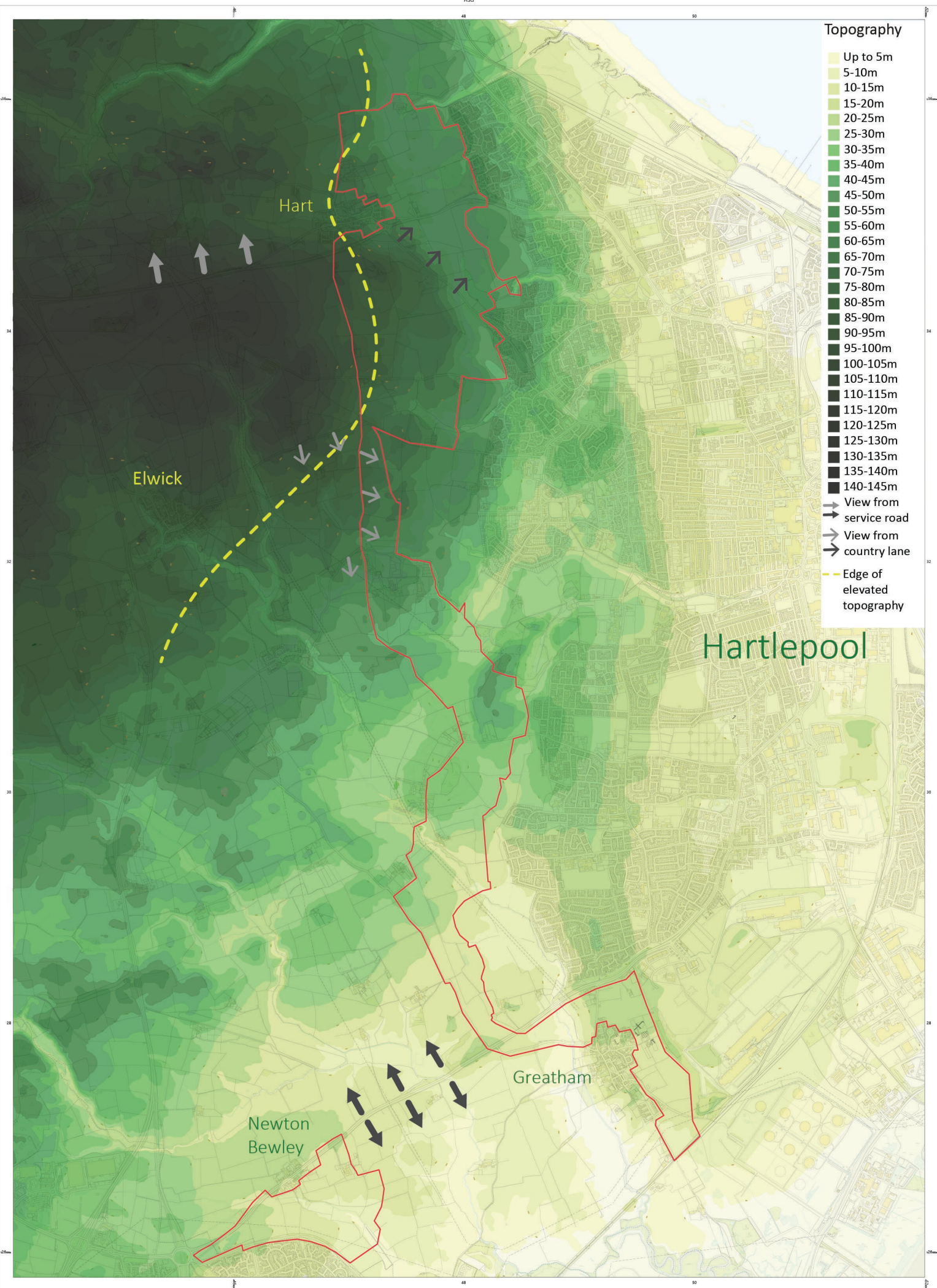


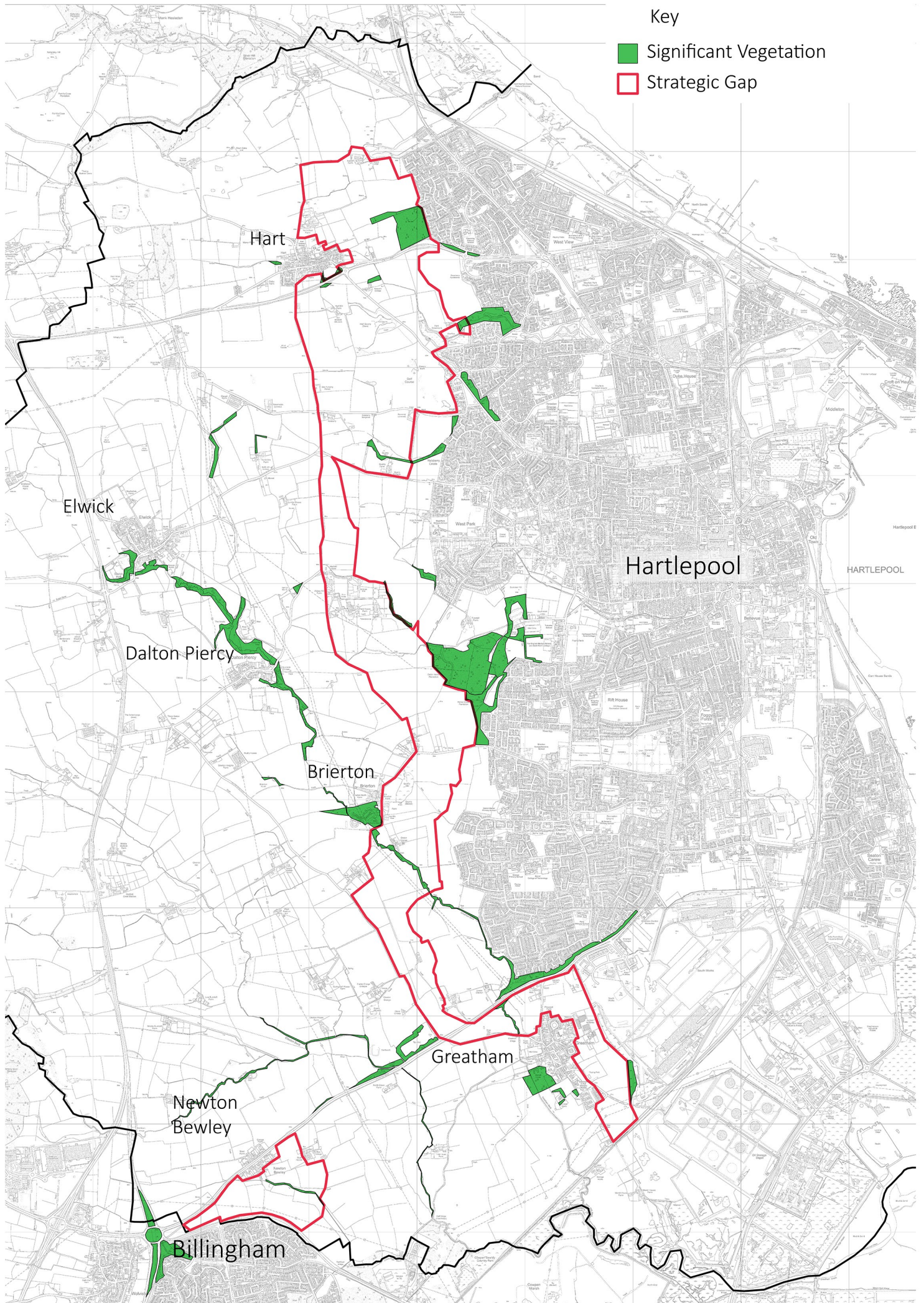
07 APPENDICES



07 APPENDICES

| | |
|--------------------|--|
| Appendix 01 | Mapping - Topography |
| Appendix 02 | Mapping - Vegetation |
| Appendix 03 | Mapping - Settlement and Historic Assets |
| Appendix 04 | Methodology |
| Appendix 05 | Example Field Survey Form |



