LCA |  Central Lancashire boundary |
|  Urban area | Other constraints |
|  Landscape Character Sub Area |  Biological Heritage Sites |
| |  Local Nature Reserves |
| |  Conservation Areas |
| |  National Cycle Network |
| |  Public Right of Way |
| |  Grade II* Listed building |
| |  Grade II Listed building |



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The landform of the area is extremely flat and low lying. The landform falls slightly around Carr Brook in the south-west of the area and rises very gently in the north. The area is surrounded by slightly higher coastal plains upon which settlements were historically sited. The flat nature of the area is distinctive and is a key defining characteristic.
- The area has been intensively farmed and therefore only minimal fragmented areas of semi-natural habitat remain. A very limited area (approximately 8 ha) of remnant Lowland Raised Bog is located at Much Hoole Moss. Small scattered ponds, brooks and drainage ditches provide a network of wetland habitats. There are also some small and isolated patches of deciduous and coniferous woodland.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- The landscape offers an element of natural time-depth, comprising peat deposits which were formerly lowland raised mires.

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- The strong geometric pattern of field boundaries and drainage ditches clearly display the area's history as a reclaimed mossland landscape. The area is identified as 'post-medieval enclosure from moss' within the Lancashire HLC (2002).
- The area is sparsely settled and has no Listed Buildings, Scheduled Monuments or Conservation Areas.
- The Liverpool to Preston Railway passes through the centre of the area and reflects the industrial heritage of the wider surrounding area. It was constructed in the 1840s when Preston was a centre of industrial activity and railway building.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- The landscape is generally well maintained with ditches and the limited areas of woodland kept in a good condition. In some places elongated strip fields have been amalgamated and hedgerows left to deteriorate. The majority of the remaining hedgerows are well maintained, but in places they are gappy. Despite this, the strong and distinctive structure of the area has been maintained overall.
- An overhead electricity line passes through the north east of the area. The flat, open nature of the landscape forms a contrast with the pylons and increases their dominance in the landscape. They detract from the area's landscape character.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a

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particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The landscape type is relatively rare, accounting for only a limited proportion of West Lancashire. The landscape has a distinctive character, being extremely flat, low lying and open. The geometric structure of the landscape is distinctive and preserves the historic pattern of mossland reclamation. This area covers relatively limited extent compared with other areas of this LCT. Despite the proximity of urban areas, the area is well contained and retains a distinctive character.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- This area features a very extensive network of footpaths, lanes and tracks which follow the geometric field pattern. Traffic in the area is limited and the network is a valuable resources for walkers and cyclists. The network has strong connections with the urban area of Leyland and the surrounding villages of New Longton and Much Hoole.
- National Cycle Route 62 skirts the very eastern boundary of the LCA.

Perceptual aspects

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This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The area contains very few roads and development is limited to a few scattered farmsteads. The very flat topography in combination with some blocks of woodland limit views towards the surrounding urban areas. As a result, the area has a rural character and a certain degree of tranquillity. Tranquillity and Dark skies are greater here, particularly in the south of the LCA, than the surrounding areas (as identified on CPRE Light Pollution and Dark Skies mapping). However, these qualities are reduced slightly by the presence of vertical elements such as electricity pylons and telephone masts which are particularly prominent due to the topography. The Liverpool to Preston Railway also reduces the sense of remoteness and tranquillity in the east of the LCA.

Assessment Sub-areas

The land within LCA 16g that lies within Central Lancashire is generally of a similar character, therefore it is assessed as a single area. No sub-areas have been identified.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The strong pattern of elongated geometric fields, straight drainage ditches and narrow lanes, which indicate the area's history as a reclaimed mossland landscape.

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- The distinctive flat topography, low lying and relatively open character of the landscape which is rare within the wider area.
- An extensive network of footpaths, lanes and tracks which allow enjoyment of the landscape and provide direct access from nearby settlements.
- The overall rural character, created by limited development and reduced visibility of surrounding urban areas.

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have '**above ordinary**' landscape value.

LCA 17a: Clifton and Hutton Marsh

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

Clifton and Hutton Marsh is a narrow, wedge shaped LCA which straddles the River Ribble. Within the Central Lancashire Area, the LCA covers a small area to the north of the River Ribble in Preston District and a longer section to the south of the river in South Ribble District. It stretches between the edges of Penwortham and Preston in the east and the confluence with the River Ribble and River Douglas in the west. The LCA forms part of the 'Enclosed Coastal Marsh' Landscape Character Type (LCT) which is characterised by flat expanses of recently reclaimed coastal land.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- Reclaimed and relatively recently enclosed marsh, located to the west of Preston, separated from the unenclosed salt marshes of the Ribble Estuary by sea dykes.
- Large geometric pastoral and arable fields are drained by numerous parallel ditches which produce a regimented, productive landscape.
- Fields are bounded by low clipped thorn hedgerows and tree cover is restricted to narrow linear plantations which function as shelter belts.
- There is a feeling of isolation with straight dead-end tracks ending at isolated farm houses which are constructed from a mixture of materials, but red brick is the most common.

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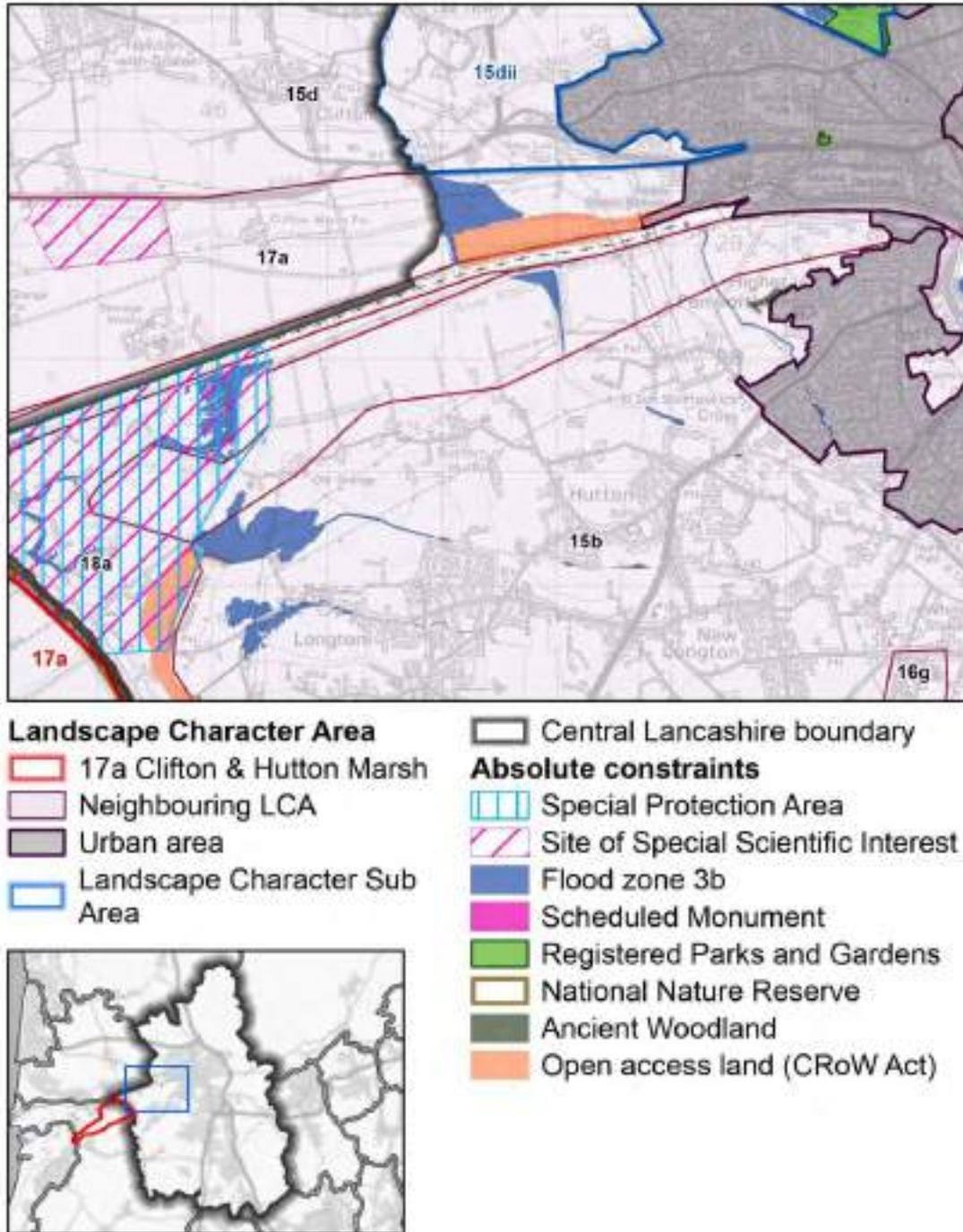
- Where seas defences allow some inundation, and where agricultural practices are not intensive, areas of wet marsh exist alongside intensive agriculture, for example at Lea Marsh which is attractive to birdlife. The grasslands are of international importance for feeding wild geese and swans.

The strategy for the Enclosed Coastal Marsh LCT as a whole is to:

- Conserve the expansive landscape and remote character of the Enclosed Coastal Marsh.
- Conserve valuable wetland habitats.
- Enhance opportunities for informal recreation.
- Restore wetland habitats and species.

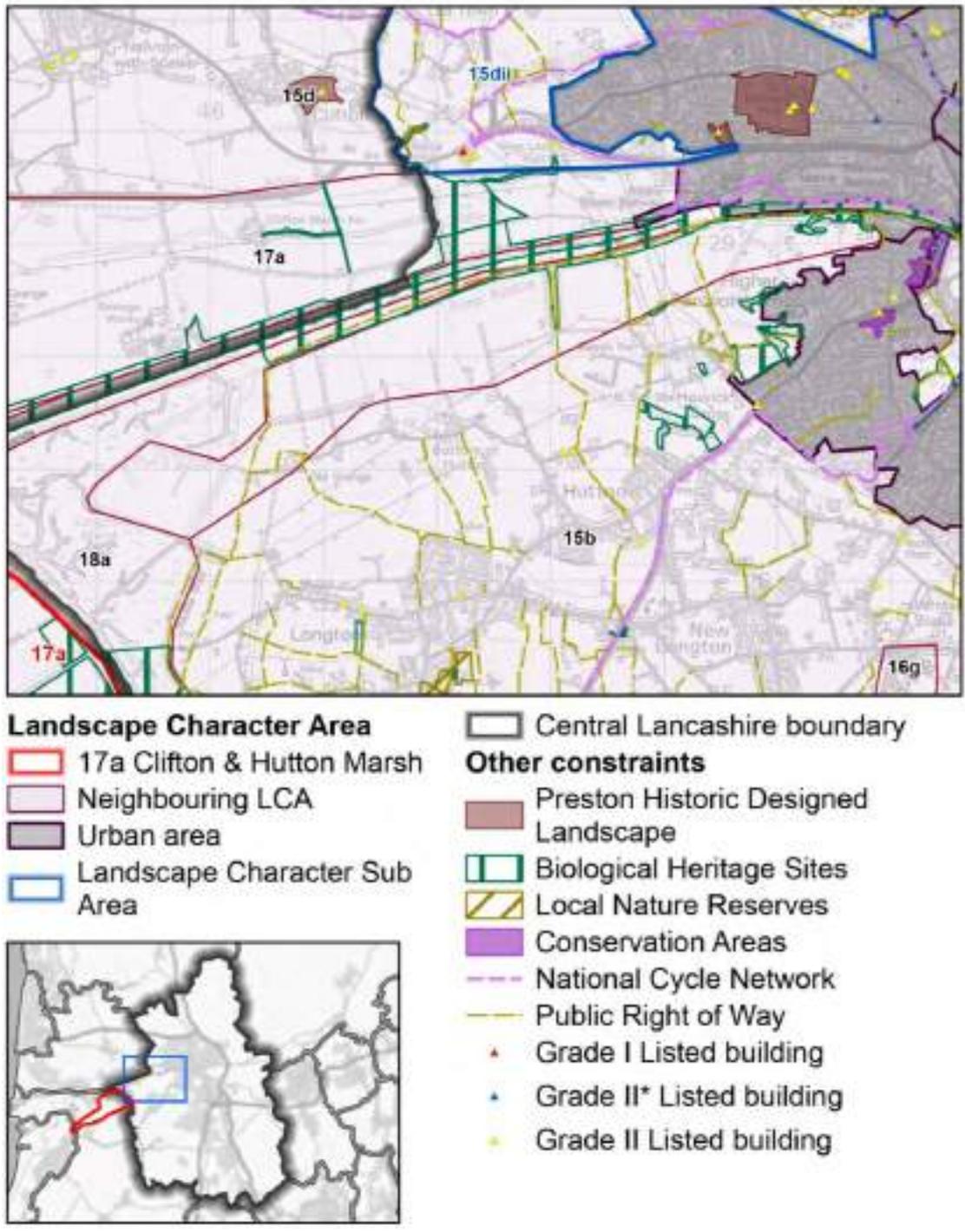
Appendix A Landscape value assessment

Absolute Constraints



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Other Constraints



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- As reclaimed coastal marsh, the landform of the LCA is extremely flat, generally below 10m, with the exception of the sea dykes or bunds which protect the area from flooding. This low-lying landform is a key distinctive characteristic and is uniform across the areas relatively modest extent.
- Prior to the enclosure and drainage of the land it would have been open coastal marsh of high biodiversity value. Whilst agricultural improvement has reduced this, there are areas surviving wet marsh, a network of ditches and former salt marsh creeks which contribute to a network of wetland habitat dominated by the adjacent open coastal marshes. The fields provide an important feeding ground for over-wintering birds such as swans and geese.
- The River Ribble dissects the LCA, and although it technically falls outside the area boundary it is important feature in the landscape. Two small sections of the Ribble Estuary SSSI and Ribble & Alt Estuaries Ramsar and SPA sites fall within the area to the west. This comprises the river and a large area of intertidal mud, sandflats and saltmarsh which provides important feeding habitat for birds and roosting sites for large populations of waterbirds. In the north Newton Marsh is also designated as a SSSI, due the importance of the site for over-wintering and migrant birds.

Appendix A Landscape value assessment**Cultural heritage**

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

- This area was relatively recently reclaimed and enclosed in the mid-19th century after the River Ribble was straightened to make it more navigable for shipping. All built form in the area dates from the late 19th century onwards.
- There is minimal time depth displayed in the landscape due to its relatively recent reclamation. However, the draining of the landscape and the resulting legacy of features, such as the sea dykes, provide a sense of landscape history. They are indicative of how the historic sequence of coastal reclamation and corresponding changes in drainage technology has shaped the landscape and influenced landscape character.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- Field boundaries are defined by a mixture of hedgerows, drainage ditches and post and wire fences. Hedgerows are gappy in places, but are otherwise well maintained. Drainage ditches have been kept clear and, generally, there is a sense that the area is a well maintained.
- Two units of the Ribble Estuary SSSI fall within the LCA, one south of the river and the other north of the river. The condition of the area south of the river has been categorised as Unfavourable No Change, while the (smaller) area to the north has been categorised as Favourable. The

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condition of Newton Marsh SSSI in the north is Unfavourable Recovering.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- There are limited areas of reclaimed and enclosed coastal land in Lancashire and as a result this landscape type is relatively rare. The extremely flat topography, openness, expansive skies and regimented field pattern create a distinctive character. As the extent of this character type is not great, the cohesion and strength of the character area is influenced by surrounding more urban and suburban localised character.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

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- On the northern banks of the River Ribble is a narrow stretch of Open Access Land sandwiched between the river and Lea Marsh. It is currently utilised as a Go Karting site.
- The Ribble Way long distance footpath runs along the southern bank of the river. This footpath is a valuable recreational resource, providing access along the river. This also connects with some other footpaths and tracks which link with adjacent settlements such as Longton, Hutton and Penworthan. With this exception, there are very few public rights of way and a limited lane network making the interior of the area largely inaccessible.

Perceptual aspects

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- There is very limited development and a limited road network within the LCA, particularly within the west of the area, which creates a sense of remoteness and tranquillity. The expansive open skies and views over the coastal marshes to the west enhance this further.
- Two overhead electricity lines traverse the area to the east, running parallel where they cross the River Ribble. Their prominence is emphasised by the extremely flat topography. In the immediate surroundings of the LCA are a number of prominent features which influence the areas character: a landfill site, the National Grid Penwortham Substation and Preston Sewage Works. The presence of these features within or in close proximity to the LCA detracts from its rural and remote character.

Appendix A Landscape value assessment

Assessment Sub-areas

The land within LCA 17a that falls within the Central Lancashire Area is generally of a similar character, and is therefore assessed as a single area. No sub-areas have been identified.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

- The dramatically flat topography and open character of the landscape, creating expansive views dominated by the sky.
- The regimented, geometric field pattern typical of relatively recently reclaimed and enclosed land. This landscape type is relative rare within the study area.
- Attributes of wetland character, including areas of surviving wet marsh, a network of drainage ditches, former salt marsh creeks and the River Ribble.
- The sense of tranquility and remoteness (relative to the surrounding areas) created by the lack of development. These qualities are limited by surrounding land uses.

Whilst the LCA has some valued landscape characteristics, overall it is not considered to have '**above ordinary**' landscape value.

LCA 18a: Ribble Marshes

Location and Key Characteristics

The key characteristics and strategy for the Landscape Character Area (LCA) below are copied in full from the 'Landscape Strategy for Lancashire: Landscape Character Assessment' (2000).

The Ribble Marshes occupies a small proportion of the study area in the far west of the South Ribble District. It contains the unenclosed, undrained marshy peripheries of the River Ribble and River Douglas. The LCA forms part of the 'Open Coastal Marsh' Landscape Character Type (LCT) which is characterised by salt marshes and intertidal flats extending to the low water mark.

Key characteristics for the wider LCA recorded in the Landscape Character Assessment are:

- Extensive and expanding unenclosed coastal marsh in the sheltered estuary of the River Ribble, most of which is protected and managed as a National Nature Reserve.
- Characterised by a fine green sward stretching out to sea.
- Its amorphous, natural form provides a dramatic contrast to the regular enclosures of the adjacent Hesketh Marsh and the urban form of the Warton Aerodrome.
- Urban buildings are never far away and provide a backdrop to views.
- A large number of visiting birds are encouraged by the standing water. Large numbers of waders and wildfowl are attracted to the marshes, adjacent mudflats and estuary.

The strategy for the Open Coastal Marsh LCT as a whole is to:

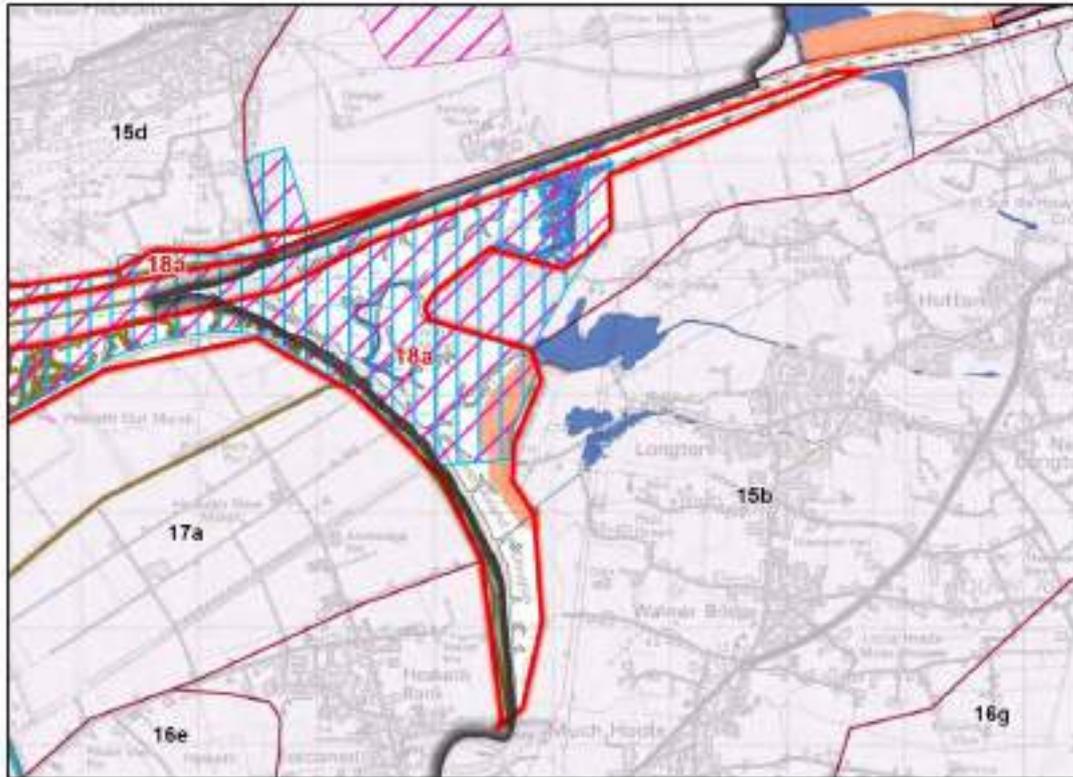
- Conserve valuable wildlife habitats.

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- Conserve the expansive landscape and tranquillity of the Open Coastal Marsh.
- Enhance coastal defences.
- Enhance opportunities for informal recreation.

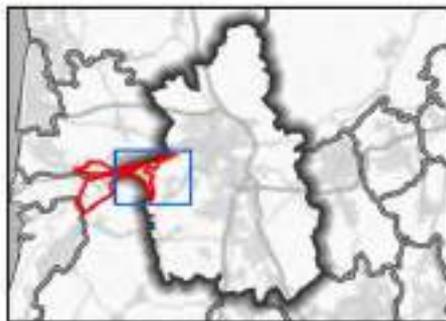
Appendix A Landscape value assessment

Absolute Constraints



- Landscape Character Area**
- 18a Ribble Marshes
 - Neighbouring LCA
 - Urban area
 - Landscape Character Sub Area

- Absolute constraints**
- Special Protection Area
 - Site of Special Scientific Interest
 - Flood zone 3b
 - National Nature Reserve
 - Open access land (CRoW Act)



Value Evaluation

Natural heritage

This considers the 'naturalistic' qualities of the landscape area. It looks at the distinctiveness of landforms, the presence and extent of semi-natural habitats and wildlife that contribute to sense of place. Designations such as SSSI will add value. It also considers any particular functional value of landscape elements.

- The entire LCA is extremely low-lying, rising only slightly above the high tide level, with the majority of the area at between 5m and 7m Above Ordnance Datum (AOD).
- The marsh is unenclosed and features a dense network of sinuous brooks and channels, which contrast starkly with the regimented and linear drainage ditches of surrounding enclosed areas.
- The majority of the LCA forms part of the Ribble Estuary SSSI and Ribble & Alt Estuaries Ramsar and SPA sites. The area is of international importance for passage and wintering waterfowl and also supports a diverse breeding bird community.
- The areas within the LCA not within the SSSI are designated locally as Biological Heritage Sites due to their coastal habitats and habitat mosaic.

Cultural heritage

This considers the extent to which the landscape displays time depth: either in terms of the presence of natural features, historic field patterns or heritage assets that contribute to landscape character. The designation of heritage assets such as Conservation Areas, Scheduled Monuments, listed buildings and areas of archaeological interest will add value.

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- The unenclosed marshes contains limited signs of historic human intervention or occupation, as this landscape has always been saltmarsh and therefore unoccupied. As a result it contains no designated heritage assets.
- However, the lack of human intervention creates a sense of natural time-depth. This Ribble Marshes illustrate what the character of the wider surrounding context would have looked like, prior to the draining and enclosure of the land.

Landscape condition

This considers the physical condition of the landscape in terms of both individual elements and overall structure.

- The SSSI units within the LCA are classified as being in favourable condition.
- Waterways have been allowed to meander organically across the marshes maintaining the natural, high quality condition of the landscape.

Distinctiveness

This considers a landscape's strength of identity, with reference to the presence of distinctive or unusual features that are characteristic of a particular place. A landscape may have additional distinctiveness if it has high visual prominence, or a strong association with the character of a particular settlement, whether through strong views from the settlement or through providing a clear sense of arrival at the settlement.

- The coastal marshes are a highly distinctive landscape due to their natural form and extreme openness. The lack of human intervention, texture of the marshland vegetation and natural winding brooks and

Appendix A Landscape value assessment

channels create a striking character which contrasts with its wider surroundings.

- From the marshes long distance views of the Forest of Bowland and the West Pennine Moors can be perceived. The stark contrast between the low-lying marshland landscape and the distant uplands strengthen sense of place.
- The abundance of avian wildlife makes a positive contribution to sense of place.

Recreational

This criterion considers the presence of features and facilities which enable enjoyment of the landscape, and the importance of these. This may include public rights of way, bridleways, open access land and outdoor tourist/visitor attractions with facilities. Recreation activities such as walking, cycling, horse riding or more formal recreation activities where enjoyment of the landscape is important to the experience. Accessibility from urban areas is also an important consideration. Importance of features may be indicated by designation such as long distance footpaths or recreation routes or national cycle routes.

- A strip of Registered Common Land – Longton Out Marsh – lies within the LCA.
- Whilst the wider marshes are not formally accessible to the public, with no Public Rights of Way within the interior of the LCA. However, there are generally no barriers to access and a network of informal footpaths traverse the landscape.
- The Ribble Way long distance footpath, begins/terminates on the edge of the LCA and then follows the edge of the LCA on a well maintained footpath. This is located on slightly raised ground, making it accessible throughout more of the year than the lower-lying marshland to the west.

Appendix A Landscape value assessment**Perceptual aspects**

This considers qualities such as rurality (traditional land uses with few modern, human influences), sense of remoteness or tranquillity. High scenic value, freedom from human activity/ disturbance and 'dark skies' would add to sensitivity in this criterion. It also considers whether there are any associations with notable people, historic events or artwork that contribute to positive perceptions of the landscape.

- The area has a strong sense of remoteness and tranquillity due to the lack of agriculture, infrastructure and built form. The open expansive views with wide skies and dominance of water creates a perceptual experience that feels very detached from the urban areas to the east.
- The area has high levels of tranquillity (CPRE, 2007) and low levels of light pollution (CPRE 2016) relative to the wider Central Lancashire Area. However, these perceptual qualities are influenced to some extent by the visibility of overhead electricity lines in the adjacent landscape character area to the east.

Assessment Sub-areas

The land within LCA 18a is generally of a similar character, and is therefore assessed as a single area. No sub-areas have been identified.

Landscape value summary

The key aspects of landscape value (qualities and/or elements/features/areas of value) are:

Appendix A Landscape value assessment

- The natural character of the marshes, with its sinuous network of waterways and low-lying wetland vegetation.
- Natural heritage value, as reflected by the Ribble Estuary SSSI and Ribble & Alt Estuaries Ramsar and SPA designations.
- The abundance of avian wildlife, which creates interest and seasonal variety in the landscape and provides a draw for visitors.
- The flat, extremely open and expansive wetland landscape, which creates a highly distinctive landscape; this is heightened by the contrast with uplands areas to the west, which are visible as a distant backdrop.
- The sense of remoteness and tranquility due to the lack of human activity and development, and the dominance of open water in the landscape.

Overall, the landscape is considered to have **'above ordinary'** landscape value.

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Report produced by LUC

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Development Planning / Urban Design & Masterplanning
Environmental Impact Assessment / Landscape Planning & Assessment
Landscape Management / Ecology / Historic Environment / GIS & Visualisation



Open Land Designations Study

Appendix B - Settlement Setting Assessment

Preston City Council, South Ribble Borough Council and Chorley Council

Final report

Prepared by LUC

October 2022

Version	Status	Prepared	Checked	Approved	Date
1	Draft Report	D Hope	R Swann	R Knight	20.12.2021
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Open Land Designations Study

Appendix B Settlement setting assessment

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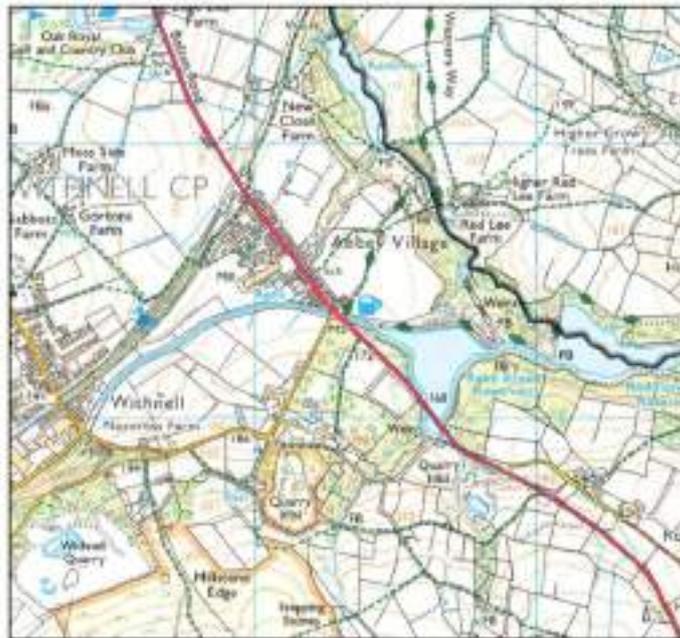
Appendix B Settlement setting assessment

Appendix B

Settlement setting assessment

Appendix B Settlement setting assessment

Abbey Village



Abbey Village

-  Central Lancashire boundary
- Absolute constraints**
-  Site of Special Scientific Interest
-  Ancient Woodland
-  Open access land (CRoW Act)
- Other constraints**
-  Biological Heritage Site
-  Local Nature Reserve
-  Conservation Area
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Abbey Village is located north-east of Chorley on Bolton Road (A675) between Preston and Bolton. The historic settlement pattern comprised linear development along Bolton Road with some industrial development (Abbey Mill, now a Grade II listed building) to the west of this. The historic linear development form has been largely retained, albeit with a small area of residential development added to the north of Abbey Mill in the late 20th century. Some of the earlier built form along Bolton Road survives, and this area is designated as Abbey Village Conservation Area; however, the village contains no listed buildings.

The Goit, a canal used to transport drinking water from the Rake Brook and Lower Roddlesworth reservoirs to the east, has constrained development to the south. The disused railway cutting, now the Withnell Local Nature Reserve, has also constrained the settlement to the north-west.

Visual relationship between the settlement and surrounding landscape

The West Pennine Moors, including Withnell Moor and Darwen Moor (SSSI and CROW Open Access Land)) forms a dramatic backdrop to views to the south and south-east, although from parts of the main Bolton Road views to the moors are more limited due to intervening buildings and woodland. Withnell Moor and woodland on the foothills also forms a backdrop in views towards the village from the north, including on the approach along Bolton Road. This, along with the open farmland around the village provides a rural setting to Abbey Village. There are also longer views back towards Abbey Village from the higher ground, including Norcross Brow, within which the Abbey Mill appears prominent in the rolling farmland. The valley of the River Roddlesworth, Roddlesworth and Rake Brook reservoirs, and associated woodland cover (designated as a Biological Heritage Site) provide scenic value to the south and east of Abbey Village.

Appendix B Settlement setting assessment

Distinctiveness and recreational value

The Withnell Local Nature Reserve, which is formed of a former railway cutting, provides wooded access between Abbey Village and Withnell to the west. A series of Public Rights of Way, including the Witton Weavers Way long distance path link the village with the surrounding landscape (including beyond the Central Lancashire boundary). The valley of the River Roddlesworth, including the two reservoirs, provide recreational value to the south and east of Abbey Village.

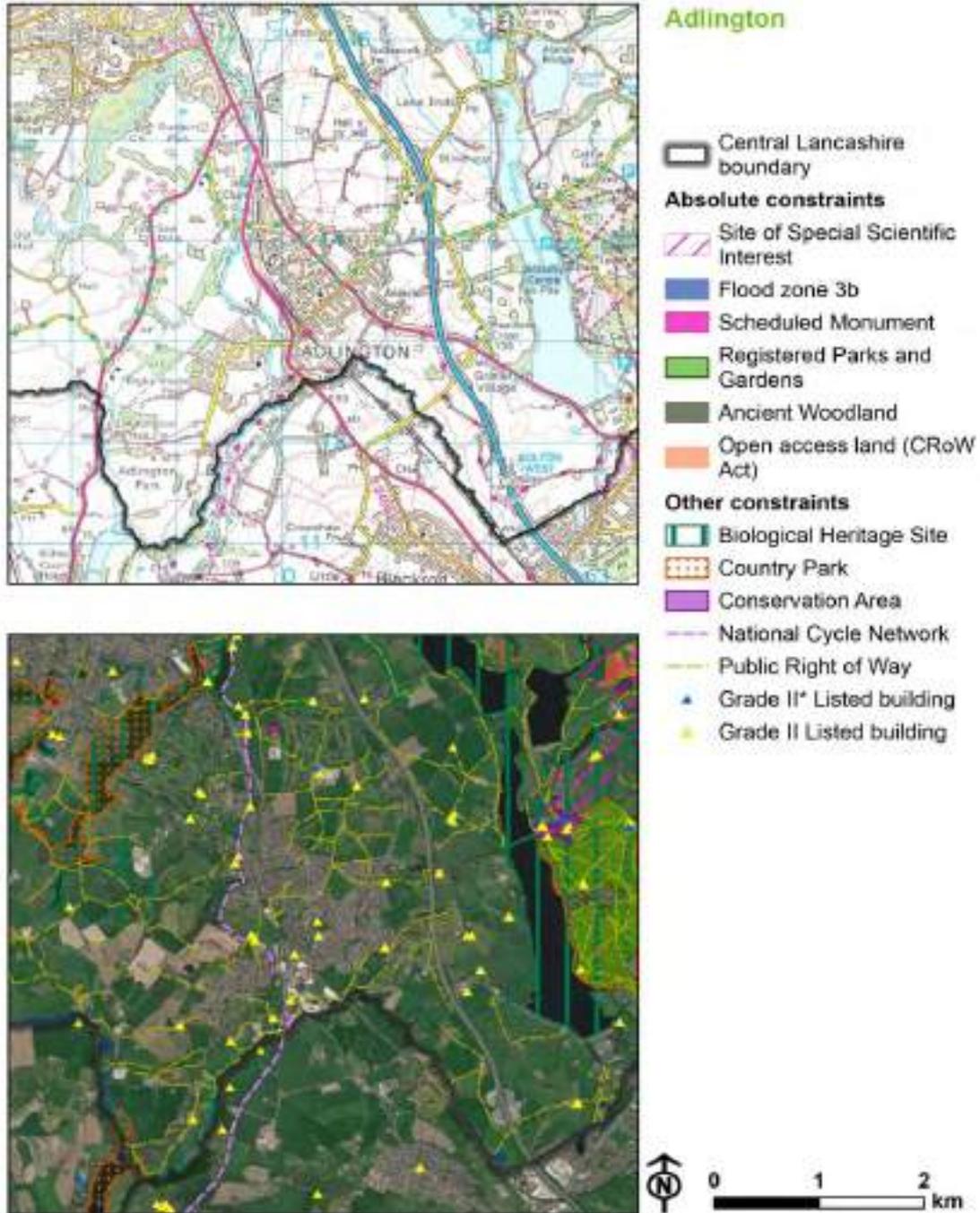
Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Abbey Village. Key areas/ elements are:

- The surrounding open agricultural land, which provides a rural setting to the village.
- Withnell Moor and Darwen Moor to the south and south-east provide a dramatic backdrop to Abbey Village.
- Views towards the settlement from the higher ground to the south and south-west, within which the Abbey Mill appears prominent in the rolling farmland.
- Recreational value provided by the Withnell Local Nature Reserve, Witton Weavers Way, reservoirs and other public rights of way.

Appendix B Settlement setting assessment

Adlington



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Adlington is a village located to the south of Chorley. The village was located where two roads meet – that from Manchester via Blackrod to Chorley and Preston (Bolton Road and Chorley Road); and that from Wigan to Rivington (Market Street, Railway Road and Babylon Lane). The settlement grew with the arrival of the cotton and coal mining industries in the 19th century, as well as the construction of the Leeds and Liverpool Canal and the railway from Bolton to Preston which both run through the village. In this period ribbon development was introduced along roads, with concentrations around Market Street and Adlington Station, and around the junction of Railway Road, Chorley Road, Bolton Road and Babylon Lane. Suburban residential development was later introduced in the 20th century, which has altered the historic settlement form. This is particularly the case for development in the Anderton area to the north and north-east of the village, which has effectively merged with Heath Charnock to the north; the only notable feature between the two settlements is the Eller Brook.

Development has been constrained to the south by the River Douglas and its associated valley form. In addition, development has been constrained by several historic parklands associated with now demolished halls: to the south-west by Adlington Park (associated with Adlington Hall), to the north-west by Ellerbeck Park (associated with Ellerbeck Hall), and to the north-west by Anderton Park (associated with Anderton Hall).

Visual relationship between the settlement and surrounding landscape

There are generally views from the settlement edge across adjacent agricultural land, which provides some sense of rurality. This is particularly the case to the south and west, with views across the open land adjacent to the River Douglas and Leeds and Liverpool Canal; and to the north-west and south-west where

Appendix B Settlement setting assessment

the remnant parklands and their associated woodlands provide scenic value adjacent to the village. The West Pennine Moors are also visible in the distance to the east from certain areas of the settlement, including parts of Park Road and Sutton Lane. This provides a visual backdrop to the village from these locations, whilst from others intervening built form restricts the visual relationship.

Distinctiveness and recreational value

Whilst there is limited intervisibility between the village and the core of the adjacent remnant parklands, footpaths and bridleways provide direct access, allowing these landscapes to be appreciated. These routes are part of a wider network of Public Rights of Way around Adlington, including the Rotary Way promoted route and footpaths along the Leeds and Liverpool Canal and the River Douglas.

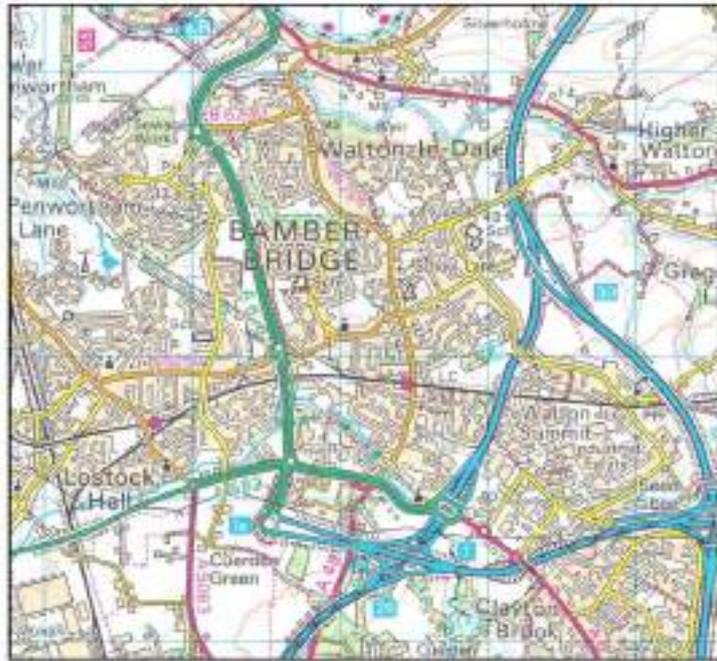
Conclusion on level of contribution

The landscape setting makes a **reasonably important** contribution to the character of the settlement. Key areas/ elements are:

- The wooded course of the River Douglas, which has constrained development to the south and provides some scenic value.
- Views across adjacent agricultural land, including the remnant historic parklands at Adlington Park and Ellerbeck Park, which provides an open rural landscape setting and some scenic value adjacent to the village.
- Distant views to the West Pennine Moors, which provides a visual backdrop from some areas of the village.
- The wider network of Public Rights of Way around Adlington, including the Rotary Way promoted route and footpaths along the Leeds and Liverpool Canal and the River Douglas, which provide access to the surrounding landscape.

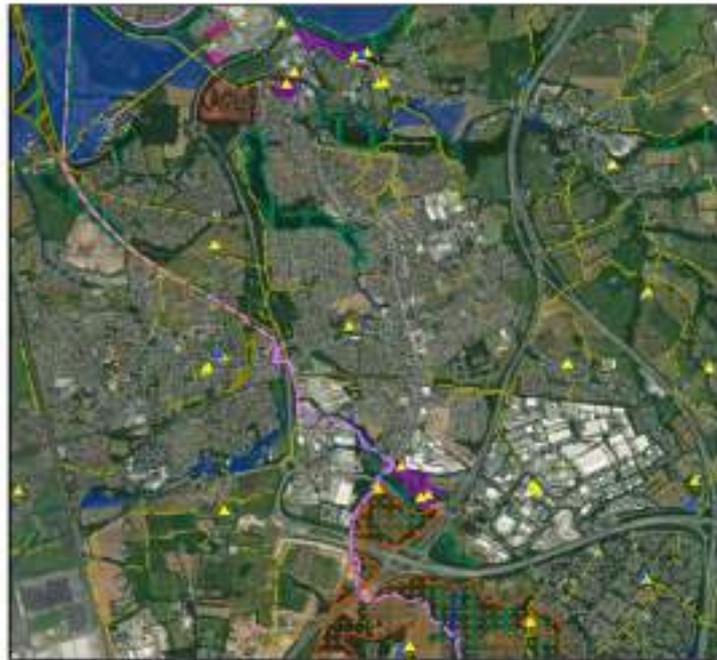
Appendix B Settlement setting assessment

Bamber Bridge



Bamber Bridge

-  Central Lancashire boundary
- Absolute constraints**
-  Flood zone 3b
-  Scheduled Monument
-  Ancient Woodland
- Other constraints**
-  Preston Historic Designed Landscape
-  Biological Heritage Site
-  Local Nature Reserve
-  Country Park
-  Conservation Area
-  National Cycle Network
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Bamber Bridge is located to the north-east of Leyland and forms part of the South Ribble Urban Area (as defined within the South Ribble Local Plan, 2015). The original settlement formed from an accumulation of hamlets along the Preston to Wigan Road (Station Road). One area of early development was sited to the north of the River Lostock, and is marked by Church Road Conservation Area today. The settlement has subsequently expanded substantially, with ribbon development along Station Road in the 19th century followed by the introduction of extensive suburban residential estates in the 20th century. This outward expansion of the settlement has dwarfed the historic areas and has resulted in there being little physical distinction between Bamber Bridge and adjacent settlements, including Walton-le-Dale to north, Lostock Hall to the west and Walton Summit to the south-east.

The River Lostock valley and an historic parkland associated with Cuerden Hall (now designated as Cuerden Valley Country Park) historically constrained settlement growth to the south. Elsewhere, the settlement was not constrained by the landscape, reflected in its outward expansion. However, today modern road infrastructure generally dominates the edges Bamber Bridge and constrains further settlement expansion (the M6 and M61 slip roads to the east; and the A6 the south and west).

Visual relationship between the settlement and surrounding landscape

The wider surrounding landscape comprises low-lying agricultural land and therefore does not provide a backdrop to the settlement. The visual relationship with the surrounding landscape is further restricted by the modern road infrastructure and its associated planting on the settlement edge. However, the River Lostock and Cuerden Valley Country Park to the south provide scenic value, including an important wooded visual setting to historic parts of the

Appendix B Settlement setting assessment

settlement. Church Road Conservation Area Appraisal (2013) notes that Church Road Park (part of Cuerden Valley Country Park) provides a wooded setting in views of St. Saviour's Church and an attractive densely wooded backdrop to Church Road.

Distinctiveness and recreational value

Much of the wider surrounding landscape is identified as ancient enclosure (pre-AD1600) within the Lancashire HLC (2002) and therefore displays some time-depth. However, this makes little to no contribution to the settlement's character, which is for the most part dominated by later 20th century suburban residential development. Cuerden Valley Country Park provides an important recreational resource to the south of Bamber Bridge. The park also contains a number of Public Rights of Way and a National Cycle Network route 55 which provide access to the landscape and the wider setting to be appreciated.

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of limited parts of Bamber Bridge to the south. The key areas/elements are:

- The River Lostock and Cuerden Valley Country Park, which adjoin the settlement to the south and provide recreational and scenic value, including an important wooded visual setting to historic parts of the settlement at Church Road Conservation Area .

Appendix B Settlement setting assessment

Influence of landscape on settlement form

Barton is a village located to the north of Preston City on the boundary of Preston District and Wyre District; only land to the east and south of the settlement falls within the Central Lancashire Area. The historic settlement pattern comprised linear development along Garstang Road, to the west of Barton Brook. Some of this early development survives, although the only listed building in the village (other than two milestones) is the Grade II listed Church of St Lawrence. Whilst the village retains its overall linear form, the introduction of residential estates from the mid-20th century through to the early 21st century has altered this. Development to the north-east of the village (south of Jepps Lane) in particular has expanded the village away from Garstang Road. A further area of 20th and 21st century ribbon development to the south of Barton on Garstang Road and Station Lane form an extension to the hamlet of Newsham. Whilst this was historically a separate settlement, it is now physically and perceptually linked to Barton by ribbon development. The signage for Barton is positioned where Garstang Road crosses Barton Brook to the south of Newsham.

The village is set within the context of a key north-south transport corridor that includes Garstang Road (A6), the M6 motorway and the West Coast Main Line railway. This has influenced the linear form of the settlement and, in the case of the railway line, presents an immediate constraint on development to the west. To the east there are no immediate natural development constraints; Barton Brook and its associated floodplain are located over 400m from the settlement edge at its closest point. This has resulted in some expansion of the settlement to the north-east (as described).

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The majority of the eastern settlement edge has a relatively abrupt boundary with the adjacent farmland and is not well integrated by landscape features. This results in a visual relationship between the settlement and the immediate surrounding landscape. In addition, there are some distant views from the settlement towards the Bowland Fells in the distance to the north-east. In contrast to the south-east the settlement edge (Newsham) is well-integrated by Black Fir Wood and vegetation along Barton Brook. This mature vegetation also provides scenic value and helps maintain a sense of rurality by reducing the influence of the M6. This is experienced, along with the adjacent farmland, on approach along Garstang Road from the south. There is a sense of arrival when crossing Cradwell Bridge (over the Barton Brook) to enter the settlement.

Distinctiveness and recreational value

The agricultural land to the east and south-east of Barton, between the village and the M6, comprises a number of small-scale fields that are in pastoral use and contain several field ponds. This is identified as 'ancient enclosure' within the Lancashire HLC (2002) and is characteristic of lowland farmland landscapes in the area. This landscape comprises the remnant historic parkland associated with Barton Hall (designated as a 'Preston Historic Designed Landscape') and provides a sense of time-depth. This adds to the rural setting and character, including that experienced in the vicinity of the Church of St Lawrence and on approach along Garstang Road from the south.

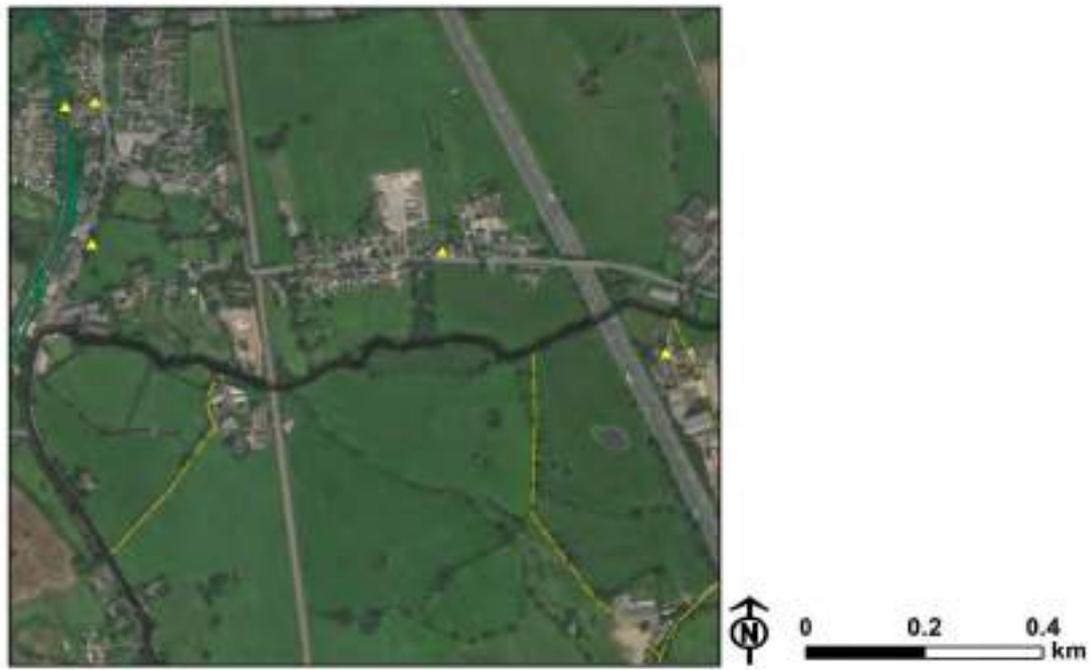
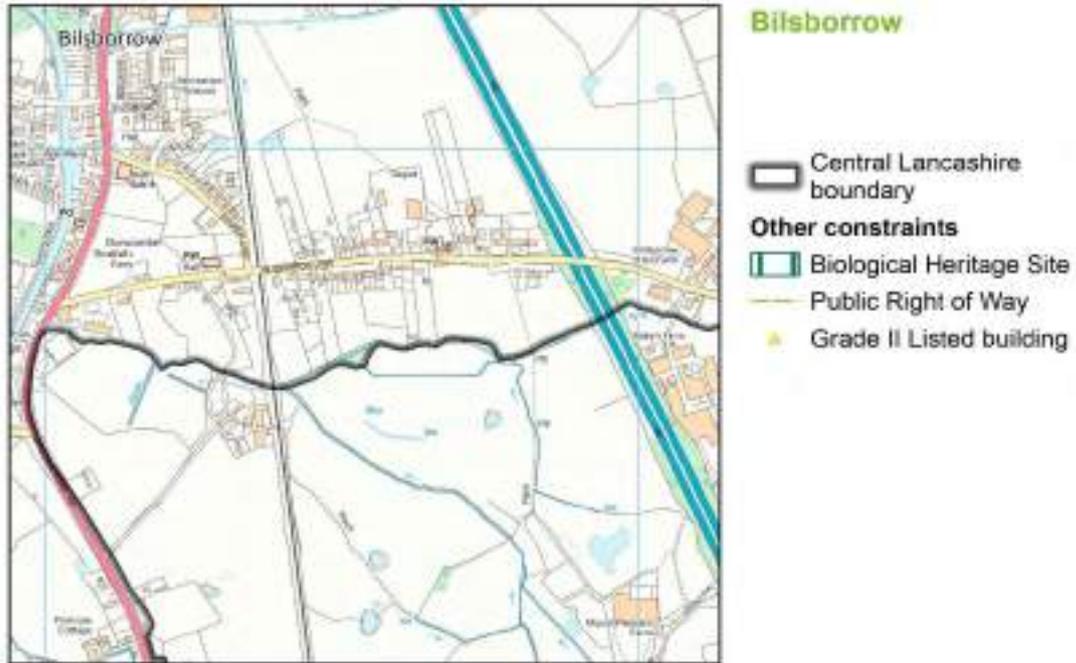
Appendix B Settlement setting assessment

Conclusion on level of contribution

Parts of landscape setting make a **reasonably important** contribution to the character of Barton. Key areas/ elements are: Barton. Key areas/ elements are:

- The agricultural land and remnant historic parkland associated with Barton Hall to the east and south-east, which provides scenic value, some sense of time-depth and adds to the rural setting and character of the village.
- Black Fir Wood and vegetation along Barton Brook to the south and south-east of the settlement, which provides a well-integrated settlement edge and provides scenic value and helps maintain a sense of rurality.
- A sense of arrival when approaching along Garstang Road from the south to a rural setting experienced on approach along Garstang Road from the south.

