

Assessment Guidance for Protecting Harston's important views

Questionnaire responses suggest we need a **policy to protect the village landscape/rural character** which contributes towards establishing sense of place in the parish. It is important that new development proposals coming forward respect and do not significantly adversely impact landscape character, locally valued views and setting. They should in fact look to enhance the key landscape and built development features of those views as identified in the Neighbourhood Plan. This means that special attention will need to be had to the design and layout of future developments which fall within those view areas.

Harston needs to create an **Assessment of Important Views document** identifying views on a **Policies Map**. Important views can be from public vantage points, either within the built-up area, including towards locally important heritage assets or into or out of the surrounding countryside.

Location and direction of views

For each view you need to describe where it was taken from eg on A10 just south of the southern entrance to village & locate on map of the village (will then be numbered)

Direction looking eg east towards Rowley's Hill

Then list its - key contributing features to sense of place and to be respected are:

- open arable landscape with hedged or tree lined fields rising up to Rowley's Hill (lower part of chalk ridge)
- large crater like feature formed by historic clunch pit (past extraction of chalk)
- isolated stand of trees on summit

1. This view is taken from A10 just south of the southern entrance to village, looking east towards Rowley's Hill

Key contributing features to sense of place are:

- open arable landscape rising up to Rowley's Hill (lower part of chalk ridge) with hedged or tree lined fields
- large crater like feature formed by historic clunch pit (past extraction of chalk)
- isolated stand of trees on summit



2. View is taken from Newton Rd near summit looking back/west towards Harston village sited on the lower land

Key contributing features to sense of place are:

- Tree lined and grass verge road
- Village buildings interspersed with trees
- Solid row of conifer trees to south of road
- Distant rise of another chalk ridge at Haslingfield
- Open arable fields either side

NB not a great photo!



View taken from eastern end of church street looking west along church St and over protected Countryside frontage to north

Key contributing features to sense of place are:

- Winding narrow road
- Mix of older buildings, old cottage to north/right, old shop to left/south, more solid dwellings in distance
- View of open countryside over old wall
- Trees interspersed with buildings



View taken from eastern end of church street looking west along church St

Key contributing features to sense of place are:

- Winding narrow road
- Mix of older buildings in historic area, old cottage & 1904 semi-detached villas to left to left/south, 1919 Addison houses in distance.
- Trees interspersed with buildings
- Many old hedgerow front garden boundaries



Other key contributing features to sense of place and to be respected might be:

If gives a wide landscape view, vast open countryside representing Harston's rural background views across the fields to a small copse which are enjoyed from the bridleway.

Patchwork of arable fields defined by thick hedgerows and woodland

Is the wooded landscape. It is the last remaining wooded area in the parish. Resident quote during consultation "This was an old orchard. It has wonderful drifts of snowdrops. A truly natural area"

tree and hedgerow-lined ancient lane, may be clearly marked on old maps

fields that were once part of an area that had historical connections eg clunch or coprolite pits

Eg historic Green connecting to listed buildings,

Open green space with key significance to village character

This is a locally valued view towards an important heritage asset

View along land of old houses

the view of the Grade 1 listed church, eg together with the characterful lane, the pond and trees which are all part of the setting of this important heritage asset

Resident quote during consultation work: "This has been the focus of village life for centuries. A village view of a lovely historic church"

Queen's Head – a village landmark

View of war memorial and publically valued space around it

Sinuuous nature of the track/lane/road eg Church St/Button End/ bridleway- well wooded, fringed by trees

Where there are gaps in the built form there are vistas to rising topography behind

View taken at heart of the village at junction of Royston Rd and Church street

Dwellings are a mix of brick & render, from single large dwellings to smaller terraced cottages

.. are key elements of the local vernacular

In this view the housing estates from mid 20th century are evident on the lower land