Bilsborrow



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Bilsborrow is a village located to the north of Preston within Wyre District. Only land to the south-east of the settlement falls within the Central Lancashire Area. The historic settlement comprised dispersed development along Garstang Road, Preston Lancaster Road and Bilsborrow Lane predominantly to the south of the River Brock. Built form was concentrated at road junctions and around bridges over the Bull Brook, River Brock and Lancaster Canal. Some of this early development survives, although there are only a few Grade II listed buildings within the settlement. The only notable example being the Methodist Church on Bilsborrow Lane to the south-east. The introduction of small residential estates and a caravan park off Garstang Road during the 20th century has altered the historic dispersed settlement form. The latter development has breached the Lancaster Canal which previously formed a boundary to the east.

The Bacchus Brook (which defines the boundary between Preston District and Wyre District) and its shallow valley forms a natural constraint to development to the south-east, with development along Bilsborrow Lane located to the north of this. The M6 motorway defines the eastern boundary of the settlement today. The West Coast Main Line railway passes through the village, although development extends along Bilsborrow Lane either side of this.

Visual relationship between the settlement and surrounding landscape

Despite some perceptual influence of the West Coast Main Line railway and the M6, this landscape plays an important role in providing a rural setting for development of Bilsborrow Lane, including in the vicinity of the Methodist Church. There are numerous breaks in the built development along Bilsborrow Lane which creates a visual relationship between the settlement and the immediate surrounding landscape to the south. In addition, there are some

Appendix B Settlement setting assessment

distant views from the settlement towards the Forest of Bowland fells in the distance to the north-east, which further enhance the wider rural setting of the settlement.

Distinctiveness and recreational value

To the south-east of the settlement the landscape is composed of large scale irregular fields, most of which is identified as 'ancient enclosure' within the Lancashire HLC (2002). Fields are defined by hedgerows, fences and drainage ditches flanked by occasional mature trees. This area is more characteristic of the open, flat coastal plain landscape to the west than the more intricate and enclosed undulating lowland farmland landscape to the east. Whilst the Lancaster Canal is a key feature in the setting of Bilsborrow, it is located to the west of the village outwith the Central Lancashire area.

Conclusion on level of contribution

Parts of landscape setting (within the Central Lancashire Area) of Bilsborrow make a **reasonably important** contribution to the character of the village. Key areas/ elements are:

- The containing role of the Bacchus Brook and associated vegetation.
- Open, agricultural land to the south of Bilsborrow Lane, which provides a rural setting to this area of the settlement.
- Long distance views to the Forest of Bowland, which add to the wider rural setting for the settlement.

Appendix B Settlement setting assessment

Bretherton



Bretherton

- Central Lancashire boundary
- Absolute constraints**
 - Flood zone 3b
 - Scheduled Monument
- Other constraints**
 - Biological Heritage Site
 - Conservation Area
 - National Cycle Network
 - Public Right of Way
 - Grade II* Listed building
 - Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Bretherton is a small village located to the south-west of Leyland within Chorley District. The village is situated on the edge of the coastal plain landscape, adjacent to lower-lying mossland landscapes located to the south and north-east. The historic settlement was focussed primarily along South Road, with dispersed development along Pompian Brow, North Road and Marl Cop. Subsequent infill development along South Road and Pompian Brow has made these roads the focus of the settlement today. The historic parts of the village are indicated by several Grade II listed buildings, with a particular concentration on South Road to the south (including the Church of St John The Baptist) located within Bretherton Conservation Area.

Development within the village is generally restricted to areas of higher ground that rise very slightly above a surrounding flat, low lying mossland landscape. To the south, west and north-east low-lying areas of mossland restrict development, whilst to the south-east the shallow valley of the Wymott Brook and River Lostock present a similar constraint. To the south-west development is also constrained by the presence of remnant historic parkland associated with Bank Hall (Grade II* listed building). To the north, there are no notable natural or cultural constraints to development, reflected in the introduction of further development along Pompian Brow and North Road.

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the surrounding low-lying flat topography. However, due to the linear and/or dispersed nature of development, much of the village has direct views across the adjacent farmland, which contributes to an overall rural character. This includes views from key recreational amenities such as Bretherton Playground, Bretherton Cricket Club and the graveyard of the Grade II Church

Appendix B Settlement setting assessment

of St John the Baptist. There are also some distant views available towards the West Pennine Moors to the east. To the south-west, woodland cover along Carr House Lane and within the remnant parkland of Bank Hall tends to restrict views out of the village, although this integrates the settlement edges and provides some scenic and historic value.

Distinctiveness and recreational value

The surrounding Land to the north-east and south of the village, comprises a distinctive open, flat, low-lying landscape divided by a geometric pattern of ditches and low hedgerows that is identified as 'post-medieval enclosure' (from moss) within the Lancashire HLC (2002). The reclaimed mosslands landscape character type are a distinctive regional landscape. Bretherton Moss to the north-east is closely associated with the village (as indicated by its name) and therefore plays an important role in its setting. There is an extensive network of Public Rights of Way around the settlement which provides access to the wider landscape and allows the setting of the settlement to be appreciated. In addition, National Cycle Network Route 62 passes directly through the village and connects with the surrounding landscape to the south and north-east.

Conclusion on level of contribution

Parts of the landscape setting of Bretherton make a **reasonably important** contribution to the character of the village. Key areas/elements are:

- The proximity of and visual relationship with the distinctive Mossland landscape to the south and north-east, including Bretherton Moss which is closely associated with the village.
- The wooded setting and scenic value provided by the remnant historic parkland and woodland at Bank Hall to the south-west.
- The frequency of views across surrounding adjacent farmland from the settlement, which contributes to an overall rural character.

Appendix B Settlement setting assessment

- A good network of Public Rights of Way and the National Cycle Network Route 62 which provide access to the wider landscape and allow the rural landscape setting to be appreciated.

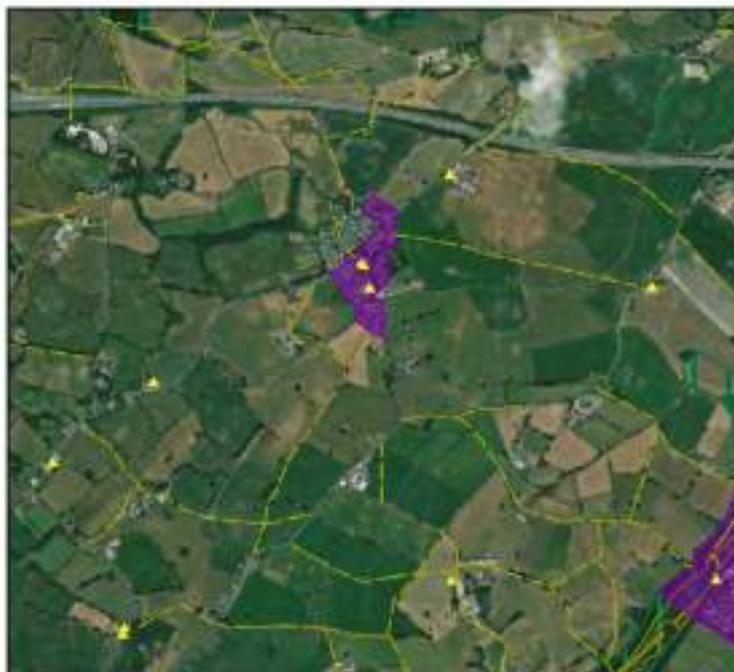
Appendix B Settlement setting assessment

Brindle



Brindle

-  Central Lancashire boundary
- Absolute constraints**
-  Ancient Woodland
- Other constraints**
-  Biological Heritage Site
-  Local Nature Reserve
-  Conservation Area
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Brindle is a village located to the east of Clayton Brook/Green within Chorley District. Historically development was located to the north of Slack Brook along Sandy Lane, concentrated around its junctions with Water Street and Smithy Lane. The settlement has retained its clustered form, albeit with the addition of small residential estates in the later 20th century. The village core is designated as a Bridle Conservation Area and contains three Grade II listed buildings, including the Parish Church of St James.

The village is situated on gradually rising land to the north of Slack Brook, occupying the eastern slopes of a small hill (133m AOD) over which Sandy Lane passes. The higher ground to the west has limited historic development; this is the site of an historic cross. Slack Brook has only partially limited development to the south, as some development is found on its southern valley side. Other than that, there are no obvious physical or cultural features which have influenced the form of Brindle.

Visual relationship between the settlement and surrounding landscape

From within the village there are glimpsed views of the surrounding landscape between built form and from public spaces (as noted within Brindle Conservation Area Appraisal, October 2010). However, from the edges of the settlement there is a stronger visual relationship with the surrounding landscape, particularly to the south, east and north. Views south are across an undulating, rural landscape, scattered with stone farmsteads. Higher ground to the south (Hough Hill and Top O' Th' Lane) and south-east (Withell Fold) forms a low backdrop. Beyond this to the south-east the West Pennine Moors are visible in the distance, upon which Darwen Tower forms a landmark on the horizon. These views of the wider rural context strongly influence the rural character of the village. To the north-west of the village views are more

Appendix B Settlement setting assessment

enclosed owing to rising topography and presence of woodland belts, which tends to reduce the influence of the M6 and M61 motorways despite their proximity. A line of overhead pylons run parallel to the M65 north of the village, and these are detracting elements in views to the north.

Views back towards the village are also available from the surrounding landscape, including on approach from the west along Sandy Lane, from the south along Water Street, and from the north-east along Stony Bank (these views are noted as being 'Important Views' in the Brindle Conservation Area Appraisal). Within these views the Parish Church of St James is a notable feature marking the centre of the village.

Distinctiveness and recreational value

The compact clustered form of the village creates a strong distinction between the settlement and surrounding landscape, and this heightens the sense of arrival on entering the village. There is a good network lack of Public Rights of Way to the north, east and south of the village, including across the higher ground to the south and south-east. This provides a recreational resource in proximity to the settlement and allows the wider setting to be appreciated.

Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Brindle. The key areas/elements are:

- Intervisibility between the village and the wider surrounding rural landscape.
- Views towards a low backdrop formed by Hough Hill and Top O' Th' Lane to the south and Withnell Fold to the south-east, with the West Pennine Moors visible in the distance to the south-east.

Appendix B Settlement setting assessment

- Views back towards the village from the surrounding landscape, including on approach from the west along Sandy Lane, from the south along Water Street, and from the north-east along Stony Bank.
- The compact clustered form of the village creates a strong distinction between the settlement and surrounding landscape and heightens the sense of arrival on entering the village.

Appendix B Settlement setting assessment

Brinscall / Withnell



Brinscall/Withnell

-  Central Lancashire boundary
- Absolute constraints**
 -  Site of Special Scientific Interest
 -  Ancient Woodland
 -  Open access land (CRoW Act)
- Other constraints**
 -  Biological Heritage Site
 -  Local Nature Reserve
 -  Conservation Area
 -  Public Right of Way
 -  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

The villages of Brinscall and Withnell were originally small farming communities, but grew in the 19th century with the arrival of the cotton industry and the operation of nearby Withnell Quarry. In the 19th century development in Brinscall was concentrated along School Lane and that in Withnell along Bury Lane. However, the early linear form of both settlements has been altered by the introduction of 20th century residential estates. The two separate settlements are also now connected by residential and industrial development along Railway Road (originally focussed along a now dismantled railway line). Neither settlement contains any listed buildings or other heritage designations.

The villages are located within the West Pennine Foothills, on the transitional slopes leading to the West Pennine Fringe and the West Pennine Moors, which lie to the south and south-east. The steeply rising topography of the moorland fringe and West Pennine moors has constrained development in these directions. Much of moorland and moorland fringe is designated as Open Access Land (CRoW), SSSI and a Biological Heritage Site; and Wheelton Plantation is identified as priority habitat deciduous woodland.

Visual relationship between the settlement and surrounding landscape

Withnell Moor, part of the West Pennine Moors, has a strong visual connection with Withnell and Brinscall. This forms a dramatic backdrop to views south and south-east from the settlements. Views are also available back down towards the settlements from the moorland and moorland fringe. The landscape to the north, west and east of Brinscall and Withnell is lower-lying and gently rolling, comprising agricultural land with scattered areas of woodland. There are some views out from the settlement across this lower lying ground, towards the Forest of Bowland Fells in the distance. This provides a rural setting to the villages. The settlement edge along Railway Road, which connects the two settlements, and Lodge Bank (Brinscall) are well contained by the steeply rising topography

Appendix B Settlement setting assessment

and Wheelton Plantation. . This provides a strong sense of enclosure to the south-eastern edge of the settlement.

Distinctiveness and recreational value

There is an extensive public rights of way network leading from Brinscall and Withnell up to the nearby moorland, which is designated as an area of Open Access Land (CRoW). This provides an important recreational resource and allows the setting of the settlements to be appreciated. The landscape to the south-west of Brinscall is identified as 'ancient enclosure' within the Lancashire HLC (2002). This comprises an irregular medium and large-scale field pattern that displays some sense of time-depth.

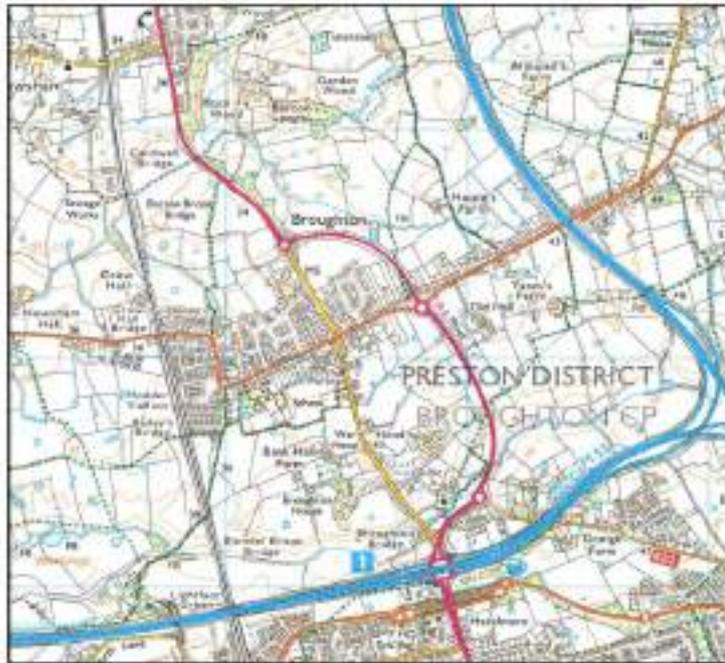
Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Brinscall/Withnell . Key areas/elements are:

- The containing role of the rising moorland fringes to the south and south-east.
- The scenic value and dramatic backdrop to views from the villages provided by the West Pennine Moors and the moorland fringe.
- The scenic value of Wheelton Plantation, and enclosure it provides to Railway Road and Lodge Bank.
- The rural setting provided by the gently rolling agricultural landscape to the north, east and west; views are available across this lower-lying land towards the Forest of Bowland Fells in the distance.

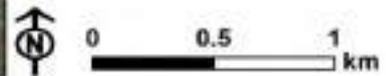
Appendix B Settlement setting assessment

Broughton



Broughton

- Central Lancashire boundary
- Absolute constraints**
 - Flood zone 3b
- Other constraints**
 - Preston Historic Designed Landscape
 - National Cycle Network
 - Public Right of Way
 - Grade II* Listed building
 - Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Broughton is a village located to the north of Preston within Preston District. The historic settlement pattern comprised dispersed development along Garstang Road to the south, and more concentrated development around the junction of Garstang Road and Whittingham Lane/Woodplumpton Lane (B5269) to the north. The south of the settlement was dominated by three stately homes and their associated parklands: Broughton House, Broughton Park and Brooklands. This historic part of the village is indicated today by the listing of several of these buildings, including the Grade II* Parish Church of St John The Baptist. Subsequent 20th century residential development has focussed to the north of the settlement, along the east-west axis of Whittingham Lane/Woodplumpton Lane (the B5269), and this forms the main area/centre of the village today. This later more dense development contrasts strongly with the dispersed development to the south and has dwarfed the historic parts of the settlement, altering the settlement form substantially.

Blundel Brook has historically constrained development to the south of Broughton, forming a natural boundary to the settlement. The historic parkland associated with Broughton Park (now designated as a Preston Historic Designed landscape) has also constrained development to the south. To the north, land falls gradually towards the shallow valley of Dean Brook and Barton Brook which constrains development in this direction. To the north-west the landscape around Barton Hall is also designated as a Preston Historic Designed landscape. Development is also constrained to the west by the West Coast Main Line railway, however to the east, despite the presence of the M6 motorway, there is a long continuous stretch of ribbon development, extending as far as Dean Brook.

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The dispersed development to the south is set within a context of agricultural fields and well-wooded remnant historic parkland. The historic parkland landscapes and the valley of the Blundel Brook feature a high proportion of mature trees, which creates a strong landscape structure and sense of enclosure. This tends to reduce the visual relationship with the surrounding landscape from this area. However, the M55, A6 and M6 are visible in places and this detracts somewhat from a sense of rural character in places.

The majority of the more dense areas of development to the north of Broughton have a relatively abrupt boundary with the adjacent farmland and are not well integrated by landscape features. This relatively open aspect results in a visual relationship between the settlement and the immediate surrounding landscape, although this makes a limited contribution to the character of this area of the settlement. Additionally, the presence of the A6 (including James Towers Way) and M6 in these views detracts somewhat from rural character.

Distinctiveness and recreational value

The area to the east of Church Lane and Broughton Park has been identified as 'ancient enclosure' within the Lancashire HLC (2002). The small scale field pattern and scattered ponds here is characteristic of the Fylde landscape, providing a sense of distinctiveness. This creates a rural landscape setting which makes a strong contribution to the character of the settlement here. This rural setting to the historic parts of the settlement, including the cluster of listed buildings on Church Lane and Broughton Park, is also experienced when approaching the settlement along a PRow that follows Blundel Brook from the east and along Garstang Road from the south.

Appendix B Settlement setting assessment

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of limited parts of Broughton. Key elements for the latter location include:

- Blundel Brook, which constrains development to the south.
- The rural landscape setting of agricultural fields and well-wooded historic parkland which surrounds the historic parts of the settlement to the south.

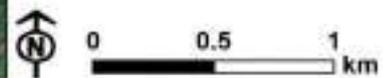
Appendix B Settlement setting assessment

Charnock Richard



Charnock Richard

-  Central Lancashire boundary
- Absolute constraints**
 -  Site of Special Scientific Interest
 -  Flood zone 3b
 -  Ancient Woodland
- Other constraints**
 -  Biological Heritage Site
 -  Country Park
 -  Public Right of Way
 -  Grade II* Listed building
 -  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Charnock Richard is a small village located to the south-west of Chorley within Chorley District. The early settlement form comprised dispersed development along Church Lane, Charter Lane and Chorley Lane to the west of the River Yarrow. Suburban residential development was gradually introduced over the course of the 20th century either side of the West Coast Main Line (which passes through the centre of the village), resulting in the clustered settlement form evident today. Development is today predominantly contained within Chorley Lane, Charter Lane and Church Lane. The relatively late development of the settlement is reflected in there being few heritage designations, limited to three Grade II listed buildings on Church Road to the north-west (including the Christ Church and Charnock Richard School).

Historically, development in Charnock Richard was generally unconstrained by land to the north and west, which comprises relatively flat open agricultural land. However, the natural topography of the River Yarrow Valley to the east and a Clancutt Brook valley to the south has constrained development to some extent in these directions. The latter provides a clear sense of separation between Charnock Richard and Coppull to the south. Today, development in the east is further constrained by the Yarrow Valley Golf Course and to the south by the presence of Charnock Richard Pasture SSSI.

Visual relationship between the settlement and surrounding landscape

The Yarrow Valley Country Park and the valley of the Clancutt Brook form a wooded setting to the east and south of the settlement. Whilst this does not play a strong role in defining the character of the immediately adjacent area of Charnock Richard, which largely comprises later 20th century residential housing of sub-urban character, it does provide some scenic value. Much of these areas is designated as Biological Heritage Sites and Parker's Wood to the

Appendix B Settlement setting assessment

east is identified as Ancient Woodland. Due to the relatively flat topography to the north and west, intervisibility between the landscape and settlement is mostly appreciated from the edges of the settlement. From these locations views are available across open agricultural land, albeit with longer range views generally limited by dense hedgerow belts and vegetation. There are also distant views to the West Pennine Moors from certain parts of the settlement, and when approaching from the south-east along Chorley Lane they form a distant backdrop to views.

Distinctiveness and recreational value

The majority of the wider landscape surrounding Charnock Richard is identified as 'ancient enclosure' (pre AD 1600) within the Lancashire HLC (2002), and there are areas of Ancient Woodland within the River Yarrow Valley to the east. This creates a sense of time depth within the landscape and enhances the wider rural setting of the village. There is only a limited network of Public Rights of Way around the village, but the Yarrow Valley Country Park provides an important recreational resource to the east. These features provide direct access between the village and the surrounding landscape and allows its rural setting to be appreciated and enjoyed. The rural setting is also experienced on approach to the village, including from the east along Dob Brow, from the south-west along Chorley Lane and from the north-west along Preston Road and Church Lane. On the approach from the north-west the Grade II listed Christ Church is a landmark on the north-western edge of the village.

Parts of the landscape setting make a **reasonably important** contribution to the character of Charnock Richard. The key areas/elements are:

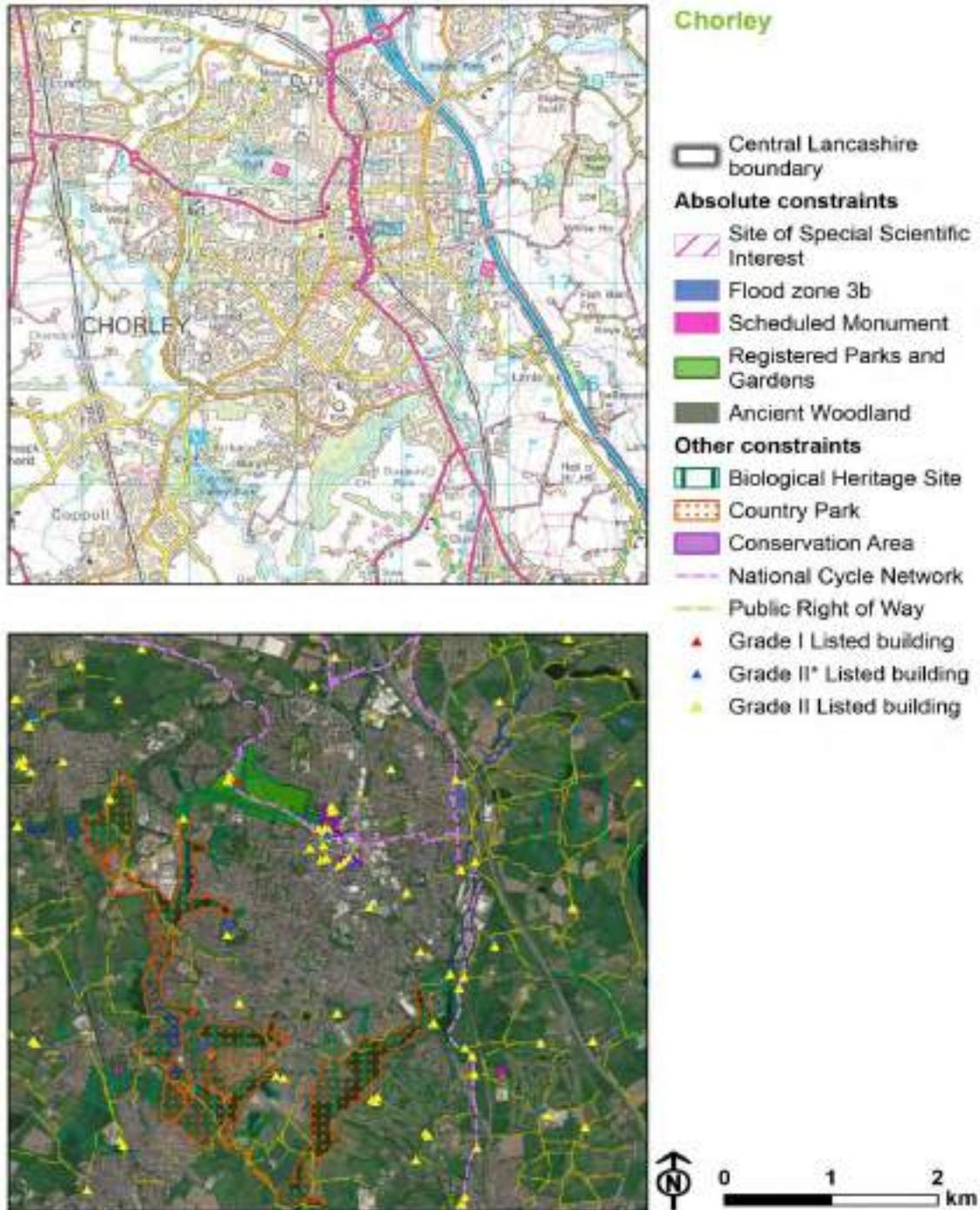
- The Yarrow Valley Country Park to the east, which provides a wooded setting and scenic and recreational value.
- Clancutt Brook valley, which provides a wooded setting to the south.

Appendix B Settlement setting assessment

- The rural setting and views across open farmland, including towards the more historic parts of the village, as experienced on approach from the north-west.

Appendix B Settlement setting assessment

Chorley



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Chorley is a town within Chorley District to the south-east of the Central Lancashire Area. Historic development was concentrated mainly along Market Street. This area now contains St Laurence's Conservation Area and St George's Conservation Area and several listed buildings, including the Grade II* Church of St Laurence and Grade II* Church of St George. Chorley expanded substantially in the 19th century following the arrival of the cotton industry, with growth particularly southwards along Pall Mall and Bolton Street. This was followed in the 20th century by the introduction of suburban residential estates on the edge of the town, which resulted in the town's outward expansion. This has altered the historic settlement form and has dwarfed the historic core.

Historically development was constrained to the south-west and west by the presence of historic parklands associated with Gillibrand Hall (Grade II* listed building) and Astley Hall (Grade I listed building) respectively. Astley Hall (Astley Park) is today designated as a Grade II RPG but has been largely surrounded by later development (including that at Astley Village to the north-west); and Gillibrand Park has been developed, albeit with remnant woodland retained in places. The settlement has expanded as far as the wooded valley of the River Yarrow to the south and west, which constrains further development in these directions. Much of the woodland along the river is identified as Ancient Woodland and is designated as a Biological Heritage Site, and to the west and south-west land forms part of the Yarrow Valley Country Park. South of the River Yarrow, Duxbury Hall and its associated parkland present a further constraint to development. The settlement has expanded as far as the Leeds and Liverpool Canal and the M61, which today largely define the eastern edge of Chorley; and transport infrastructure – the A6 and the Euxton to Adlington railway - defines the northern edge of the settlement. Beyond this to the north a limited area of open land maintains Chorley's distinction from Whittle-le-Woods.

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

Chorley is located within the industrial foothills and valleys to the west of the West Pennine Moors. There is a visual connection with the upland moorland areas to the east, particularly from the eastern edge of the settlement. The settlement is overlooked by Healey Nab, a hill that forms part of the foothills of the West Pennine Moors. Views are also available down towards Chorley from Healey Nab which allows the wider setting of the town within the industrial valleys to be appreciated. To the south and west woodland cover along the River Yarrow (including Ancient Woodland) creates a sense of scenic value by providing a wooded backdrop to views out of the town. This also tends to restrict inter-visibility between the settlement and the surrounding landscape.

Distinctiveness and recreational value

Much of the landscape surrounding Chorley is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire the HLC (2002). The sense of time-depth and historic character this provides is enhanced by the presence of Astley Hall RPG and remnant historic parkland and parkland features at Duxbury Hall and Gillibrand Hall. The wooded River Chor links Astley Hall RPG with the wider landscape in the Yarrow Valley Country Park, enhancing the contribution of the landscape to the settlement character in this part of Chorley.

Conclusion on level of contribution

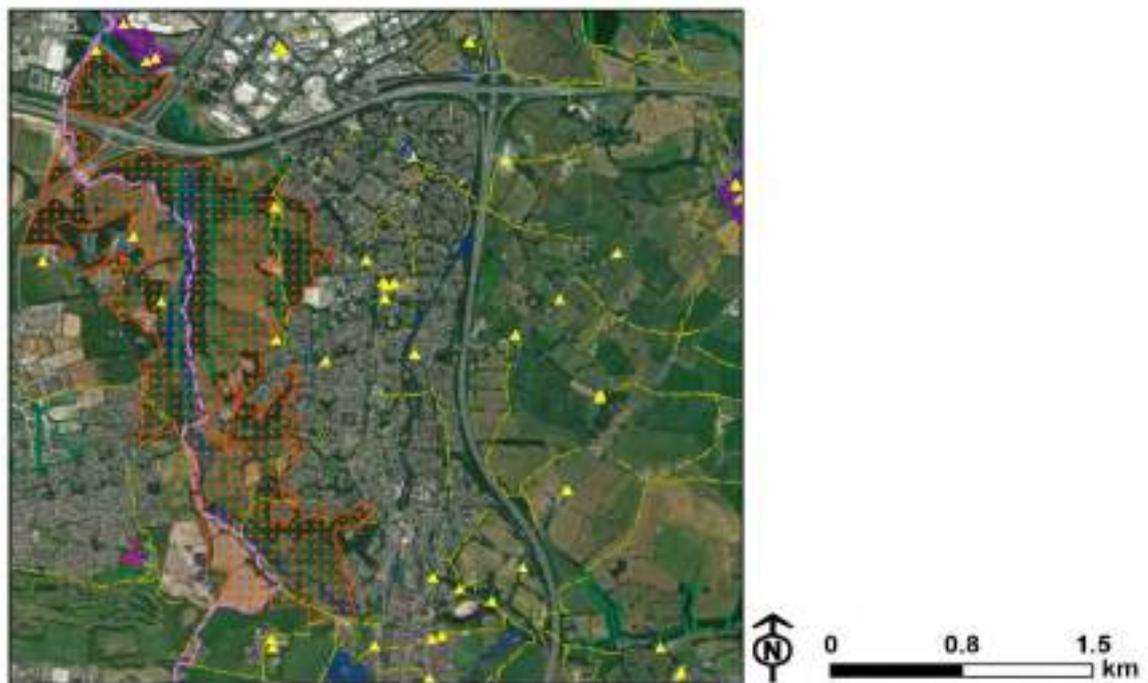
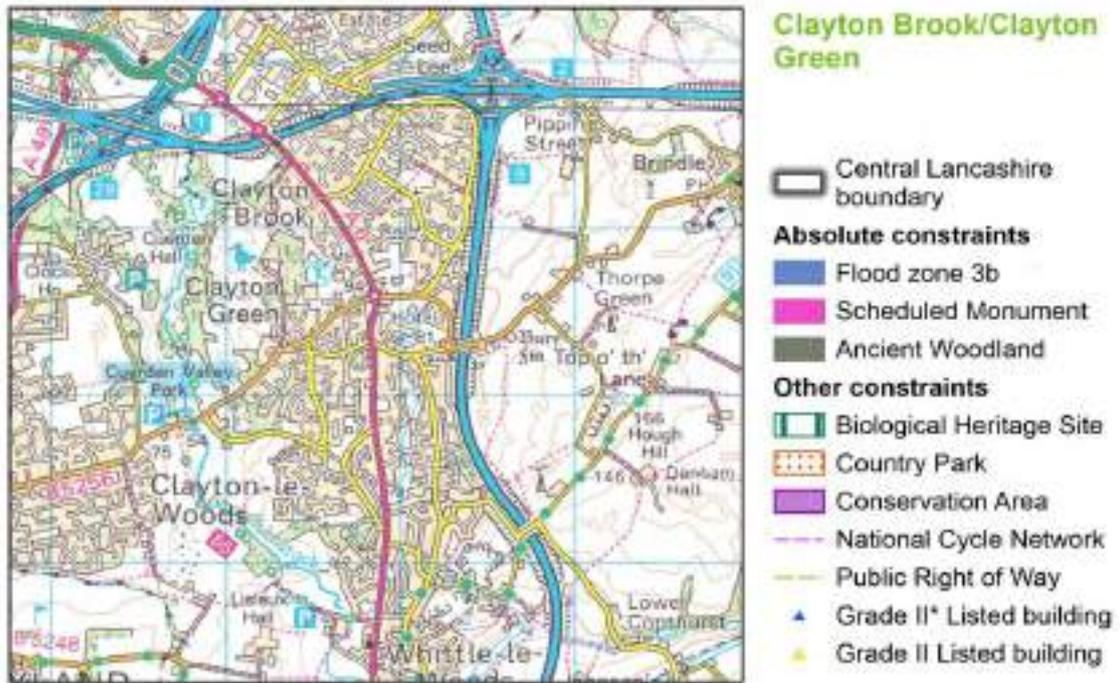
Parts of the landscape setting make a **reasonably important** contribution to the character of Chorley. Key areas/ elements are:

- Visual connection with the West Pennine Moors to the east, in particular with Healey Nab which overlooks the town.

Appendix B Settlement setting assessment

- Astley Hall (Astley Park) to the west, which has constrained the settlement form and provides scenic and recreational value and a sense of time-depth.
- Yarrow Valley Country Park to the south-west and west, which provides scenic value and recreational value.
- The wooded course of the River Yarrow, which provides some scenic value to the south and west.
- The wooded course of the Shaw Brook, which provides some scenic value to the south-east.

Clayton Brook/Green



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Clayton Brook/Green is a village located to the south of Bamber Bridge within Chorley District. Historic settlement was located at Clayton Green, at the junction of Preston Road, Radburn Brow and Sheep Hill Lane. This historic part of the settlement is indicated today by a small cluster of Grade II listed buildings, including the Church of St Bede. The settlement has since been substantially altered with the introduction of extensive areas of 20th century suburban residential development, including the large residential estate at Clayton Brook to the north, which dominates historic parts of the settlement. To the north and south the settlement has no appreciable distinction from the neighbouring settlements of Walton Summit and Whittle-le Woods respectively.

To the west the valley of the River Lostock and an historic parkland associated with Cuerden Hall (now designated as Cuerden Valley Country Park) constrains settlement growth in this direction. The M6 motorway forms the settlement boundary to the east, creating a physical barrier between the settlement and its eastern rural context.

Visual relationship between the settlement and surrounding landscape

The M61 is elevated on embankment and this, along with dense belts of associated woodland, curtails the visual relationship between the east of the settlement and the landscape to the east. From the higher ground in the centre of the settlement, (in particular from the main street of Preston Road) the M61 is screened from view and there are direct views of the prominent Hough Hill to the east. The wooded nature of Cuerden Valley Country Park generally curtails views to the west. However, the woodland integrates the settlement edge within the landscape and provides scenic value.

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Distinctiveness and recreational value

Much of the wider surrounding landscape to the east and west is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002) and therefore displays some time-depth. However, this makes little to no contribution to the settlement's character which is for the most part dominated by later 20th century suburban residential development. Despite the M61 presenting a barrier to the east of the settlement, a limited number of bridges and underpasses connect to the Public Rights of Way network within the adjoining landscape which allows this wider setting to be appreciated. Cuerden Valley Country Park provides a recreational resource in close proximity to the settlement and also contains a number of Public Rights of Way and a National Cycle Network route 55. The park also creates a strong sense of separation between Clayton Green and Clayton-le-Woods to the west, and provides a sense of arrival when approaching from the west along Town Brow/Sheep Hill Lane.

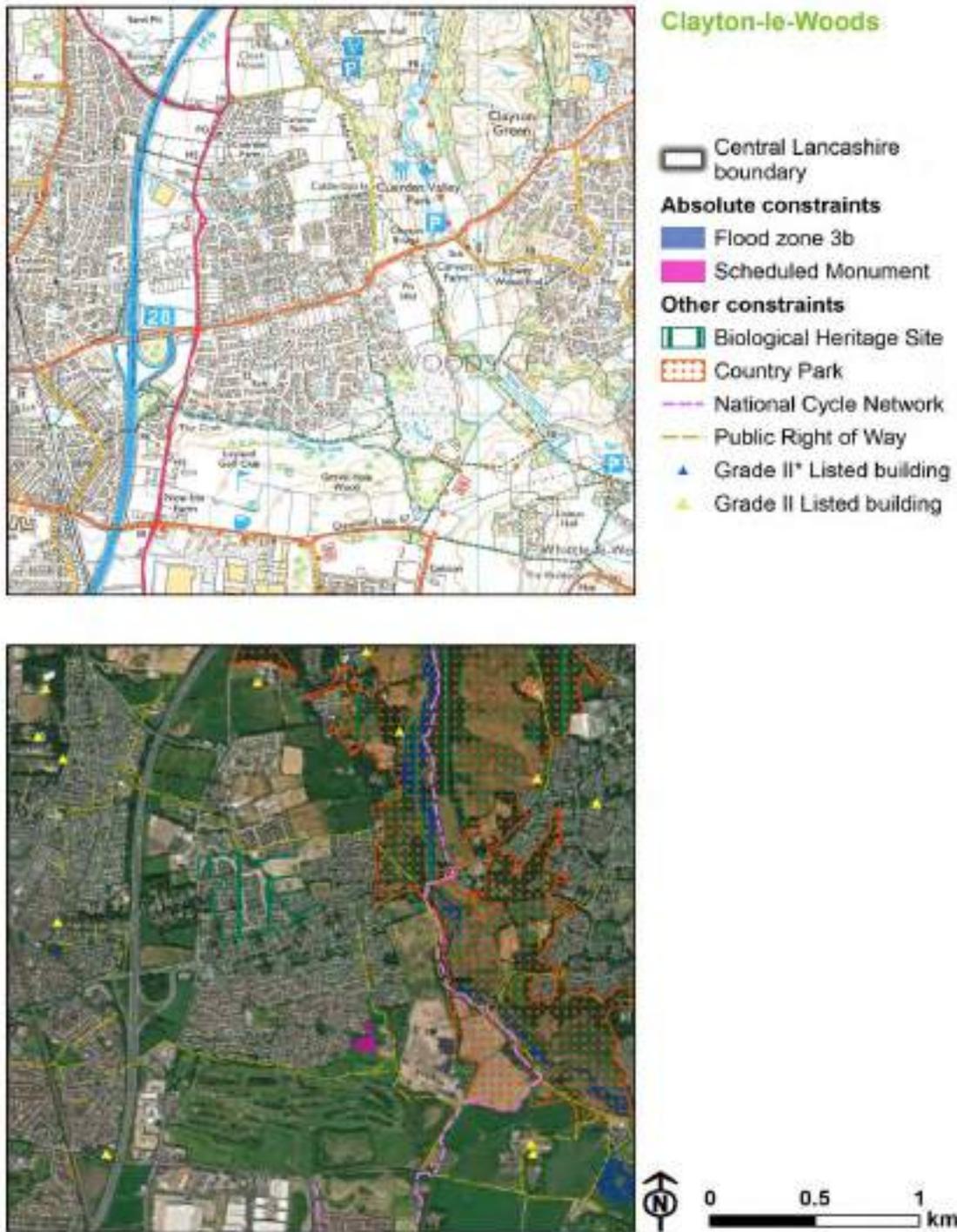
Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Clayton Brook/Green. Key areas/ elements are:

- The River Lostock valley and Cuerden Valley Country Park, which provide recreational and scenic value, and a sense of arrival from the west.
- The rural landscape to the east, which despite having a limited visual connection with the settlement, provides a some sense of distinctiveness and an important recreational resource in close proximity to the settlement.

Appendix B Settlement setting assessment

Clayton-le-Woods



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Clayton-le-Woods is a large village located to the east of Leyland that straddles Chorley District and South Ribble District. Early development in the area comprised scattered farms and properties along Wigan. From the early to mid-20th century ribbon development was introduced along Wigan Road (A49) and Lancaster lane (B5256), followed by more substantial residential estates in the late 20th and early 21st centuries to the east of Wigan Road and to the north and south of Lancaster Lane. The predominantly late development of the settlement is reflected in it containing no listed buildings or conservation areas; the only heritage designation nearby is the moated site at Clayton Hall (Scheduled Monument) to the south-east, which reflects an earlier dispersed settlement pattern unrelated to that of the modern settlement.

Development within Clayton-le-Woods has extended as far east and north as the historic Cuerden Hall Park (associated with the Grade II* listed Cuerden Hall), which today forms part of Cuerden Valley Country Park. The wooded context of Clayton Hall Scheduled Monument has also constrained development to the south-east. To the west of the settlement the M6 and Junction 28 form a physical barrier that, along with a strip of open farmland, provides a sense of separation between the village and Leyland. Leyland Golf Club adjoins the southern boundary of the settlement and the open fairways and tree belts provide a sense of separation between it and Buckshaw Village

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the low-lying flat topography. However, in places woodland cover around the settlement edges provides a wooded backdrop to views and some sense of scenic value. This includes Cuerden Valley Country Park to the east, the wooded context of Clayton Hall to the south-east (including Bluebell Woods), and woodland belts within Leyland Golf Club to the south. However,

Appendix B Settlement setting assessment

this plays a limited role in defining the character of much of the settlement, which comprises later 20th century suburban development.

Distinctiveness and recreational value

To the north-west and east of Clayton-le-Woods, the landscape is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002), creating some sense of time-depth. The Public Rights of Way around Clayton-le-Woods are fairly sparse; those to the west are predominantly within the Cuerden Valley Park, which provides an important recreational resource in proximity to the village.

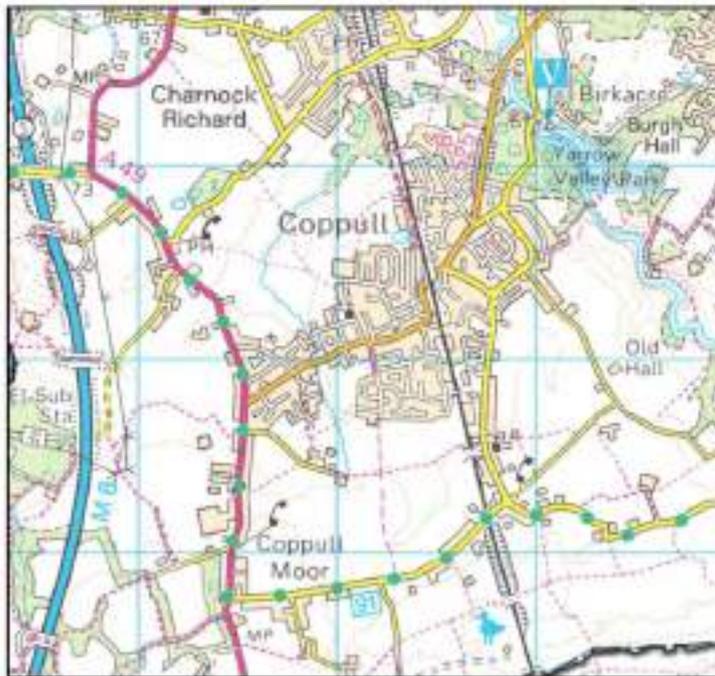
Conclusion on level of contribution

The landscape setting makes a **limited** contribution to the character of Clayton-le-Brook. However, the following areas/elements provide some landscape value: Key areas/ elements are:

- Cuerden Valley Country Park to the east, which provides scenic and recreational value.
- Clayton Hall Scheduled Monument and its wooded context (including Bluebell Woods) to the south-east, which provides a sense of time-depth and scenic value.

Appendix B Settlement setting assessment

Coppull



Coppull

- Central Lancashire boundary
- Absolute constraints**
- Site of Special Scientific Interest
- Flood zone 3b
- Ancient Woodland
- Other constraints**
- Biological Heritage Site
- Local Nature Reserve
- Country Park
- Public Right of Way
- Grade II* Listed building
- Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Coppull is a village located to the south-west of Chorley within Chorley District. The settlement grew with the arrival of the cotton and coal mining industries. The early settlement pattern was linear, comprising 19th century ribbon development along Spendmore Lane to the west of the River Yarrow. The settlement expanded through the 20th century with the addition of suburban residential development, particularly to the north-east, which has substantially altered the historic settlement form. Whilst some of the early built form survives, the settlement does not contain any conservation areas and contains few listed buildings; the Grade II Church of St John The Divine and Coppull Ring Mill are the only notable examples on the north-western edge of the settlement.

Historically, development was constrained to the west, north-west and north by the presence of the Whittle, Tanyard and Clancutt Brooks. The latter provides a clear sense of separation between Coppull and Charnock Richard to the north. The River Yarrow constrained development to the east and north-east, and today the Yarrow Valley Country Park continues to constrain development in this direction. Development predominantly lies on lower-lying ground to the south of the more elevated Coppull Moor.

Visual relationship between the settlement and surrounding landscape

The Yarrow Valley Country Park and valley of Clancutt Brook form a wooded setting to the east, north-east and north of the settlement. Whilst this does not play a strong role in defining the character of the immediately adjacent area of Coppull, which comprises later 20th century residential housing of sub-urban character, it does provide some scenic value. To the west and north-west there are views (such as from PRow, Preston Road and Chorley Lane) across open farmland towards the settlement edge of Coppull, within which the Church of St John the Divine and Coppull Ring Mill are visible landmarks on the north-

Appendix B Settlement setting assessment

western edge of the settlement, albeit views are filtered in places by intervening vegetation along the Clancutt and Tanyard Brooks. In these views, as well as views out from the settlement, the West Pennine Moors form a backdrop in the distance to the east; and the rising topography of Coppull Moor forms a low backdrop to the south.

Distinctiveness and recreational value

The majority of land immediately surrounding the settlement is identified as 'ancient enclosure' (pre AD 1600) within the Lancashire HLC (2002). This creates a sense of time depth within the landscape and enhances the rural setting of the village. There are a number of Public Rights of Way to the south, west, north-west and south-east of Coppull, and the Yarrow Valley Country Park provides an important recreational resource to the east and north-east. This provides direct access between the village and the surrounding landscape and allows its rural setting to be appreciated. This is also experienced on approach to the village, including from the north-east along New Road and Birkacre Brow, from the north-west along Preston Road, and from the south-east along Chapel Lane.

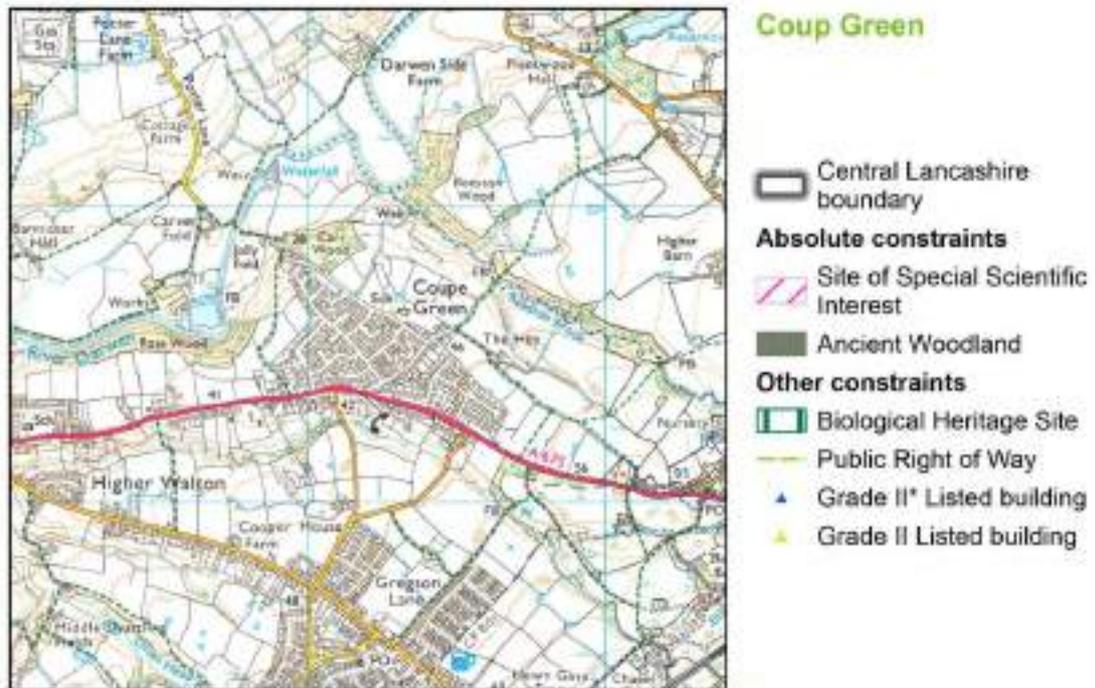
Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Coppull. The key areas/elements are:

- The Yarrow Valley Country Park to the east and north-east, which provides a wooded setting and scenic and recreational value.
- Views from the north and the north-west across open farmland around Clancutt and Tanyard Brooks towards the settlement edge of Coppull, marked by the Church of St John the Divine and Coppull Ring Mill. The rising topography of Coppull Moor to the south, which has containing role and some visual relationship with the settlement.
- Distant views to the West Pennine Moors to the east.

Appendix B Settlement setting assessment

Coupe Green



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Coupe Green is a village located to the east of Bamber Bridge within South Ribble District. The historic settlement pattern comprised scattered linear development along Hoghton Lane, Fox Lane and Coupe Green. Some of this early built form survives, albeit the village contains no listed buildings or conservation area designations. The historic settlement form has been altered subsequently by the introduction of residential development between Hoghton Lane and Coupe Green in the mid and late 20th century.

The north and north-west river bluffs rising above the floodplain of the River Darwen have constrained development. The settlement is situated on higher ground between the River Darwen and a series of its tributaries which, along with their floodplains, incised topography and/or associated woodland, have also constrained the settlement's growth. To the south the wooded course of the Black Brook runs parallel to Hoghton Lane and to the north is Beeston Brook. Additionally, Carr, Rass and Beeston Woods along the River Darwen and Beeston Brook are identified as Ancient Woodland, and much of these wooded valleys are designated as a Biological Heritage Sites; and Beeston Brook Pasture south of the Beeston Brook is designated as a SSSI. These features further constrain development. However, there is some scope for expansion to the north of Coupe Green before these constraints are met, as indicated by recent development on Fox Lane.

Visual relationship between the settlement and surrounding landscape

The well-wooded nature of the surrounding landscape generally integrates the settlement edges and provides scenic value. This also tends to reduce the visual relationship between the settlement and the wider surrounding landscape. However, there are some longer views available across the pastoral valley of the River Darwen to the north-west from the edge of the settlement

Appendix B Settlement setting assessment

(such as from Grange Drive and the Public Right of Way between Carr Wood and Rass Wood). The views across the adjacent agricultural land and towards a wooded backdrop contributes to an overall rural character.

Distinctiveness and recreational value

The immediate agricultural land surrounding the settlement is identified as 'ancient enclosure' within the Lancashire HLC (2002). This includes the remnant historic parkland associated with Brindle Lodge (Grade II* listed building) to the east. In conjunction with the Ancient Woodland to the north of Coupe Green, this creates a sense of time-depth within the landscape. The fields and woodland to the north, the wooded Beeston Brook, and a nearby waterfall on the River Darwen in particular create a distinctive landscape setting which enhances the character of Coupe Green.

Coupe Green can be approached from the north via a series Public Rights of Ways which cross the River Darwen and Beeston Brook. Passing through woodland and across these watercourses creates a strong sense of arrival into the settlement. These paths and others to the east provide a means of appreciating the wider landscape setting. Entering Coupe Green along Daub Hall Lane and Bells Lane from the south also involves crossing the Black Brook and passing through a belt of woodland which provide a physical boundary to the settlement and creates a sense of arrival. This also creates a clear sense of separation between Coupe Green and Gregson Lane to south.

Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Coupe Green. The key areas/elements are:

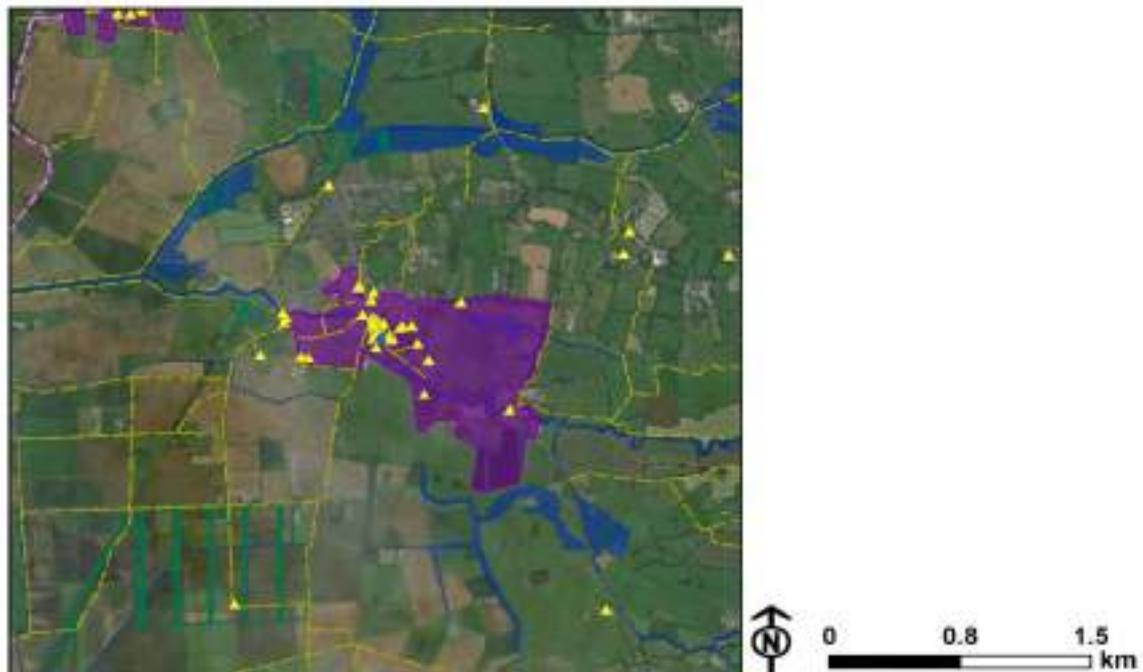
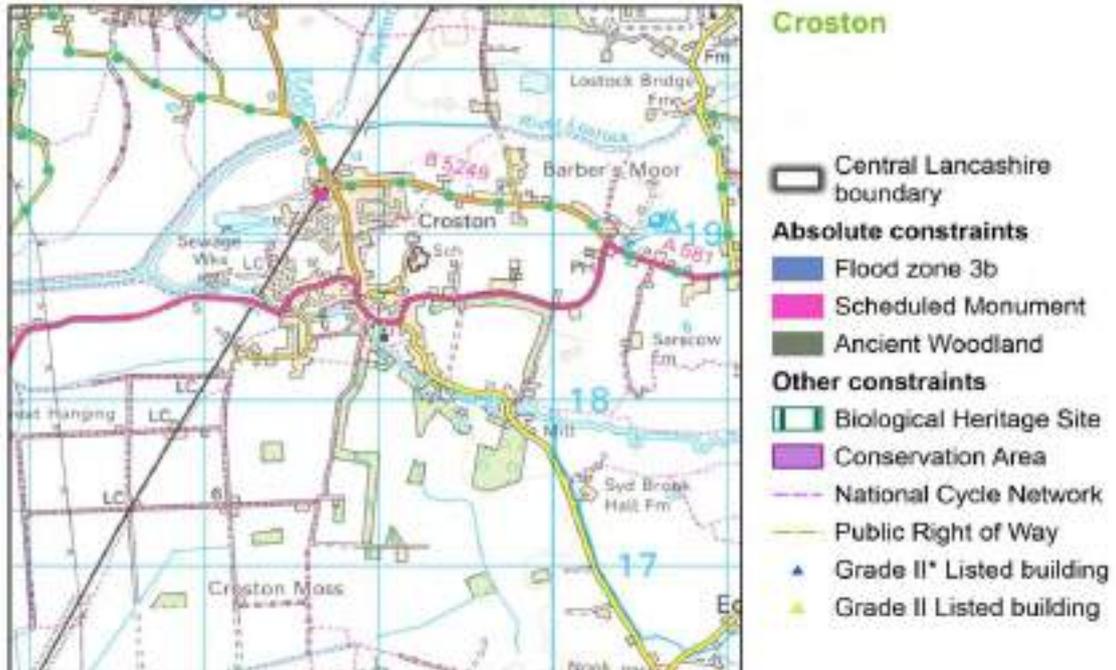
- The surrounding well-wooded agricultural landscape, which provides scenic value and contributes to an overall rural character.

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- The River Darwen and Beeston Brook which have constrained settlement growth, provide scenic value and contribute to a sense of arrival from the north.
- Carr, Rass and Beeston Woods which provide a scenic wooded backdrop to the settlement and contribute to a sense of time-depth within the landscape.
- Black Brook and its associated woodland, which help create a distinction between Coupe Green and Gregson Lane and contribute to a sense of arrival from the south .
- Public Rights of Way to the north, east and west which provide direct access from the settlement and allow an appreciation of the wider landscape setting.
- The landscape of 'ancient enclosure', including the historic parkland of Brindle Lodge, which provides a sense of time depth

Appendix B Settlement setting assessment

Croston



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Croston is a village in the west of Chorley District, which represents an area of historic settlement on the fringes of Croston Moss. The historic settlement pattern comprised clustered development along Town Road adjacent to the River Yarrow and Croston Town Bridge. The historic core is marked by Croston Conservation Area, a Scheduled Monument (Croston Town Bridge) and several Listed Buildings, including the Grade II* Church of St Michael. The historic settlement pattern has been altered by the introduction of 20th century development, including ribbon development along several roads and residential estates to the north (off Station Road and Moor Road) and west (off Westhead Road). To the west, the railway line forms a boundary to this more recent residential development.

The River Yarrow flows through and along the southern edge of the settlement today, and this has influenced the settlement form, with development predominantly located to the north of it. Development has also been constrained to the south-east by North Park/Croston Park, an historic parkland associated with Croston Hall (now demolished).

Visual relationship between the settlement and surrounding landscape

The settlement edges to the south and south-east are well integrated by woodland cover, which provides some scenic and historic value. This includes Croston Big Wood (within Croston Park) which is identified as Ancient Woodland. Elsewhere, the settlement edges are less well-integrated and have a more abrupt boundary with the adjacent farmland. This results in some visual relationship between the settlement and the immediate surrounding landscape. Parts of Croston Moss to the south and south-west have a visual relationship with the village's historic core. There are extremely long views across this open

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landscape back towards the village, within which the Grade II* Church of St Michael forms a landmark.

Distinctiveness and recreational value

Croston Moss, to the south and south-west of the village, is a distinctive open, flat, low-lying landscape divided by a geometric pattern of ditches and low hedgerows that is identified as 'post-medieval enclosure from moss' within the Lancashire HLC (2002). This landscape is closely associated with the village (as indicated by its name) and therefore plays an important role in its setting. This area features an extensive network of PRow and lanes which provide access to the landscape and allow the setting of the settlement to be appreciated. Including on approach to the village along Moss Lane, Carr Lane and Turflands.

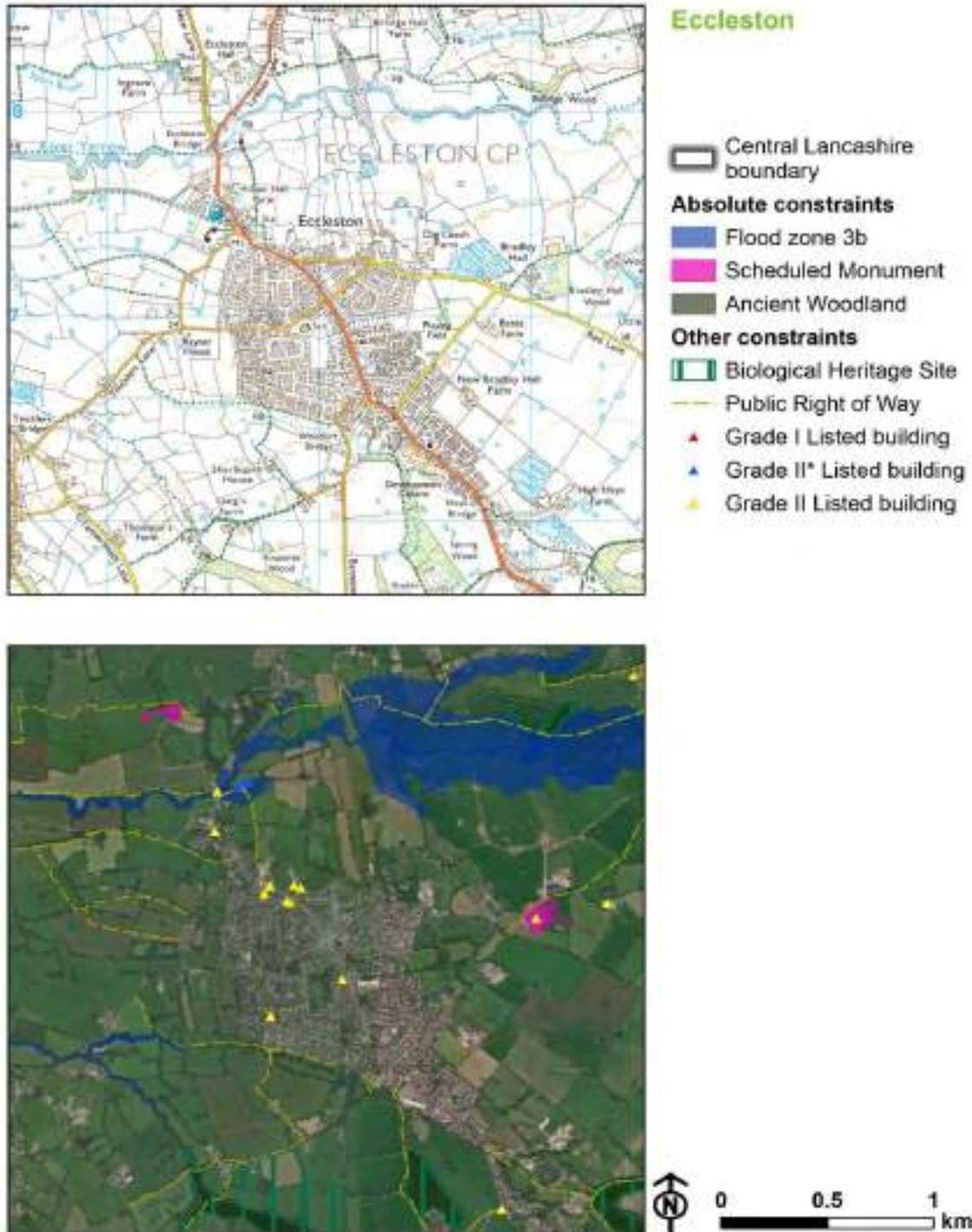
Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Croston. Key areas/ elements are:

- The containing role of the River Yarrow to the south and south-west of the historic core.
- The scenic and historic value of woodland along the River Yarrow and within North Park/Croston Park to the south and south-east of the historic core.
- Inter-visibility across the open landscape of Croston Moss to the south and south-west of the historic core.

Appendix B Settlement setting assessment

Eccleston



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Eccleston is a village located to the south-west of Chorley District. The early form of the settlement comprised dispersed development along Towngate and Parr Lane, with a small concentration around the junction of the two roads (marked today by a cluster of Grade II listed buildings). The Church of The Blessed Virgin Mary (Grade II* listed building) is located separate from this to the north adjacent to Eccleston Bridge (Grade II listed building) and the River Yarrow. Later ribbon development occurred along Town Gate, Parr Lane and The Green in the 19th century, with that along The Green effectively merging Eccleston with a formerly separate hamlet of Eccleston Green to the south (now considered as part of Eccleston). This was followed in the late 20th century by further suburban residential development to the east and west of Town Gate and The Green.

The River Yarrow flows along the northern edge of the settlement. The river and associated shallow valley have influenced the form of Eccleston, with development located largely to the south of this. The Syd Brook is a similar natural constraint to the south of the village, and beyond this the historic parkland associated with Heskin Hall (Grade I listed building) presented a further historic constraint to development. There are no notable natural or cultural constraints to the east or west, reflected in the fact that the settlement has generally expanded in these directions.

Visual relationship between the settlement and surrounding landscape

Mature woodland cover along the Syd Brook integrates the settlement edge to the south and provides scenic value, with views available across the river valley. Beyond the brook to the south the remnant historic parkland of Heskin Hall (Grade I listed building), open farmland and blocks of Ancient Woodland (including Spring Wood and Knowles Wood) are visible, which provides further

Appendix B Settlement setting assessment

scenic and historic value. This is also experienced from an extensive network of PRow to the south. To the north there are views from the settlement edge across the valley of the River Yarrow and towards the Church of The Blessed Virgin Mary, which also provides scenic and historic value. The edges of the settlement to the east and west have a relatively abrupt boundary with the adjacent farmland and are not generally well integrated by landscape features. This results in a visual relationship between the settlement and the immediate surrounding farmland, although this is not important to the character of these later areas of suburban development.

Distinctiveness and recreational value

The immediate landscape around Ecclestone is identified as 'ancient enclosure' within the Lancashire HLC (2002). This comprises an irregular small and medium-scale field pattern that displays a strong sense of time-depth. The historic character of the landscape is added to by the presence of a moated site to the east (Bradley Hall) and a manor house (Heskin Hall) and associated parkland to the south. The adjacent farmland provides a strong rural setting to the settlement, in particular the more historic parts to the north. This is experienced on approach to the village along New Lane and Towngate/Lydiat Lane from the north, and along PRow that follow the River Yarrow from the west. There is a strong sense of arrival into the settlement when crossing Ecclestone Bridge from the north, due to the distinctive landform of the river valley and views towards the Church of The Blessed Virgin Mary.

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Ecclestone. Key areas/ elements are:

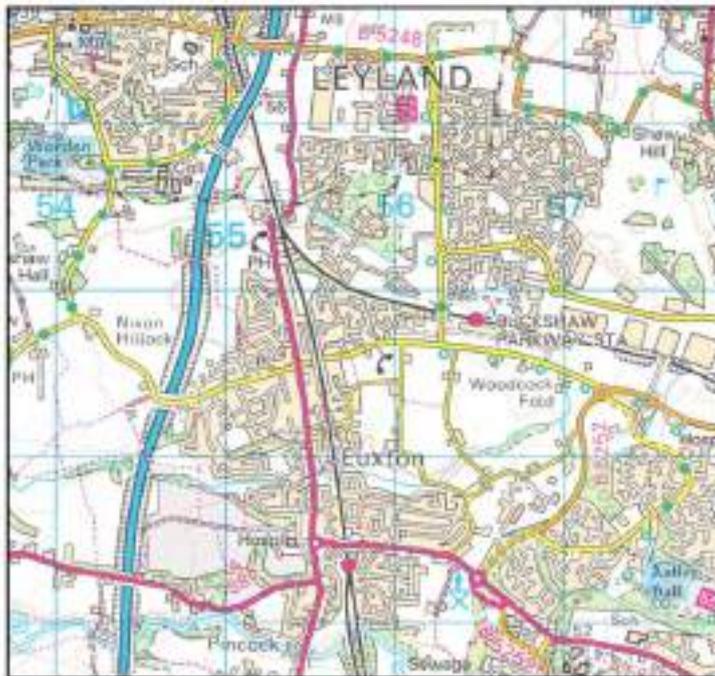
- The River Yarrow and associated valley form, which has constrained development and which provides a sense of arrival from the north.

Appendix B Settlement setting assessment

- Views from settlement edge north across the valley of the River Yarrow and towards the Church of The Blessed Virgin Mary, which provides scenic value.
- The Syd Brook and associated mature woodland, which integrate the settlement edge and provides scenic value to the south.
- Historic parkland, open farmland and ancient woodland to the south of Syd Brook, which provide scenic and historic value.

Appendix B Settlement setting assessment

Euxton/Buckshaw Village



Buckshaw Village/
Euxton

-  Central Lancashire boundary
- Absolute constraints**
-  Flood zone 3b
-  Registered Parks and Gardens
-  Ancient Woodland
- Other constraints**
-  Biological Heritage Site
-  Country Park
-  Conservation Area
-  National Cycle Network
-  Public Right of Way
-  Grade I Listed building
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Euxton is a village located between Chorley and Leyland within Chorley District. The historic settlement pattern comprised development along Wigan Road (A49), with a focus at the crossing point over the River Yarrow to the south and around Chapel Brook further north. These areas are indicated today by small clusters of listed buildings, including the Grade II* Bolton Green Farmhouse and the Grade II* Euxton Parish Church respectively. The settlement expanded substantially in the 20th century with the construction of suburban residential estates to the east off Balshaw Lane and to the north off Runshaw Lane and Euxton Lane. Buckshaw Village is a residential and industrial area located to the north-east of Euxton. This was newly created in the early 21st century on the former site of the Royal Ordnance Factory Chorley.

The River Yarrow and its associated shallow valley form has constrained development to the south of Euxton, with development almost entirely located to the north of this. Part of the river valley is designated as Yarrow Valley Country Park, and this further constrains development to the south-east. Euxton Park, historic parkland associated with the Grade II Euxton Hall, also constrained settlement growth to the west; and Worden Brook and the adjacent Worden Wood and Buckshaw Wood (Nature Reserve and Preston Biological Heritage Site) have partially constrained development to the north of Euxton and south-west of Buckshaw Village. Elsewhere around the settlement, there are no notable natural or cultural constraints in the landscape, resulting in expansion in these directions. This is particularly the case to the north-east, with the development of Buckshaw Village. The M6 lies close to the north-western edge of Euxton and western edge of Buckshaw Village (albeit with some intervening open land), and this feature provides some sense of separation from Leyland. .

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the low-lying flat topography. However, woodland cover around the settlement edges in places provides a wooded backdrop to views and sense of scenic value. This includes the wooded valleys of the River Yarrow and Chapel Brook, woodland cover within Euxton Park to the south-west, Yarrow Valley Country Park to the south-east, woodland within Shaw Hill Golf Course to the north-east (including remnant woodland from the historic parkland associated with Shaw Hill, a Grade II listed building) and Worden Brook (including Worden Wood and Buckshaw Wood) to the north. Elsewhere, views from the settlement edges are more open and are across adjacent farmland, which provides some sense of rurality. Within some views from the western edge of the settlement the West Pennine Moors are visible in the distance to the east. However, this plays a limited role in defining the character of much of the settlement, which largely comprises later 20th century suburban development.

Distinctiveness and recreational value

The majority of the surrounding landscape is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002), with land to the north-east identified as 'Post Medieval Enclosure'. This, along with the presence of remnant historic parkland at Euxton Park to the south-west, provides a sense of time-depth and distinctiveness. The River Yarrow and wooded valley creates a clear sense of arrival when crossing the river on approach along Wigan Road from the south.

Appendix B Settlement setting assessment

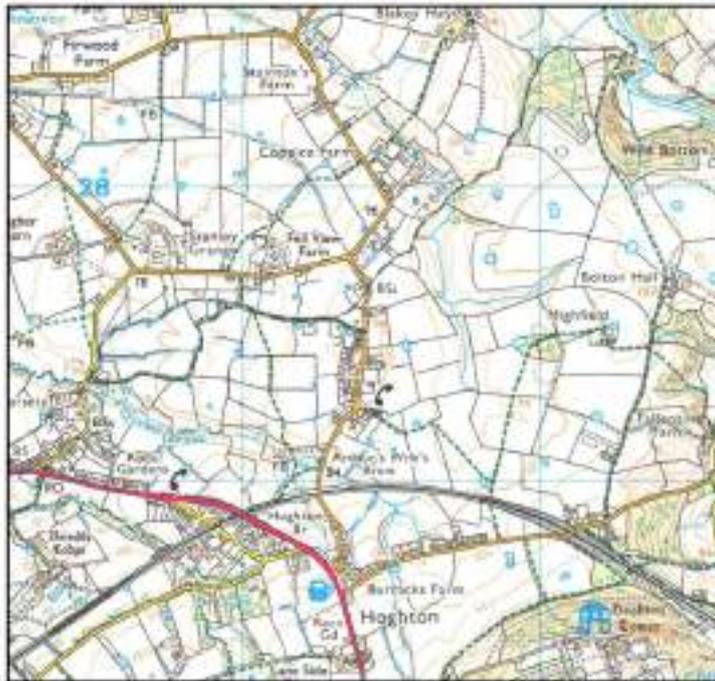
Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of limited parts of Euxton/Buckshaw Village. Key areas/ elements are:

- The River Yarrow and its associated shallow valley to the south, which has constrained the settlement form and provides scenic value and a sense of arrival from the south.
- Euxton Park to the south-west, which has constrained settlement form and provides scenic and recreational value and a sense of time-depth.
- Yarrow Valley Country Park to the south-east, which provides scenic value and recreational value.
- Shaw Hill Golf Course (including remnant woodland from the historic parkland associated with Shaw Hill, a Grade II listed building), provides a wooded backdrop to views and sense of scenic value to the north-east.

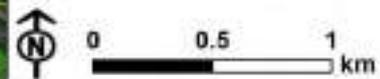
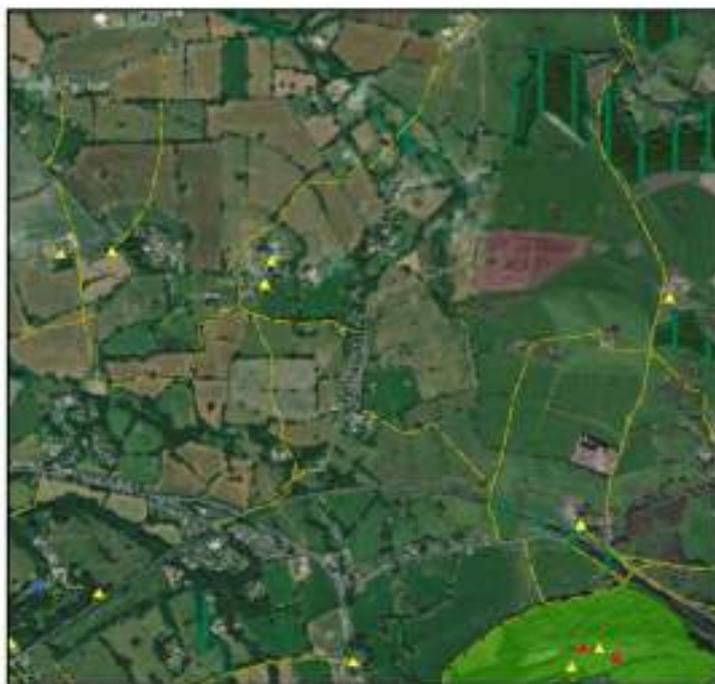
Appendix B Settlement setting assessment

Gib Lane



Gib Lane

- Central Lancashire boundary
- Absolute constraints**
 - Registered Parks and Gardens
 - Ancient Woodland
- Other constraints**
 - Biological Heritage Site
 - Public Right of Way
 - Grade I Listed building
 - Grade II* Listed building
 - Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Gib Lane is a small hamlet located to the north of Hoghton within Chorley District. Historically, the settlement comprised very few scattered properties along Gib Lane on gradually rising land to the north of Quaker Brook. Incremental infill development during the 20th century has resulted in the linear and low density settlement form evident today. Infill development is mainly confined to the west side of Gib Lane, leaving the eastern side predominantly open. The settlement contains no heritage designations.

Development within the settlement is located almost entirely to the north of Quaker Brook. The brook and its associated shallow valley form provide a constraint to development to the south. There are no other notable natural or cultural constraints which have limited the expansion of the settlement. However, the hamlet has seen relatively little expansion, which is likely due to a lack development pressure rather than any constraints.

Visual relationship between the settlement and surrounding landscape

The dispersed nature of the built form, particularly to the east of the settlement, means that open agricultural land directly abuts Gib Lane. This results in there being open views across the surrounding farmland from the settlement. As a result, the surrounding landscape is important to the rural character of the settlement.

Due to the relative elevation of the settlement, it also benefits from more long-ranging views of the wider landscape. To the east views are across the valley of the River Darwen towards higher ground formed by Woodcote Hill, Hunters Hill and Billinge Hill, and to the south-east the wooded hill of Hoghton Tower is a notable feature in views. The latter forms part of Grade II Hoghton Tower

Appendix B Settlement setting assessment

Registered Park and Garden. Views west from within the settlement are more restricted by development along the western side of Gib Lane.

Distinctiveness and recreational value

Much of the wider surrounding landscape comprises a small scale and irregular field, and is identified as 'ancient enclosure' within the Lancashire HLC (2002). To the east the field pattern is larger and more regular, and this area has been identified as an area of post-medieval enclosure (Lancashire HLC, 2002). This, along with a number of brooks and small ponds (potentially flooded marl pits) scattered across the landscape, provides a sense time-depth and distinctiveness. There is a sense of arrival when approaching the settlement from the south along Gib Lane, as a result of passing across Quaker Brook and its shallow valley form.

There are two Public Rights of Way that connect Gib Lane to the surrounding landscape to the west and east. Although the Public Right of Way network is not extensive in this area, it does provide access to the wider landscape. In particular, the path to the east provides access to the River Darwen Valley.

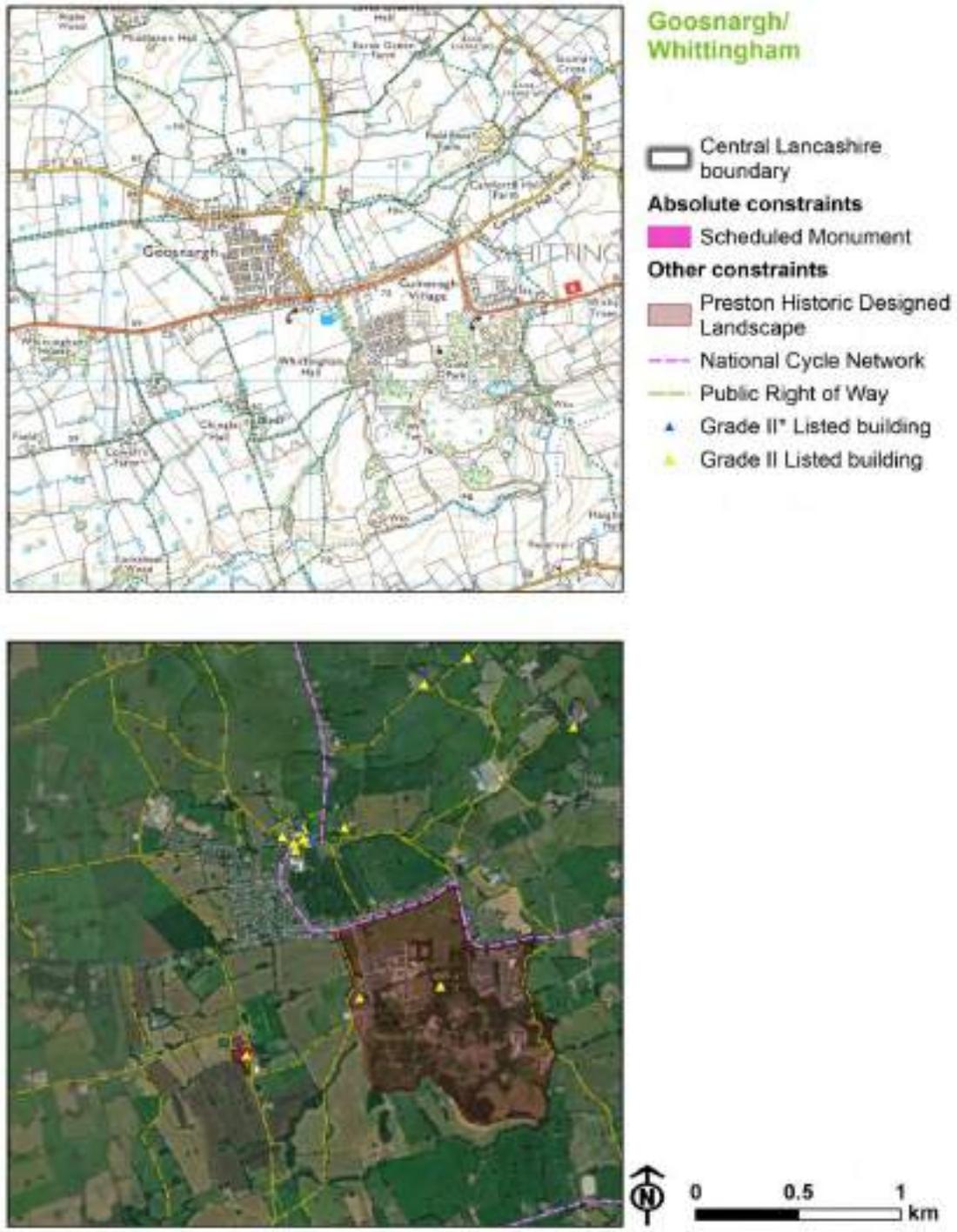
Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Gib Lane. The key areas/elements are:

- Open views of the immediate surrounding landscape, which is important to the rural character of the settlement.
- Long-ranging views west across the valley of the River Darwen towards the higher ground of Woodcote Hill, Hunters Hill and Billinge Hill; and views of the wooded hill of Hoghton Tower to the south-east.
- Sense of arrival when approaching from the south, as a result of passing across Quaker Brook and its shallow valley form.

Appendix B Settlement setting assessment

Goosnargh/Whittingham



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Goosnargh/Whittingham is a village that lies the north-east of Preston City. Goosnargh began as a small clustered hamlet around the junction of Church Lane, Mill Lane and Goosnargh Lane. This historic part of the village contains several listed buildings, including the Church of St Mary and Bushells Hospital (both Grade II*). The historic settlement form has subsequently been altered, firstly by ribbon development along Church Lane, Goosnargh Lane and Whittingham Lane in the 19th century, and then by the introduction of a residential estate to the south-west in the late 20th century. Development in Whittingham to the south-east of Goosnargh began with the construction of Whittingham Hospital and associated workers housing off Cumeragh Lane in the 19th century. This was followed by ribbon development along Whittingham Lane in the mid-20th century which essentially joined the two areas of settlement. More recently further residential development has occurred on and around the site of the now demolished hospital. The grounds of Whittingham Hospital are identified as a Preston Historic Designed Landscape.

A small stream and associated valley form lies immediately to the north, north-east and east of the village and this has constrained development in these directions. The former Whittingham Hospital is now designated as Preston Designed Historic Landscape, and this presents a cultural constraint to the south-east. There are no other physical or cultural heritage features that have influenced the settlement form, reflected in its expansion in other directions (as described).

Visual relationship between the settlement and surrounding landscape

The surrounding farmland forms the immediate setting of the village, and is apparent in numerous views from the settlement edge. There is a clear visual relationship between the historic parts of the village and the surrounding

Appendix B Settlement setting assessment

farmland, particularly to the north, north-east, and east . Open agricultural fields directly abut the edge of the historic core and this makes an important contribution to the rural setting and character of the village. To the south-east, the grounds of Whittingham Hospital contain a number of mature tree belts and woodlands. Whilst this tends to limit the visual relationship between the settlement and adjacent farmland, it integrates the settlement edge and provides scenic value.

There are also a distant views towards upland landscapes to the east which allows an appreciation of the village's location within a transitional landscape between the upland landscape of the Bowland Fells and the agricultural Amounderness Plain. This further enhances the rural character and setting of the village.

Distinctiveness and recreational value

The village is surrounded by an undulating lowland farmland landscape, much which is identified as 'ancient enclosure' within the Lancashire HLC (2002) and therefore displays some time-depth. This rural setting can be clearly appreciated on approach to the historic core along Mill Lane from the north and several Public Rights of Way from the north, north-east, east and south-east. This enhances the rural setting of the village.

Conclusion on level of contribution

Parts of the landscape setting make a **particularly important** contribution to the character of Goosnargh/Whittingham. Key areas/ elements are:

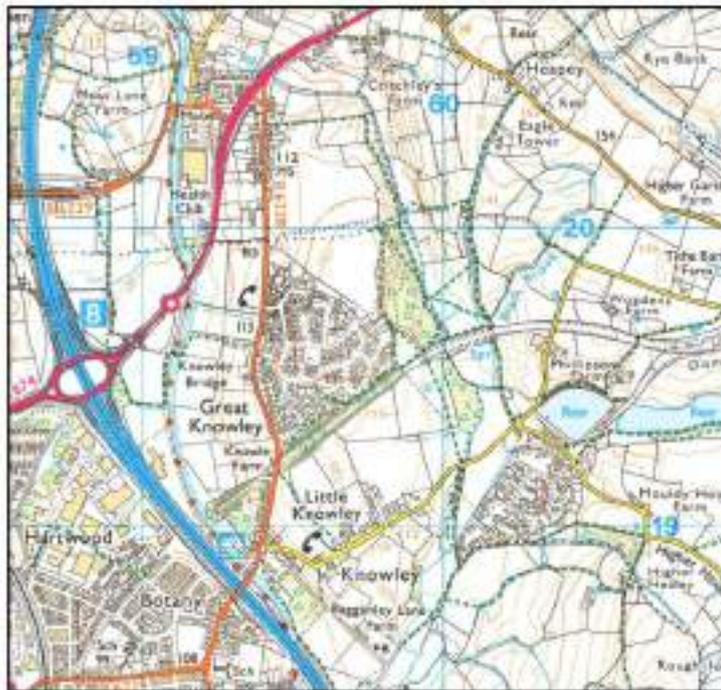
- The surrounding farmland that forms the immediate setting of the historic parts of the village to the north, north-east, east and south-east.
- The small stream and associated valley form which have constrained development to the north, north-east and east of the historic core.

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- The approach to the village along Mill Lane from the north and several PRow from the north, east and south-east.
- The grounds of the former Whittingham Hospital, which integrates the settlement edge and provides scenic value.
- distant views towards upland landscapes of the Bowland Fells.

Appendix B Settlement setting assessment

Great Knowley



Great Knowley

- Central Lancashire boundary
- Absolute constraints**
 - Flood zone 3b
 - Ancient Woodland
- Other constraints**
 - Biological Heritage Site
 - National Cycle Network
 - Public Right of Way
 - Grade II* Listed building
 - Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Great Knowley is a village located to the east of Chorley and to the north of Knowley/Little Knowley within Chorley District. The village began as a small isolated collection of properties on Blackburn Road between Little Knowley and Wheelton. Ribbon development was introduced in the early 20th century followed by the construction of a large residential estate to the east of Blackburn Road in the later 20th century. This later development dominates the settlement today and has substantially altered its historic form. The relatively recent nature of the settlement is reflected in an absence of any heritage designations.

The settlement is defined by the B6228 (Blackburn Brow) to the west and to the south and south-east by the cutting the dismantled Chorley to Blackburn railway . To the north and north-east a former area of gravel extraction is marked today by an area of open mosaic habitat.

Visual relationship between the settlement and surrounding landscape

Great Knowley sits on a slight ridge with open, elevated views available to the west across open farmland towards the Leeds and Liverpool Canal and M6 Motorway. Views towards the urban edge of Chorley are present, with Preston England Temple particularly prominent in the view. From the more elevated parts of the settlement to in the east, there are also glimpsed views towards the West Pennine Moors in the distance to the south-east. The settlement's visual relationship with the wider surrounding landscape reinforces the perception of being within a transitional landscape between undulating lowland farmland to the west and the West Pennine Moors to the east. However, this does not strongly influence the character of the settlement, which is dominated by late 20th century suburban residential development.

Appendix B Settlement setting assessment

Distinctiveness and recreational value

There is a good network of public rights of way to the east of Great Knowley, which provides direct access from the settlement to the landscape to the east, including the areas of higher ground (such as Eagle Tower), which allows an appreciation of the wider setting of the village.

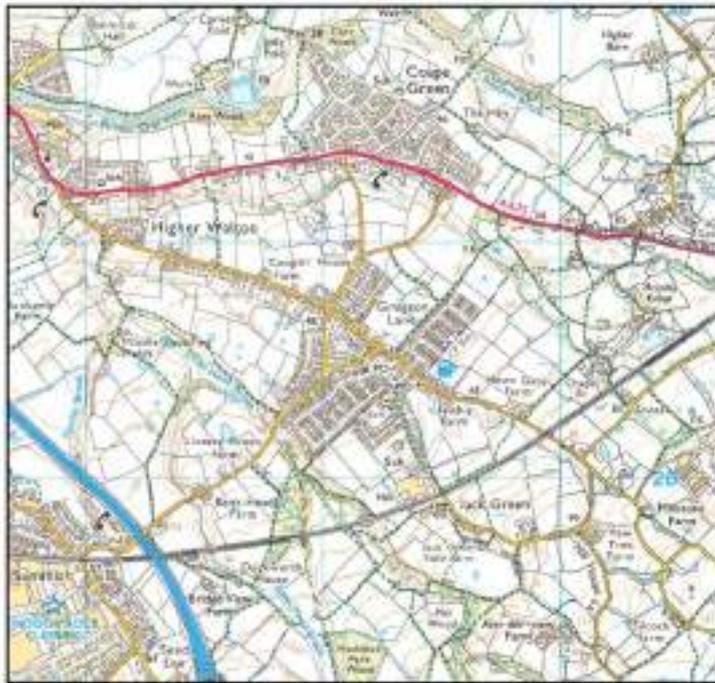
Conclusion on level of contribution

Overall, the landscape setting makes a **limited** contribution to the character of Great Knowley. However, the following areas/elements provide some landscape value:

- Glimpsed distant views towards the West Pennine Moors to the south-east from the more elevated parts of the settlement to the east.
- A good network of public rights of way to the east, which provide an direct access to the landscape to the east, including the areas of higher ground (such as Eagle Tower).
- Open farmland between the settlement and the Leeds and Liverpool Canal provides a rural setting.

Appendix B Settlement setting assessment

Gregson Lane



Gregson Lane

-  Central Lancashire boundary
- Absolute constraints**
-  Site of Special Scientific Interest
-  Ancient Woodland
- Other constraints**
-  Biological Heritage Site
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Gregson Lane is a village situated to the east of Bamber Bridge within South Ribble District. The historic settlement pattern comprised scattered linear development along Gregson Lane and Alma Row in proximity to Many Brooks. Some of this early built form survives, including the Grade II* listed Arrowsmith House and the Grade II Cooper House Farmhouse. However, the historic settlement form has been altered significantly by the subsequent introduction of residential development to the north and south of Gregson Lane and by ribbon development along Gregson Lane to the west on in the mid and late 20th century.

The key constraint on settlement expansion has been the presence of adjacent watercourses. The Drum Head Brook and its steep sided valley has constrained settlement to the south and south-west. Many Brooks flows east to west through the settlement and parallel with Gregson Lane (road), before eventually joining Drum Head Brook. To the west this brook and its associated woodland forms a further barrier to development south of Gregson Lane. In addition Black Brook to the north, while at some distance from the settlement edge and not a constraint on development, has maintained a distinction between Gregson Lane and Coupe Green to the north. There are no notable natural or cultural constraints to development to the east, reflected in the settlement expansion in this directions. Additionally, ribbon development has been able to stretch along Gregson Lane (north of Many Brooks) and has effectively joined with Higher Walton to the north-west.

Visual relationship between the settlement and surrounding landscape

The woodland associated with Drum Head Brook (much of which is designated as a Biological Heritage Site) and Many Brooks integrates the settlement within the landscape and provides a scenic value. This also tends to reduce the visual

Appendix B Settlement setting assessment

relationship between the settlement and the wider surrounding landscape. However, elsewhere views are generally attainable from the edge of the settlement across the adjacent farmland which contributes to an overall rural character. This includes views north from Gregson Lane and west from Daub Hall Lane across Protected Open Land (South Ribble Local Plan, 2015).

Distinctiveness and recreational value

The immediate agricultural land surrounding the settlement is identified as 'ancient enclosure' within the Lancashire HLC (2002). This includes the remnant historic parkland associated with Brindle Lodge (Grade II* listed building) to the east and creates a sense of time depth within the landscape. There are a number of Public Rights of Way to the north-east, which provide access to this remnant historic parkland and allow an appreciation of the landscape setting. A footpath also passes along the valley of Drum Head Brook. Entering Gregson Lane along Bank Head Lane from the south involves crossing the Drum Head Brook and its associated valley, passing through its associated woodland. This provides a physical boundary to the settlement and creates a sense of arrival.

Conclusion on level of contribution

Parts of the landscape setting makes a **particularly important** contribution to the character of Gregson Lane. The key areas/elements are:

- The surrounding well-wooded agricultural landscape, which provides scenic value and contributes to an overall rural character.
- The woodland associated with Drum Head Brook and Many Brooks, which integrates the settlement within the landscape and provides a scenic value.
- The valley and woodland of Drum Head Brook, which has constrained development to the south and provides a sense of arrival from the south.

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- The Beeston Brook and associated woodland to the north, which has maintained a distinction between Gregson Lane and Coupe Green.
- The landscape of 'ancient enclosure', including the historic parkland of Brindle Lodge, which provides a sense of time depth .

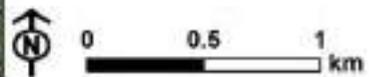
Appendix B Settlement setting assessment

Grimsargh



Grimsargh

-  Central Lancashire boundary
- Absolute constraints**
-  Site of Special Scientific Interest
-  Ancient Woodland
- Other constraints**
-  Preston Historic Designed Landscape
-  Biological Heritage Site
-  Local Nature Reserve
-  National Cycle Network
-  Public Right of Way
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Grimsargh is a village that is located between Preston and Longridge. The original settlement form consisted of development concentrated around the junction of Preston Road and Whittingham Lane. The settlement form has been subsequently altered, first by the introduction of early to mid-20th century residential development around Grimsargh Station (on the Preston to Longridge railway line, which is now dismantled) and along Preston Road to the east and south, followed by the construction of residential estates to the south-east of the dismantled railway in the late 20th and early 21st century. There is only one listed building within the village – the Parish Church of St Michael (Grade II) – although some older surviving buildings indicate the historic parts of the village.

The settlement is situated on higher ground lying between two incised valleys associated with the Savick Brook to the west and the Tun Brook to the south-east. Tun Brook Woodlands are identified as Ancient Woodland and, in combination with Red Scar Woodland to the south, are designated as a SSSI. The village has expanded south-eastwards as far as the valley of the Tun Brook, which forms a physical constraint to further development. Grimsargh Reservoir/Wetlands has similarly constrained development to the north-east and these are now designated as a Biological Heritage Site. As there is no physical or cultural constraints to the south and east, the settlement has expanded in these directions along Preston Road. Today there is only a very narrow gap between the settlement and the eastern edge of Preston (Red Scar Business Park and ribbon development on Longridge Road).

Visual relationship between the settlement and surrounding landscape

The mature Tun Brook Woodlands forms a well-integrated edge to the south-east of Grimsargh. This also provides scenic value and reduces the visual relationship of the settlement with the wider landscape to the south-east. Other

Appendix B Settlement setting assessment

edges of the settlement are more abrupt and less well integrated with landscape features, resulting in some visual relationship between the settlement and the immediate surrounding landscape. In particular open land (farmland and a recreation ground) directly abuts Preston Road and Whittingham Lane to the west and north-west of the village, providing an open rural setting that is experienced in the vicinity of the Parish Church of St Michael and on approach along Whittingham Lane from the north-west.

Distinctiveness and recreational value

There is a sense of arrival when approaching along Elston Lane from the south-east as the road crosses Tun Brook. The valley form and associated woodland cover along Savick Brook provide a similar scenic quality and sense of arrival along Whittingham Lane from the north-west, albeit this is further from the edge of Grimsargh. A network of Public Rights of Way connect the settlement to the surrounding landscape and allow an appreciation of the wider rural setting, including those passing along the course of the dismantled railway and through and around the wetlands to the north-east. The landscape south and south-west of Grimsargh has been identified as 'ancient enclosure' within the Lancashire HLC (2002). These areas comprise intricate field patterns with extensive hedgerows featuring mature trees and display some time-depth. As a result the landscape setting to the south is more distinctive and is characteristic of the surrounding undulating lowland farmland. Land to the south-west is influenced by the adjacent large-scale commercial/industrial development at Red Scar Business Park.

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Grimsargh. Key areas/ elements are:

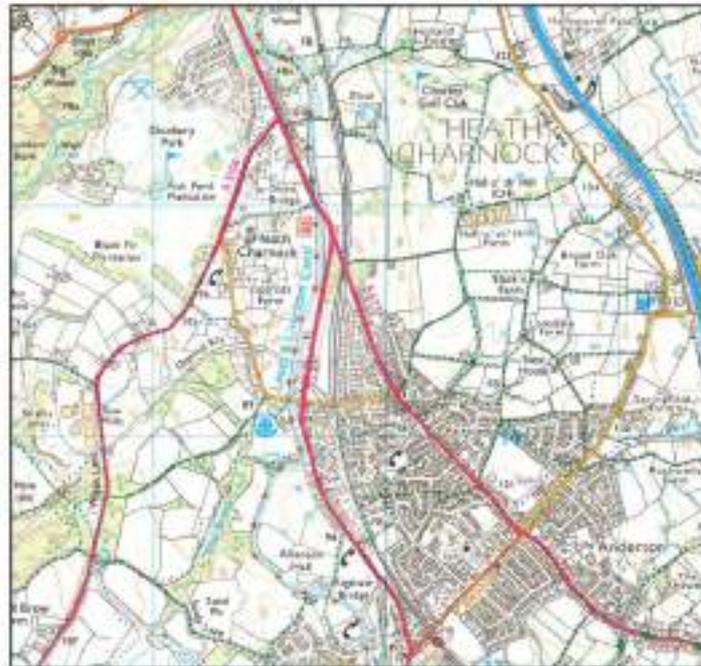
- The distinctive landform and woodland associated with Tun Brook (ancient woodland and SSSI), which has constrained development and provides scenic value and sense of arrival from the south-east.

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- Open land to the west and north-west which provides an open rural setting experienced in the vicinity of the Parish Church of St Michael and on approach from the north-west.
- Historic and distinctive landscape pattern to the south and south-west of Grimsargh.
- An extensive network of PRow, providing access to and allowing appreciation of the settlements rural setting.

Appendix B Settlement setting assessment

Heath Charnock



Heath Charnock

-  Central Lancashire boundary
- Absolute constraints**
-  Scheduled Monument
-  Ancient Woodland
- Other constraints**
-  Biological Heritage Site
-  Country Park
-  National Cycle Network
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Heath Charnock is a small village located immediately north of Adlington within Chorley District. The early settlement pattern comprised 19th century ribbon development along Chorley Road (A673), with a concentration around the junction with Rawlinson Lane adjacent to the Eller Brook. Further ribbon development was introduced along Rawlinson Lane to the east in the 20th century, followed by suburban residential development off Chorley Road in the late 20th century. This later development largely dominates the settlement today and has effectively merged the settlement with the Anderton area of Adlington to the south; the only notable feature between the two settlements is the Eller Brook. Whilst some of the early built form survives, the settlement is not designated as a conservation area and contains no listed buildings.

Historically, development was constrained by two historic parklands associated with Ellerbeck Hall to the south-west and Duxbury Hall to the north-west respectively. A railway line and cutting (previously part of the Lancashire and Yorkshire Railway Bolton to Preston line) now forms a barrier to development along the western edge of the main part of the settlement off Chorley Road (albeit the development on Rawlinson Lane is further west than this). The railway line and Chorley Road converge to form the northern extent of the settlement. Rising topography has also restricted development to the west of Chorley Road.

Visual relationship between the settlement and surrounding landscape

Heath Charnock is located predominantly within the rolling foothills of the West Pennine Moors, which lie to the east of the settlement. The landscape immediately surrounding the village is undulating, forming rising ground to the east of the Yarrow River Valley. Rising topography to the east of the village provides some sense of containment and forms a low backdrop to limited views

Appendix B Settlement setting assessment

east from the settlement. Intervisibility between the settlement and the West Pennine Moors is generally restricted by the intervening landform.

Distinctiveness and recreational value

An extensive network of Public Rights of Way to the east and northeast of the settlement provides access to the higher ground. Views are available west from here across the lower-lying river valley with the settlement visible in the foreground, allowing some appreciation of the wider setting of the village. There is also a greater visual relationship with the West Pennine Moors from the higher ground, which strengthens the link between the settlement and the wider landscape setting to the east.

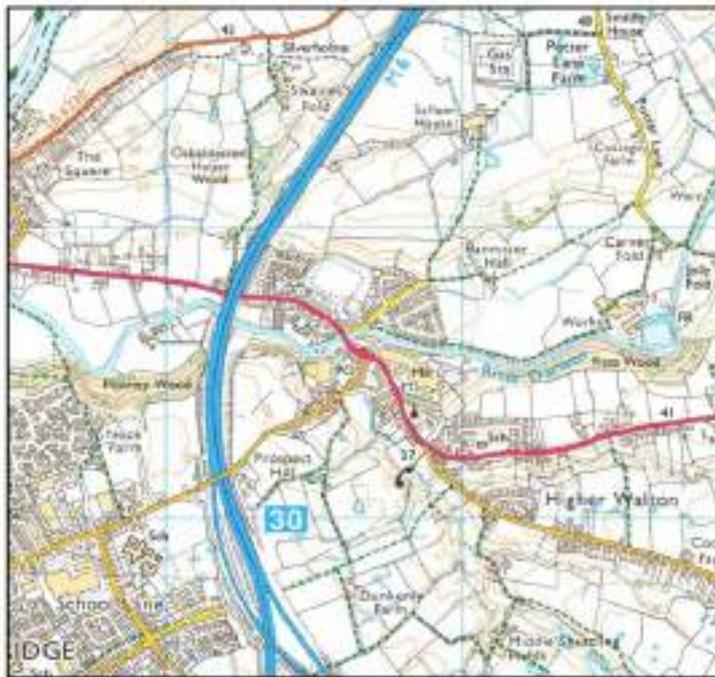
The remnant historic Ellerbeck and Duxbury parklands, along with their associated woodlands, provide an open rural landscape setting and scenic value in relative proximity to the village. However, the canal and railway line lie between the parklands and main area of the settlement which creates some sense of separation from these areas.

Conclusion on level of contribution

The landscape setting makes a **reasonably important** contribution to the character of Heath Charnock. Key areas/elements are:

- The containing role and backdrop provided by higher ground to the east.
- Public Rights of Way on higher ground to the east, which offer wide views towards the West Pennine Moors to the east and across the lower-lying river valley with the settlement visible in the foreground to the west. The remnant historic parklands at Duxbury Park and Ellerbeck Park , which provide an open rural landscape setting and scenic value in relative proximity to the village.

Higher Walton



Higher Walton

- Central Lancashire boundary
- Absolute constraints**
 - Flood zone 3b
 - Ancient Woodland
- Other constraints**
 - Biological Heritage Site
 - Conservation Area
 - Public Right of Way
 - Grade II* Listed building
 - Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Higher Walton is a village located to the east of Bamber Bridge within South Ribble District. The village developed in the 19th century around Moons Mill Iron Foundry and Higher Walton Mill which were sited along the River Darwen. Historic settlement was concentrated along Blackburn Road and High Walton Road around Cann Bridge, with dispersed development along roads leading out of the village. The settlement expanded slightly in the 20th century and early 21st century with the introduction of residential development to the north off Higher Walton Road and Blackburn Road, and to the south-east on Hoghton Lane and Gregson Lane. The village contains only one Grade II listed building – the Church of All Saints on Blackburn Road. In addition the Grade II* Osbaldeston House is located to the north-west, although this is now separated from the settlement by the M6.

The majority of the settlement is located on lower lying ground associated with the River Darwen and Many Brooks, enclosed by steep bluffs and valley sides. This has presented a natural constraint to development, although to the south-east where the topography is less marked development has extended up the valley sides along Hoghton Lane. To the west, the M6 broadly delineates the settlement edge, although Higher Walton Road passes under the motorway and there is some pre-existing development to the west.

Visual relationship between the settlement and surrounding landscape

Along with the surrounding topography, the settlement is well contained by woodland related to the River Darwen and Many Brooks, including Rass Wood to the east which is identified as Ancient Woodland and designated as a South Ribble Biological Heritage Site. As a result, the settlement is generally visually contained, with wooded higher ground forming a backdrop to views out of the settlement (for example along Bridge Street and Brook Street). However, there

Appendix B Settlement setting assessment

are some more open views available from the residential development north of Blackburn Road (off Bannister Hall Lane) where the adjacent flat pastoral landscape of the valley floor is visible to the east. There are also views back towards the valley floor and settlement from the surrounding areas of higher ground and from the more open areas of the valley floor to the east, within which the Church of All Saints and Higher Walton Mill are notable landmarks.

Distinctiveness and recreational value

There is a good network of Public Rights of Way to the south of the village, and a more limited network of footpaths to the north, including that which follows the north bank of the River Darwen. This provides a recreational resource in proximity to the settlement and allows the wider setting to be appreciated. From the south-east and south-west respectively, several footpaths and Hoghton Lane/Blackburn Road and Kittingbourne Brow descend towards the valley floor. On approach along these routes views are available from the higher ground towards the historic centre of the settlement, with Higher Walton Mill in particular visible adjacent to the River Darwen. The Church of All Saints is also a notable landmark on approach along Hoghton Lane/Blackburn Road. This creates a strong sense of arrival, and views of the riverside mill in particular enhances the historic character of the settlement.

Conclusion on level of contribution

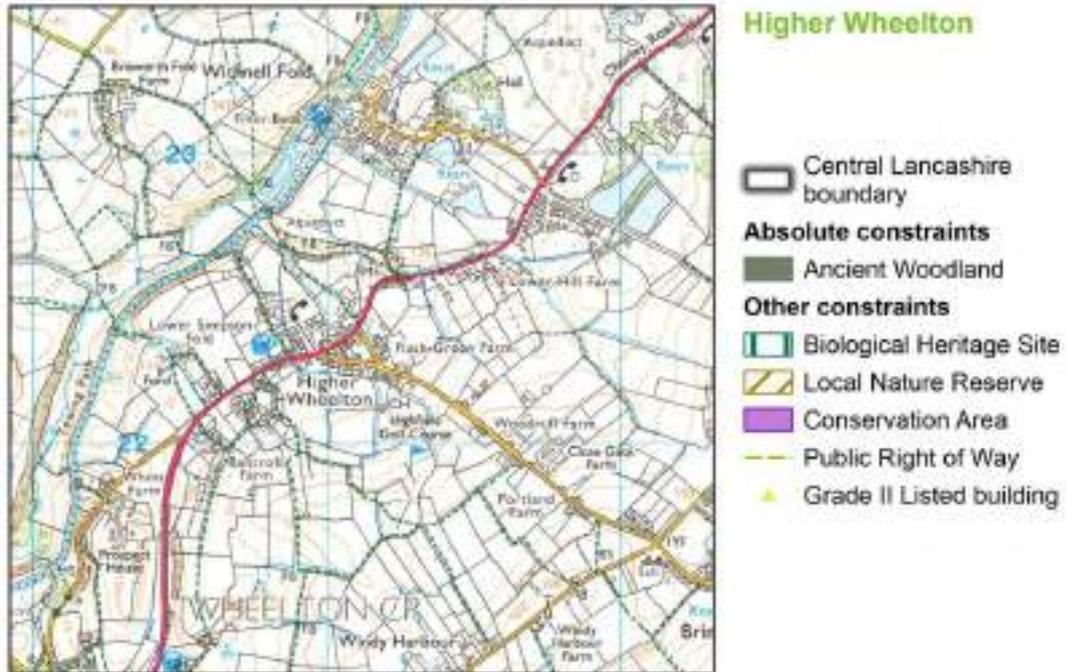
The landscape setting makes a **particularly important** contribution to the character of Higher Walton. The key areas/elements are:

- The settlement's position on the valley floor and its focus on the River Darwen which played an important functional role in the settlements development.
- The wooded valley sides and bluffs which create a sense of enclosure and forms the backdrop to views out of the village.

Appendix B Settlement setting assessment

- Views back towards the settlement from areas of higher ground and the more open areas of the valley floor to the east, within which the Church of All Saints and Higher Walton Mill are notable landmarks.
- Sense of arrival from the higher ground along Hoghton Lane/Blackburn Road and Kittingbourne Brow to the south-east and south-west respectively.

Higher Wheelton



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Higher Wheelton is a village located to the north-east of Wheelton within Chorley District. The historic settlement pattern comprised development along Blackburn Road, with a concentration around the junction with Bett Lane and Jenny Lane. The historic clustered settlement form is largely retained, albeit with some later 20th century ribbon development along roads and a small residential estate added to the north of Blackburn Road on Lawton Close. Despite the survival of some older built form, the village contains only two Grade II listed buildings to the east.

The River Lostock valley to the north-west, within which the Leeds and Liverpool Canal was later constructed, has constrained development in that direction. The shallow wooded valley of an unnamed brook presents a similar natural constraint to the north. Woodland along the canal, river (including Ancient Woodland) and the unnamed brook is also designated as a Local Nature Reserve and Biological Heritage Site which provides a further constraint. Higher ground to the south and east of the village has constrained development in these directions. There are no obvious natural or cultural constraints to the north-east, and ribbon development extends along on the A674 Chorley Road in this direction. This diminishes the sense of physical separation between Higher Wheelton and development on Oakmere Avenue and Thirlmere Drive.

Visual relationship between the settlement and surrounding landscape

The village is located within the rolling foothills of the West Pennine Moors, which lie to the south-east of the settlement. The landscape immediately surrounding the village is undulating, forming higher ground to the south-east of the River Lostock Valley. Higher ground to the south and east of the village provide some sense of containment and form an immediate backdrop to views from the settlement. This includes Windy Harbour to the south and Pike Lowe to

Appendix B Settlement setting assessment

the east. Views are also available back towards Higher Wheelton from these areas of higher ground, which allows an appreciation of the wider setting of the village. The village lies in the foreground of these views with the Bowland Fells visible in the distance beyond the River Lostock valley. Woodland along the canal, river (including Ancient Woodland) and the unnamed brook provides scenic value and contributes to the rural setting of Higher Wheelton.

Distinctiveness and recreational value

The agricultural land surrounding the settlement comprises small to medium irregular fields. This is identified as 'ancient enclosure' to the north and 'post-Medieval enclosure' to the south within the Lancashire HLC (2002). Fields are defined by hedgerows, stone walls and post and rail fencing, with a number of mature trees. This provides a rural setting immediately adjacent to the village, including on approach along the A674 from the north-east and south-west. There is a good network of public rights of way around Higher Wheelton, which is particularly extensive around Windy Harbour to the south and around the river to the north and north-west.

Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Higher Wheelton. The key areas/elements are:

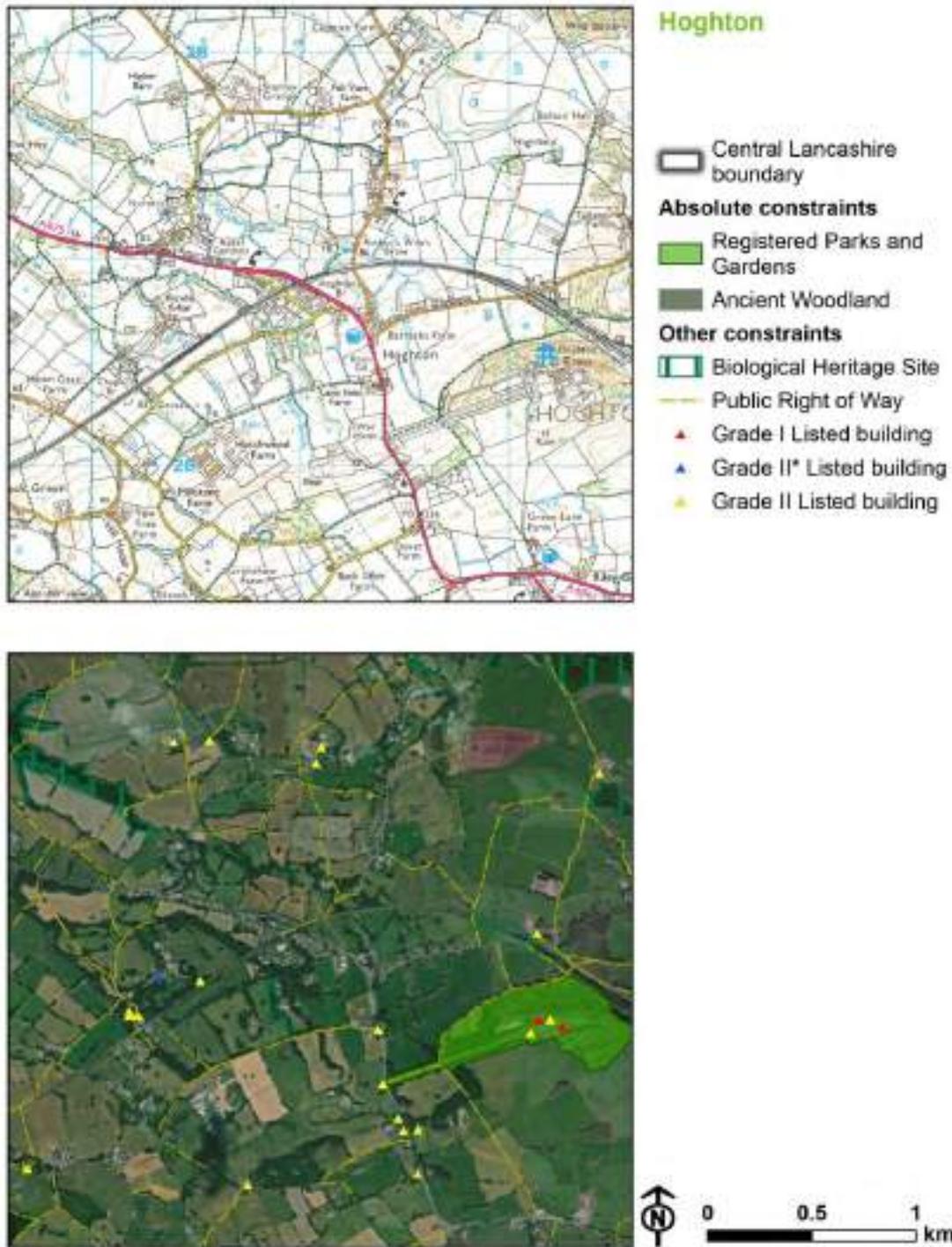
- The containing role and backdrop provided by the wooded River Lostock valley, and woodland associated with the river and Leeds and Liverpool Canal to the north-west.
- Views of Higher Wheelton from areas of higher ground to the south and east across the River Lostock valley towards the Bowland Fells in the distance.
- Extensive network of PRow which provide direct access between the village and its surrounding rural landscape.

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- The scenic value and rural setting provided by woodland along the canal, river and the unnamed brook to the north-west and north of Higher Wheelton.
- Agricultural land surrounding the village, which provides a rural setting, including on approach along the A674 from the north-east and south-west.

Appendix B Settlement setting assessment

Hoghton



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Hoghton is a village located to the south-east of Preston within Chorley District. The historic settlement form comprised dispersed areas of development along Blackburn Old Road, The Straits, Chapel Lane and Gib Lane. Later development in the 20th century was largely to the north of the village, with ribbon development along Blackburn Old Road and The Strait, and residential development concentrated around Hoghton Station (now closed) on Station Road. As a result of this later development, the northern area forms the core of the village today. However, the historic dispersed settlement pattern is retained to the south and this area contains several scattered listed buildings, including the Grade II Church Of The Holy Trinity and Holy Trinity School on Blackburn Old Road. The village was historically connected with Hoghton Tower, a Grade I Listed mansion house with associated parkland (Grade II RPG), sit on an escarpment rising above the River Darwen to the south east of the village. The village is also located adjacent to an area of remnant historic parkland to the west which is associated with Brindle Lodge, a Grade II* listed building.

The growth of the village has been constrained to the north and south-west by two watercourses and their associated wooded valleys, namely Quaker Brook and Black Brook. The historic parkland at Bridle Lodge to the west also acts as an additional cultural constraint in this direction, principally limiting further ribbon to the south of The Strait and Hoghton Lane (A675). To the south-east of the village the historic parkland at Hoghton Tower constrains development, reflected in the retained historic dispersed settlement pattern here. Ribbon development along Chapel Lane has been confined to the northern side of the road, with the open pastoral landscape around Hoghton Tower retained .

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The woodland along the Quaker Brook and that along Black Brook and around Brindle Lodge provides scenic value to the north, west and south-west of the settlement. To the south-east of the village rising landform and the dispersed nature of the built form mean there is a strong visual relationship with the surrounding rural landscape. There are long distance views available over the surrounding low-lying agricultural landscape to the south-west and west of the village, with the city of Preston distantly visible through intervening vegetation. Hoghton Tower Woods on the rising escarpment provides a wooded backdrop to the south-east. This creates a sense of rurality and contributes to an overall rural character.

Distinctiveness and recreational value

The setting to the south-east is added to by the presence of historic parkland at Hoghton Tower, including views of its main entrance and avenue approach towards the Grade I listed building; and the presence of several Grade II listed buildings, including Church Of The Holy Trinity which forms a notable landmark on approach. The historic parklands associated with both Hoghton Tower and Brindle Lodge creates a very strong sense of time depth in the landscape and this contributes strongly to the character of the village. On approach to the village from the south along Hoghton Lane (A675), views across open agricultural fields towards Hoghton Tower Woods create a sense of arrival. The majority of the Hoghton Tower RPG is not publicly accessible without an admission fee, although a Public Right of Way runs part-way along the avenue approach. There is also a good network of Public Rights of Way to the north of the village and across the remnant historic parkland of Brindle Lodge to the west. This provides access to the surrounding landscape and allows an appreciation the immediate rural surroundings.

Appendix B Settlement setting assessment

Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Hoghton . Key areas/elements are:

- A strong sense of time depth and distinctiveness as a result of the presence of historic features, including historic parkland at Hoghton Tower to the south-east and Brindle Lodge to the west. These features have also presented cultural constraints on the village's development.
- A strong visual relationship with the surrounding wooded agricultural landscape, which contributes to an overall rural character.
- Views across open agricultural fields towards Hoghton Tower Woods, which create a sense of arrival on approach to the village from the south along Hoghton Lane (A675).
- The wooded valleys of the Black Brook and Quaker Brook, which have constrained the expansion of the village to the south-west and north and provide scenic value.
- A good network of Public Rights of Way to the north and west of the village, which provides access to the surrounding landscape and allows an appreciation the immediate rural surroundings.

Appendix B Settlement setting assessment

Horwich



Horwich

-  Central Lancashire boundary
- Absolute constraints**
-  Site of Special Scientific Interest
-  Flood zone 3b
-  Scheduled Monument
-  Registered Parks and Gardens
-  Ancient Woodland
-  Open access land (CRoW Act)
- Other constraints**
-  Biological Heritage Site
-  Local Nature Reserve
-  Country Park
-  Conservation Area
-  National Cycle Network
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Horwich is a town located to the south-east of Chorley within the Metropolitan Borough of Bolton. Only land to the north and north-west of the settlement lies within the Central Lancashire Area. The town began as a hunting chase, but in the 19th century the settlement became a centre for the cotton and bleaching industries. This, and the arrival of the railway works in 1884, led to the rapid expansion of the town. In the 19th century development was largely focused along Chorley New Road, Lee Lane and Church Road, although during the 20th century the town expanded to the north-east, south-west and south-east. In the early 21st Century the town has seen some urban regeneration, including at Middlebrook to the south-east. The more historic areas of the town are indicated by two conservation areas: 'Horwich Town Centre' and 'Horwich Locomotive Works'; and a number of Grade II listed buildings, including the Church of Holy Trinity and the former Wallsuches Bleach Works. Lever Park to the north is also designated as a Grade II RPG.

Rising ground of the West Pennine Moorlands to the north and north-east has influenced the form of Horwich, with development located on the lower slopes and valley of the Middle Brook. The River Douglas also runs along the northern boundary of Horwich, and is heavily wooded, creating an additional natural constraint. Development to the north is also constrained by Lever Park, a Grade II Registered Park and Garden, laid out in the early 20th century as a public park.

Visual relationship between the settlement and surrounding landscape

Horwich lies on the southern edge of the West Pennine Moors, and the landscape to the north is dominated by Winter Hill and Rivington Pike. These features have a strong visual connection with the town, overlooking it and providing a strong visual backdrop. This is reflected in the Town Centre

Appendix B Settlement setting assessment

Conservation Area Appraisal, which states that the moors provide “*an imposing backdrop to the north ... side streets provide glimpses and attractive views to the north up to Rivington Pike*”. Views are also available back down towards the town from the moorland. The rising topography, particularly in eastern areas of the town, also affords some distant views over the lower lying industrial foothills and valleys to the north-west. To the north, woodland on the edge of the Lever Park means there is limited visibility between the town and the main parts of the country park. There is a visual relationship between the north-western edge of the town and the immediate surrounding farmland, however this is not important to the character of the immediately adjacent later suburban development. The M61 runs through this area, and is an intrusive modern element in the landscape, as is Bolton West service station which can be seen in views from the north-western settlement edge.

Distinctiveness and recreational value

Footpaths lead from the north-eastern edge of Horwich, including the Rotary Way long distance path, and provide connections to the wider countryside of Central Lancashire. Many of these lead to the moors which are designated as Open Access Land and provide an important recreational resource allowing the setting of the settlement to be appreciated. There is also a good networks of footpaths that connect Horwich to Lever Park in the north, providing an important recreational resource in proximity to the town. The landscape to the north-west of Horwich is lower-lying and flatter, and in use as pasture. This area, along with the landscape to the immediate north-east of the town, is identified as ‘ancient enclosure’ within the Lancashire HLC (2002). This comprises an irregular medium and large-scale field pattern that displays some sense of time-depth.

Appendix B Settlement setting assessment

Conclusion on level of contribution

Parts of the landscape setting (within the Central Lancashire Area) make a **reasonably important** contribution to the character of Horwich. Key areas/elements are:

- The backdrop to the town provided by the West Pennine Moors to the north, in particular Rivington Pike and Winter Hill, which contributes to the scenic qualities of the town. This is particularly prominent in the north-west of the settlement.
- Historic parkland and woodland of Lever Park, which provide scenic, recreational and historic value.
- The network of Public Rights of Way to the north, which provide connections to the wider countryside and provide an important recreational resource in proximity to the town.

Appendix B Settlement setting assessment

Hutton



Hutton

-  Central Lancashire boundary
- Absolute constraints**
 -  Flood zone 3b
 -  Ancient Woodland
- Other constraints**
 -  Biological Heritage Site
 -  Local Nature Reserve
 -  Conservation Area
 -  National Cycle Network
 -  Public Right of Way
 -  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Hutton is a village located to the north-west of Leyland and west of Penworthan within South Ribble District. The village is located on the edge of the coastal plain landscape, adjacent to coastal marshes to the north. Historically development was dispersed along Liverpool Road, however today the settlement form has altered significantly following the introduction of residential estates in the 20th and early 21st centuries to the south-west and north. Whilst some early built form survives, the town does not contain any conservation area designations and only one Grade II listed building (Hutton Manor). Hutton Hall and its associated parkland was located to the east of the village. The Hall has now been demolished, but the some of the parkland remains , although now contains the Lancashire Constabulary Headquarters and Police Training School.

To the south of Hutton, Longton Brook has constrained the expansion of residential estates, and now defines the southern edge of the village. This feature has also ensured that a degree of distinction between Hutton and Longton to the south-west is retained. Although situated slightly further from Hutton to the north and north-east, Mill Brook has similarly helped to maintain distinction between Hutton and Penwortham. Woodland along the Mill Brook, along with woodland belts within the remnant parkland of Hutton Hall, further distinguish the two urban areas. There are no notable natural or cultural constraints to the south-west or north, reflected in the expansion of the settlement in these directions. This includes a recently developed site at Walton Gardens, which was a housing allocation site within the South Ribble Local Plan (2015).

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the low-lying flat topography. However, views are generally attainable from the edge of the settlement across the adjacent farmland which contributes to an overall rural character. This is particularly noticeable from sections of Liverpool road to the north and north-west of the village, including across Protected Open Land (South Ribble Local Plan, 2015) at Schoolhouse Farm. To the north-east and east, the woodland belts along Mill Brook (designated as a South Ribble Biological Heritage Site) and within the remnant parkland tends to restricts views out of the village, although this provides some scenic value and integrates the settlement edges. From a few limited locations, the Forest of Bowland high fells are distantly visible on the horizon.

Distinctiveness and recreational value

The majority of the surrounding landscape is identified as ‘ancient enclosure’ (pre-AD1600) within the Lancashire HLC (2002) and therefore displays some time-depth and distinctiveness. To the north-west of the village Hutton Marsh, a large area of marshland lying at the confluence of the River Douglas and River Ribble, contains the Ribble and Alt Estuaries Ramsar Site and SPA and Ribble Estuary SSSI. This is a distinctive and scenic landscape which provides a sense of tranquillity and remoteness. Whilst located at some distance from the village, it is connected to it via Grange Lane and Public Rights of Way. This landscape is closely associated with the village (as indicated by its name) and therefore plays an important role in its wider setting. The village is also connected to the River Ribble to the north by a network of lanes and Public Rights of Way, and the National Cycle Network Route 62 passes through the village on the A59.

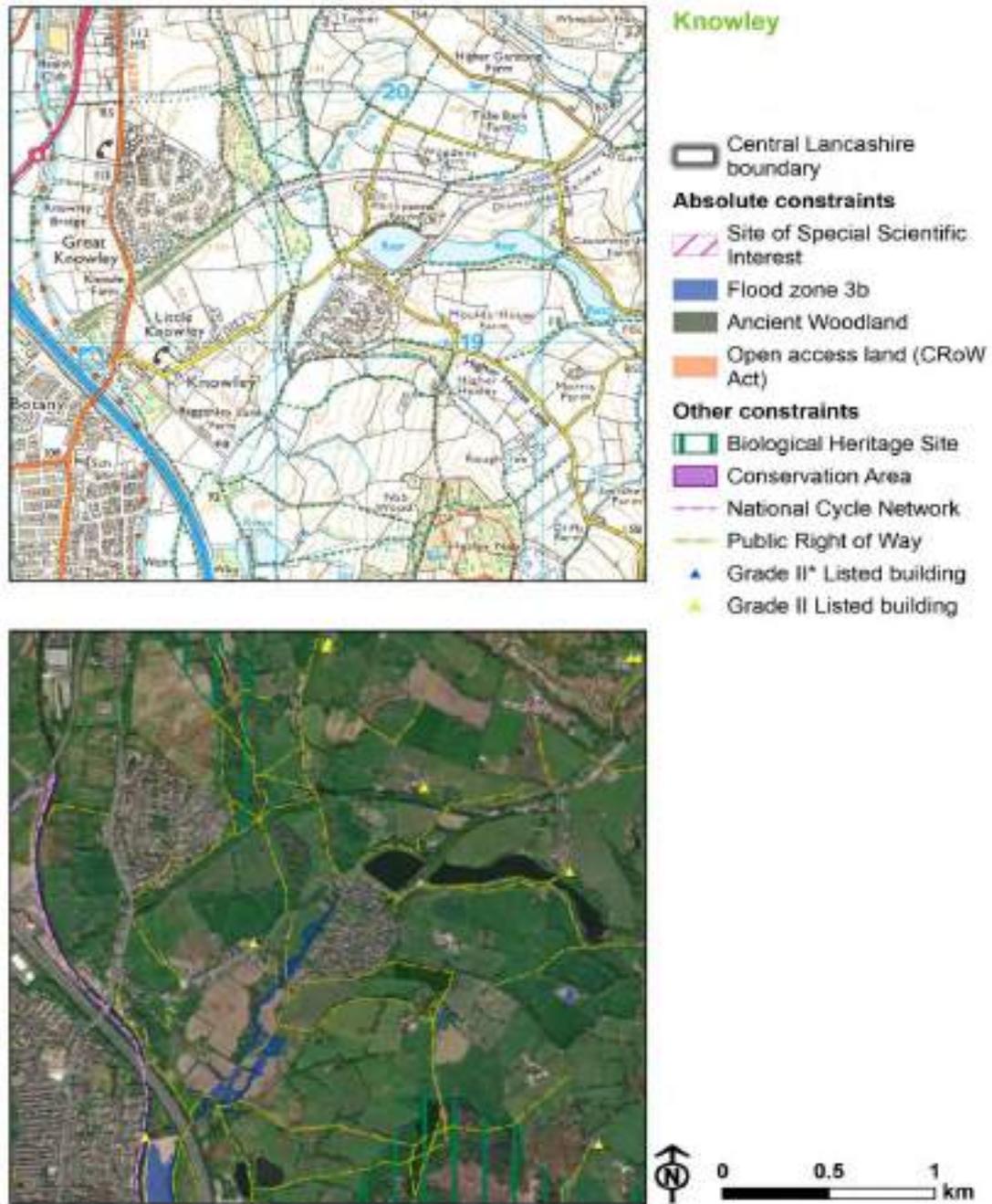
Appendix B Settlement setting assessment

Conclusion on level of contribution

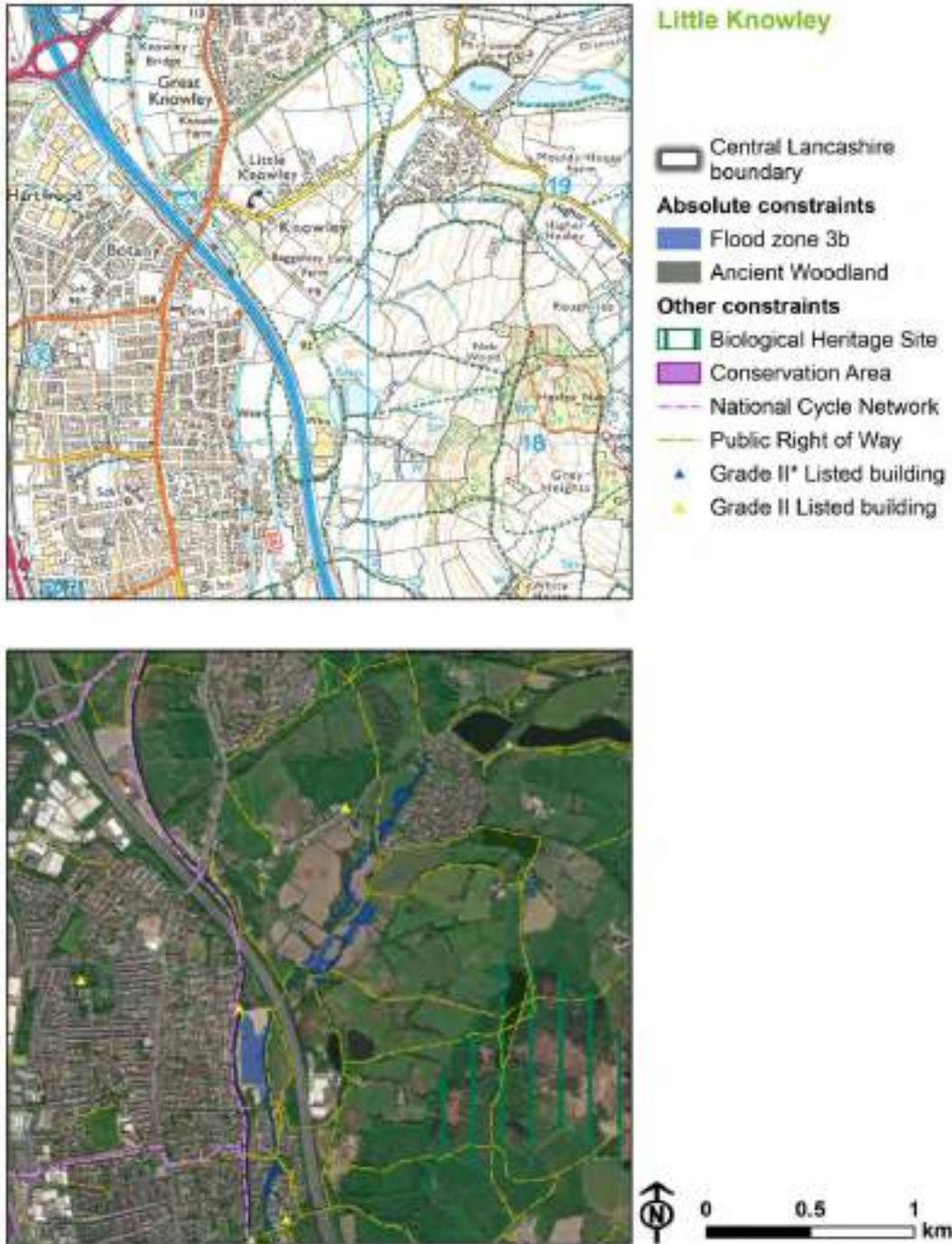
Parts of the landscape setting make a **reasonably important** contribution to the character of Hutton. Key areas/ elements are:

- Blocks of woodland and remnants of a historic parkland landscape to the north and east which integrate the settlement edges and provide scenic value and a sense of separation between Hutton and Penwortham to the north-east.
- Views from the edge of the settlement across the adjacent farmland, which creates a sense of rurality and contributes to an overall rural character.
- The scenic, perceptual and recreational value provided by Hutton Marsh to the north-west of the village

Knowley/Little Knowley



Appendix B Settlement setting assessment



B.1

Appendix B Settlement setting assessment

Influence of landscape on settlement form

Knowley/Little Knowley is a village located to the east of Chorley within Chorley District. Historically development in Knowley was along Heapey Road, to the west of the Black Brook; whilst that in Little Knowley was further to the west, focussed around the junction of Blackburn Brow, Knowley Brow and Bagganley Lane. Healey Bleach Works were located to the east of Black Brook, off Heapey Road. The village has retained its linear form, although a large residential estate was built in the later 20th century on the site of the bleach works. The village contains only one Grade II listed building.

Steeper landform to the south-east of Heapey Road has restricted development in Knowley, which lies almost exclusively along the north-western edge of this road. Little Knowley follows the B6228, constrained to the west and south-west by topography sloping down to the valley bottom within which the Leeds and Liverpool canal is located. A railway line to the north, now dismantled, also constrained development along Blackburn Brow to the north. This provides a separating feature between the village and Great Knowley. The settlement has retained its historic pattern as a linear ribbon development, notwithstanding the more recent development on the former bleach works site which forms a new and separate area of Knowley.

Visual relationship between the settlement and surrounding landscape

Development along Heapey Road in Knowley overlooks the valley of the Black Brook, offering clear views east across the valley towards Grey Heights hill. Beyond this the West Pennine Moors form a broad backdrop to the views in this direction. Due to its prominent position on the hillside, Knowley is also visible from elevated positions to the east and south-east, including from the West Pennine Moors and Healey Nab. This intervisibility with the surrounding

Appendix B Settlement setting assessment

landscape allows its wider setting to be appreciated and enjoyed. Little Knowley sits on a slight ridge with some elevated views available to the west across the Leeds and Liverpool Canal and M6 Motorway towards Chorley. However, these views are towards the urban edge of Chorley and the M61 and are partially filtered through intervening woodland on the south-western and western settlement edge. There are generally views from the settlement edge across adjacent agricultural land, which contributes to an over-riding rural character. This is particularly the case to from Knowley Brow/Heapey Road between the two distinct areas of settlement. The development at the former bleach works site is generally more contained, including by rising topography and Temple Wood to east and embankments associated with reservoirs to the north. This tends to limit views both into and out of this part of the settlement.

Distinctiveness and recreational value

Knowley/Little Knowley is a village located to the east of Chorley within Chorley District. Historically development in Knowley was along Heapey Road, to the west of the Black Brook; whilst that in Little Knowley was further to the west, focussed around the junction of Blackburn Brow, Knowley Brow and Bagganley Lane. Healey Bleach Works were located to the east of Black Brook, off Heapey Road. The village has retained its linear form, although a large residential estate was built in the later 20th century on the site of the bleach works. The village contains only one Grade II listed building.

Conclusion on level of contribution

Parts of the landscape setting make a **particularly important** contribution to the character of Knowley/Little Knowley. Key areas/ elements are:

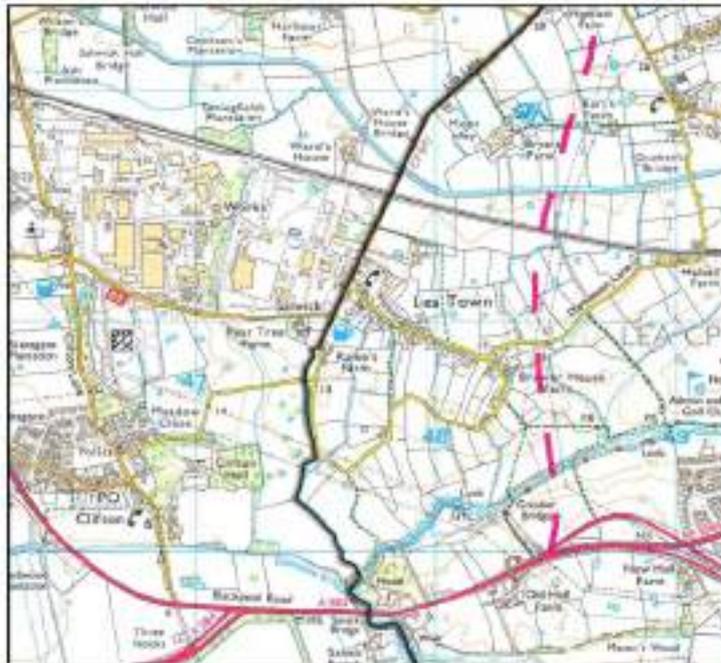
- Steeper landform to the south-east of Heapey Road, which has restricted development in Knowley and affords views over the valley of the Black Brook.

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- Intervisibility with the more elevated landscape to the east and south-east, including the West Pennine Moors and Healey Nab.
- Views across adjacent agricultural land, including from Knowley Brow/Heapey Road, which contributes to an over-riding rural character.

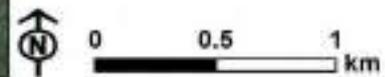
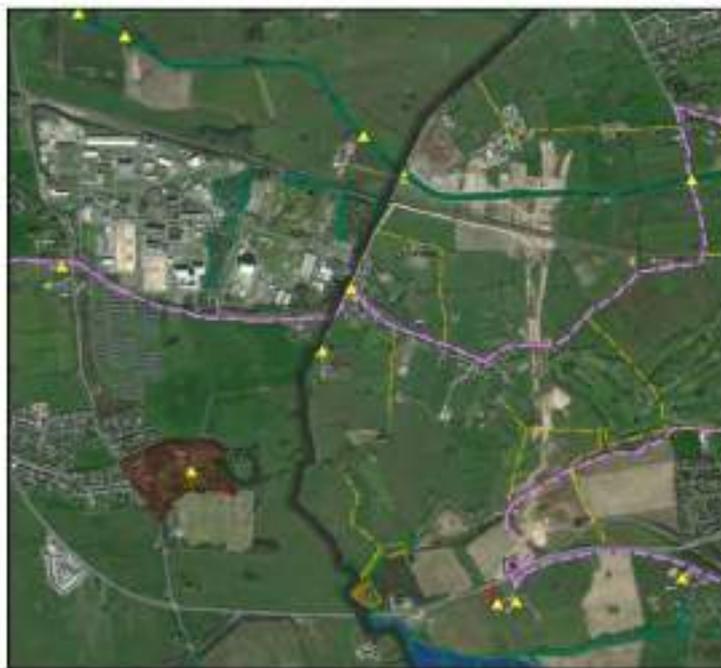
Appendix B Settlement setting assessment

Lea Town



Lea Town

- Central Lancashire boundary
- Absolute constraints**
- Flood zone 3b
- Other constraints**
- Preston Historic Designed Landscape
- Biological Heritage Site
- Local Nature Reserve
- National Cycle Network
- Public Right of Way
- Grade I Listed building
- Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Lea Town is a village located to the west of Preston within Preston District. The historic settlement form comprised dispersed linear development along Darkinson Lane and Lea Lane to the north of the River Ribble. There has been some more recent introduction of residential development along these routes, although the historic linear settlement pattern is largely retained. The historic parts of the settlement on Lea Lane are indicated by two Grade II listed buildings. In the mid-20th century a large nuclear fuel production complex was constructed immediately to the west of the village in Salwick (Westinghouse Springfields Fuels).

There are no obvious physical or cultural constraints inhibiting the growth of Lea Town. Historically, the low lying land to the south of the settlement in proximity to the River Ribble and Savick Brook remained undeveloped. However, the immediate context of Lea Town does not fall within any flood zone today.

Visual relationship between the settlement and surrounding landscape

The landscape surrounding Lea Town is relatively low-lying, rising gradually northwards away from the River Ribble. This, and the presence of mature vegetation within field boundaries, tends to limit longer distance views to and from the settlement. Views out of the village are also more limited at the western end of Darkinson Lane, where built form lines either side of the road; whilst to the east views are more open, being across immediately adjacent open fields. These views across the adjacent farmland provide a rural setting to the village. Views west are also foreshortened by woodland associated with the Westinghouse Springfields Fuels, which largely restricts views of the large-scale industrial structures within. The rural setting is impaired by the visual prominence of a series of four overhead power lines to the south and east, and industrial structures to the north visible from the east of the village.

Appendix B Settlement setting assessment

Distinctiveness and recreational value

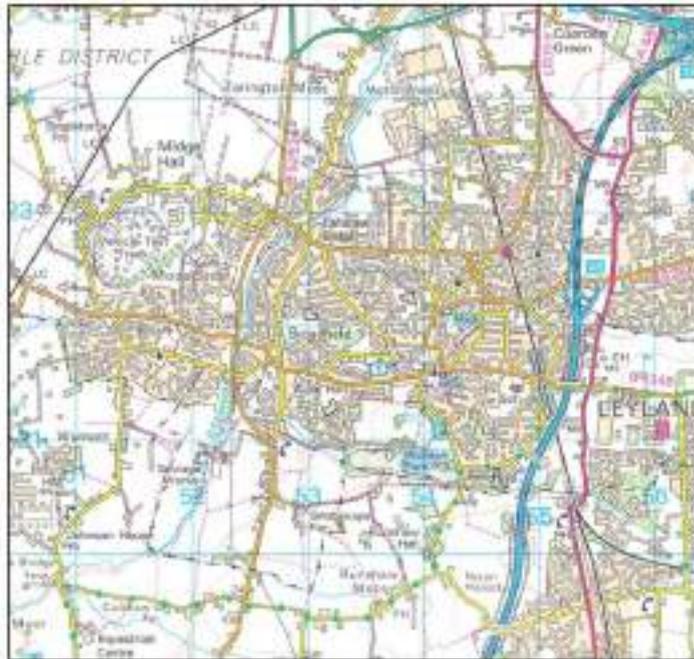
The landscape to the south of the settlement is identified as 'ancient enclosure' within the Lancashire HLC (2002). The distinctive pattern of strip fields here provides a strong landscape structure, further strengthened by some dense and generally well-maintained hedgerows. The field pattern to the north of the settlement is identified as 'post-medieval enclosure' and is more open with less mature hedgerow vegetation. The immediately surrounding landscape provides a sense of time-depth and distinctiveness, particularly that to the south, and enhances the rural setting of the village. A network of Public Rights of Way, including the Millennium Ribble Link, Guild Wheel and that along the Lancaster Canal, and lanes connect the settlement to the surrounding farmland which allows the landscape setting to be appreciated. The rural setting is also appreciated on approach to the settlement along Lea Lane from the north, and along Darkinson Lane from the south and north-east.

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Lea Town. Key areas/ elements are:

- Sense of time depth and rurality provided by the surrounding landscape, particularly the distinctive strip fields to the south of the settlement.
- Relatively open views from the settlement across open farmland immediately to the north of the settlement.
- A network of Public Rights of Way which connects the settlement with the surrounding rural landscape setting.

Leyland/Farrington



Leyland/Farrington

-  Central Lancashire boundary
- Absolute constraints**
-  Flood zone 3b
-  Scheduled Monument
-  Registered Parks and Gardens
-  Ancient Woodland
- Other constraints**
-  Biological Heritage Site
-  Country Park
-  Conservation Area
-  National Cycle Network
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Leyland is a town located within South Ribble District. The old village of Leyland was centred around the Village Cross, and includes parts of Towngate, Fox Lane, Worden Lane, Sandy Lane and Church Road. This area marks the historic core of the settlement and contains two conservation areas - 'Leyland Cross Conservation Area' and 'Sandy Lane Conservation Area' – and several listed buildings, including the Grade II* Church of St Andrew. In the late 18th century Leyland became a centre for the bleaching and finishing industry and began to expand through the 19th century, with the construction of mills, warehouses and workers housing. Further expansion has occurred during the 20th and early 21st centuries with the construction of several residential estates. The outward expansion has substantially altered the historic settlement form, dwarfing the historic core. In particular, residential estates introduced in the Moss Side area of the town have extended development to the west beyond the River Lostock.

Historically, settlement growth was constrained to the south by Shaw Brook and the historic parkland associated with Worden Hall (now designated as a Grade II RPG). A lack of constraints to the north, east and west is reflected in expansion in these directions and has resulted in some former separate villages being subsumed as part of Leyland, including Earnshaw Bridge to the north-west and Farrington to the north-east. Today, the eastern settlement edge is defined by the M6, which provides a sense of separation between Clayton-le-Woods to the east and Euxton/Buckshaw Village to the south-east.

Visual relationship between the settlement and surrounding landscape

Due to the presence of road infrastructure and other urban areas, only land to the south, west and north of the settlement is open. This comprises relatively flat agricultural land, meaning it does not provide a backdrop to the settlement.

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However, some views are attainable from the edge of the settlement across the adjacent farmland, which provides some sense of rurality. Views are also available towards the settlement from parts of the surrounding landscape, particularly to the north and west where the settlement edge is generally more open. From here, the settlement is backdropped by the West Pennine Moors in the distance. In places woodland cover around the settlement edges creates a sense of scenic value, by providing a wooded backdrop to views out of the town. This includes Worden Park to the south, the wooded course of Shaw Brook to the south-east, and the wooded course of the River Lostock to the north-west and south-west. The wooded corridor of the River Lostock also creates a sense of separation between the main part of Leyland and Moss Side to the west.

Distinctiveness and recreational value

To the south the historic parkland at Worden Hall provides an open landscape setting in relative proximity to the historic parts of the settlement. This is noted (along with Leyland Crickets and Sports Grounds) within the Leyland Cross Conservation Area Appraisal (2013) as being “*very important areas of public open spaces*” which “*provide invaluable areas of green spaces for both informal and formal recreational pursuits*”. The historic character and wooded setting of the park also contributes to a sense of arrival into Leyland when approaching from the south along Worden Lane and several Public Rights of Way. More recently development has taken place around Worden Park to the east and west, giving the impression of the landscape intruding into the urban area. This increases the importance of the park in providing an open landscape setting in proximity to the town.

Elsewhere around the settlement there is a comprehensive Public Rights of Way network, which allows views of the wider rural landscape setting to be appreciated and enjoyed. The wider landscape to the south is identified as ‘ancient enclosure’ (pre-AD1600) within the Lancashire HLC (2002). The distinctive sense of time-depth associated with this is enhanced by the adjoining Worden Hall RPG.

Appendix B Settlement setting assessment

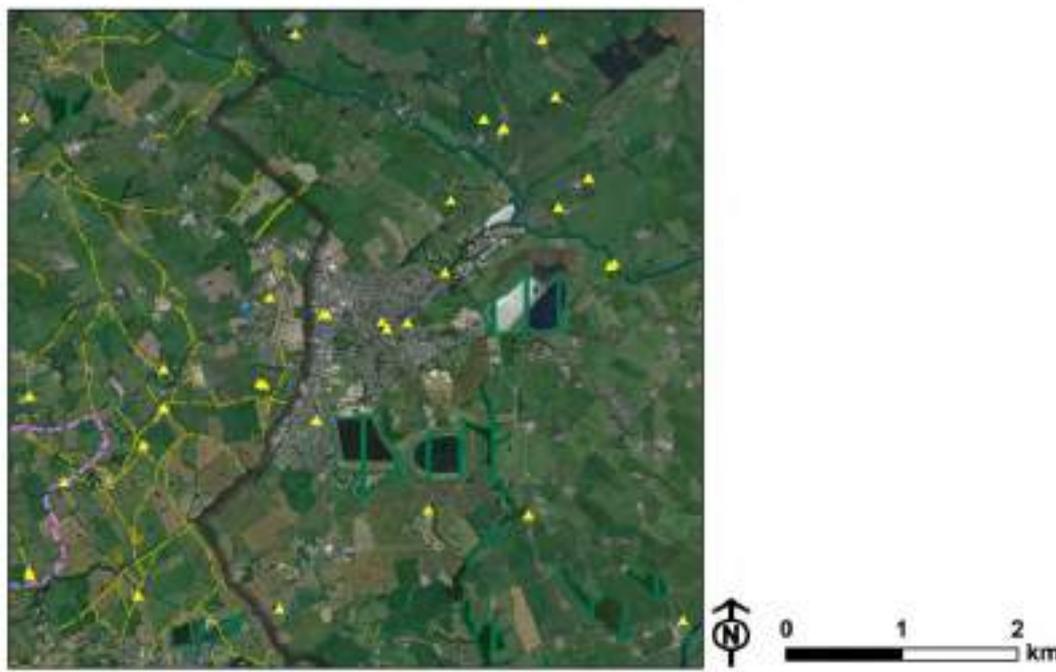
Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of limited parts of Leyland/Farington. Key areas/ elements are:

- the historic parkland at Worden Hall, which provides an open landscape setting in relative proximity to the historic parts of the settlement, provides scenic and recreational value and contributes to a sense of arrival when approaching from the south.
- The wooded course of the River Lostock, which provides some scenic value to the south-west and north-west.
- The wooded course of the Shaw Brook, which provides some scenic value to the south-east.

Appendix B Settlement setting assessment

Longridge



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Longridge is a town located to the north-east of Preston at the western end of Longridge Fell within the Ribble Valley District; Only land to the west of the settlement is within the Central Lancashire Area. It began as a market town but began to expand in the 19th century when cotton mills and local stone quarries became important to the town's development. The historic form of the settlement was focussed on three main roads – Inglewhite Road, Berry Lane and Preston Road/Derby Road – which today retain examples of good quality 19th century stone buildings, including terraces and workers cottages. Further expansion occurred from the 20th century, much of it in the 1960s and 1970s, through to the early 21st century.

To the south-west Savick Brook and associated woodland has defined the edge of Longridge, confining the Shay Lane Industrial Estate into a narrow corridor. West of Savick Brook, Green Nook House Grade II Listed Building and associated small scale parkland has also constrained development. Tree belts surrounding this property create a clear boundary between development off Cumeragh Lane and the surrounding farmland.

Visual relationship between the settlement and surrounding landscape

Tree belts in the vicinity of Green Nook House and woodland along Savick Brook integrate the settlement edge and provide scenic value to the south-west. This, also serves to screens views of development in views back towards the settlement from the surrounding landscape, which helps maintain a rural character. Longridge Conservation Area and several Grade II listed buildings mark the historic core of the town today. The Longridge Conservation Area is essentially urban in character with the three principal streets being lined with buildings, which tends to restrict views out to the surrounding landscape setting. However, there tends to be stronger visual connection with the surrounding landscape from the settlement edges to the north-west. From Half Penny Lane

Appendix B Settlement setting assessment

there are views available across the adjacent pastoral landscape to the west, north-west and north, with the Forest of Bowland fells forming a distant backdrop.

Distinctiveness and recreational value

The landscape to the west of the town comprises an intricate historic landscape pattern, defined by hedgerows with mature hedgerow trees and a network of winding tracks and lanes. Much of this landscape is identified as 'ancient enclosure' within the Lancashire HLC (2002), which provides some sense of time-depth. There is an extensive network of Public Rights of Way that connect the town to the surrounding landscape and allow the wider setting to be appreciated.

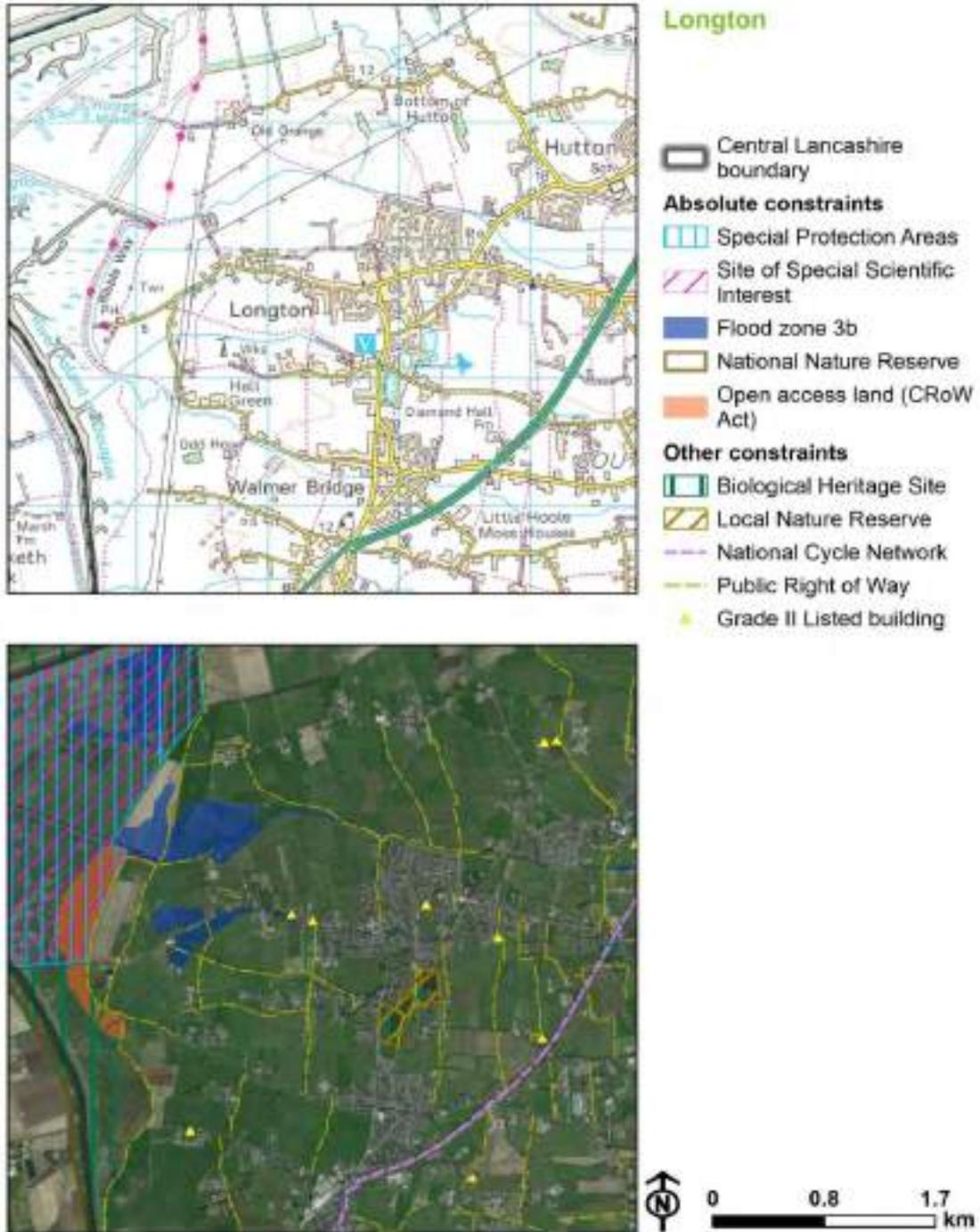
Conclusion on level of contribution

Parts of the landscape setting (within the Central Lancashire Area) make a **reasonably important** contribution to the character of Longridge. Key areas/elements are:

- Savick Brook and the area and planting associated with Green Nook House, which constrains development and creates an integrated settlement edge to the south-west.
- Strong visual connection from half penny lane with the open pastoral landscape setting to the west.
- Views, towards the Forest of Bowland AONB to the north-east, which forms a distant backdrop to views from the settlement edge.

Appendix B Settlement setting assessment

Longton



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Longton is a large village located to the north-west of Leyland and south-west of Penworthan within South Ribble District. The village is located on the edge of the coastal plain landscape, adjacent to coastal marshes to the north and west. The historic settlement pattern comprised linear east-west development along Marsh Lane, Liverpool Road and Chapel Lane. Whilst the original east-west axis of development is still apparent, the introduction of residential estates to the north and south in the mid to late 20th century has altered its historic form. Whilst some of the older built form survives, the settlement contains only a few Grade II listed buildings and no conservation area designations.

The growth of the village has been constrained to north by Longton Brook and, to a lesser extent, to the south by Tarra Carr Gutter. However, development along Liverpool Road has extended beyond the latter with only a small area of open land separating Longton from development on the northern edge of Walmer Bridge. To the west and north-west of the village the topography descends gradually down to coastal marshes and the floodplain of the River Douglas, which has constrained growth in this direction. The former Longton Brick Pits (now flooded to create a series of ponds and designated as a Local Nature Reserve and South Ribble Biological Heritage Site) has constrained development to the south east. The ponds and surrounding woodland cover also helps maintain a degree of distinction between the village of Walmer bridge to the south. To the east there are no notable natural or cultural constraints and development has extended in this direction along Chapel Lane. Whilst there are some gaps between built form in proximity to New Longton, there is little perceived distinction between Longton and New Longton when travelling along Chapel Lane. Further development has also recently occurred (such as Fieldings Close) or is planned to the west of the village, with two housing allocations sites located south of Chapel Lane – ‘Land at Longton Hall’ and ‘Rear of Chapel Meadow, Longton’.

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the low-lying flat topography. However, views are generally attainable from the edge of the settlement across the adjacent farmland which creates a sense of rurality and contributes to an overall rural character. This is particularly noticeable from sections of Chapel Lane to the east of the village, including views south across an area of Protected Open Land (South Ribble Local Plan, 2015). To the north-east and south-east vegetation along Longton Brook and woodland at Longton Brick Pits tends to restricts views out of the village, although this provides some scenic value and integrates the settlement edges.

Distinctiveness and recreational value

The majority of the surrounding landscape is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002) and therefore displays some time-depth and distinctiveness. Much of this comprises remnants of a Medieval open-field system of elongated fields running at right angles to the settlement edges (particularly evident along Chapel Lane, Marsh Lane and Hall Lane). To the west and north west of Longton Marsh, a large area of marshland lying at the confluence of the River Douglas and River Ribble, contains the Ribble and Alt Estuaries Ramsar Site and SPA; Ribble Estuary SSSI; and Longton Out Marsh Registered Common Land. It is a distinctive and scenic landscape which provides a sense of tranquillity and remoteness. An extensive network of lanes and footpaths, including Hall Lane and Marsh Lane and the Ribble Way long distance path, provide access to this landscape for walkers and cyclists. This landscape is closely associated with the village (as indicated by its name) and therefore plays an important role in its setting.

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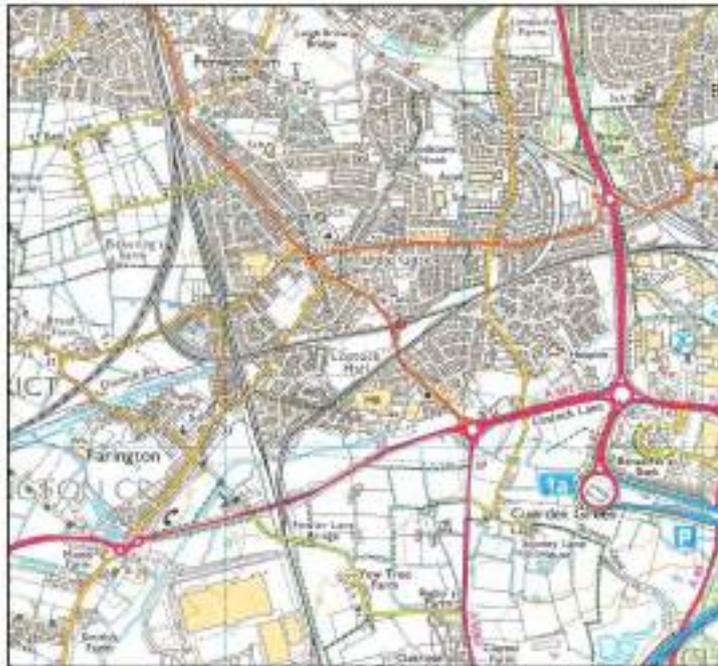
Conclusion on level of contribution

Parts of the landscape setting of Longton make a **reasonably important** contribution to the character of the settlement. Key areas/ elements are:

- Views from the edge of the settlement across the adjacent historic farmland, which creates a sense of rurality and contributes to an overall rural character.
- The scenic, perceptual and recreational value provided by Longton Marsh to the west of the village.
- Vegetation along Longton Brook and woodland cover at Longton Brickcroft Nature Reserve, which provides some scenic value and integrates the settlement edges.
- An extensive network of Public Rights of Way which provide access to the surrounding landscape, including the Longton Marsh to the west.

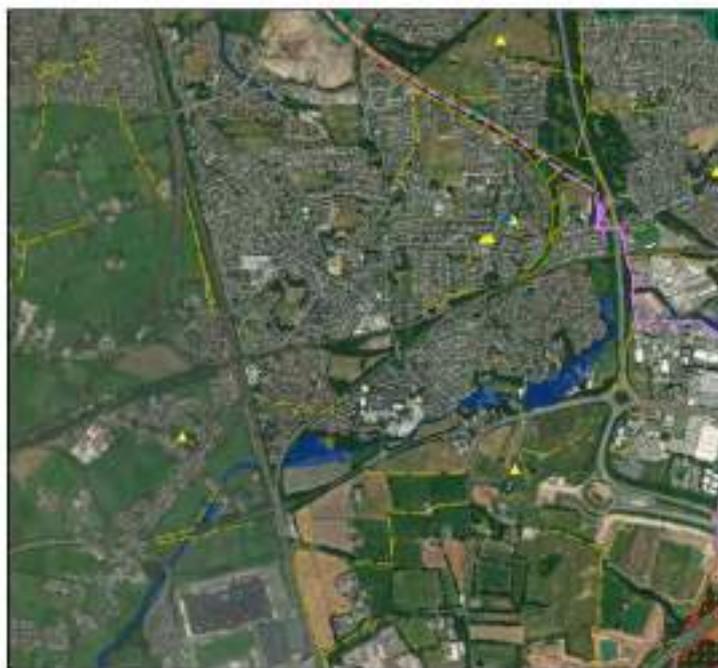
Appendix B Settlement setting assessment

Lostock Hall



Lostock Hall

- Central Lancashire boundary
- Absolute constraints**
- Flood zone 3b
- Ancient Woodland
- Other constraints**
- Biological Heritage Site
- Local Nature Reserve
- Country Park
- National Cycle Network
- Public Right of Way
- Grade II* Listed building
- Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Lostock Hall is located to the north of Leyland and forms part of the South Ribble Urban Area (as defined within the South Ribble Local Plan, 2015). The original settlement began to the north of the River Lostock around the Medieval Lostock's Hall, from where it derived its name. The settlement form was originally dispersed, with some early development surviving (such as the Grade II* listed Todd Hall). The settlement began to expand in the 19th century with the construction of several cotton mills. Development at this time was concentrated mainly along Watkin Lane, including at Tardy Gate. Development continued through the 20th and early 21st centuries with the introduction of several residential estates, including the Walton Park area to the north. The outward expansion of the settlement has dwarfed the historic areas and has resulted in there being very little physical distinction between Lostock Hall and adjacent settlements, including Walton-le-Dale to north-east, Bamber Bridge to the east and Penwortham to the north-west.

Lostock Hall has grown radially along the various roads leading to/from the historic core of the settlement. However, its growth was constrained historically to the south, east, north-east and west by the 19th Century railway network, which included the West Coast Mainline to the west and local branches of the Lancashire and Yorkshire railway further south and to the northeast. More recently, settlement has expanded beyond some of these features to the south, east and north-east, and today the settlement is contained by the A6 to the east, and the A582 to the south. The A6 and West Coast Mainline in particular create some sense of perceived separation between Lostock Hall and Bamber Bridge to the east and Penwortham (Kingsfold) in the west. The railway line along the north-eastern edge of the settlement is now dismantled, but woodland belts along its course still play a role in separating Lostock Hall from Bamber Bridge. This is designated as a LNR and South Ribble Biological Heritage Site.

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The majority of the land surrounding Lostock Hall comprises urban development. Only land to the south, south-west and west is undeveloped. This comprises predominantly flat agricultural land, meaning it does not provide a backdrop to the settlement. The visual connection between the settlement and its surrounding landscape is further weakened by the presence of the West Coast Main Line along the eastern edge of the settlement and A582 to the south. However, in places woodland cover around the settlement edges provides a wooded backdrop to views and some sense of scenic value. This includes the wooded course of the dismantled railway to the north-east and woodland along the River Lostock to the south.

Distinctiveness and recreational value

The landscape to the south of Lostock Hall is identified as ‘ancient enclosure’ (pre-AD1600) within the Lancashire HLC (2002). Whilst this displays some sense of time-depth, the distinctiveness of the landscape is limited due to the influence nearby of transport corridors, large-scale industrial parks and suburban development. The landscape to the south and west of the settlement contains a fairly sparse network of Public Rights of Way. . In the northwest of the settlement, National Cycle Route 55 runs along the dismantled railway. For much of this route, the cycle path is in a cutting and vegetation screens views into Lostock Hall.

Conclusion on level of contribution

The landscape setting of Lostock Hall makes a **limited** contribution to the character of the settlement. However, the following areas/elements provide some landscape value:

Appendix B Settlement setting assessment

- The wooded course of the River Lostock, which provides some scenic value to the south.
- The dismantled railway line (Preston Junction) to the north-east, which provides scenic and recreational value.

Appendix B Settlement setting assessment

Mawdesley



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Mawdesley is a village located in the south-west of Chorley District. Historic mapping shows several dispersed areas of settlement/hamlets along Hall Lane, Dark Lane, New Street, Gorse Lane, High Street, Smithy Lane and Black Moor Road. Those at Hall Lane and Black Moor Road are marked today by small clusters of listed buildings (the former includes the Grade I Mawdesley Hall and the latter the Grade II* Lane Ends House) and that on High Street contains the Grade II St Peter's Church. The historic settlement pattern has been altered to some extent by the introduction late 20th century residential development to the west of New Street and ribbon development along Dark Lane and Bradshaw Lane to the east. Whilst the more recent development west of New Street forms the main focus of the village today, overall a dispersed settlement pattern largely remains.

The village lies on the edge of a coastal plain landscape, which rises gradually above the mossland landscape to the north and west. The lower-lying mosslands have constrained growth, with development limited to the slightly higher ground of the coastal plain. The land drains towards the lower ground and two small unnamed brooks (tributaries of New Reed Brook) run through the settlement. These natural features have constrained development, with the result that the historic areas on Hall Lane to the east, Black Moor Road to the west and High Street to the south-west have retained separate identities from the main area of the settlement. This contributes to maintaining the dispersed settlement pattern.

Visual relationship between the settlement and surrounding landscape

There is some visual relationship between the village and the lower-lying Mawdesley Moss and Black Moor to the north and west, with some long views across this open landscape back towards the settlement. The spire of St Peter's

Appendix B Settlement setting assessment

Church is apparent in some views from the west (such as from parts of Rufford Road (B5246), Daud Lane and Sandy lane). The village does not have a strong visual connection with the surrounding landscape to the east and south, owing to the flat to gently undulating topography and more well-wooded nature of the landscape here. Mature vegetation along the two watercourses, along with several small wooded areas, helps to integrate the settlement edges and provides some scenic value. However, due to the dispersed nature of development, views are generally attainable from the edge of the settlement across the immediately adjacent farmland, which contributes to an over-riding rural character .

Distinctiveness and recreational value

The immediate landscape around Mawdesley is predominantly identified as 'ancient enclosure' within the Lancashire HLC (2002). This comprises an irregular small and medium-scale field pattern that displays a strong sense of time-depth. The adjacent historic farmland adds to the rural setting, and in particular is important in contributing to the rural hamlet character of the historic areas of development on Hall Lane, Black Moor Road and High Street. Further to the north and west Mawdesley Moss is a distinctive open, flat, low-lying landscape divided by a geometric pattern of ditches and low hedgerows that is identified as 'post-medieval enclosure from moss' within the Lancashire HLC. This landscape is closely associated with the village (as indicated by its name) and therefore plays an important role in its setting. There is dense network of PRow that connects the settlement to the surrounding landscape meaning that its wider landscape setting can be appreciated, in particular on approach from Mawdesley Moss to the north and north-west.

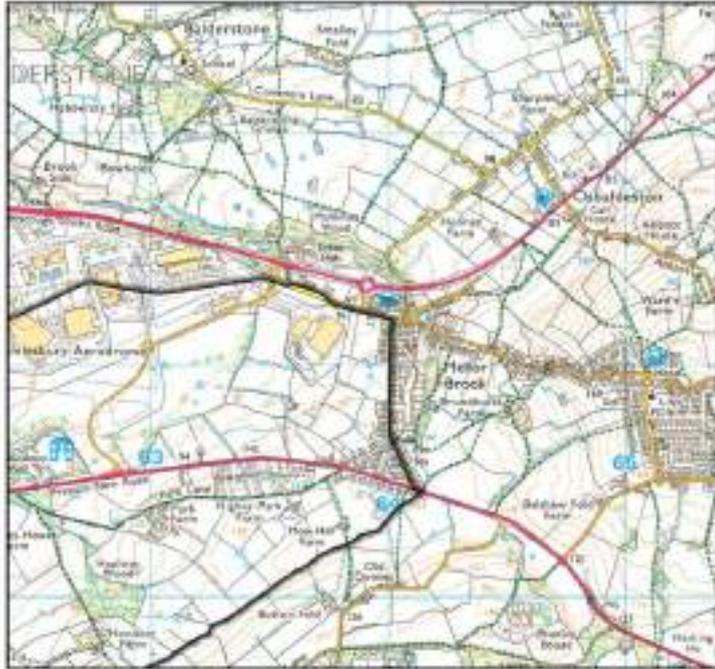
Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Mawdesley. Key areas/ elements are:

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- The scenic, perceptual and recreational value provided by Mawdesley Moss and Black Moor to the north and west of the village; the former is closely associated with the village.
- The immediately adjacent farmland, which provides a strong rural setting to the settlement, and in particular the rural hamlet character of more historic areas on Hall Lane to the east, Black Moor Road to the west and High Street to the south-west.
- The two brooks flowing through the settlement, which have constrained development and help retain a sense of separation between areas of development to the east, west and south.
- Mature vegetation along the two brooks, which integrates the settlement edges and provides scenic value.

Mellor Brook



Mellor Brook

-  Central Lancashire boundary
- Absolute constraints**
-  Registered Parks and Gardens
-  Ancient Woodland
- Other constraints**
-  Biological Heritage Site
-  Public Right of Way
-  Grade II* Listed building
-  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Mellor Brook is a small village located to the east of Preston, straddling the districts of South Ribble and Ribble Valley. Only land to the west and south-west of the village lies within the Central Lancashire Area. Historic settlement form comprised clustered development at the junction of Whalley Road, Mellor Brow and Branch Road. This was altered by 19th and 20th century ribbon development along Mellor Brow and Branch Road. Some of the early built form survives, albeit the village contains no conservation areas and only one Grade II Listed Building, the Grade II Intack Cottage on Intack Lane to the south-west of the village.

There are no obvious natural or cultural constraints to development within the Central Lancashire Area to the west of the village, reflected in the later development to the south-west of the village on Mellor Brow and Branch Road. The only notable natural constraint to development is outwith the Central Lancashire Area. The Mellor Brook curves around the northern and eastern edges of the settlement, forming a natural constraint to development. This is designated as a Local Nature Reserve and a Biological Heritage Site.

Visual relationship between the settlement and surrounding landscape

The village is situated on land that gradually rises up from the valley of the River Ribble in the north-west. As a result of this higher elevation, views are available across open agricultural land to the west of the village, which directly abuts Branch Road. This provides some sense of rurality, although the rural quality of views is reduced by the partial visibility of industrial units at Samlesbury Aerodrome. Long distance views can also be gained from parts of the village (such as views north along Branch Road) towards the Forest of Bowland to the north which provides an attractive backdrop to the settlement. The Mellor Ridge and the elevated settlement of Mellor form the backdrop of views looking east,

Appendix B Settlement setting assessment

in which the Grade II Church of St Mary in Mellor forms a distinctive element on the skyline.

Distinctiveness and recreational value

There is only a limited network of footpaths to the south-west of the village and land to the west is largely inaccessible to the public. The area to the south and west of the village have a more extensive network of Public Rights of Way . Whilst outside of the Central Lancashire Area, these routes traverse higher ground and allow Mellor Brook to be appreciated in its wider setting .

Much of the wider surrounding landscape is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002) and therefore displays some time-depth and distinctiveness. However, this makes little to no contribution to the settlement's character which is for the most part dominated by later 20th century suburban residential development.

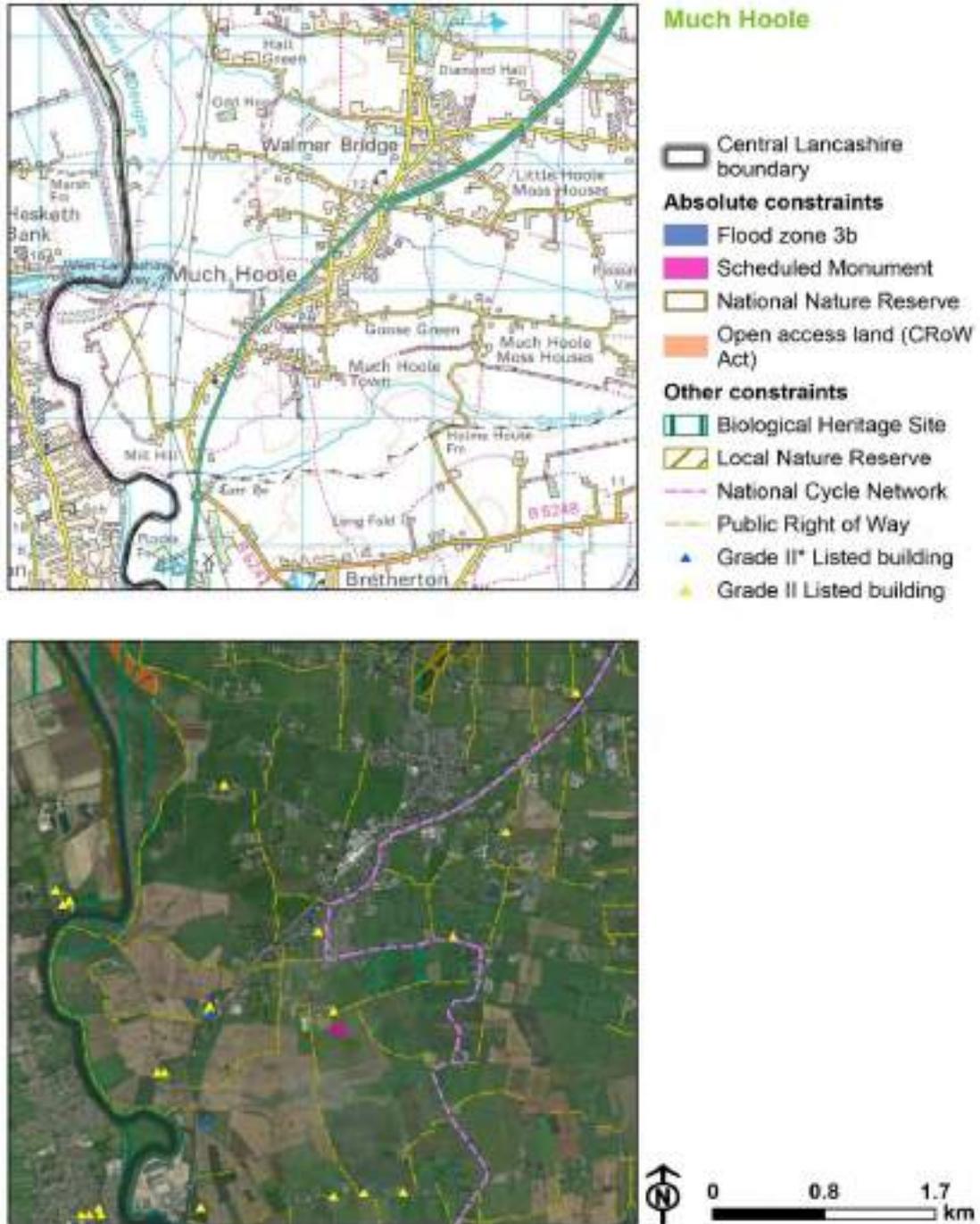
Conclusion on level of contribution

The landscape setting (within the Central Lancashire Area) makes a **limited** contribution to the overall character of Mellor Brook. However, the following areas/elements provide some landscape value:

- The open agricultural land to the west, which provides some sense of rurality.
- The scenic value of long distance views towards the Forest of Bowland in the north.

Appendix B Settlement setting assessment

Much Hoole



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Much Hoole is a village located to the west of Leyland within South Ribble District. The village lies within the coastal plain landscape, in relative proximity to coastal marshes to the west. The historic settlement pattern comprised linear development along Liverpool Old Road, with some dispersed development on Town Lane, Smithy lane and Moss House Lane. Despite the survival of some earlier built form the village contains no conservation area designations and few listed buildings; the Grade II* Church of St Michael is the only notable example on Liverpool Old Road to the south-west. Earlier settlement is indicated by the presence of a moated site at Manor Farm (Scheduled Monument) to the south-east. The construction of Liverpool Road (A59) and the introduction of suburban residential development during the 20th century has altered the historic settlement form, particularly that to the north which has effectively merged Much Hoole with Walmer Bridge to the north.

To the west of the village, the topography descends gently to the coastal marshes around the River Douglas, constraining development in this direction. To the south Carr Brook and its shallow valley form have also constrained development. A lack of physical or cultural constraints to the north and east has led to village's growth in these directions. Development to the north effectively merges with the southern edge of Walmer Bridge, with only the A59 corridor lying between the two settlements.

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the low-lying flat topography. However, views are generally attainable from the edge of the settlement across the adjacent farmland, which provides some sense of rurality. This is particularly noticeable to the east of the village where the settlement edge is generally open with few landscape elements to

Appendix B Settlement setting assessment

integrate it. The landscape to the south and west of the village is more open in character, comprising a series of larger fields defined by ditches and/or low hedgerows. This means that some longer-range views are available, including from sections of Liverpool Old Road in the vicinity of the Church of St Michael to the south-west. To the west and north-west Liverpool Road (A59) creates a physical and visual barrier between the settlement edge and the landscape to the west (although views are visible from Liverpool Road itself).

Distinctiveness and recreational value

The majority of the immediately surrounding landscape is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002) and therefore displays some time-depth. To the east of the village lies Much Hoole Moss, a distinctive open, flat, low-lying landscape divided by a geometric pattern of ditches and low hedgerows that is largely identified as 'post-medieval enclosure' within the Lancashire HLC (2002). This landscape is closely associated with the village (as indicated by its name) and therefore plays an important role in its setting. To the west is the open coastal marsh landscape around the River Douglas. This area is a distinctive and scenic landscape which provides a sense of tranquillity and remoteness. Whilst this is relatively distant from Much Hoole, a network of footpaths and lanes, including Station Road, provide access to this landscape for walkers and cyclists.

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Much Hoole. The key areas/elements are:

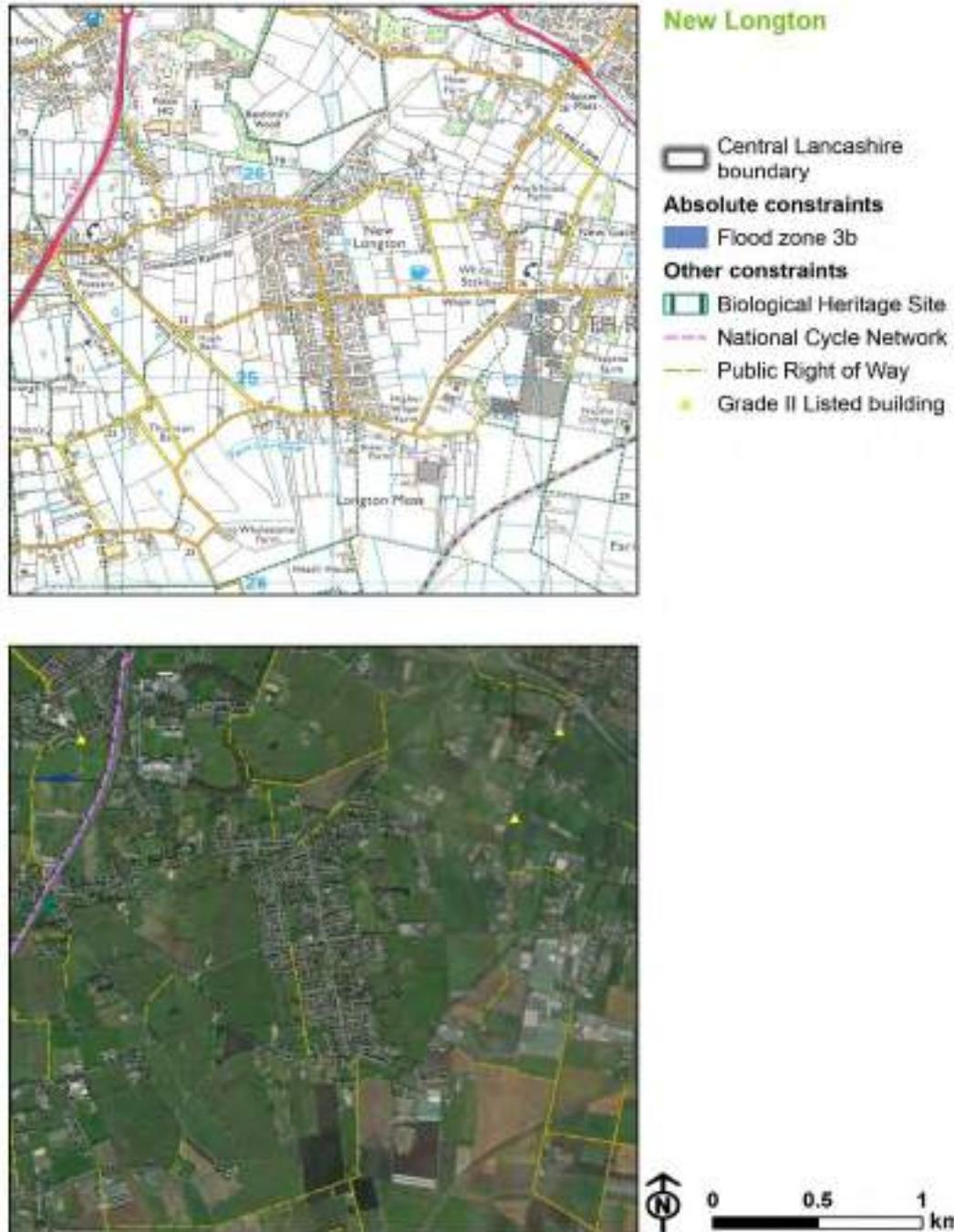
- The open farmland to the south and south-west of the village, which is important in defining a rural character and provides an attractive scenic setting to the Church of St Michael.
- Much Hoole Moss to the east of the village, which is closely associated with the village.

Appendix B Settlement setting assessment

- The scenic, perceptual and recreational value provided by the coastal marsh landscape along the River Douglas to the west of the village.

Appendix B Settlement setting assessment

New Longton



Appendix B Settlement setting assessment

Influence of landscape on settlement form

New Longton is a village located east of Longton and to the north-west of Leyland within South Ribble District. The settlement developed following the construction of New Longton and Hutton Station on the West Lancashire Railway (now dismantled) in the 19th century. Early development was concentrated on Chapel Lane around the station to the north and dispersed along Station Road and Sheephill Road further south. Since the mid-20th century residential development has been introduced incrementally either side of Station Road/Sheephill Road, resulting in the north-south geometric settlement form evident today. The relatively late development of the village is reflected in a lack of heritage designations.

The Longton Brook to the north-west has partially restricted development, and this boundary is reinforced by Bamford's wood which formed part of the historic parkland associated with Hutton Hall. The Tarra Carr Gutter runs along the southern edge of the settlement and has restricted development further south. The village has grown through the incremental development of rectangular strip fields that characterise the surrounding landscape. This has resulted in the geometric form of the settlement, which reflects the underlying distinctive landscape structure.

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the low-lying flat topography. However, there is a slightly stronger visual relationship with the lower lying area of Longton Moss to the south, with some longer-range views available from the southern edge of the settlement (such as from Moss Lane). In addition, views are generally attainable from the other edges of the settlement across the adjacent farmland. Whilst this provides a rural landscape setting, it has a limited influence on the character of the

Appendix B Settlement setting assessment

settlement, as it is largely defined by 20th century residential development. However,

Distinctiveness and recreational value

Longton Moss, to the south of the village, is a distinctive open, flat, low-lying landscape divided by a geometric pattern of ditches and low hedgerows that is largely identified as 'post-medieval enclosure' within the Lancashire HLC (2002). There is a network of lanes and Public Rights of Way which provide access to this landscape and allow the setting of the settlement to be appreciated. Elsewhere, the village is not generally well connected by Public Rights of Way and has no key publicly accessible areas from which the setting of the settlement can be appreciated.

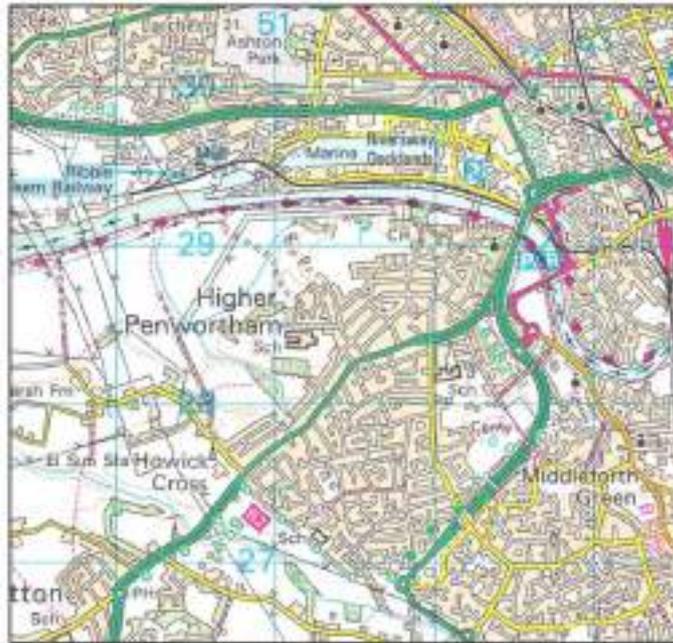
Conclusion on level of contribution

The landscape setting makes a **limited** contribution to the character of New Longton. However, the following areas/elements provide some landscape value:

- The small scale waterways to the north-west and south of the village which have partially limited the expansion of the village.
- The distinctive landscape of Longton Moss to the south, has a visual relationship with the village and provides a recreational resource.

Appendix B Settlement setting assessment

Penwortham



Penwortham

- Central Lancashire boundary
- Absolute constraints**
- Flood zone 3b
- Scheduled Monument
- Registered Parks and Gardens
- Ancient Woodland
- Open access land (CRoW Act)
- Other constraints**
- Preston Historic Designed Landscape
- Biological Heritage Site
- Local Nature Reserve
- Conservation Area
- National Cycle Network
- Public Right of Way
- Grade I Listed building
- Grade II* Listed building
- Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Penwortham is a town located on the south bank of the River Ribble opposite the city of Preston, and which forms part of the South Ribble Main Urban Area (as defined within the South Ribble Local Plan, 2015). Early settlement was located in the north-west of the present-day settlement, adjacent to the river. This historic area of settlement is marked by the St Marys Conservation Area; the Grade II* Church of St Mary; and Castle Hill motte Scheduled Monument, a Norman motte-and-bailey castle built to overlook a river fording point. This area was also once the site of a Benedictine Priory. In the 19th century development was introduced along Liverpool Road and Copp Lane in Higher Penwortham (an area marked by Penwortham Conservation Area) and in Lower Penwortham along Leyland Road south of Penwortham Old Bridge (Scheduled Monument and Grade II listed building). The settlement expanded substantially to the south, south-west, south-east and east from the early 20th century onwards, particularly with the construction of several housing estates in the later 20th century. This included at Howick Cross, Kingsfold, Middleforth Green and Penwortham Lane. This later development has dwarfed the historic areas of the town and has substantially altered the settlement form.

The form of Penwortham has been strongly influenced by physical features within the surrounding landscape. In particular, to the north the River Ribble and its floodplain have defined the settlement edge. The settlement has expanded eastwards as far as the West Coast Main Line railway which now forms an abrupt settlement boundary. To the south, the Mill Brook and woodland associated with it forms a natural constraint to development; today the Penwortham bypass runs to the north of the brook and defines the southern edge of the town. To the west, there are no notable natural or cultural constraints, and the settlement has expanded incrementally to the point where it is approaching areas of steep topography that drops suddenly to flat low-lying areas of enclosed coastal marsh along the River Ribble.

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Visual relationship between the settlement and surrounding landscape

Despite the relatively elevated position of the western areas of the town, views over the open low-lying areas of enclosed coastal marsh to the west are generally restricted by woodland cover (including that associated with Penwortham Golf Club, Blashaw Woods and Four Acre Woods). This woodland helps integrate the settlement edges and, along with the woodland around Castle Hill, provides scenic value. However, despite this the National Grid Substation Penwortham is an intrusive feature to the south-west. To the south and east, road and rail infrastructure define the settlement edges and separate the town from its landscape setting. The character of the outskirts of Penwortham is dominated by large 20th century residential estates, and the landscape plays little to no role in defining its character.

Distinctiveness and recreational value

The River Ribble to the north is the key feature which strengthens and enhances the character of the settlement. The presence of Castle Hill and Penwortham Old Bridge (both Scheduled Monuments) reflect the historic strategic and functional importance of the river and provide a sense of time depth. The river setting and dense woodland cover around Castle Hill also creates a clear sense of arrival when crossing the river on approach along Liverpool Road and the A59. A similar sense of arrival is experienced when entering the town from the north over Penwortham Old Bridge. There are a number of publicly accessible sites on the southern bank of the River Ribble from which its scenic quality can be appreciated. These include parks, play areas and allotment sites. The river bank has nearly continuous Public Rights of Way running along it, including a section of the River Ribble long distance footpath.

Appendix B Settlement setting assessment

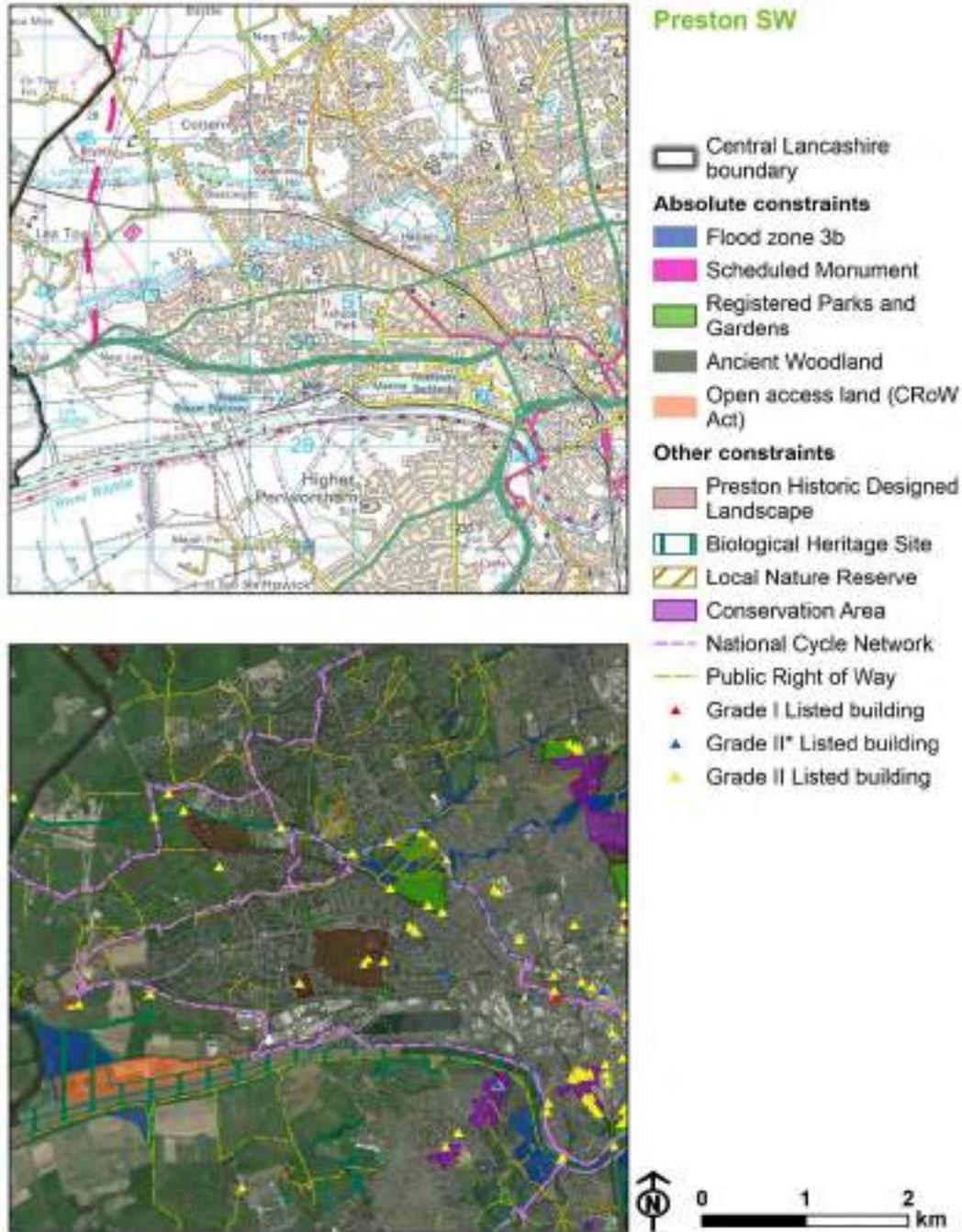
Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Penworthan. Key areas/ elements are:

- The River Ribble and its floodplain, which have helped define the settlement form, provide scenic and recreational value, and create a clear sense of arrival when approaching from the north.
- Woodland cover to the west and north-west (including at Castle Hill), which helps integrate the settlement edges and provides scenic value

Appendix B Settlement setting assessment

Preston

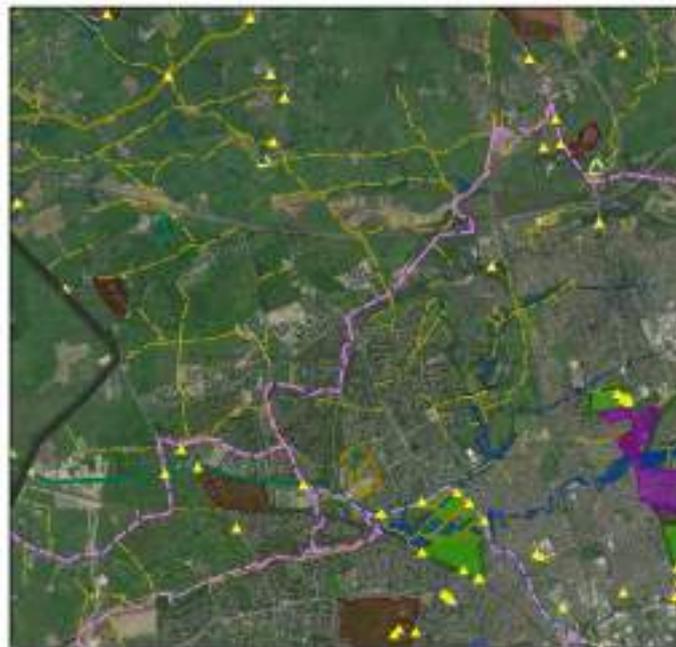


Appendix B Settlement setting assessment

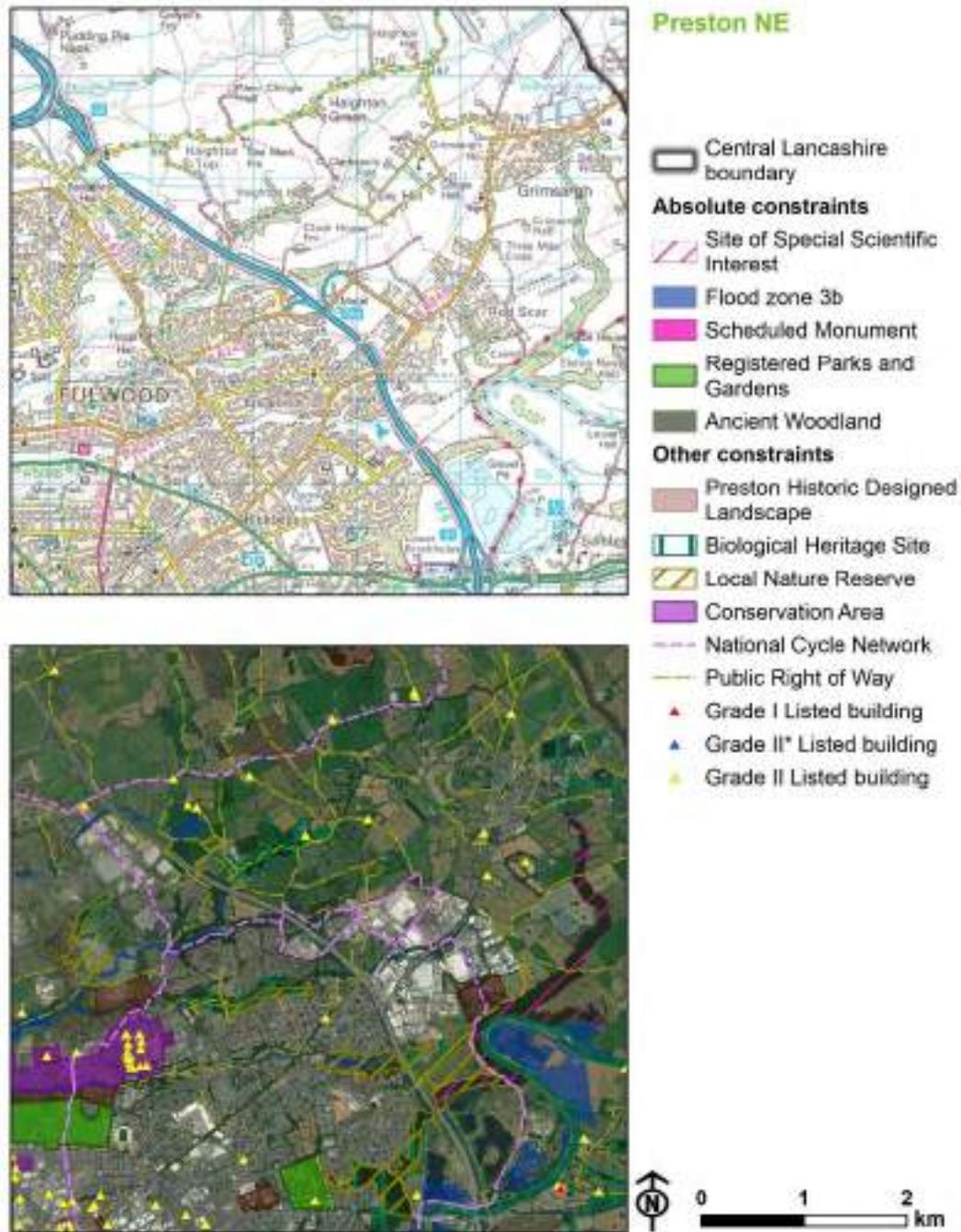


Preston NW

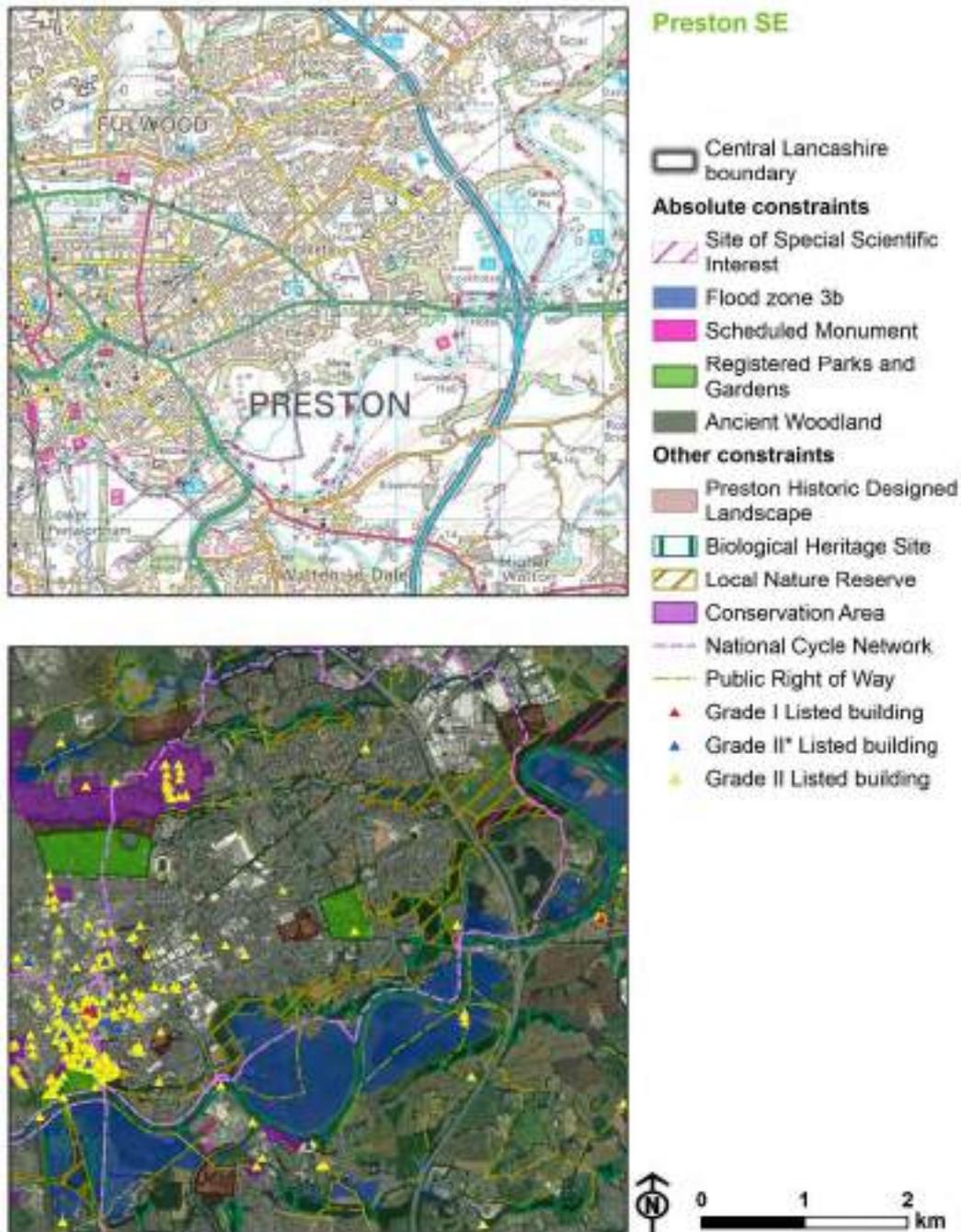
- Central Lancashire boundary
- Absolute constraints**
- Flood zone 3b
- Registered Parks and Gardens
- Other constraints**
- Preston Historic Designed Landscape
- Biological Heritage Site
- Local Nature Reserve
- Conservation Area
- National Cycle Network
- Public Right of Way
- Grade II* Listed building
- Grade II Listed building



Appendix B Settlement setting assessment



Appendix B Settlement setting assessment



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Preston is a city located on the north bank of the River Ribble within Preston District. The settlement's most rapid period of development coincided with the Industrial Revolution, when it developed from a market town to a densely populated textile manufacturing centre. The historic core of the city contains several conservation area designations and a large concentration of listed buildings that are testament to this period of growth. Subsequent development occurred throughout the 19th, 20th and early 21st centuries. This generally began with ribbon development along arterial routes leading out of the settlement in the late 19th and early 20th century, followed by the introduction of substantial areas of suburban residential development around this from the mid-20th century onwards. This later development dwarfs and largely surrounds the historic core of the settlement, separating it from much of the surrounding landscape.

The River Ribble and associated floodplain and steep river bluffs have historically constrained growth to the south, meaning the city has expanded to the west, north and east. To the south-east, Local Nature Reserves, Ancient Woodland and a SSSI (Red Scar and Tun Brook Woods) further constrain growth in this direction. The M55 and M6 Motorways largely define the northern, north-eastern and eastern edges of Preston today. To the west, there are no notable natural or cultural constraints meaning that the city boundary is more diffuse with a less abrupt boundary between developed and undeveloped land. The green corridors along the River Ribble, Lancaster Canal, Sharoe Brook and Savick Brook penetrate the city, dividing the distinct areas of the urban area.

Visual relationship between the settlement and surrounding landscape

The city lies in a transitional region between low-lying coastal plains to the west and gently rising undulating lowland farmland to the east. To the east, north-

Appendix B Settlement setting assessment

east and north the earthworks and woodland planting associated with the M6 and M55 tend to screen views to and from the immediate surrounding landscape, resulting in a limited visual connection. To the west, the more diffuse settlement edge has some visual connection with the adjacent landscape, although this makes little contribution to the character of these sub-urban residential areas.

To the south-west of Preston enclosed coastal marshlands provide an open landscape setting, with some visual connection with the settlement edges. To the south-east the valley floodplain of the Lower Ribble Valley is relatively well-wooded and this provides a well-integrated settlement edge with reduced visual connection. Further to the north-east upland moorlands of the Forest of Bowland rise above Preston, forming a backdrop to views from certain locations within the city, and in views towards the city from areas to the south.

Distinctiveness and recreational value

Crossing the river creates a sense of arrival into Preston from the south and east. This is particularly marked on approach along the A59 from the east, due to the well-wooded context. The pastoral floodplain to the south-east is undeveloped and has retained a sense of rurality and tranquillity. The Ribble Way Long Distance walking route, National Cycle Network Route and Public Rights of Ways which run through it make this a valuable recreational resource in close proximity to the urban area. The coastal marshlands to the south-west provides similar recreational opportunities, including along the River Ribble and an area of CROW Access Land. However, industrial elements such as overhead power lines and nearby business parks are intrusive and reduce the scenic quality of this area.

Conclusion on level of contribution

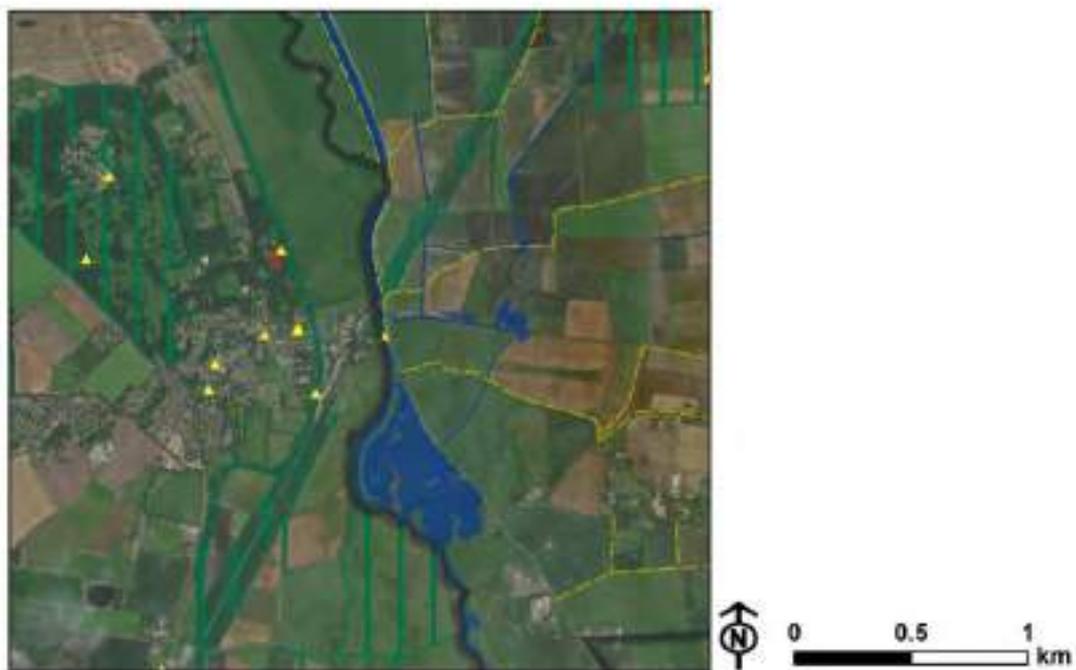
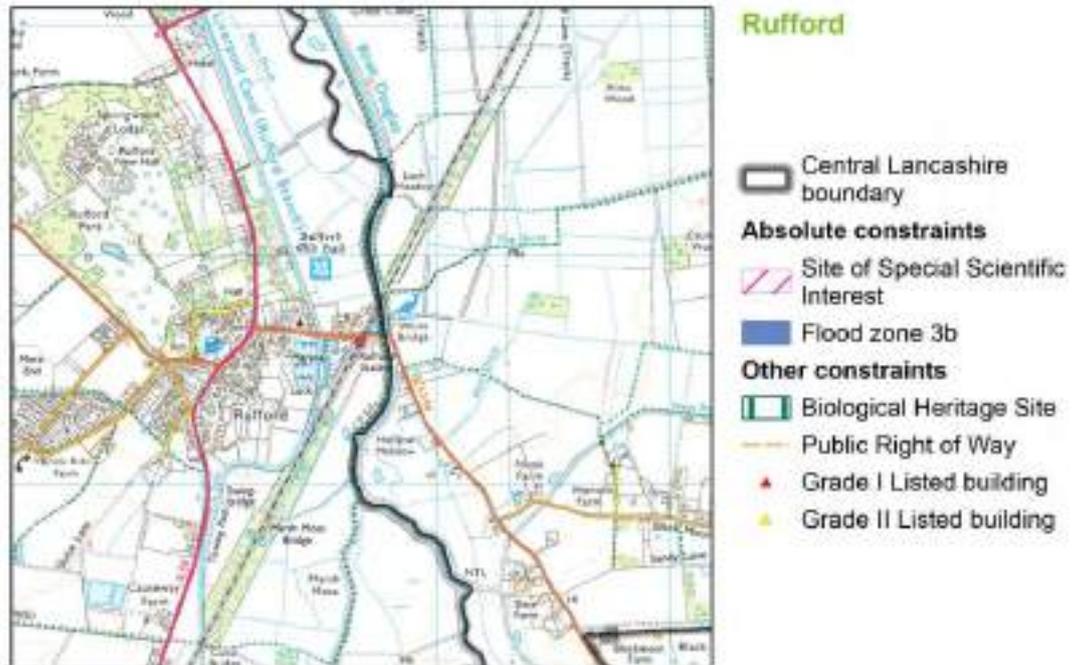
Parts of the landscape setting make a **reasonably important** contribution to the character of limited parts of Preston. Key areas/ elements are:

Appendix B Settlement setting assessment

- The River Ribble and its valley floodplain to the south-east, which provide an important recreational resource and scenic and ecological value.
- The enclosed coastal marshlands along the River Ribble to the south-west, which provide recreational resources and scenic value.
- The Forest of Bowland which provides a distinctive backdrop in views to and from Preston.

Appendix B Settlement setting assessment

Rufford



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Rufford is a village in West Lancashire, located adjacent to the western boundary of Chorley District; only land to the east of the village falls within the Central Lancashire Area. Early settlement is indicated by Rufford moated site (Scheduled Monument) and Rufford Old Hall (Grade I listed building). Later development in the 19th century was concentrated further to the south along Liverpool Road and Church Road, with some dispersed settlement on roads leading out of the village. In the late 20th century small residential estates were constructed to the south and south-west of the village, altering its historic linear form. The core of the village is marked today by several Grade II listed buildings, including the Church of St Mary The Virgin, and (along with historic parkland associated with the both Rufford Old Hall and the Grade II listed Rufford New Hall to the north-west) is designated as a Rufford Park Conservation Area. Rufford Old Hall is also a National Trust Property.

The village lies on the edge of a coastal plain landscape and occupies a low ridge that rises slightly above the low-lying mossland landscape to the east. The River Douglas flows along the eastern edge of the settlement, and has influenced the settlement form, with development located to the west of this. This natural constraint was added to by the construction of the Leeds and Liverpool Canal (Rufford Branch) and a railway line in the later 18th century.

Visual relationship between the settlement and surrounding landscape

The edges of the settlement to the east are generally well integrated with mature vegetation, including that within Rufford Park and that lining the canal and railway line. This, along with the embankments along either side of the River Douglas, tends to reduce and visual relationship between the settlement and the lower-lying landscape to the east.

Appendix B Settlement setting assessment

Distinctiveness and recreational value

Croston Moss and Mawdesley Moss lie to the east of Rufford. This is a distinctive open, flat, low-lying landscape divided by a geometric pattern of ditches and low hedgerows that is identified as 'post-medieval enclosure from moss' within the Lancashire HLC (2002). Whilst there is a limited direct visual relationship between this landscape and Rufford, an extensive network of PRow and lanes provide access to the landscape and allow the wider setting of the settlement to be appreciated.

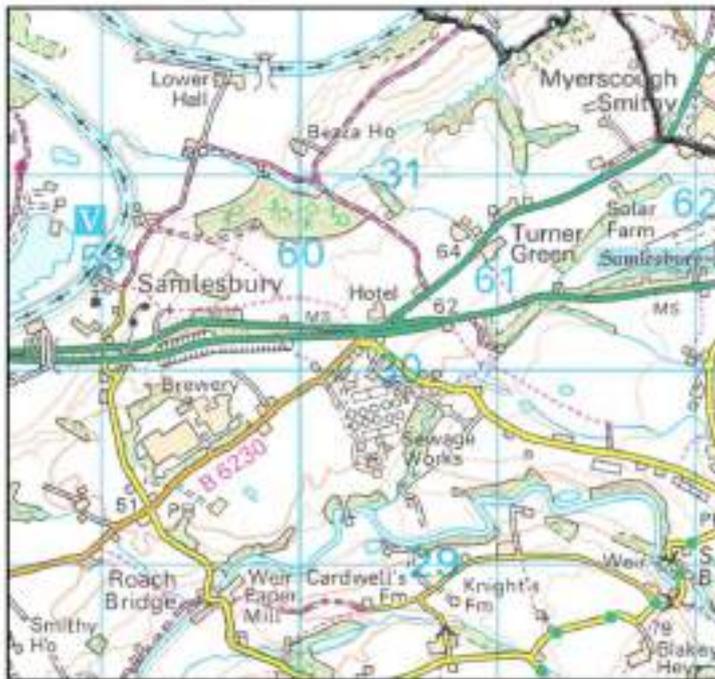
Conclusion on level of contribution

The landscape setting (within the Central Lancashire Area) makes a **limited** contribution to the overall character of Rufford. However, the following areas/elements provide some landscape value:

- Croston Moss and Mawdesley Moss to the east, which is a distinctive landscape forming the wider setting of the village.
- An extensive network of PRow which provide access to the landscape to the east and allow the wider setting of the settlement to be appreciated.

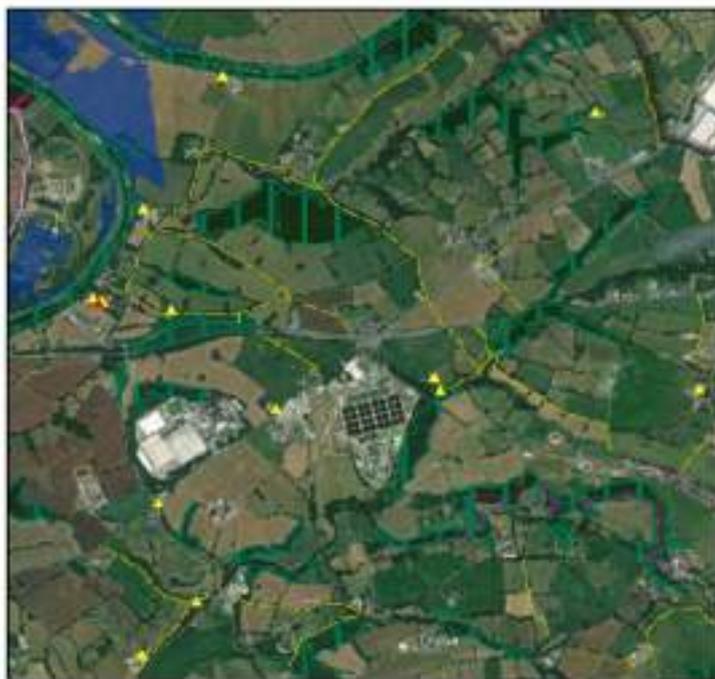
Appendix B Settlement setting assessment

Samlesbury



Samlesbury

-  Central Lancashire boundary
- Absolute constraints**
 -  Site of Special Scientific Interest
 -  Flood zone 3b
 -  Ancient Woodland
- Other constraints**
 -  Biological Heritage Site
 -  National Cycle Network
 -  Public Right of Way
 -  Grade I Listed building
 -  Grade II Listed building



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Samlesbury is a village located to the east of Preston within South Ribble District. Historically it comprised a small clustered hamlet adjacent to the River Ribble on Potter Lane. This is indicated today by a cluster of listed buildings, including the Grade I Church of St Leonard The Less. Samlesbury Hall, a manor house dating from as early as the 14th Century, was located further to the east on Preston New Road (A677). This is designated as a Grade I listed building. In the early to mid-20th century further development was introduced around Samlesbury, resulting in the dispersed settlement pattern apparent today. Ribbon development was introduced along Preston New Road in proximity to Samlesbury Hall, followed in the later 20th century by the construction of a large engineering facility (currently managed by BAE) and a solar farm on the site of a Samlesbury Aerodrome to the north of Samlesbury Hall. The extensive Samlesbury Brewery and Blackburn Wastewater Treatment Works south of Preston New Road were built in the 1960s and 1970s.

The hamlet of Samlesbury has generally been confined to the valley floor of the River Ribble, enclosed between the river to the west and the rising bluffs and valley sides to the east and south. Development to the north and north-east of this has been constrained by the river floodplain and by several blocks of woodland on the valley sides, many of which are identified as Ancient Woodland and designated as South Ribble Biological Heritage Sites. There are no obvious natural or cultural constraints to the south or east of the hamlet, reflected in the fact that later development has largely occurred in these directions. The detached area of ribbon development on Preston New Road to the east is largely contained to the north by Huntley Brook.

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The River Ribble provides an important part of the setting of the hamlet on Potter Lane. However, despite the proximity to the River, there are limited direct views of it from this part of the settlement due to the densely wooded nature of the surroundings. However, the woodland cover provides a scenic value to the settlement. In particular, the lane approaching the Grade I Church of St Leonard The Less features a avenue of mature Lime trees. This frames the churchyard entrance and enhances the church's contribution to the character of the hamlet. The wooded context also screens views of the surrounding transport corridors, (albeit they remain audible), maintaining some sense of being in a rural hamlet.

The woodland along Huntley Brook and that around Samlesbury Hall generally screens views of the aerodrome and solar park to the north and integrates the built form within the landscape. In contrast, more open views are available to the south across a series of flat agricultural fields bordered by hedgerows and interspersed with mature field trees. The distinctive outline of Hoghton Tower hill is partially visible through the trees. These views are intermittently screened by vegetation and the very busy A677 in the foreground detracts from their quality.

Distinctiveness and recreational value

A network of footpaths and lanes provide access between the settlement and the river valley to the north, which is an important recreational resource that allows the river valley setting to be appreciated. However, this is more limited around eastern areas of the settlement. Much of the landscape around Samlesbury is identified within the Lancashire HLC (2002) as 'ancient enclosure' and this, in combination with numerous blocks of Ancient Woodland, creates a degree of time depth in the landscape. However, the industrial development at Samlesbury Brewery, Blackburn Wastewater Treatment Works and Samlesbury Aerodrome engineering complex have eroded the landscape

Appendix B Settlement setting assessment

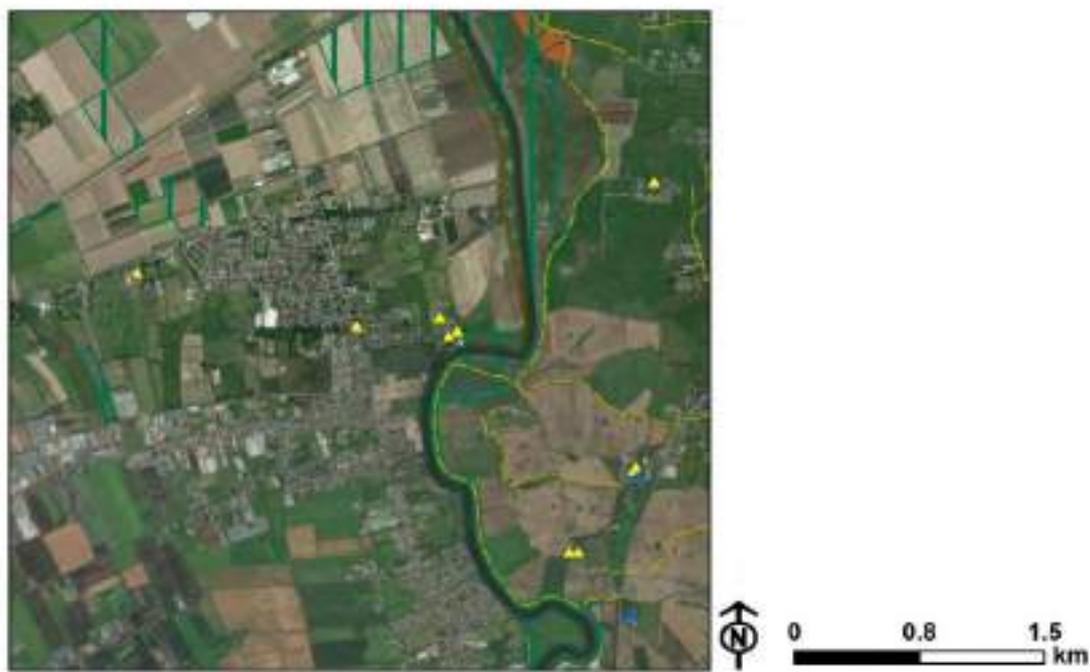
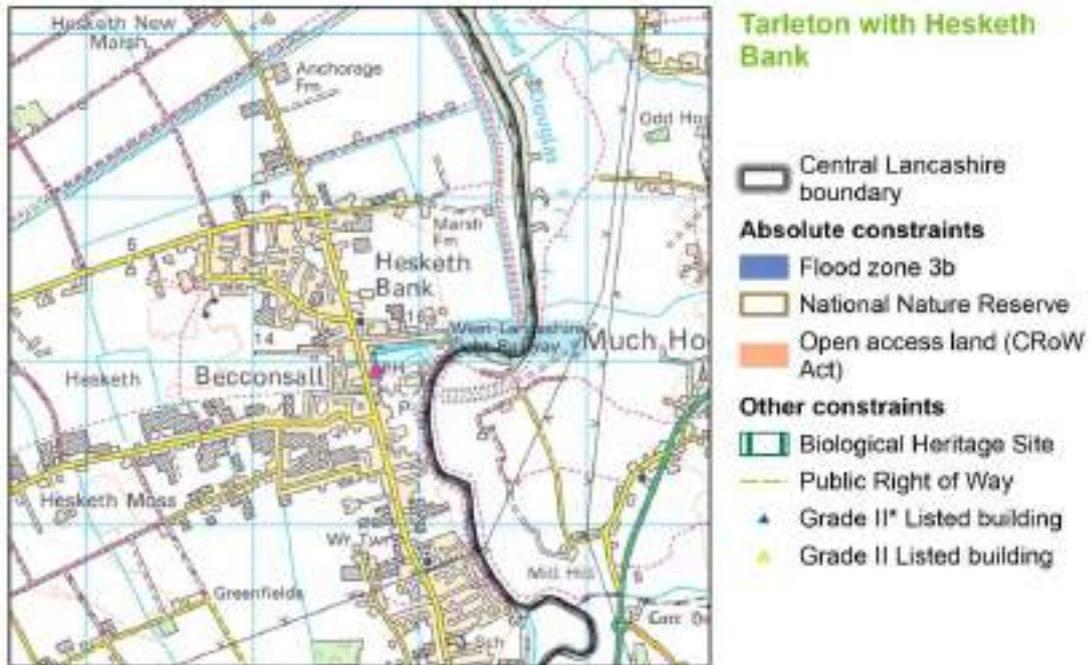
structure and detract considerably from the character of the wider settlement setting.

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Samlesbury. Key areas/ elements are:

- The River Ribble and its associated valley, which played an important functional role in the siting of Samlesbury hamlet and provides an important part of its immediate setting.
- The network of footpaths and lanes that provide access to the river valley to the north, allowing the wider landscape setting to be appreciated and enjoyed.
- Woodland cover surrounding Potter Lane, in particular the Lime avenue approaching the Grade I Church of St Leonard The Less.
- Woodland along Huntley Brook, which integrates properties on Preston New Road into the landscape and provides a sense of enclosure and scenic value (including for the Grade I listed Samlesbury Hall).

Tarleton with Hesketh Bank



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Tarleton and Hesketh Bank are villages located within West Lancashire District to the west of Leyland. Only land to the east of the village the River Douglas lies within the Central Lancashire Area. The settlement occupies a low ridge that rises slightly above the wider surrounding low-lying marshlands. Historically Tarleton to the south and Hesketh Bank to the north were distinct villages, however 20th century north-south ribbon development along Hesketh Lane and Station Road has effectively merged them into one larger linear settlement. Further ribbon development has also occurred east-west along several roads, including Moss Lane which forms the Beconshall area of the settlement. Plox Brow Conservation Area and a cluster of Grade II listed buildings mark the historic parts of Tarleton, and the Brow Conservation Area and scattered listed buildings mark the historic parts of Hesketh Bank.

Development within the village is generally restricted to the ridge of higher ground which rises slightly above lower lying ground associated with the River Douglas and adjacent Much Hoole Marsh. To the north-east Little Hoole Marsh and the River Douglas present a similar constraint on development. The Douglas Navigation (which later formed part of the Leeds and Liverpool Canal), constructed in the late 18th century, presents an additional constraint to the east. There are no notable natural or cultural constraints to development to the north, south and west, reflected in the growth of the settlement in these directions.

Visual relationship between the settlement and surrounding landscape

As the settlement occupies a low ridge, it has some visual connection with the flat lower-lying land to the east. From the edge of the settlement to the east (including from footpaths along the River Douglas and Leeds and Liverpool Canal) there are views across the River Douglas and Much Hoole Marsh and

Appendix B Settlement setting assessment

from north-eastern parts of the settlement (including parts of Marsh Road and Becconsall Lane) views are available across Little Hoole Marsh. However, from the core of settlement views to the surrounding landscape are generally limited due to intervening built form (as noted within the Plox Brow Conservation Area Appraisal, 2000). There are views back towards the settlement from the landscape to the east, including areas around Haunders Lane from where the Holy Trinity Church forms a notable landmark. To the south-east, woodland cover within the remnant parkland at Bank Hall (Grade II* listed building), tends to restrict views from the village. However, this integrates the settlement edges and provides some scenic value, including in the vicinity of the Grade II* Church of St Mary. Industrial scale development at Plock's Farm forms an intrusive element in some views to the south-east.

Distinctiveness and recreational value

The majority of the immediately surrounding landscape to the east of the settlement is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002), with Much Hoole Marsh and Little Hoole Marsh identified as 'post-medieval enclosure'. Much Hoole Marsh to the east comprises a distinctive open, flat, low-lying landscapes divided by a geometric pattern of ditches and low hedgerows; whilst the open coastal marshes of Little Hoole Marsh retain a more naturalistic appearance, providing a sense of tranquillity and remoteness. The landscape therefore displays distinctiveness and time-depth, added to by the presence of the canal and several associated Grade II listed buildings (including bridges and the Bank Bridge Warehouse). There is a sense of arrival when entering the village from the south-east along the A59, created by crossing the River Douglas and the canal.

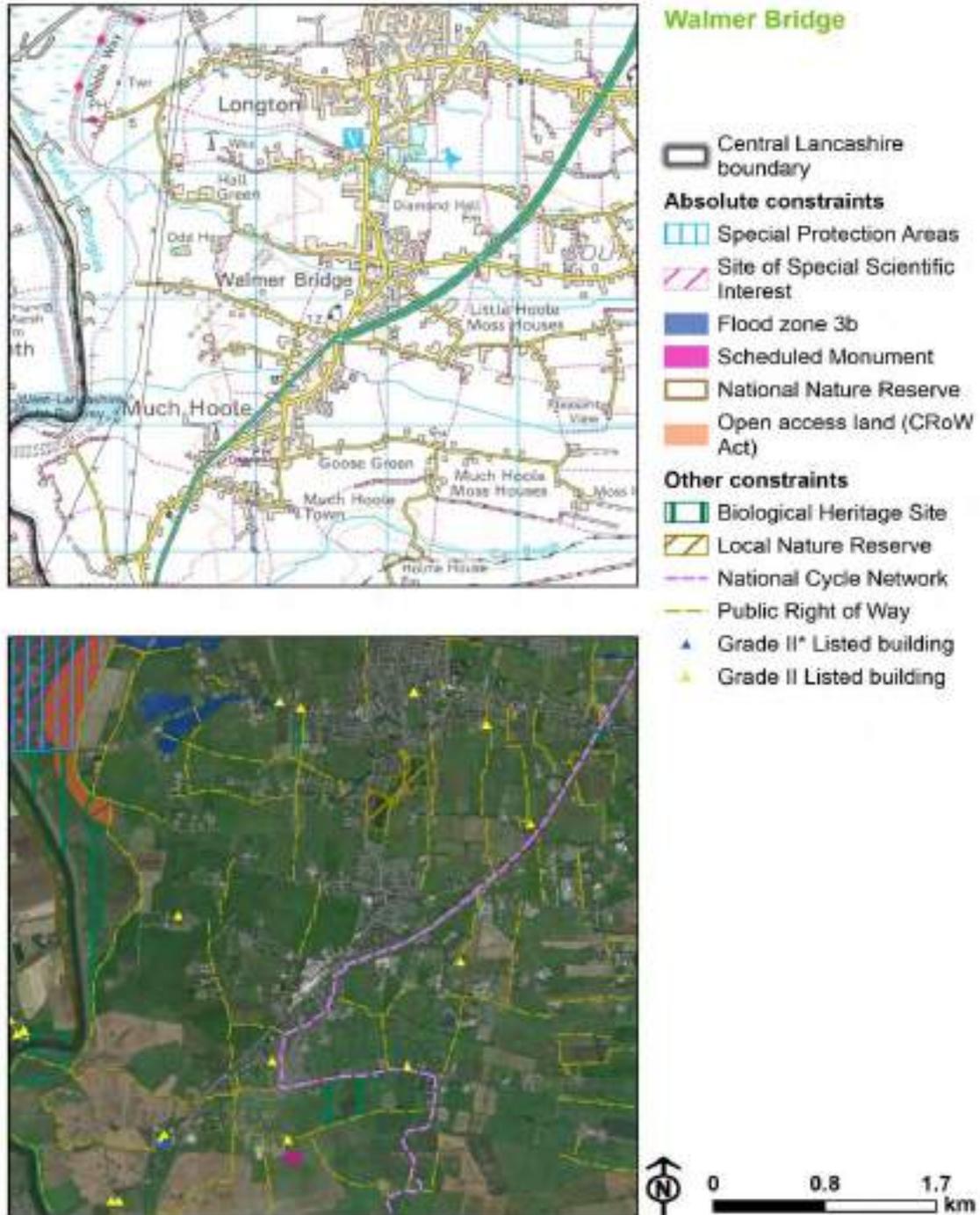
Conclusion on level of contribution

Parts of the landscape setting (within the Central Lancashire Area) make a **reasonably important** contribution to the character of Tarleton with Hesketh Bank. The key areas/elements which lie within the study area are:

Appendix B Settlement setting assessment

- The River Douglas and adjacent marshlands, which have constrained settlement growth, provide a sense of distinctiveness and have some visual connection with the settlement edge.
- The open fields and woodland cover to the south-east, which integrates the settlement edges and provides some scenic value.

Walmer Bridge



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Walmer Bridge is a village located to the south of Longton in South Ribble District. The village lies within the coastal plain landscape, in relative proximity to coastal marshes to the west. The historic settlement pattern comprised clustered development around Walmer Bridge (which crosses a branch of Tarra Carr Gutter) on Liverpool Old Road, Dob Lane, Gil Lane and Hall Carr Lane, with some dispersed development along Hall Carr Lane. Whilst some of the older built development survives, the settlement contains no listed buildings or conservation area designations. The construction of Liverpool New Road to the west and the Longton Bypass (A59) to the south-east and the introduction of sub-urban residential development between these two roads during the 20th and early 21st centuries has altered the historic settlement form.

To the west of the village the topography descends gently to the coastal marshes around the River Douglas, constraining further development in this direction. To the south-west Tarra Carr Gutter and its floodplain have also constrained development, leaving this area close to the centre of the village largely open. The growth of the village has been constrained to north to some extent by a separate branch of Tarra Carr Gutter. However, some development along Liverpool Road has extended beyond this, leaving only a small area of intervening open land between the village from the southern edge of Longton. There are no notable physical or cultural constraints to development to the east or south, resulting in the village's expansion in these directions. Development to the south effectively merges with the northern edge of Much Hoole, with only the A59 corridor lying between the two settlements (albeit open land to the south-west of the village provides some sense of separation when travelling between the two along Liverpool New Road). The Longton Bypass (A59) forms a boundary to more recent residential development on south-eastern edge of the settlement today.

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

The surrounding landscape does not provide a backdrop to the settlement, owing to the low-lying flat topography. However, views are generally attainable from the edge of the settlement across the adjacent farmland, which provides some sense of rurality. This is particularly noticeable to the south-west of the village, with views available west from Liverpool New Road (although views are partially restricted by dense hedgerow vegetation lining the road) and south from Hall Carr Lane. To the south-east the A59 creates a physical and visual barrier between the settlement and the landscape to the east and south-east.

Distinctiveness and recreational value

The majority of the immediately surrounding landscape is identified as 'ancient enclosure' (pre-AD1600) within the Lancashire HLC (2002) and therefore displays some time-depth and distinctiveness. To the west of the village is the open coastal marsh landscape around the River Douglas. This area contains the Longton Out Marsh Registered Common Land and is a distinctive and scenic landscape which provides a sense of tranquillity and remoteness. Whilst this is relatively distant from the core of the village, an extensive network of footpaths and lanes, including Hall Carr Lane and Station Road, provide access to this landscape for walkers and cyclists. From Hall Carr Lane the beginning of the River Ribble long distance footpath can also be accessed.

Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Walmer Bridge. Key areas/ elements are:

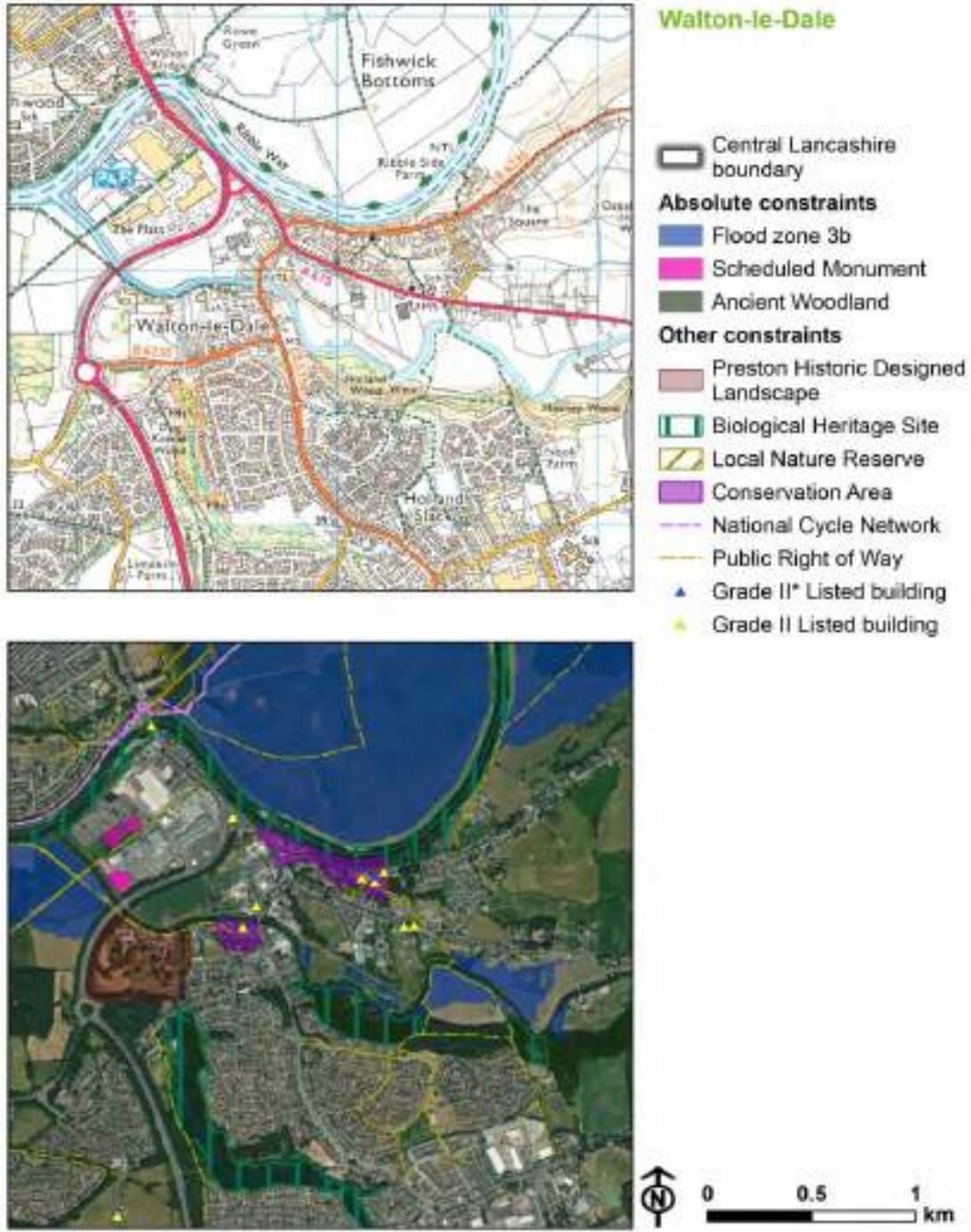
- Open land around Tarra Carr Gutter to the south-west, which provides an open rural setting to the west of Liverpool Road and south of Hall Carr Lane.

Appendix B Settlement setting assessment

- The scenic, perceptual and recreational value provided by the coastal marsh landscape along the River Douglas to the west of the village.

Appendix B Settlement setting assessment

Walton-le-Dale



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Walton-le-Dale is a large village within South Ribble District that is located on the south bank of the River Ribble, opposite Preston. The historic settlement was clustered along Higher Walton Road, Church Brow, Chorley Road and Victoria Road between the River Ribble to the north and River Darwen to the south. The historic core of the settlement is indicated today by Church Brow Conservation Area and a cluster of listed buildings, including the Grade II* Church of St Leonard. Some early development was also sited along Chorley Lane south of the River Darwen and this area is marked today by Walton Green Conservation Area and two listed buildings.

From the 18th century the settlement began to expand with the arrival of the textile industry. A number of cotton mills were built along the rivers in the late 18th century, followed by further urbanisation in the mid-19th century. Further development occurred in the 20th century, including industrial development at South Ribble Enterprise Park to the west and suburban residential development to the south of the River Darwen. This has dwarfed the historic core of the village and the southwards expansion has resulted in there being little to no physical distinction between Walton-le-Dale and Bamber Bridge. The historic importance of this position on the River Ribble is provided by the presence of the remains of a Roman settlement (Scheduled Monument) to the north-west.

The River Ribble has dictated the location and form of Walton-le-Dale and limited its expansion to the north. The River Darwen to the south also presented a historic constraint, but extensive 20th century suburban development has extended south of the river effectively merging the village with Bamber Bridge. There are no clear constraints to the east, which has resulted in ribbon development along the B6230. The southern section of Walton-le-Dale south of the River Darwen is contained by belts of woodland along Hannel Brook, including Dog Kennel, Cockshott and Holland Woods, much of which is identified as Ancient Woodland.

Appendix B Settlement setting assessment

Visual relationship between the settlement and surrounding landscape

There is a strong visual connection between the open floodplain north of the River Ribble and the north of Walton-le-Dale, from where expansive views of the undeveloped pastoral floodplain are available (including from dedicated viewing points on Victoria Road). Views from the Church Brow Conservation Area are partially screened by woodland on the banks of the river, although the river and open floodplain still make a strong positive contribution to the character of this designated area. The Walton Green area of the settlement has a strong physical and visual relationship with the River Darwen which enhances the historic character of this area. Woodland cover along Hennel Brook

Distinctiveness and recreational value

The Church of St Leonard occupies an elevated position at the top of the river bluff or 'brow' overlooking the River Ribble and its floodplain. It is therefore the most prominent building in the village (as noted with the Church Brow Conservation Area Appraisal), which can be seen from parts of the floodplain landscape to the north along with the ribbon development along B6230 . Entering the settlement from the east on Cuerdale Lane and Church Brow, there are striking, elevated views over the floodplain to the skyline of Preston, which provides a sense of distinctiveness. The Ribble Way long distance walking route, National Cycle Network Route and Public Rights of Ways provide access to the floodplain to the north. Whilst this is a valuable recreational resource and allows the wider setting of the village to be appreciated, the direct links from the village are limited to the London Road bridge to the north-west.

Conclusion on level of contribution

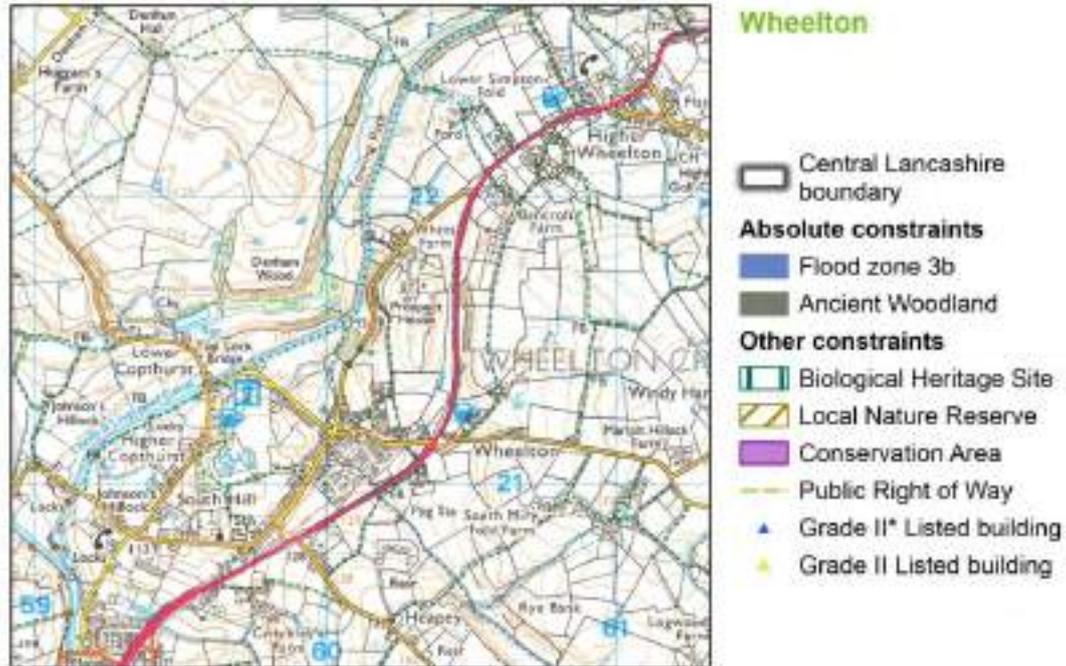
The landscape setting makes a **particularly important** contribution to the character of Walton-le-dale. The key areas/elements are:

Appendix B Settlement setting assessment

- The River Ribble and its floodplain, which has dictated the location and form of Walton-le-Dale and has a strong visual connection with the north of the settlement.
- The River Darwen which provides scenic value and enhances the historic character of the Walton Green area.
- Ancient Woodland at Dog Kennel, Cockshott and Holland Woods, which has constrained development south of the River Darwen and provide some scenic value.

Appendix B Settlement setting assessment

Wheelton



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Wheelton is a village located to the north-east of Chorley with Chorley District. The historic settlement pattern comprised development along Blackburn Road, with a concentration around the junction with Victoria Street and Kenyon Lane. The historic clustered settlement form is largely retained, albeit with some later 20th century residential development added to the south of Victoria Street. The historic parts of the settlement are indicated by the presence of several Grade II listed buildings.

The valley form of the River Lostock to the north-west, within which the Leeds and Liverpool Canal was later constructed, has constrained development in that direction. The shallow wooded valley of Kenyon Brook presents a similar natural constraint to the north. This area is also designated as a Local Nature Reserve and Biological Heritage Site.

Visual relationship between the settlement and surrounding landscape

Wheelton is located within the rolling foothills of the West Pennine Moors, which lie to the south-east of the settlement. The landscape immediately surrounding the village is undulating and a number of locally prominent hills adjacent to the village provide some sense of containment and form an immediate backdrop to views from the settlement. This includes South Hill to the south-west, Eagle Tower to the south, Windy Harbour to the east, and higher ground east of Whins Lane to the north. Views are also available back towards Wheelton from these areas of higher ground, which allows an appreciation of the wider setting of the village. Of note is a viewing point at Eagle Tower that provides views north-west across the West Lancashire Plain to the Fylde, Blackpool and the Irish Sea with Wheelton visible in the foreground. There are also views of the canal and the wooded valley sides (including Ancient Woodland) of the River Lostock and Kenyon Brook (such as from Kenyon Lane) to the north-west and

Appendix B Settlement setting assessment

north, and these form a rural setting and provide some scenic value to Wheelton.

Distinctiveness and recreational value

The agricultural land surrounding the settlement comprises small to medium irregular fields, and is identified as 'Ancient Enclosure' within the Lancashire HLC (2002). Fields are defined by hedgerows, stone walls and post and rail fencing, with a number of mature trees. This provides a rural setting immediately adjacent to the village, although the mature hedgerow trees tend to prevent long views to and from Wheelton on areas of lower ground, including on approach from the south along the A674. The Leeds and Liverpool Canal with associated stone bridges and vegetation also makes a positive contribution on the approach to the village from the north-west along Kenyon Lane and Birchin Lane. There is a good network of public rights of way around Wheelton, which is particularly extensive across the higher ground to the east, south-east and south.

Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Wheelton. The key areas/elements are:

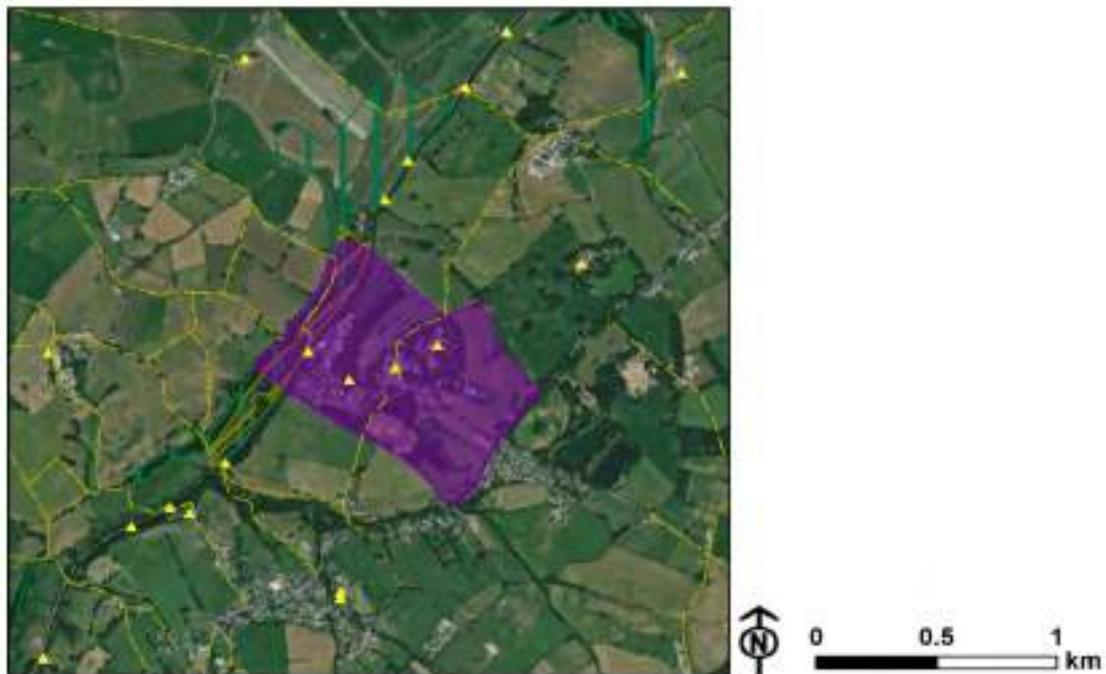
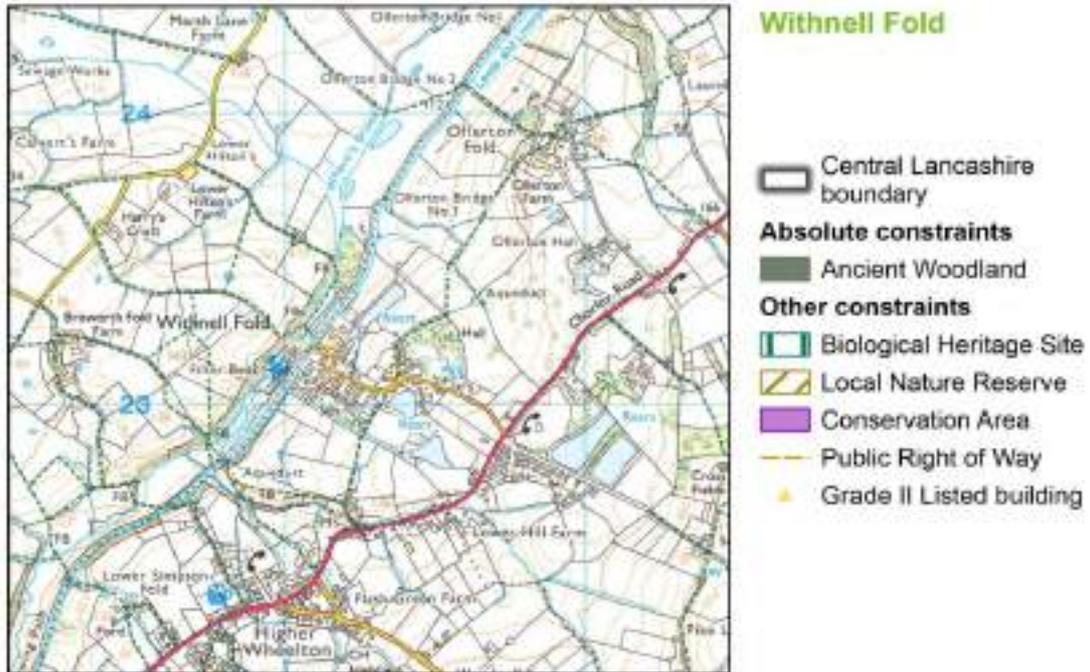
- The containing role and backdrop provided by the higher ground immediately adjacent to the village to the south-west, south, east, and north, as well as the River Lostock valley to the north-west.
- The positive contribution made by stone bridges and vegetation associated with the Leeds and Liverpool Canal on approach from to the north-west.
- Extensive network of PRoW which provide direct access between the village and its surrounding rural landscape.

Appendix B Settlement setting assessment

- Views towards Wheelton from areas of higher ground to the south, south-east and east, including from the viewing point at Eagle Tower.
- The scenic value and rural setting provided by the wooded valley sides of the River Lostock and Kenyon Brook to the north-west and north of Wheelton.

Appendix B Settlement setting assessment

Withnell Fold



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Withnell Fold is a village located to the north-east of Chorley within Chorley District. The settlement was constructed on a green field site in 1843 as a model village and paper mill. The mills were mainly sited to the west of the village adjacent to the Leeds and Liverpool Canal and the associated residential development was sited to the east along Withnell Fold road and Mill Wood Close. The historic settlement pattern has been largely retained, albeit a detached area of residential development was introduced in the 20th century off Oakmere Avenue and Chorley Road to the east of the village. The historic areas of the settlement are marked today by Withnell Fold Conservation Area and four Grade II listed buildings.

The Leeds and Liverpool Canal defines the western edge of the settlement; the canal-side location, provides a historic functional setting for the mills and associated settlement. The village lies on the more gently rising eastern valley side of the River Lostock; Steeply rising topography of the western valley side beyond the canal constrains development to the west. Reservoirs to the north and south-east present a further constraint to development today..

Visual relationship between the settlement and surrounding landscape

The western valley-side of the River Lostock is well-wooded and includes areas of Ancient Woodland (Ramsbotham Wood and Miller Wood) and Withnell Fold LNR and Biological Heritage Site. This provides a naturalistic backdrop to the settlement to the west and complements the scenic qualities of the historic parts of the settlement. From within the settlement Gaps between areas of development along Withnell Fold road to the east also provides opportunities for views out to the surrounding landscape to the north and south. Vegetation along Withnell Fold road often frames these views, creating a sense of intimacy within the settlement. From the west, including the higher ground at Withnell Fold and

Appendix B Settlement setting assessment

the towing path along the canal, there are some views back views towards the settlement. The visual relationship between the village and its surroundings allows the wider setting of the village to be appreciated

Distinctiveness and recreational value

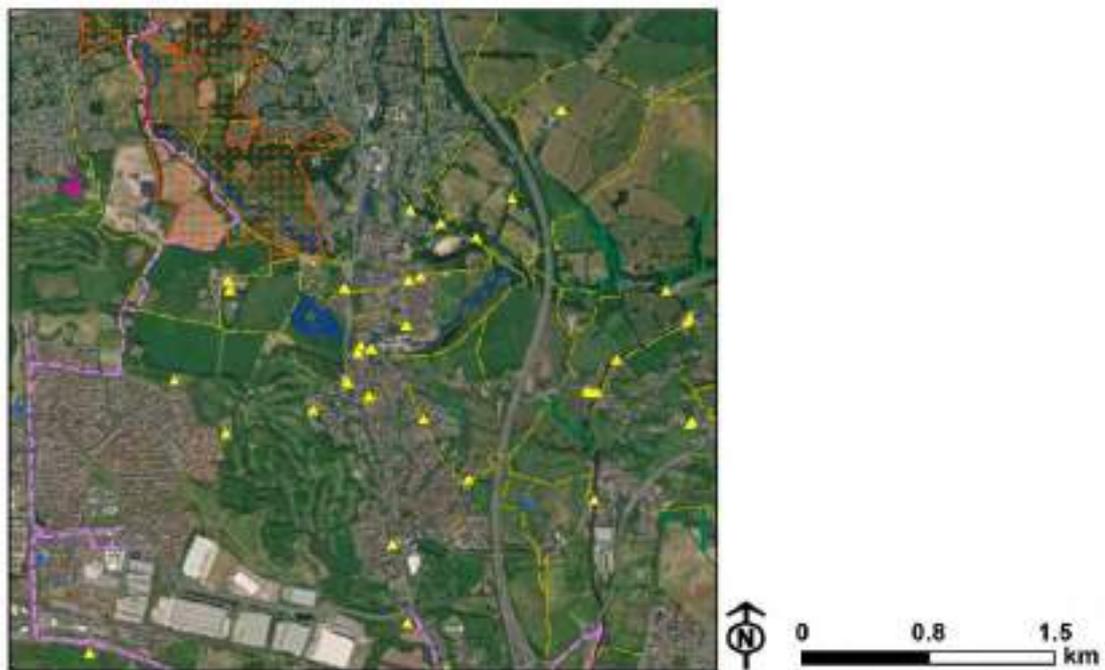
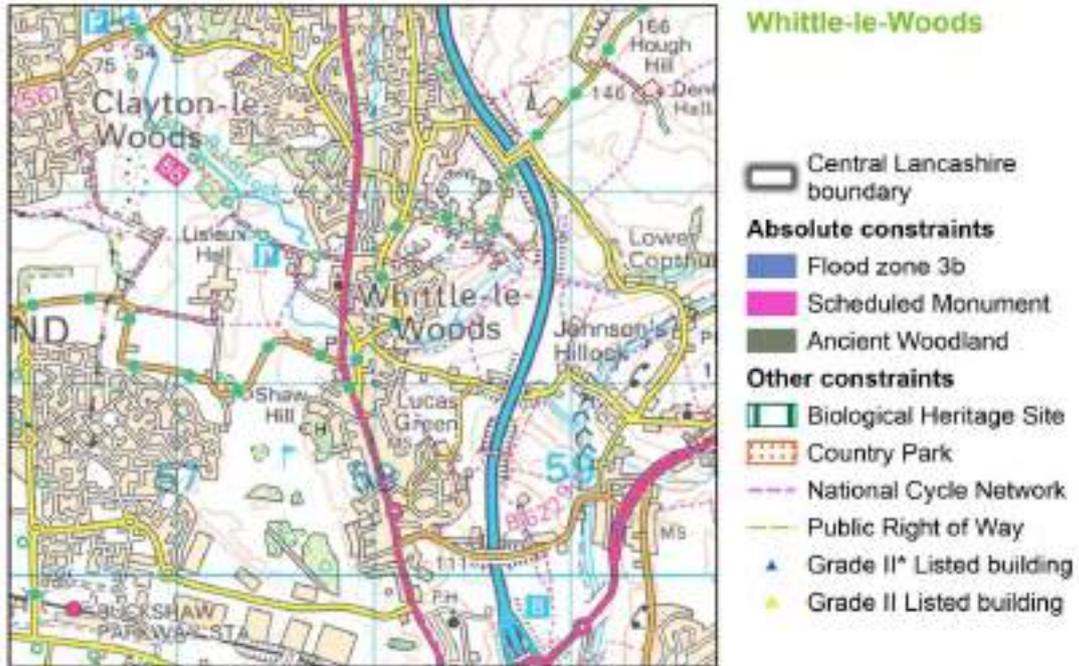
Much of this surrounding landscape is identified as 'ancient enclosure' (pre AD 1600) within the Lancashire HLC (2002). This creates a sense of time depth and within the landscape and enhances the rural setting of the village. Footpaths also provide connectivity into the wider landscape to the north and the south, which allows the wider setting of the village to be appreciated.

Conclusion on level of contribution

The landscape setting make a **particularly important** contribution to the character of Withnell Fold. Key areas/ elements are:

- The western valley-side of the River Lostock which provides a wooded backdrop and a containing role to the village.
- The Leeds and Liverpool Canal, which provides an historic functional setting for the mills and associated settlement.
- The visual relationship between the village and the rolling, pastoral landscape to the north and south.

Whittle-le-Woods



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Whittle-le-Woods is a village located to the north of Chorley within Chorley District. The historic settlement was sited adjacent to the River Lostock around Waterhouse Green, with early development concentrated along Chorley Old Road, Shaw Brow, Town Lane. There was also development along the road north to Brindle, although this was more dispersed in nature. The historic parts of the village are indicated today by the presence of several Grade II listed buildings, including the Roebuck on Shaw Brow and the Church of St John the Evangelist on Preston Road (A6) further to the north-west. The village expanded in the 20th century with substantial amounts of suburban residential development focussed along the A6 to the north and south. This later development has dwarfed the historic centre of the village, and that to the north has resulted in there being little physical and perceived distinction between Whittle-le-Woods and Clayton Green/Brook. To the south a limited area of open land maintains the village's distinction from Chorley.

The settlement form has been constrained to the east by steep topography rising towards Hough Hill and 'Top O' Th' Lane' (Little Quarry and Whittle Hill Quarry were located in this area); to the north-west by the River Lostock and its floodplain (now designated as Cuerden Valley Country Park); and to the south-west by historic parkland associated with Shaw Hill (a Grade II listed building) which is now in use as a golf course. This has resulted in a linear north-south development pattern apparent today. To the north-east and south-east the M61 corridor defines the settlement edges and prevents further expansion in these directions.

Visual relationship between the settlement and surrounding landscape

The valley and floodplain of the River Lostock, including Cuerden Valley Park, provides an open wooded setting to the west and north-west. Open land along

Appendix B Settlement setting assessment

the river extends all the way to the A6 in proximity to the historic centre of the village, with views available to and from the settlement edge albeit filtered through vegetation in places. The Church of St John the Evangelist is a notable landmark on the western edge of the settlement. Shaw Hill Golf Course, including remnant woodland from the historic parkland, provides a wooded setting to the south-west. The steeply rising topography and wooded areas, including around the former Little Quarry and Whittle Hill Quarry, form a backdrop and sense of enclosure to the east. This is apparent in certain views from within the settlement, as well as views towards the settlement from the west. There is a limited visual connection between the north-eastern and south-eastern parts of the village and the surrounding landscape, due to the M61 forming a physical and visual barrier.

Distinctiveness and recreational value

The open setting created by the valley of the River Lostock and Shaw Hill Golf Course creates a strong sense of separation between Whittle-le-woods and Buckshaw Village and Euxton to the west. The open river valley also provides a sense of arrival when approaching the settlement from the west, along Dawson Lane and a number of public rights of way. When approaching the village from the east along Town Lane, the road descends from the higher ground down through a semi-enclosed rural landscape before immediately entering the historic centre of the settlement. This creates a sense of arrival and enhances the historic character of this part of the settlement.

There is a strong network of public rights of way to the north-west of the settlement which, along with Cuerden Valley Country Park and National Cycle Network route 55, provides an important recreational resource in proximity to the settlement. A number of public rights of way also provide access to the land to the east of the village.

Appendix B Settlement setting assessment

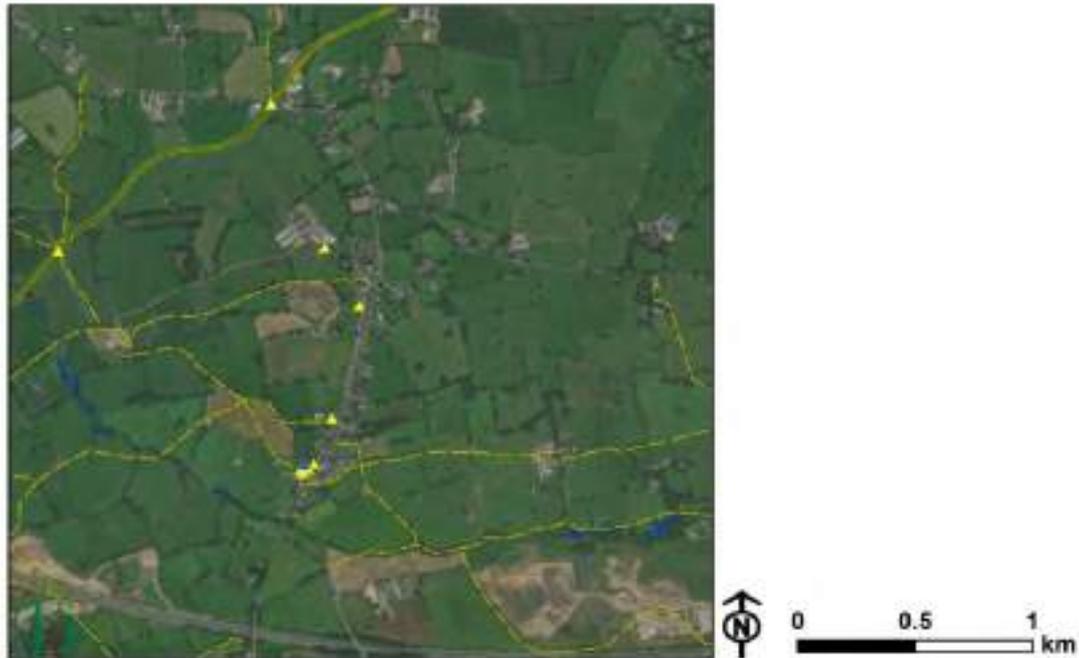
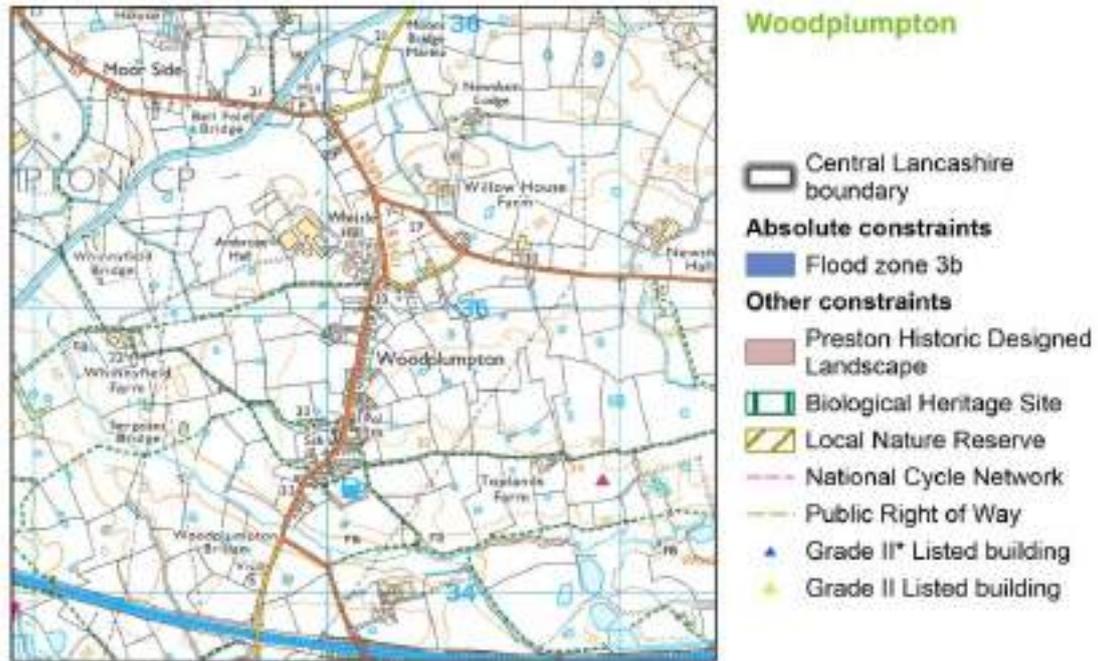
Conclusion on level of contribution

Parts of the landscape setting make a **reasonably important** contribution to the character of Whittle-le-Woods. Key areas/ elements are:

- The valley of the River Lostock , which has constrained development to the west and north-west, provides an open wooded landscape setting (including in proximity to the historic centre of the village), scenic value and a sense of arrival when approaching the village from the west along Dawson Lane.
- Shaw Hill and remnant elements of the historic parkland, which provide a wooded setting and scenic value to the south-west.
- The steep, rising topography to the east, which has constrained development and, along with associated woodland cover, provides a backdrop to views. This also contributes to a sense of arrival when approaching the village from the east along Town Road.
- The network of Public Rights of Way, Cuerden Valley Country Park and National Cycle Network route 55, which provide an important recreational resource in proximity to the settlement.

Appendix B Settlement setting assessment

Woodplumpton



Appendix B Settlement setting assessment

Influence of landscape on settlement form

Woodplumpton is a small village located to the north-west of Preston within Preston District. The historic settlement pattern comprised dispersed linear development along Woodplumpton Road to the north of Woodplumpton Bridge, with some clustered development around the Church of St Anne to the south. Whilst there has been some later infill development along the eastern side of Woodplumpton Road and the introduction of a small residential estate at Whittle Green to the north, the village largely retains its historic linear form. The more historic part of the village to the south is marked by a cluster of listed buildings, including the Grade II* Church of St Anne.

Development has been constrained to the south by Woodplumpton Brook and its associated valley form. There are no other notable natural or cultural constraints around the settlement, but on the eastern side of Woodplumpton road development has comprised incremental development of fields that has largely respected the historic field pattern. As a result development is generally integrated by the traditional hedgerows into the historic landscape pattern.

Visual relationship between the settlement and surrounding landscape

The linear form of the village gives it a strong visual relationship with the surrounding agricultural landscape, with open views of the adjacent fields and field boundaries that directly abut Woodplumpton Road. This is particularly apparent to the south and north-east of the village, and along the western side of Woodplumpton Road where sections of the road remain free of development. To the north of the village there are also some distant partial views towards the fells of the Forest of Bowland. This provides a rural setting to the village. However, overhead power lines and pylons to the east and west of the settlement detract slightly from the rural character of the views.

Appendix B Settlement setting assessment

Distinctiveness and recreational value

The landscape surrounding Woodplumpton is identified as 'ancient enclosure' within the Lancashire HLC (2002). This comprises irregular fields, numerous mature hedgerow trees and distinctive scattered field ponds (flooded marl pits), which provides a sense of 'time depth' and contributes to a strong rural settlement character. The rural landscape setting of the historic part of the village, including the Grade II* Church of St Anne, is experienced on approach to the settlement along a number of PRoW from the east and west and along Woodplumpton Road from the south. There is a clear sense of arrival when entering the village across Woodplumpton Bridge from the south.

Conclusion on level of contribution

The landscape setting makes a **particularly important** contribution to the character of Woodplumpton. Key areas/ elements are:

- Woodplumpton Brook, which constrains development and contributes to a sense of arrival from the south.
- Historic field boundaries which help integrate the settlement edge into the establish landscape pattern.
- Strong visual connection between the village and the surrounding agricultural landscape, particularly to the south and north-east of the village and along the western side of Woodplumpton Road.

The rural landscape setting of the historic parts of the settlement, experienced in particular on approach from the east, west and south.

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Open Land Designations Study

Appendix C - Areas of Separation Assessment

Preston City Council, South Ribble Borough Council and Chorley Council

Final report

Prepared by LUC

October 2022

Version	Status	Prepared	Checked	Approved	Date
1	Draft Report	D Hope	R Swann	R Knight	20.12.2021
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Open Land Designations Study

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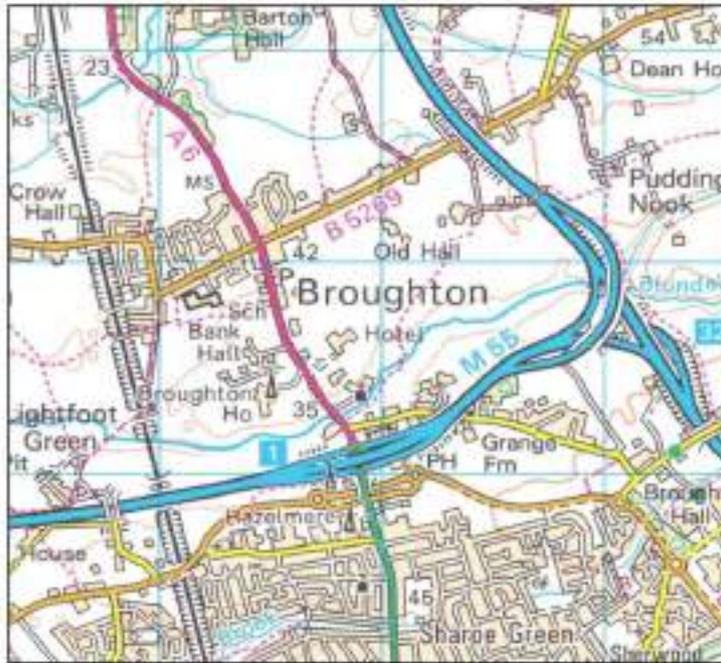
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Appendix C

Areas of separation assessment

Preston and Broughton



Preston-Broughton

- Central Lancashire boundary
- Area within which settlement separation should be a consideration
- Absolute constraints**
 - Flood zone 3b
 - Scheduled Monument
 - Ancient Woodland
- Other constraints**
 - Preston Historic Designed Landscape
 - Biological Heritage Site
 - Local Nature Reserve
 - National Cycle Network
 - Public Right of Way
 - Grade II* Listed building
 - Grade II Listed building



Appendix C Areas of separation assessment

Physical separation

Broughton is a village located to the north of Preston. Preston is a city located on the north bank of the River Ribble. The river has historically constrained growth to the south, meaning the city has expanded to the north, east and west. Today the M55 Motorway largely defines northern edge of Preston, albeit with some relatively small areas intervening open land retained between the motorway and the settlement edge. The main area/centre of Broughton is formed predominantly by relatively dense development concentrated along the east-west axis of Whittingham Lane/Woodplumpton Lane (B5269). To the south of this there is some dispersed development along Garstang Road which forms the more historic parts of the village. There are several ongoing developments along the northern edge of Preston, including off Eastway and off Heron Drive/Shearwater Drive/Harrier Way. There is also an ongoing development on the south-western edge of the main area of Broughton off Fieldbrook Avenue; these have been considered within the following assessment (that is, the land is assumed to be developed).

The gap between main area of Broughton and urban edge of Preston is between approximately 850m and 1.5km wide (as the crow flies) and comprises open farmland with some intervening dispersed development set within mature woodland along Garstang Road. The gap is moderately sized in relation to the size of Broughton and contains some significant separating features: principally the M55 motorway; Blundel Brook and its associated shallow valley form and tree cover; and woodland blocks around Broughton House (North West Ambulance Service NHS Trust) and at Broughton Park (Preston Marriott Hotel). The M55 relates more strongly to Preston (owing to proximity), and it is more likely to be breached by the expansion of this larger settlement. This would result in a greater impact on the function of the gap than would the incremental southern expansion of Broughton. The Blundell Brook and woodland blocks in contrast relate more strongly to Broughton.

Appendix C Areas of separation assessment

Visual separation

The landscape within the gap predominantly comprises farmland defined by hedgerows with numerous mature hedgerow trees, as well as some more robust shelterbelts (such as those along the M55). The gap also contains areas mature trees and woodland in and around the grounds of Broughton House and Broughton Park and along the course of the Blundell Brook. This creates a strong sense of visual separation between the two settlements, with very limited inter-visibility of the settlement edges.

Connection

There is also a strong perceived sense of separation when travelling between the two settlements, along Garstang Road and James Towers Way (A6). The linear distance between the settlements along Garstang Road and James Towers Way is approximately 1km and 1.4km respectively. Whilst there is some dispersed development along Garstang Road, it is set within mature vegetation and so is generally well-screened. This, and occasional views out over the surrounding farmland, provides a strong sense of rural separation between Broughton and Preston. The James Towers Way runs through open countryside and offers occasional views out over a rural landscape, which also results in a strong sense of separation between the two settlements.

Variations in contribution within the gap

The following variations within the gap are note

- The retained areas of open land to the south of the M55 and the M55/M6 motorway junction lie near Preston and have some visual connection with the settlement edge. The motorway acts as a strong outer boundary feature and provides a strong sense of urban containment. The land therefore has a weaker distinction from Preston (that is, it is more strongly related to the settlement than the open countryside to the north).

Appendix C Areas of separation assessment

- Land lying between the M55 and Bank Hall Farm, Keyfold Farm, Old Hall and Tate's Farm is more strongly distinct from both settlements, being located some distance from both, and having less visibility towards either; having some landform distinction (the shallow valley form of Blundell Brook); and being separated from the larger settlement of Preston by a strong boundary feature (M55 Motorway). It is therefore perceived as being central to the gap.
- Land on the southern edge of the main area of Broughton which lies in relative proximity to the denser settlement edge; has a similar landform to that of the main area of the settlement; and has relatively weak boundary features between it and the settlement edge (formed predominantly of residential garden boundaries), with some resulting visual connection. The land therefore has a weaker distinction from Broughton.

Conclusion on strength of gap

Overall, the strength of the gap between Preston and Broughton is considered to be **moderate**.

The following key elements contribute to the maintenance of the gap:

- The role of the M55 as a boundary to development along the northern edge of Preston.
- The Blundel Brook and its associated valley and vegetation, which provide an important separating feature between the two settlements.
- The visual separation provided by hedgerows and mature hedgerow trees and woodland within the gap.
- Trees and high hedgerows which line Garstang Road and screen views of development along the road and help maintain a sense of rural separation.

Appendix C Areas of separation assessment

Physical separation

Broughton and Barton are villages located to the north of the Preston within Preston District. The main area/centre of Broughton is formed by relatively dense development concentrated along the east-west axis of Whittingham Lane/Woodplumpton Lane (B5269). The northern edge of the village is defined largely by residential garden boundaries and remnant field boundaries. Barton is located to the north of Broughton and is a north-south linear village extending predominantly along Garstang Road (the A6). The southern extent of the settlement and is bounded by mature woodland of Black Fir Wood and the valley form of Barton Brook.

The gap between Broughton and the Barton is between approximately 900m and 1.2km, which is moderate in size compared to the size of both villages. The gap comprises open countryside with little to no intervening urbanising development. There are a number of significant separating features within the gap: Barton Brook and Dean Brook, and their associated shallow valley forms and vegetation; and Several woodlands, including Black Fir Wood, Garden Wood and woodland belts along Garstang Road.

Visual separation

The woodland cover, together with numerous hedgerows and mature hedgerow trees delineating fields and gently rolling topography, provide a good level of visual separation, with intervisibility between the two settlements being very limited. The James Towers Way bypass (single carriageway forming part of the A6) forms another separating feature in proximity to the north-eastern edge of Broughton.

Appendix C Areas of separation assessment

Connection

There is also a strong perceived sense of separation when travelling between the two settlements along Garstang Road and the James Towers Way bypass (A6). The linear distance between the settlements along these routes is approximately 920m and 1km respectively. A relative lack of intervening development and views across the adjacent open countryside available from both routes provides a strong sense of rural separation between the two settlements. The West Coast Main Line forms a direct route between the two settlements along the western periphery of the gap, although neither village has a station.

Variations in contribution within the gap

The following variations within the gap are noted:

- Land on the north-western edge of Broughton and the retained area of open land between the north-eastern settlement edge and James Towers Way has a visual connection with the settlement edge. James Towers Way acts an outer boundary feature to the north-east and provides some sense of containment. The land therefore has a weaker distinction from Broughton (that is, it is more strongly related to the settlements than the open countryside to the north).
- Land lying between James Towers Way and Barton Brook is more strongly distinct from both settlements, being located some distance from both, and having less visibility towards either, and having some landform distinction (the shallow valley form of the two brooks). It is therefore perceived as being central to the gap.
- Land on the south-western edge of Barton and northern edge of Broughton lies in relative proximity to the settlement edge; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge (formed predominantly of

Appendix C Areas of separation assessment

residential garden boundaries), with some resulting visual connection. The land therefore has a weaker distinction Barton.

Conclusion on strength of gap

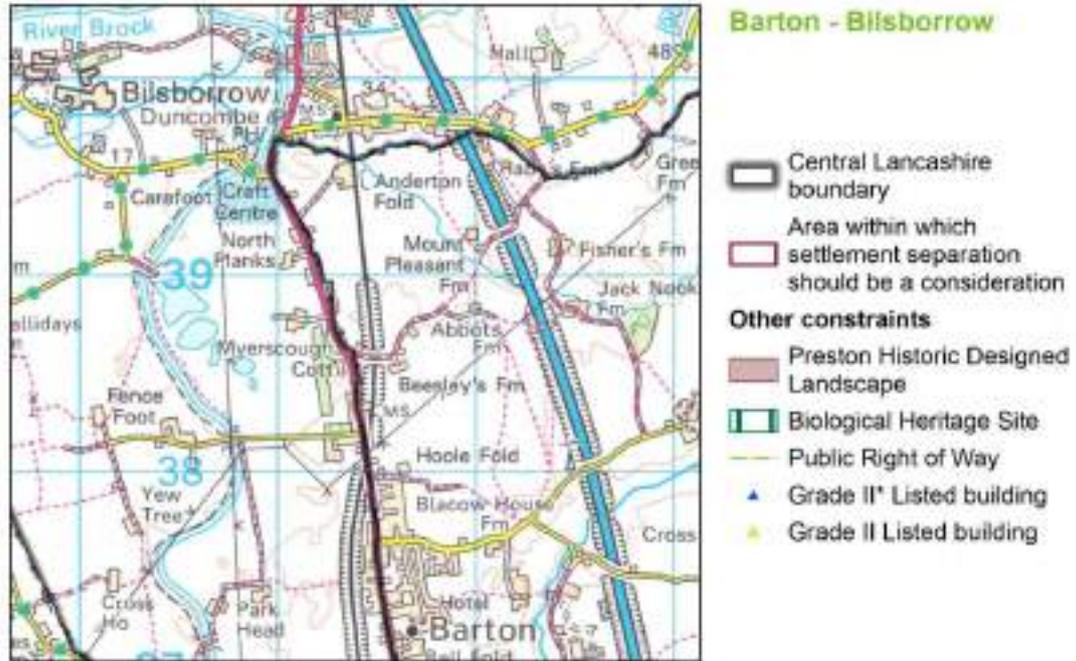
Overall, the strength of the gap between Broughton and Barton is considered to be **moderate**.

The following key elements contribute to the maintenance of the gap:

- The role of James Towers Way as a boundary to development along the northern eastern edge of Broughton.
- The role Dean Brook and Barton Brook and several woodlands as significant separating features.
- The visual separation provided by the gently rolling topography and intervening vegetation.
- The lack of intervening urbanising development and open views across the surrounding farmland when travelling between the two settlements along Garstang Road.

Appendix C Areas of separation assessment

Barton and Bilsborrow



Appendix C Areas of separation assessment

Physical separation

Barton and Bilsborrow are villages located 2.2km and 6km to the north of Preston respectively. Both villages lie on the border of Preston District and Wyre District, which is largely formed by Garstang Road (the A6) in this location. Barton is a predominantly linear village extending north-south along Garstang Road to just beyond the junction with White Horse Lane. However, development south of Jepps Lane has expanded the village away from Garstang Road to the east and forms the north-eastern edge of the settlement. The West Coast Main Line railway lies close to the northern boundary of the village and has some containing influence. Development in Bilsborrow is also largely linear, being located primarily north-south along the A6. However, there is also some ribbon development along Bilsborrow Lane which forms the south-eastern edge of the village.

The gap between Barton and Bilsborrow is between approximately 1km and 1.6km wide, and predominantly comprises open countryside. The gap is moderate in relation to the size both settlements, and contains some dispersed ribbon development along Garstang Road. The only notable separating feature is the shallow valley form and tree cover associated with the Bacchus Brook, which runs in proximity to the south-eastern edge of Bilsborrow. A flooded sand quarry lying between the A6 and the Lancaster Canal to the west is more peripheral to the gap.

Visual separation

The landscape within the gap comprises gently undulating farmland delineated by hedgerows, fences and drainage ditches flanked by occasional mature trees. It also includes some small woodland belts, vegetated brooks and numerous small vegetated field ponds (flooded marl pits). This creates a strong sense of visual separation between the two settlements, with very limited inter-visibility between them.

Appendix C Areas of separation assessment

Connection

Garstang Road provides a direct route between the two settlements, with a linear distance of approximately 1.2km. Whilst there is dispersed urbanising development along the road, gaps between these areas of development allow views across the surrounding farmland. This maintains a sense of rural separation when travelling between the two settlements. The West Coast Main Line passes through the gap forming a direct route between the two settlements, although neither village has a station.

Variations in contribution within the gap

The following variations within the gap are noted:

- Land on the northern edge of Barton is contained between the A6 and the West Coast Main Line and has a visual connection with the settlement edge. The land therefore has a weaker distinction from Barton (that is, it is more strongly associated with the settlement than land further to the north).
- Land on the north-eastern edge of Barton, to the south of Hoole Fold lies in relative proximity to the settlement edge and has relatively weak boundary features between it and the settlement edge (formed predominantly of domestic garden boundaries), with some resulting visual connection. The land therefore has a weaker distinction from Barton.
- Land lying to the north of Bacchus Brook lies immediately adjacent to Bilsborrow; has a similar landform to that of the settlement; and has relatively weak boundary features (formed predominantly of residential garden boundaries) between it and the settlement edge, with some resulting visual connection. The land therefore has a weaker distinction from Bilsborrow.

Appendix C Areas of separation assessment

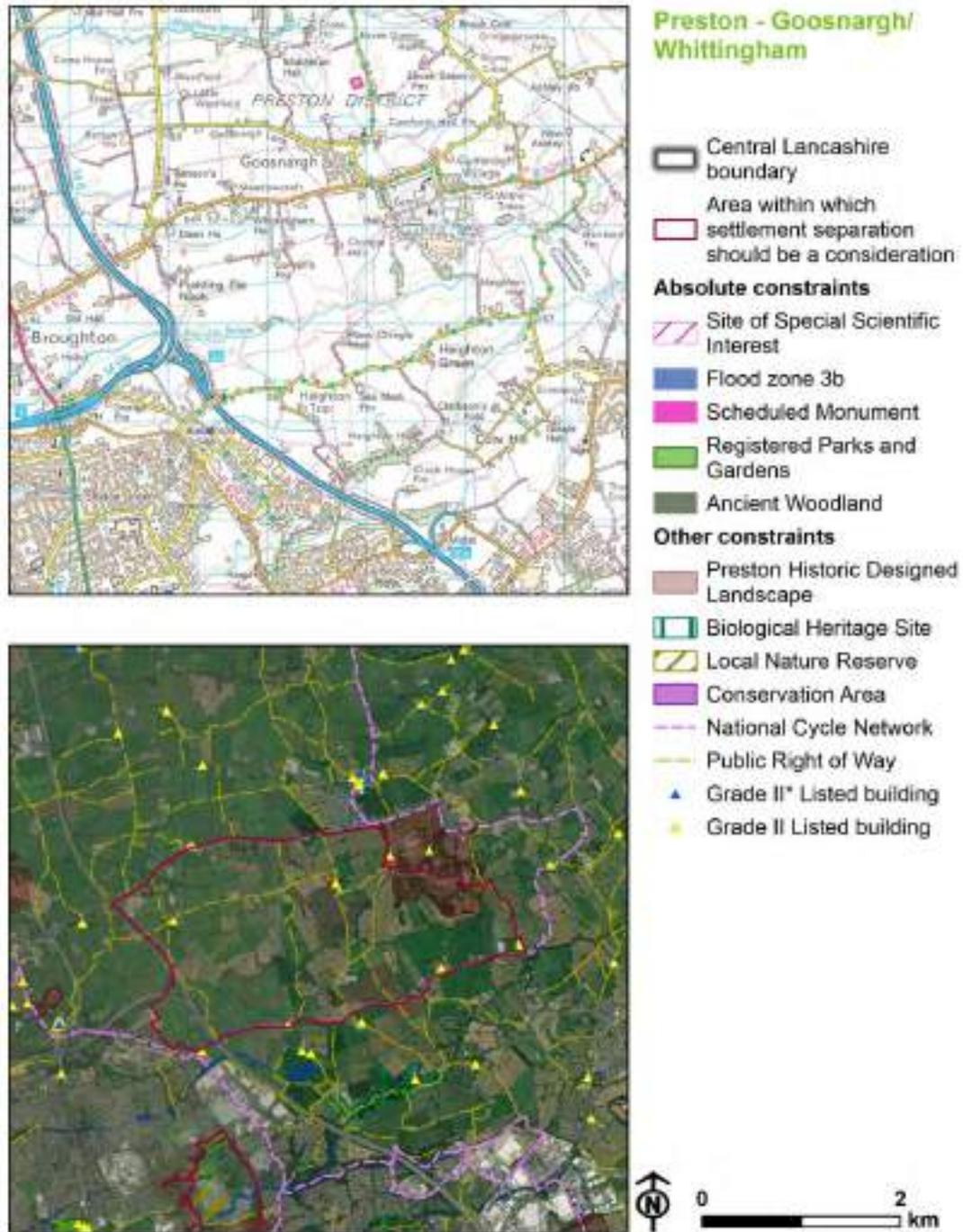
Conclusion on strength of gap

Overall, the strength of the gap between Barton and Bilsborrow is considered to be **moderate**.

The following key elements contribute to the maintenance of the gap:

- The visual separation provided by the gently undulating topography and intervening vegetation.
- The role of the shallow valley form and tree cover associated with the Bacchus Brook, which forms a separating feature.
- The sense of rural separation when travelling between the two settlement along Garstang Road due to gaps between areas of urbanising development and associated views across the surrounding farmland.

Preston and Goosnargh/Whittingham



Appendix C Areas of separation assessment

Physical separation

Goosnargh/Whittingham is a village that lies the north-east of Preston. Preston is a city located on the north bank of the River Ribble. The river has historically constrained growth to the south, meaning the city has expanded to the north, east and west. Today the M6 Motorway largely defines the north-eastern edge of Preston, albeit with some intervening open land retained between it and the settlement edge. There is also currently an ongoing Planning Inquiry for a number of proposed development sites around Goosnargh, two of which are on the southern edge of the village and lie within the gap - Goosnargh Cottage (Appeal A) and South of Whittingham Lane (Appeal B); as these are still to be determined they have not been considered within the assessment.

The gap between the two settlements is approximately 2.5km wide (as the crow flies) and comprises open countryside with little intervening urban development. The gap is wide in relation to the size of Goosnargh/Whittingham and contains some significant separating features: principally the M6 motorway and Blundel Brook and its associated shallow valley form and tree cover. As these features relate more strongly to Preston (owing to proximity), they are more likely to be breached by the expansion of this larger settlement. This would result in a greater impact on the function of the gap than would the expansion of Goosnargh/Whittingham.

Visual separation

The landscape within the gap comprises farmland defined by hedgerows with occasional hedgerow trees. Blundel Brook and its tributaries are also relatively well-treed. This creates a strong sense of visual separation between the two settlements, with very limited inter-visibility between them.

Appendix C Areas of separation assessment

Connection

There is also a strong perceived sense of separation when travelling between the two settlements. There is no direct road link between the two; the most direct vehicular route is either along the A6 and B5269 via Broughton, which equates to a linear distance of c. 5km; or along Houghton Green Lane, Brabiner Lane and Cumeragh Lane, which equates to a linear distance of c. 7km. Whilst there is some ribbon development along the B5249 between Broughton and Goosnargh, a strong sense of rural separation is maintained by numerous gaps between development and the associated views across the surrounding farmland.

Variations in contribution within the gap

The following variations within the gap are noted:

- The retained areas of open land to the west of the M6 lie in close proximity to Preston and have some visual connection with the settlement edge. The motorway also acts as a strong outer boundary feature and provides some sense of urban containment. The land therefore has a weaker distinction from Preston (that is, it is more strongly related to the settlement than the open countryside) than land to the east of the M6.
- Land lying between the M6 and Chingle Hall is strongly distinct from both Preston and Goosnargh/Whittingham, being located some distance from, and having limited views towards, both settlements; having some landform distinction (the shallow valley form of Blundel Brook); and being separated from the larger settlement of Preston by a strong boundary feature (M6 Motorway). It is therefore perceived as being central to the gap.
- Land to the east and north-east of Chingle Hall lies in relative proximity to Goosnargh/Whittingham; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge, with some resulting visual connection. The land therefore has a weaker distinction from Goosnargh/Whittingham.

Appendix C Areas of separation assessment

Conclusion on strength of gap

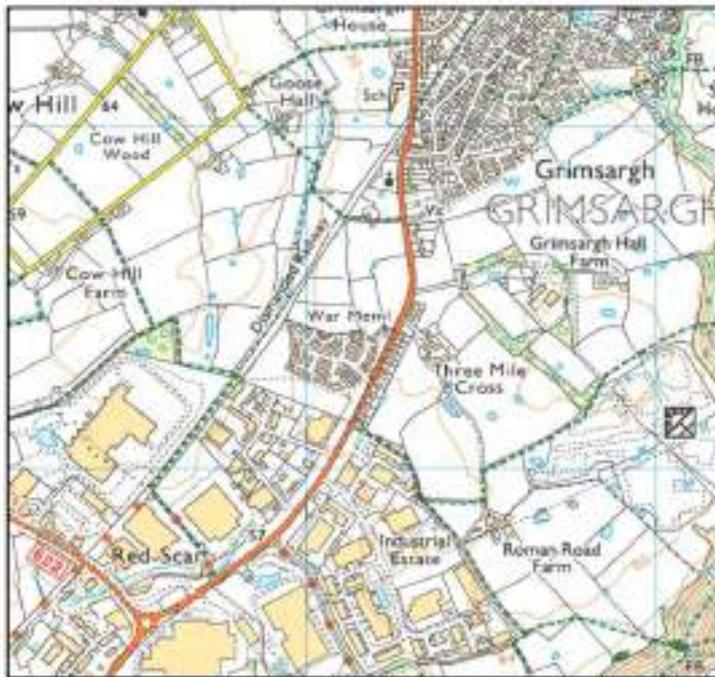
Overall, the strength of the gap between Preston and Goosnargh/Whittingham is considered to be **robust**.

The following key elements contribute to the maintenance of the gap:

- The role of the M6 as a boundary to development on the north-eastern edge of Preston.
- The visual separation provided by hedgerow trees and tree cover along the Blundel Brook and its tributaries.
- The landform distinction created by the shallow valley of the Blundel Brook.
- The lack of direct road links between the two settlements, increasing perceived separation.

Appendix C Areas of separation assessment

Preston and Grimsargh



Preston-Grimsargh

- Central Lancashire boundary
- Area within which settlement separation should be a consideration
- Absolute constraints**
- Site of Special Scientific Interest
- Flood zone 3b
- Ancient Woodland
- Other constraints**
- Preston Historic Designed Landscape
- Biological Heritage Site
- National Cycle Network
- Public Right of Way
- Grade II Listed building



Appendix C Areas of separation assessment

Physical separation

Grimsargh is a village located to the east of the Preston. Preston is located on the north bank of the River Ribble. The river has historically constrained growth to the south, meaning the city has expanded to the north, east and west. Today the M6 Motorway largely defines eastern edge of Preston, although this has been breached by the extensive Red Scar industrial estate, ribbon development along Longridge Road (the B6243) and development off Longridge Road at The Hills. This extends the urban area of Preston to the east beyond the M6. Beyond this to the east, there is only a very narrow settlement gap along Longridge Road before the south-western edge of Grimsargh. However, it should be noted that the road sign for 'Grimsargh Village' on Longridge Road is sited at the eastern edge of the Red Scar industrial estate, meaning that the development to the north-east of this technically/administratively lies within Grimsargh. In terms of the settlement form, however, this development is separated from Grimsargh and is physically and perceptually linked to the urban area of Preston.

The gap between the eastern extent of the urban area of Preston and the south-western edge of Grimsargh is approximately 125m (as the crow flies) at its narrowest point. This is very narrow in comparison to the size of both Preston and Grimsargh and there are no significant separating features between the two settlement edges within this part of the gap. However, within the wider gap to the east and west of this narrow gap, there are a number of woodland belts that form separating features, including those around Grimsargh Hall Farm to the east and those to the north of the Red Scar industrial estate to the south-west.

Visual separation

The gap comprises several moderately sized agricultural fields bounded by robust hedgerows with several mature hedgerow trees and features some woodland belts. These features, along with the vegetation along a dismantled railway to the west, result in some sense of visual separation within much of the

Appendix C Areas of separation assessment

gap. However, in the narrowest part of the gap along Longridge Road there is clear intervisibility between the two settlement edges which results in little sense of visual separation.

Connection

Longridge Road provides a direct route between the two settlement and there is a weak perceived sense of physical separation when travelling along this route. Whilst there are views across the adjacent farmland from the road, the short distance and high level of inter-visibility between the two settlement edges, reduce any perceived sense of rural separation between the two.

Variations in contribution within the gap

The following variations within the gap are noted:

- The land within the narrowest part of the gap along Longridge Road lies in proximity to, and has a visual connection with, both settlement edges. It therefore has a weaker distinction from Preston and Grimsargh (that is, it is more strongly related to the settlements than the open countryside further to the east and west).
- Land to the east and west of the narrowest part of the gap (that is, to the west of the dismantled railway and to the east of Three Mile Cross Farm and beyond the woodland belts surrounding Grimsargh Hall Farm) is more strongly distinct from both settlement edges, being located further from both, and having less visibility towards either due to the presence of several woodland belts and hedgerows.

Conclusion on strength of gap

Overall, the strength of the gap between Preston and Grimsargh is considered to be **fragile**.

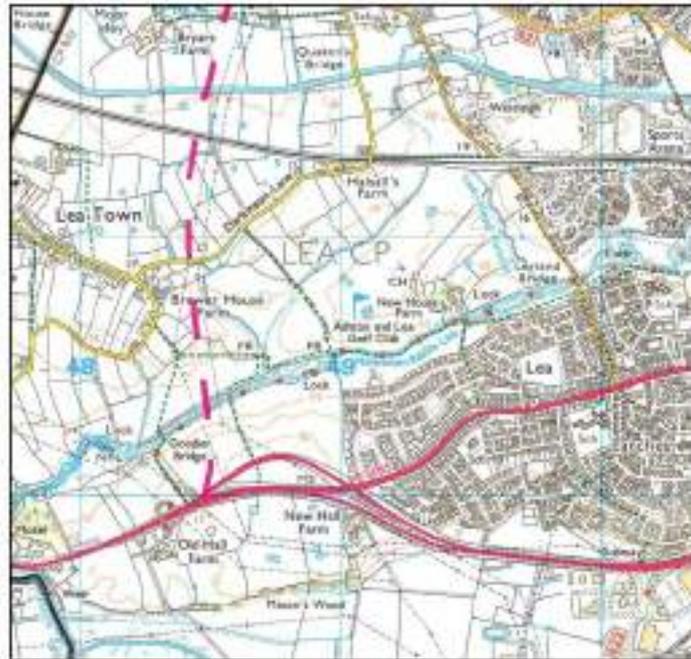
Appendix C Areas of separation assessment

The following key elements contribute to the maintenance of the gap:

- Open and undeveloped farmland in the settlement gap.
- Woodland belts within the wider gap, away from Longridge Road, form separating features.
- Hedgerows, mature hedgerow trees and woodland belts provide some the sense of visual separation between the two settlements away from the narrowest part of the gap along Longridge Road.

Appendix C Areas of separation assessment

Preston and Lea Town



Preston - Lea Town

- Central Lancashire boundary
- Area within which settlement separation should be a consideration
- Absolute constraints**
 - Flood zone 3b
 - Open access land (CRoW Act)
- Other constraints**
 - Preston Historic Designed Landscape
 - Biological Heritage Site
 - Local Nature Reserve
 - National Cycle Network
 - Public Right of Way
 - Grade I Listed building
 - Grade II Listed building



Appendix C Areas of separation assessment

Physical separation

Lea Town is a small linear village located to the west of Preston. Preston is a city located on the north bank of the River Ribble. The river has historically constrained growth to the south, meaning the city has expanded to the north, east and west. Today the western edge of Preston (Lea) is defined by a combination of relatively weak domestic garden boundaries and road infrastructure (such as Lea Road). The eastern edge of Lea Town is also defined by residential gardens boundaries and the frontage of Darkinson Lane. There is one consented development located on the western edge of Preston (committed development in N6) within the gap; this have been considered within the following assessment (that is, the land is assumed to be developed).

The gap between Lea Town and the western edge of Preston (Lea) is between approximately 400m and 1.4km (as the crow flies). It predominantly comprises open countryside with very little intervening urbanising development, although there are some infrastructural elements such as overhead power lines. The gap is moderately sized in comparison to the Lea Town and contains the Savick Brook (a canalised tributary of the River Ribble) and one of its tributaries (Lady Head Runnel), which form significant separating features between Lea Town and the Lea area of Preston. Owing to their proximity, these watercourses relate more strongly to Preston and are more likely to be breached by the expansion of this larger settlement. This would result in a greater impact on the function of the gap than would the expansion of Lea Town. In addition, the 'Preston Western Distributor', a new major road that will link Preston and southern Fylde to the M55 motorway, is currently being constructed within the gap. This is scheduled to open early in 2023 and will form another significant separating feature extending north-south through the gap.

Visual separation

The landscape within the gap comprises gently undulating farmland delineated by trees and hedgerows to the west, and sport fields and a golf course with

Appendix C Areas of separation assessment

fairways defined by mature tree belts and to the east. The intervening vegetation and undulating landform create a strong sense of visual separation between the two settlements.

Connection

There is also a strong perceived sense of separation when travelling between the two settlements. There is no direct road link between the Lea Town and the western edge of Preston at Lea; the most direct road route is along Darkinson Lane and Sidgreaves Lane, via Cottam on the north-western edge of Preston. This equates to a linear distance of approximately 1.8km and crosses over the Preston to Blackpool railway line and Lancaster Canal which form significant separating features between Lea Town and Cottam. The railway passes to the north of Lea Town and forms a more direct route between the settlements, although Lea Town itself has no station (the closest being at Salwick some 1.6km to the west of the village). A strong sense of rural separation is maintained when travelling between the settlements along both road and rail routes, due to the limited presence of urbanising features and views across open countryside.

Variations in contribution within the gap

The following variations within the gap are noted

- The retained areas of open land to the south of the Savick Brook and east of Lady Head Gunnel are in close proximity to Preston and have a visual connection with the settlement edge; and some of the land comprises sports pitches which are functionally related to the urban area. The tree lined watercourses act as outer boundary features and provide some sense of containment. The land therefore has a weaker distinction from Preston (that is, it is more strongly related to the settlement than the open countryside) than the open land further to the north and west.

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- Land lying between Savick Brook/Lady Head Runnel and the proposed 'Preston Western Distributor' is more strongly distinct from both settlements, being located some distance from both and having less visibility towards either. It is therefore perceived as being more central to the gap.
- Land to the west of the proposed 'Preston Western Distributor' lies in relative proximity to the eastern edge of Lea Town; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge (formed predominantly of residential garden boundaries), with some resulting visual connection. The land therefore has a weaker distinction from Lea Town

Conclusion on strength of gap

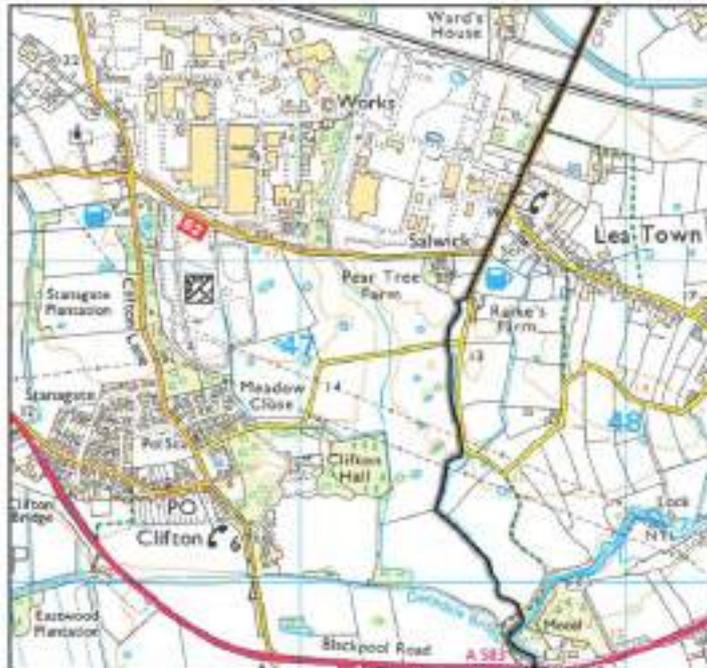
Overall, the strength of the gap between Preston and Lea Town is **moderate**.

The following key elements contribute to the maintenance of the gap:

- The role of the Savick Brook and its tributaries and the 'Preston Western Distributor' in providing significant separating features.
- The visual separation provided by the undulating topography and intervening vegetation.
- The lack of direct road links between the western edge of Preston and Lea Town, increasing perceived physical separation between the two settlements.

Appendix C Areas of separation assessment

Lea Town and Clifton



Lea Town - Clifton

-  Central Lancashire boundary
-  Area within which settlement separation should be a consideration
- Other constraints**
-  Preston Historic Designed Landscape
-  Biological Heritage Site
-  Local Nature Reserve
-  National Cycle Network
-  Public Right of Way
-  Grade I Listed building
-  Grade II Listed building



Appendix C Areas of separation assessment

Physical separation

Lea Town is a small linear village located to the west of the Preston, and Clifton is a larger, more nucleated, village to the southwest of Lea Town located within Fylde District. The south-western settlement edge of Lea Town is defined largely by residential garden boundaries and remnant hedgerow field boundaries. Similarly, part of the north-eastern edge of Clifton is formed residential garden boundaries. Other areas of the north-eastern edge of Clifton comprise mature woodland which form part of the remnant historic parkland associated with the Grade II listed Clifton Hall (designated as a Preston Historic Designed Landscape).

The gap between the Lea Town and Clifton is approximately 1km at its narrowest, which is moderately sized in comparison to the size both villages. Sited within the gap, is the remnant historic parkland associated with Clifton House, including mature woodland that forms a significant separating feature. The Deepdale Brook and its shallow valley is another separating feature within the gap. There is little urbanising development within the gap, although adjoining the western edge of Lea Town is the substantial chemical works and industrial complex of Salwick. Part of the settlement gap to the north of Clifton is also occupied by a large solar park.

Visual separation

The gap comprises gently rolling open countryside with moderately sized pastoral fields delineated by generally intact hedgerows with occasional mature hedgerows trees. This, along with the mature woodland at Clifton Hall, creates a strong sense of visual separation between the two settlements with very limited intervisibility. Additionally, mature trees surrounding the Salwick industrial complex act to screen western areas of Lea Town from Clifton.

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Connection

There is also a strong perceived sense of separation when travelling between the two settlements. The most direct road route is via Lea Lane and Ash Lane with a linear distance of approximately 1.2km. This route comprises narrow country lanes lined by robust hedgerows and trees. Where vegetation and landform allow, there are views available over the surrounding rural landscape which maintains an strong sense of rural separation. Less direct routes are also available via Deepdale Lane and Clifton Lane to the north-west, and via Darkinson Lane connecting to Ash Lane to the east.

Variations in contribution within the gap

The following variations within the gap are noted:

- Land on the southern edge of Lea Town and north-eastern edge of Clifton lies in relative proximity to the settlement edges; has a similar landform to that of the settlements; and has relatively weak boundary features between it and the settlement edge (formed predominantly of residential garden boundaries), with some resulting visual connection. The land therefore has a weaker distinction from the settlements.
- Land between the above areas is more strongly distinct from Lea Town and Clifton, being located some distance from, and having limited views towards, both settlements. It is therefore perceived as being central to the gap.

Conclusion on strength of gap

Overall, the strength of the gap between Lea Town and Clifton is considered to be **moderate**.

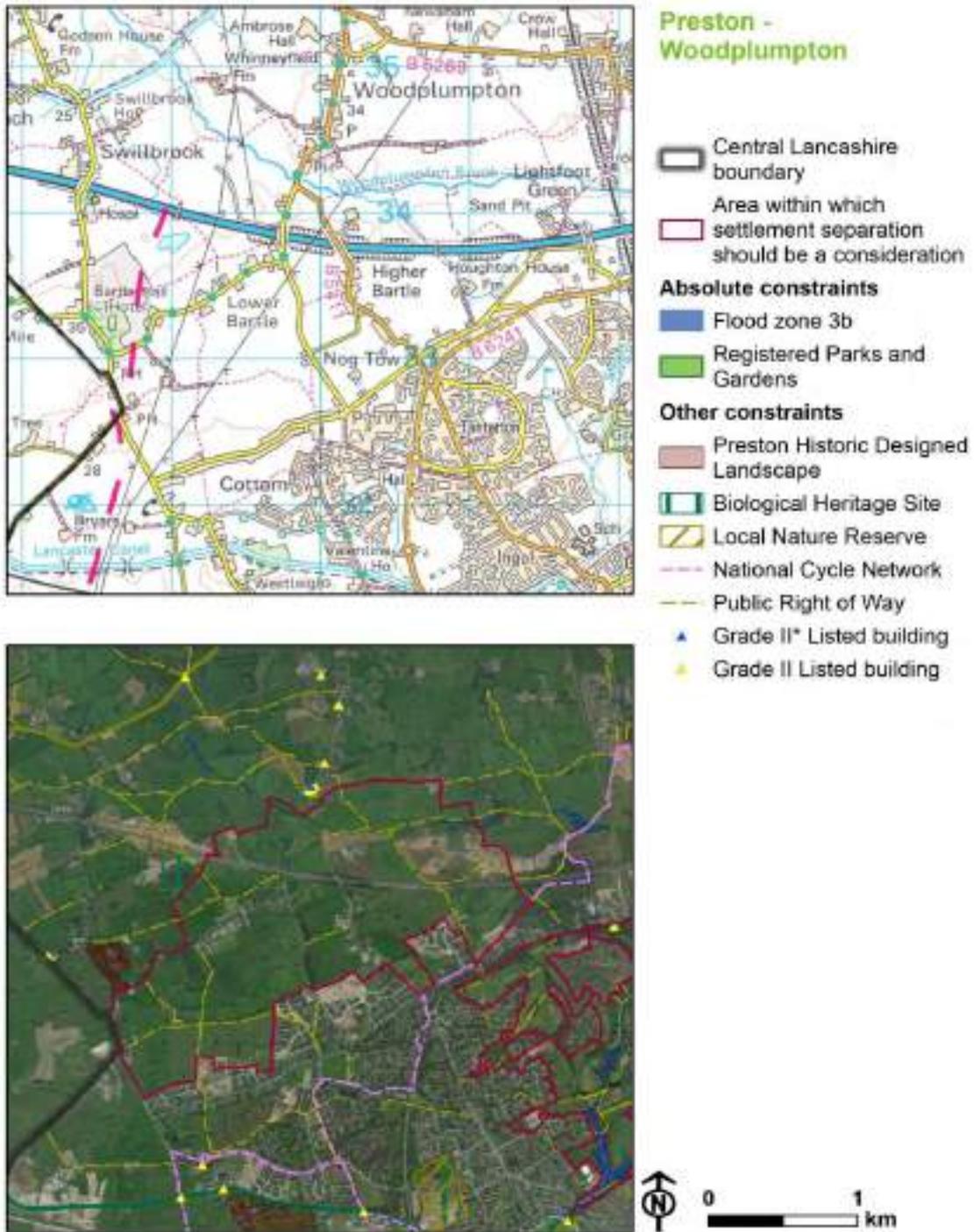
The following key elements contribute to the maintenance of the gap:

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- The role of woodland around Clifton Hall and the shallow valley of the Deepdale Brook as separating features.
- The role of trees along the north of Deepdale Lane play in visually screening western areas of Lea Town and low-level infrastructure within the Salwick industrial complex.
- The visual separation provided by the gently rolling topography and intervening vegetation.
- The rural character of Lea Lane and Clifton Lane in maintaining a strong perceived sense of rural separation.

Appendix C Areas of separation assessment

Preston and Woodplumpton



Appendix C Areas of separation assessment

Physical separation

Woodplumpton is a village located to the northwest of Preston. It is rural north-south linear village focussed along Woodplumpton Road (the B5411) defined on its southern edge by Woodplumpton Brook and its associated valley form.

Preston is a city located on the north bank of the River Ribble. The river has historically constrained growth to the south, meaning the city has expanded to the north, east and west. Today the M55 Motorway largely defines the northern edge of Preston, albeit with some intervening open land retained between it and the settlement edge. There are several ongoing developments along the north-western edge of Preston, including off Buckthorn Drive, off Chiswell Road, off Discovery Drive and off Newmarket Drive; these have been considered within the following assessment (that is, the land is assumed to be developed).

The gap between Woodplumpton and the northern edge of Preston is approximately 1.1km wide (as the crow flies) and comprises open countryside with some intervening urban development. Intervening development includes the small linear villages of Lower Bartle and Higher Bartle, with the latter being largely contiguous with the urban area of Preston at Cottam/Ingol/Tanterton. The gap is moderately sized compared to Woodplumpton and contains the M55 and Woodplumpton Brook, which are significant separating features. In addition, a large sand quarry is located along the northern side of the motorway within the settlement gap. Whilst this is still in active operation, some of the older workings have flooded to form a series of large ponds/lakes, which further adds to a sense of physical separation. The M55 and sand quarry relate more strongly to Preston (owing to proximity), they are more likely to be breached by the expansion of this larger settlement. This would result in a greater impact on the function of the gap than would the expansion of

Visual separation

The landscape between the two settlements comprises gently undulating farmland characterised by fields defined by hedgerows with numerous mature

Appendix C Areas of separation assessment

hedgerow trees and featuring numerous scattered well-vegetated field ponds (flooded marl pits). This, along with the well-vegetated cutting of the M55 and associated vegetation along Woodplumpton Brook, results in a strong sense of visual separation between the two settlements.

Connection

The most direct road route between the two settlement is via Woodplumpton Road and either Sandy Lane or Tabley Lane, which equates to a linear distance of approximately 1.3km. Despite the presence of intervening urban development at Lower Bartle and Higher Bartle, a strong sense of rural separation is maintained due to numerous gaps between areas of development, which allows views across the surrounding farmland.

Variations in contribution within the gap

The following variations within the gap are noted:

- The retained areas of open land to the south of the M55 near Preston and have some visual connection with the urban edge of Preston and intervening urban development at Lower Bartle and Higher Bartle. The motorway also acts as a strong outer boundary feature and provides a strong sense of urban containment. Land adjoining the settlement edge of Preston therefore has a weaker distinction from Preston (that is, it is more strongly related to the settlement than the open countryside) than the open countryside to the north of the motorway.
- Land lying between the M55 and Woodplumpton Brook is more strongly distinct from both settlements, being located some distance from both, and having less visibility towards either; having some landform distinction (the shallow valley form of Woodplumpton Brook); and being separated from the larger settlement of Preston by a strong boundary feature (M55 Motorway). It is therefore perceived as being central to the gap.

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- Land on the southern and south-eastern edge of Woodplumpton lies in relative proximity to the settlement edge; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge (formed of residential garden boundaries), with some resulting visual connection. The land therefore has a weaker distinction from Woodplumpton.

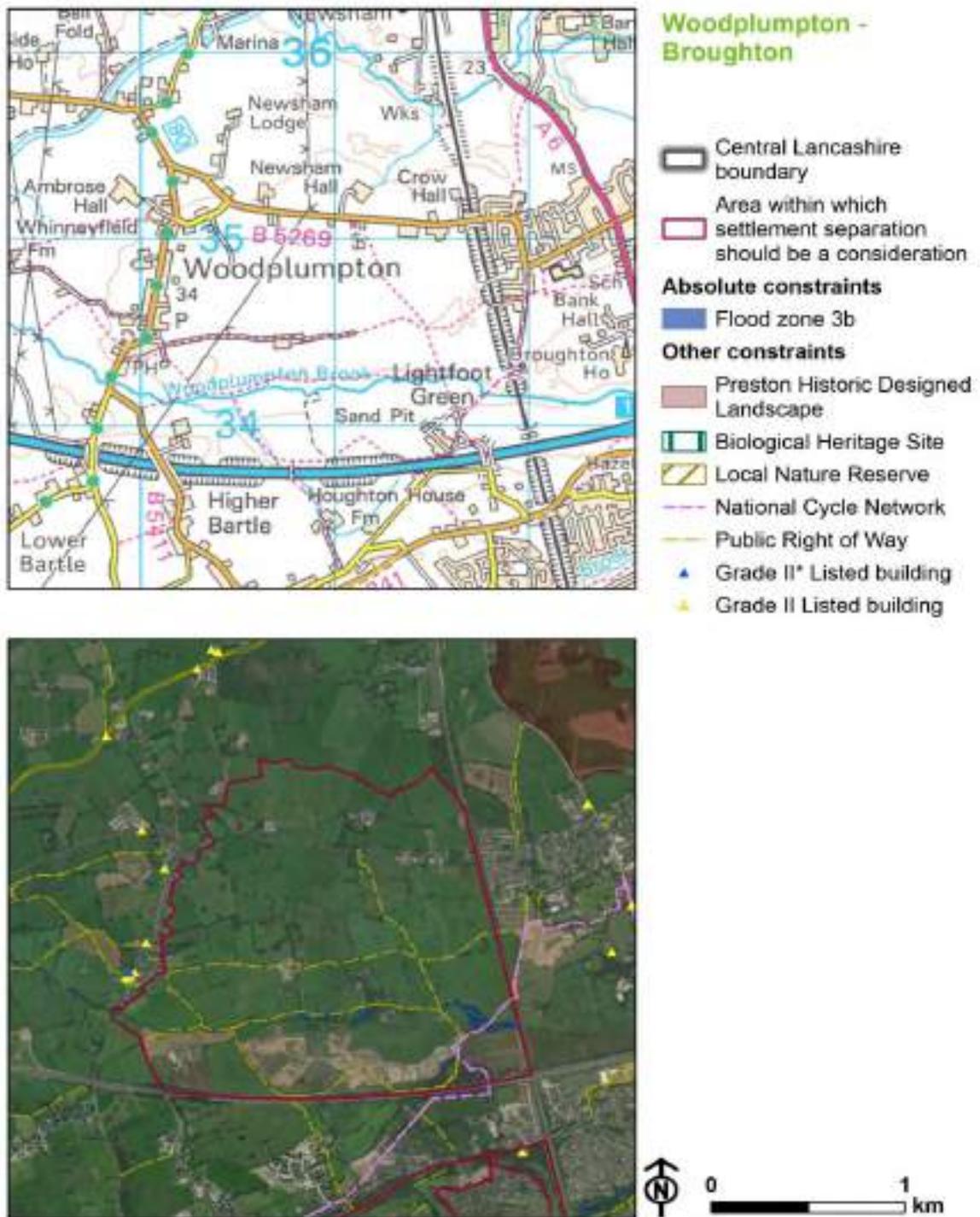
Conclusion on strength of gap

Overall, the strength of the gap between Preston and Woodplumpton is **moderate**.

The following key elements contribute to the maintenance of the gap:

- The role of the M55, Woodplumpton Brook and sand quarry as a significant separating features.
- The visual separation provided by the undulating topography and intervening vegetation.
- The sense of rural separation when travelling between the two settlement along Woodplumpton Road and Sandy Lane/Tabley Lane, due to gaps between areas of urbanising development and associated views across the surrounding farmland.

Woodplumpton and Broughton



Appendix C Areas of separation assessment

Physical separation

Woodplumpton and Broughton are villages located to the north of Preston. The main area/centre of Broughton is formed by development concentrated along the east-west axis of Whittingham Lane/Woodplumpton Lane (B5269). The western settlement edge of this main area Broughton is defined by the West Coast Main Line railway. However, some development extends beyond this along Newsham Hall Lane (B5269) where the road sign for the village is located. Woodplumpton is located to the west of Broughton and comprises a north-south linear village focussed along Woodplumpton Road (the B5411). The eastern settlement edge of Woodplumpton is formed primarily of domestic garden boundaries and remnant field hedgerow boundaries.

The gap between Woodplumpton and Broughton is between approximately 1.4km and 1.7km (as the crow flies), which is wide in comparison to the size of both villages. The gap comprises open countryside with very limited urbanising development. The railway line along the western edge of Broughton forms a significant separating feature. There are no other significant separating features within the gap; a large sand quarry (including flooded older workings), located to the south of the gap along the northern side of the M55, is peripheral to the gap.

Visual separation

The gap comprises gently undulating farmland characterised predominantly by pastoral fields delineated by hedgerows with numerous mature hedgerow trees, interspersed with scattered well-vegetated field ponds (flooded marl pits). This provides a strong sense of visual separation between the two villages, with very little intervisibility between the two.

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Connection

There is also strong perceived sense of separation when travelling along Newsham Hall Lane, which provides the only direct road route between the two villages. This due to a lack of urbanising development and open views out from the road across the surrounding open countryside.

Variations in contribution within the gap

The following variations within the gap are note:

- Land on the immediate eastern edge of Woodplumpton lies in proximity to the settlement edge; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge (formed of residential garden boundaries and some remnant field boundaries), with some resulting visual connection. The land therefore has a weaker distinction from Woodplumpton.
- Land lying between the above area and the West Coast Main Line is more strongly distinct from both settlements, being located some distance from Woodplumpton and being separated from Broughton by the significant separating feature of the railway. It is therefore perceived as being central to the gap.

Conclusion on strength of gap

Overall, the strength of the gap between Woodplumpton and Broughton is **robust**.

The following key elements contribute to the maintenance of the gap:

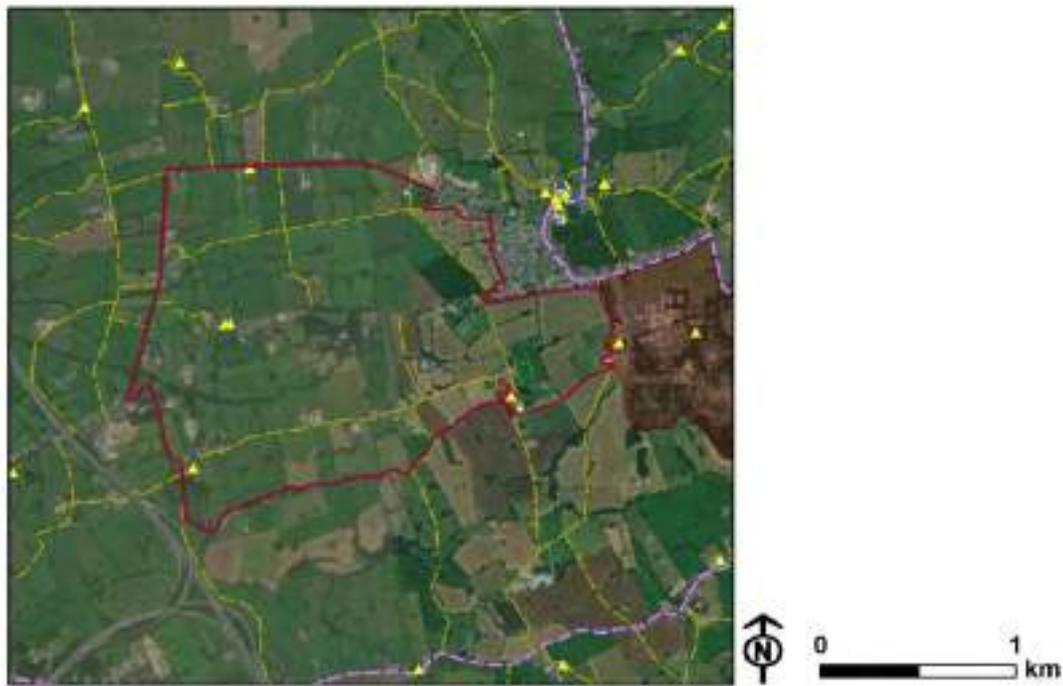
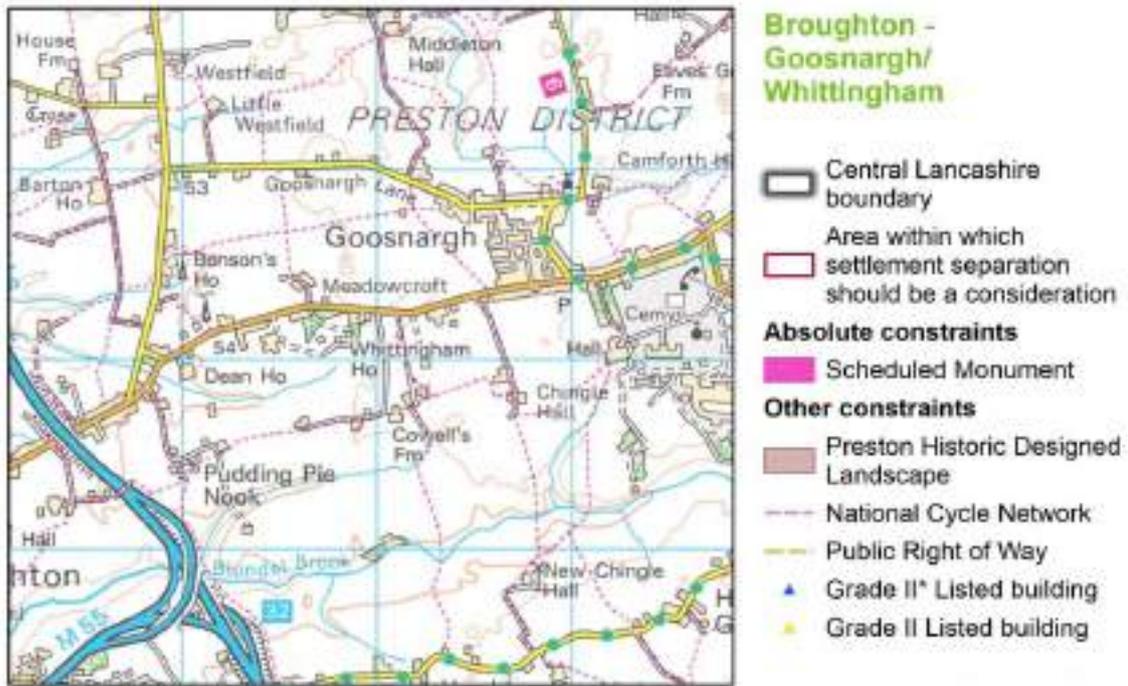
- The visual separation provided by the undulating topography and intervening vegetation.

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- The sense of rural separation when travelling between the two settlement along Newsham Hall Lane (the B5269) due to a lack of intervening urbanising development and open views across the surrounding farmland.
- The role of the West Coast Mainline as a significant separating feature along the western edge of Broughton.

Appendix C Areas of separation assessment

Broughton and Goosnargh



Appendix C Areas of separation assessment

Physical separation

Broughton and Goosnargh/Whittingham are villages located to the north and north-east of Preston respectively. The main area/centre of Broughton is formed of relatively dense development concentrated along the east-west axis of Whittingham Lane/Woodplumpton Lane (B5269). To the east of this there is a long continuous stretch of ribbon development along Whittingham Lane, extending east beyond the M6 Motorway as far as Dean Brook. Goosnargh lies to the east of Broughton further along Whittingham Lane. The western edge of the village is formed primarily of domestic garden boundaries and remnant field hedgerow boundaries. There is an ongoing development on the western edge of Broughton, off Bamford Road to the south of Whittingham Lane and west of Pudding Pie Nook Lane; this has been considered within the following assessment (that is, the land is assumed to be developed). There is also currently an ongoing Planning Inquiry for a number of proposed development sites around Goosnargh, two of which are on the southern edge of the village and lie within the gap - Goosnargh Cottage (Appeal A) and South of Whittingham Lane (Appeal B); as these are still to be determined they have not been considered within the assessment.

At its narrowest, the gap between Broughton and Goosnargh is approximately 1.9km as the crow flies (measured between the Dean Brook boundary of Broughton and the western settlement edge of Goosnargh). This gap is wide in comparison to the size of both villages, and contains Dean Brook and its shallow valley, which defines the eastern extent of Broughton and provides a separating feature between the two settlements. The M6 motorway runs north-south through Broughton largely on embankment. Whilst this outside the gap to the west and development in Broughton extends beyond it (as described), it forms a significant separating feature to the east of the main area of the village which increases a sense of separation. The gap contains some ribbon development along Whittingham Lane, Langley Lane and Goosnargh Lane, which diminishes the sense of physical separation to some extent.

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Visual separation

The landscape within the gap comprises undulating farmland defined by hedgerows with occasional hedgerow trees. Dean Brook and a tributary of Blundell Brook to the south are also relatively well-treed. This creates a strong sense of visual separation between the two settlements, with very limited inter-visibility between them.

Connection

Whittingham Lane provides a direct road route between the two settlements, which equates to a linear distance of approximately 1.9km. A longer route is also available via Langley Lane and Goosnargh Lane to the north. Whilst there is ribbon development along these routes, large gaps between the areas of development allow views across the adjacent open countryside and this provides a strong sense of rural separation.

Variations in contribution within the gap

The following variations within the gap are noted

- Land lying between Pudding Pie Nook Lane and Dean Brook to the east lies in close proximity to the edge of Broughton (including the ongoing development off Bamford Road) and has some visual connection with the settlement edge. The land therefore has a weaker distinction from Broughton (that is, it is more strongly related to the settlement than the open countryside) than land further to the east.
- Land between Langley Lane/Pudding Pie Nook Lane and Public Rights of Way 6-9 FP4, 6-9 FP7 and 6-9 FP16 (in the vicinity of Chingle Hall and Swainson's Farm) is strongly distinct from both Broughton and Goosnargh/Whittingham, being located some distance from, and having limited views towards, both settlements; and having some landform

Appendix C Areas of separation assessment

distinction (the shallow valley form of Dean Brook and tributary of Blundell Brook). It is therefore perceived as being central to the gap.

- Land to the east of Public Rights of Way 6-9 FP4, 6-9 FP7 and 6-9 FP16 lies in relative proximity to Goosnargh/Whittingham; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge, with some resulting visual connection. The land therefore has a weaker distinction from Goosnargh/Whittingham.

Conclusion on strength of gap

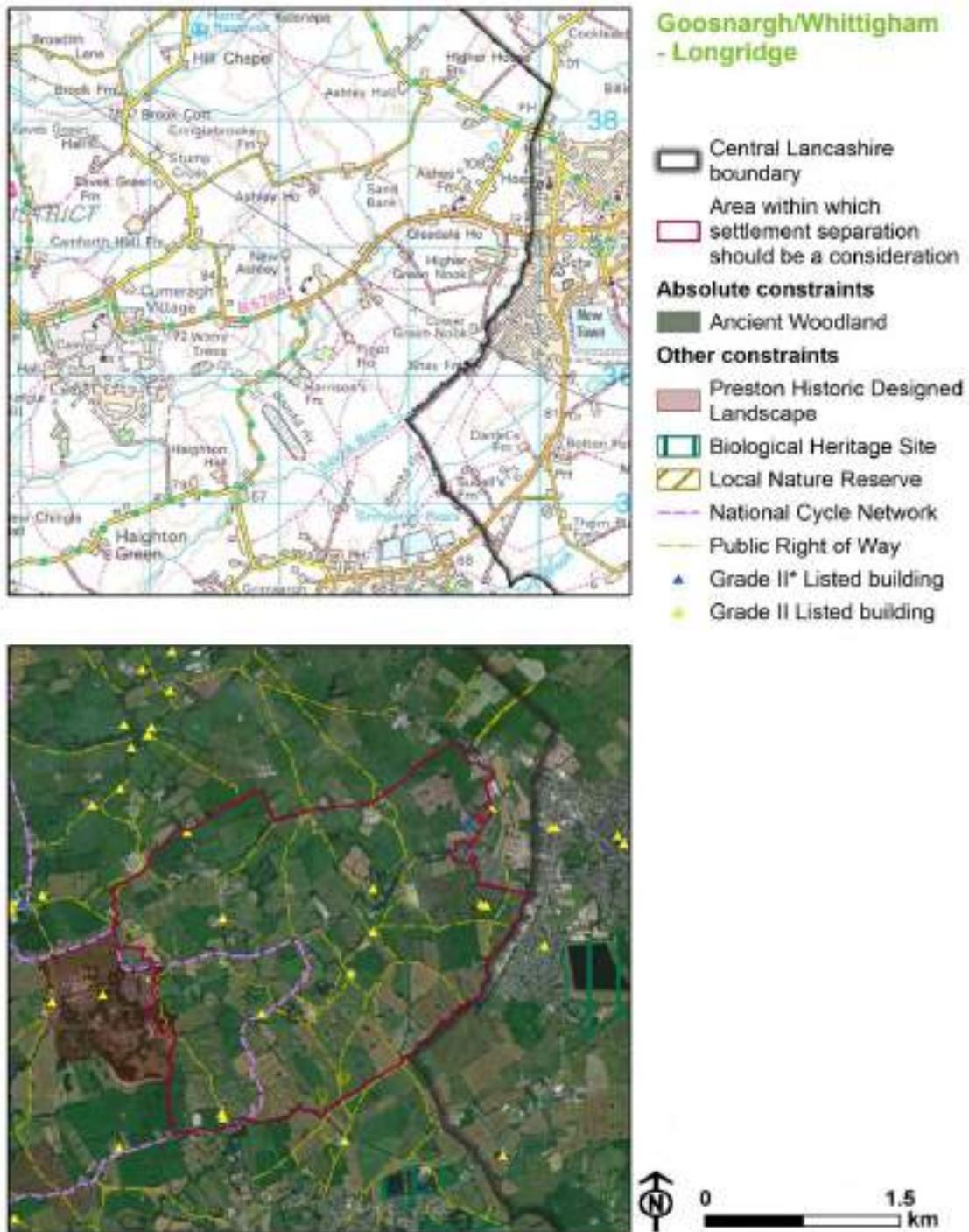
Overall, the strength of the gap between Broughton and Goosnargh/Whittingham is considered to be **moderate**.

The following key elements contribute to the maintenance of the gap:

- The visual separation provided by hedgerow trees and tree cover along Dean Brook and the M6 embankments.
- The role of Dean Brook as a separating feature on the eastern edge of Broughton.
- The landform distinction created by the shallow valley of the Dean Brook.

Appendix C Areas of separation assessment

Goosnargh/Whittingham and Longridge



Appendix C Areas of separation assessment

Physical separation

Goosnargh/Whittingham is a village that lies to the north-east of Preston. Longridge is a market town located to the east of Goosnargh/Whittingham lying on the border of Preston District and the Ribble Valley District. Goosnargh comprises development to the north of Whittingham Lane (the B5269) with some ribbon development further to the east along Whittingham Lane. The Whittingham area lies to the south of Whittingham Lane, to the south-east of Goosnargh and forms the easternmost extent of the settlement. The eastern settlement edge comprises domestic garden boundaries and tree belts and woodland which form part of the historic parkland associated with Whittingham Hospital (designated as a Preston Historic Designed Landscape). The western settlement edge of Longridge comprises domestic garden boundaries and remnant hedgerow field boundaries.

At its narrowest, the gap between Goosnargh/Whittingham and Longridge is approximately 2.5km (as the crow flies), which is wide in comparison with the size of Goosnargh/Whittingham. The gap comprises open countryside with some scattered areas of intervening urbanising development, principally along Cumeragh Lane (the B5269). The gap contains the Blundell Brook and Savick Brook, as well as associated tributaries. These watercourses, along with their associated valley forms and vegetation, form significant separating features.

Visual separation

The landscape within the gap comprises undulating farmland defined by hedgerows with occasional mature hedgerow trees, and interspersed with scattered well-vegetated field ponds (flooded marl pits). The Blundel Brook and Savick Brook and their tributaries, are also relatively well-treed. There are also mature woodland and tree belts associated with Whittingham Hospital on the south-eastern edge of Whittingham and tree belts in the vicinity of Green Nook House on the south-western edge of Longridge. This creates a strong sense of

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visual separation between the two settlements, with very little inter-visibility between them.

Connection

Due to the relatively wide gap, there is also a strong perceived sense of separation when travelling between the two settlements. The most direct route is via Cumeragh Lane (the B5269) which equates to a linear distance of approximately 2.8km. A longer route is also available via Camforth Hall Lane, Ashely Lane and Inglewhite Road to the north. Whilst there is some dispersed intervening urbanising development along these routes, a strong sense of rural separation is maintained by numerous gaps between areas of development and the associated views across the surrounding farmland.

Variations in contribution within the gap

The following variations within the gap are noted:

- Land immediately north and east of Cumeragh Lane (south of Camforth Hall Lane) lies in relative proximity to the eastern settlement edge of Goosnargh/Whittingham; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge, with some resulting visual connection. The land therefore has a weaker distinction from Goosnargh/Whittingham (that is, it is more strongly associated with the settlement than land further to the east).
- Land immediately west of Halfpenny Lane (between Cumeragh Lane and Inglewhite Road), lies in close proximity to, and has some visual connection with, the north-western settlement edge of Longridge. It has a similar landform to that of the settlement, and therefore has a weaker distinction from Longridge than land further to the west.
- Elsewhere within the gap, land is more strongly distinct from both settlements. It is either located some distance from both settlement edges or is separated by well-treed settlements edges (such as the south-eastern

Appendix C Areas of separation assessment

edge of Whittingham and the south-western edge of Longridge); and has some landform distinction (the shallow valley form of Blundel Brook and its tributaries). It is therefore perceived as being central to the gap.

Conclusion on strength of gap

Overall, the strength of the gap between Goosnargh/Whittingham and Longridge is considered to be **robust**.

The following key elements contribute to the maintenance of the gap:

- The role of Blundel Brook and Savick Brook and their tributaries as separating features.
- The visual separation provided by the undulating topography and intervening vegetation.
- The strong sense of rural separation when travelling between the two settlements along Cumeragh Lane due to there being only limited areas of intervening urbanising development and numerous views across the surrounding farmland.

Appendix C Areas of separation assessment

Grimsargh and Longridge



Grimsargh - Longridge

- Central Lancashire boundary
- Area within which settlement separation should be a consideration
- Absolute constraints**
- Site of Special Scientific Interest
- Ancient Woodland
- Other constraints**
- Preston Historic Designed Landscape
- Biological Heritage Site
- Local Nature Reserve
- National Cycle Network
- Public Right of Way
- Grade II Listed building



Appendix C Areas of separation assessment

Physical separation

C.1 Grimsargh is a village that lies to the north-east of Preston. Longridge is a market town located to the north-east of Grimsargh, on the border between Preston District and the Ribble Valley District. The northern and north-eastern settlement edge of Grimsargh is formed predominantly of domestic garden boundaries, although to the north-east the boundary is backed by vegetation and the waterbodies of Grimsargh Reservoirs/Wetlands (now designated as a Biological Heritage Site). The south-western settlement edge of Longridge predominantly comprises domestic garden boundaries and some remnant hedgerow field boundaries. There are ongoing developments located on the north-eastern edge of Grimsargh (off Combine Road) and south-western edge of Longridge (off The Park and Alston Meadows) within the gap; these have been considered within the following assessment (that is, the land is assumed to be developed).

At its narrowest, the gap between Grimsargh and Longridge is approximately 1.2km (as the crow flies), which is moderately wide in comparison with the size of Grimsargh. The gap comprises open countryside with some intervening urbanising development, principally the small settlement of Alston located along the B6243. Alston is located closer to the edge of Longridge and is therefore more associated with it than Grimsargh. Any further development of Longridge south along the B6243 would result in Alston being perceived as part of the larger settlement. The Grimsargh Reservoirs/Wetlands are located on the north-eastern edge of the village and form a significant separating feature. An unnamed small brook also flows roughly south-east to north-west across the gap between the reservoirs and Savick Brook and forms a separating feature. As these features relate more strongly to Grimsargh (owing to proximity), it is more likely to be breached by the expansion of this settlement. There are no other significant separating features within the gap.

Appendix C Areas of separation assessment

Visual separation

The landscape within the gap comprises undulating farmland defined by hedgerows with occasional mature hedgerow trees. It also features several scattered vegetated field ponds (flooded marl pits) and vegetated drainage ditches. This, along with the vegetation around Grimsargh Reservoirs and along the unnamed brook, means that there is very little inter-visibility between the two settlements and a resulting strong sense of visual separation.

Connection

The most direct route between the two settlements is via Preston Road (the B6243) which equates to a linear distance of approximately 1.3km. There are no other direct road routes between the two settlements. There is some intervening urbanising development along Preston Road, including Our Lady & St Michaels Church, Alston Lane Primary School, and houses within Alston. However, a sense of rural separation is maintained due to the gap being relatively wide and numerous gaps between areas of development, which allows views across the surrounding farmland.

Variations in contribution within the gap

The following variations in contribution within the gap are noted:

- Land to the south and south-west of the unnamed brook, including the narrow strip of land south of Grimsargh Wetlands/Reservoirs, lies in relative proximity to the settlement and has relatively weak boundary features between it and the settlement edge, with some resulting visual connection. The land therefore a weaker distinction from Grimsargh (that is, it is more strongly associated with the settlement than land to the north-east).

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- Land to the north and north-west of Alston (north and east of the access track between Daniel's Farm and Shay Farm) lies in relative proximity to the south-western settlement edge of Longridge; has a similar landform to that of the settlement; and has relatively weak boundary features between it and the settlement edge, with some resulting visual connection. The land therefore has a weaker distinction from Longridge.
- Land between the unnamed brook and Grimsargh Reservoirs and Alston is more strongly distinct from Grimsargh and Longridge, being located some distance from, and having limited views towards, both settlements. It is therefore perceived as being central to the gap.

Conclusion on strength of gap

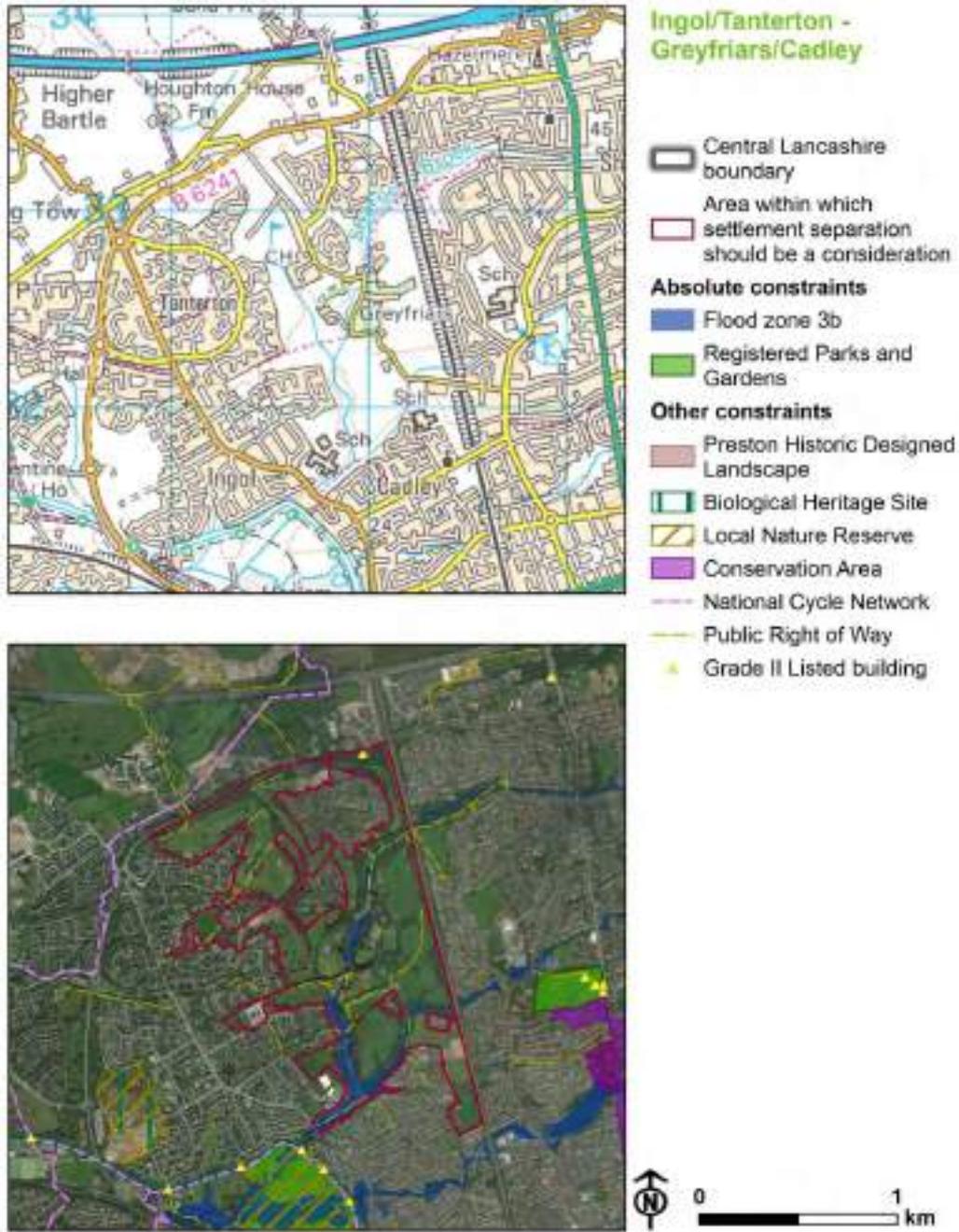
Overall, the strength of the gap between Grimsargh and Longridge is considered to be moderate.

The following key elements contribute to the maintenance of the gap:

- The visual separation provided by the undulating topography and intervening vegetation.
- The physical presence of Grimsargh Wetlands/Reservoirs and associated woodland to the immediate north-east of Grimsargh.
- The sense of rural separation when travelling between the two settlements along Preston Road due to gaps between areas of urbanising development and associated views across the surrounding farmland.

Appendix C Areas of separation assessment

Within Preston, between the suburbs of Ingol/Tanterton and Greyfriars/Cadley



Appendix C Areas of separation assessment

Gap description

Ingol/Tanterton, Greyfriars and Cadley are residential suburbs located to the north-west of Preston. The gap separating Greyfriars (to the north-east) from Ingol/Tanterton (to the west) and Cadley (to the south) comprises open undulating land forming the shallow valley of Sharoe Brook and one of its tributaries. The land is well-wooded, comprising the vegetated watercourses, woodland and tree belts within the former Ingol Village Golf Club, and remnant features of historic parklands associated with Uplands Hall and Greyfriars. The eastern edge of the gap is defined by the West Coast Mainline, which forms a strong boundary separating these areas from the suburb of Sharoe Green to the east. The gap is defined by the B6241 to the north, and ribbon development along this route largely contains the gap within the urban area.

Ingol/Tanterton - Cadley

The Ingol/Tanterton and Cadley areas are largely contiguous with each other, with little break in development along the western side of Tag Lane/Woodplumpton Road which directly links the two. However, some sense of physical separation is provided by the shallow valley form and open space associated with Sharoe Brook to the east of Woodplumpton Road. This forms part of the gap and measures approximately 80m (as the crow flies) at its narrowest point. Despite the narrow width of the gap here, mature vegetation along Sharoe Brook and within the grounds of Tulketh Community Sports College, provides some sense of visual separation between the two areas.

Greyfriars - Ingol/Tanterton

The gap between Greyfriars and Ingol/Tanterton is generally wider, measuring on average between approximately 200m and 600m. The gap has been narrowed to as little as 50m wide at the point between a new housing

Appendix C Areas of separation assessment

development along Sunningdale Street (Tanterton) and development on Uplands Chase (Greyfriars). However, this narrowest part of gap contains a tributary of Sharoe Brook which provides a separating feature. Mature vegetation along the watercourse also means that some sense of visual separation is maintained. There is a lack of direct road routes between the Ingol/Tanterton and Greyfriars areas; the shortest road route between the two is via the B6241 to the north. This road is enclosed by mature tree belts which adds to a perceived sense of separation when travelling between the two suburbs.

Greyfriars - Cadley

The gap between Greyfriars and Cadley to the south is relatively wide, measuring approximately 850m at its narrowest. The gap contains Sharoe Brook, which forms a separating feature, and the well-wooded nature of the gap also creates a strong sense of visual separation between the two areas. There are no direct roads linking Cadley to Greyfriars; the shortest route involves crossing over the West Coast Mainline via a combination of Cadley Causeway, Black Bull Lane, Boys Lane and Walker Lane. This lack of direct road connectivity adds to a perceived sense of separation between the two areas.

Variations in contribution within the gap

The following variations within the gap are noted:

- Land between Ingol/Tanterton and Cadley to the east of Tag Lane/Woodplumpton Lane comprises only a narrow strip of open land along the Sharoe Brook.
- A new residential housing estate along Sunningdale Street in the eastern edge of Tanterton has closed the gap from Greyfriars to approximately 50m at its narrowest point. However, a well-vegetated tributary of the

Appendix C Areas of separation assessment

Sharoe Brook and a lack of permeability between the two residential areas maintains some degree the perceived separation.

- Elsewhere in the gap, the undulating topography, watercourses, and presence of mature vegetation provide a strong sense of physical and visual separation.

Conclusion on strength of gap

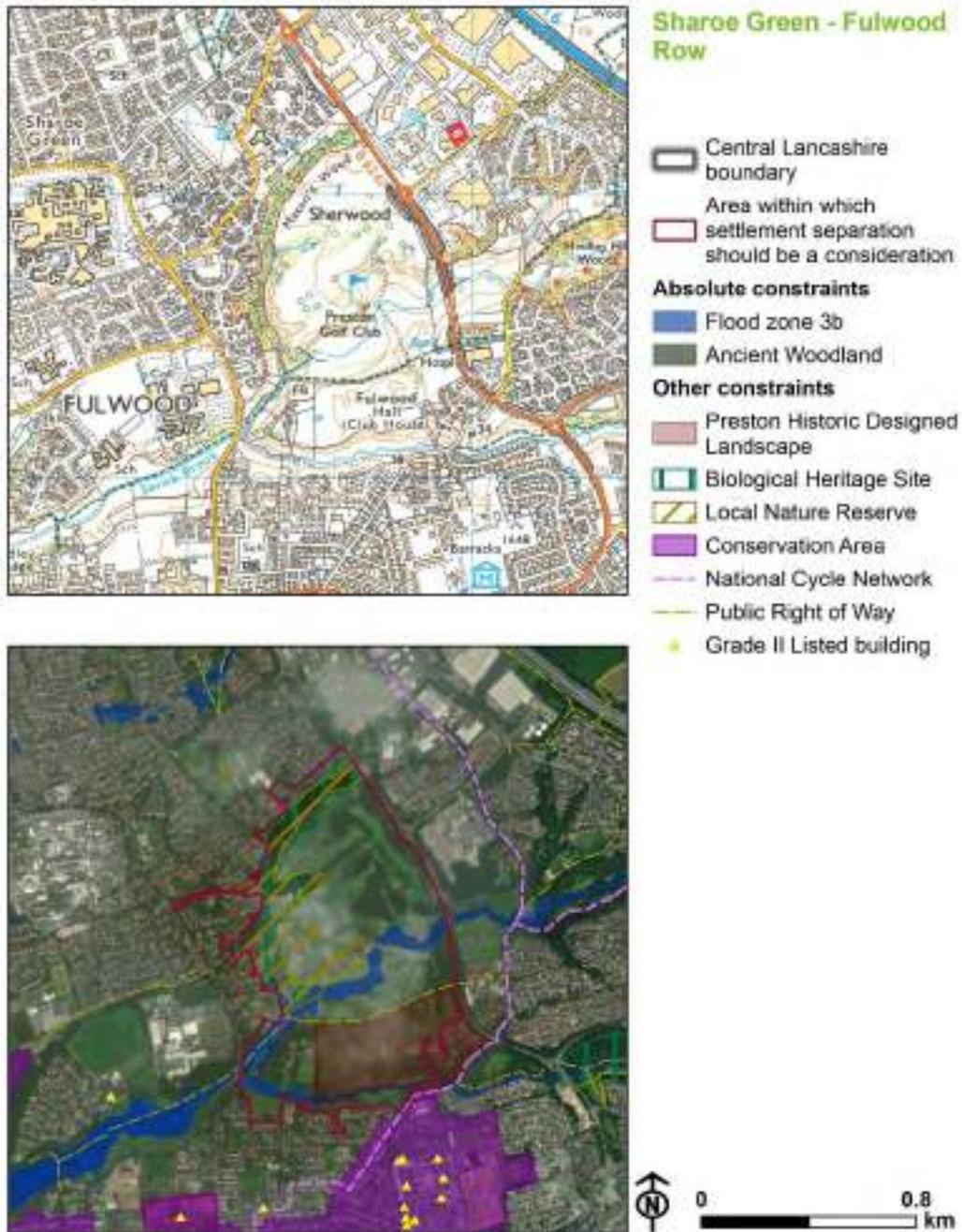
Overall, the strength of the gap between Ingol/Tanterton, Greyfriars and Cadley is considered to be **moderate**.

The following key elements contribute to the maintenance of the gap:

- The role of Sharoe Brook and its tributary in providing a separating features.
- The visual separation provided by the undulating topography and intervening vegetation.
- The lack of direct road access connecting Greyfriars with Ingol/Tanterton and Cadley.
- Mature trees that line the B624 and provide a strong sense of separation when travelling between, Ingol/Tanterton and Greyfriars.

Appendix C Areas of separation assessment

Within Preston, between the suburbs of Sharoe Green and Fulwood Row



Appendix C Areas of separation assessment

Gap description

Fulwood and Sharoe Green are residential suburbs located to the north-east of Preston. The gap separating Sharow Green (to the north-west) from Fulwood (to the south) and Fulwood Row (to the east) comprises open undulating land forming the prominent valleys of Sandy Brook and Savick Brook and one of its tributaries. The land is well-wooded, comprising the well-vegetated vegetated watercourses, and woodland and tree belts within Preston Golf Club. The south-eastern settlement edge of Sharoe Green is defined by residential garden boundaries backing onto the steep densely wooded valley the tributary of Savick Brook (including Mason's Wood Ancient Woodland). The northern edge of Fulwood is similarly defined by residential garden boundaries backing onto the steep densely wooded valley of Sandy Brook. The western settlement edge of Fulwood Row is defined by Eastway (the B6241), which is lined either side by robust tree belts. The gap is effectively contained within the urban area of Preston.

Sharoe Green - Fulwood

The gap between Sharoe Green and Fulwood is relatively narrow in relation the size of both suburbs. It measures approximately 250m (as the crow flies) at its narrowest point along Sharoe Green Lane, which directly links the two. However, the gap contains Savick Brook and its steep wooded valley, which provides a strong sense of physical and visual separation.

Sharoe Green – Fulwood Row

The gap between Sharoe Green and the Fulwood Row area is wider, measuring between approximately 700m and 900m (as the crow flies), which is moderately wide in comparison to the size of both suburbs. The gap comprises an undulating landform incised by the steeper wooded valleys of Savick Brook and

Appendix C Areas of separation assessment

its tributary which, along with the B6241, form significant separating features. The land also contains the open fairways and woodland belts of Preston Golf Club. This provides a strong sense of visual separation. This perceived sense of separation is added to by a lack of direct road routes through the gap between Sharoe Green and Fulwood Row

Variations in contribution within the gap

The following variations within the gap are noted:

- Land between Sharoe Green and Fulwood along Sharoe Green Lane is relatively narrow in comparison to other areas of the gap, although comprises the steep wooded valley of the Savick Brook which maintains a sense of physical and visual separation.
- The settlement edge to the south of the golf course is less robust with the northward encroachment of development into the settlement gaps being more plausible.

Conclusion on strength of gap

Overall, the strength of the gap between Sharoe Green and Fulwood and Fulwood Row is **moderate**.

The following key elements contribute to the maintenance of the gap:

- The role of Sandy Brook, Savick Brook and its tributary, and the B6241 in providing separating features.
- The visual separation provided by woodland and mature vegetation, including that along watercourses, that within the Preston Golf Club and that lining the B6241.
- The lack of direct road access between the Sharoe Green and Fulwood Row areas.

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