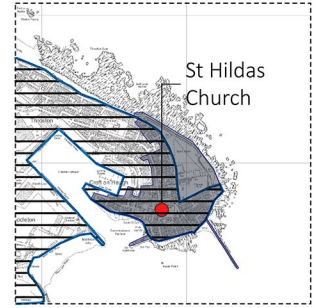


Key

Significant Vegetation

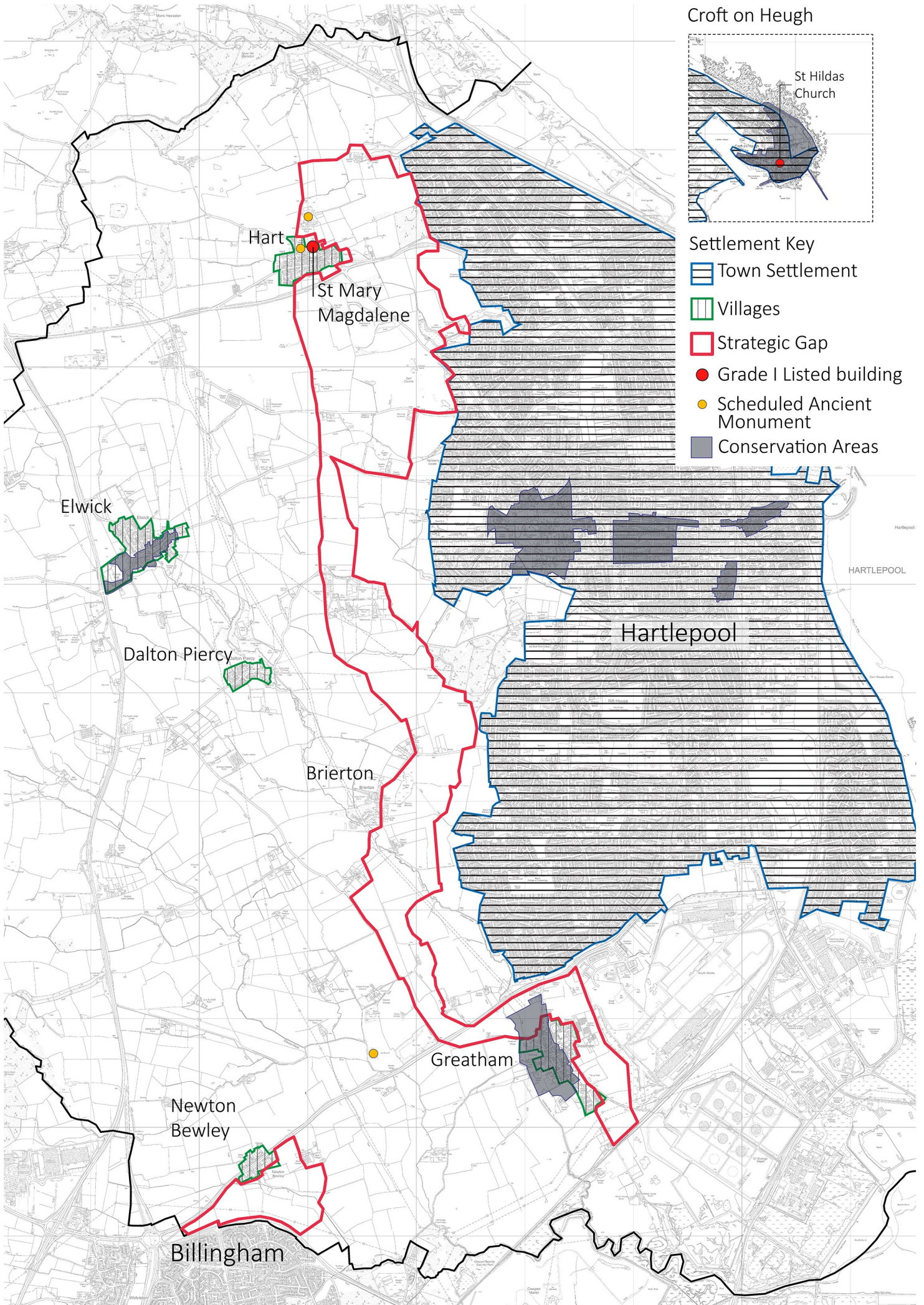
Strategic Gap

Croft on Hough



Settlement Key

- Town Settlement
- Villages
- Strategic Gap
- Grade I Listed building
- Scheduled Ancient Monument
- Conservation Areas



Appendix 04: Methodology

Project Stages

7.1. Base line

Desktop study:

- Identification of relevant planning policy and designations within, or in close proximity to the Strategic Gap Area.
- Reviewing published landscape character studies to supplement field survey work and identify existing designations and relevant landscape character information relating to the Strategic Gap area
- Analysis of mapping relating to topography, vegetation and urban settlement.

Field Survey:

- A comprehensive site survey of the study area aided by the use of a field survey form.

7.2. Assessment

Landscape Assessment:

- Use of information obtained from desktop study and field survey to identify local landscape character areas
- Assessment of each landscape character area to determine their landscape capacity

Spatial Planning Assessment:

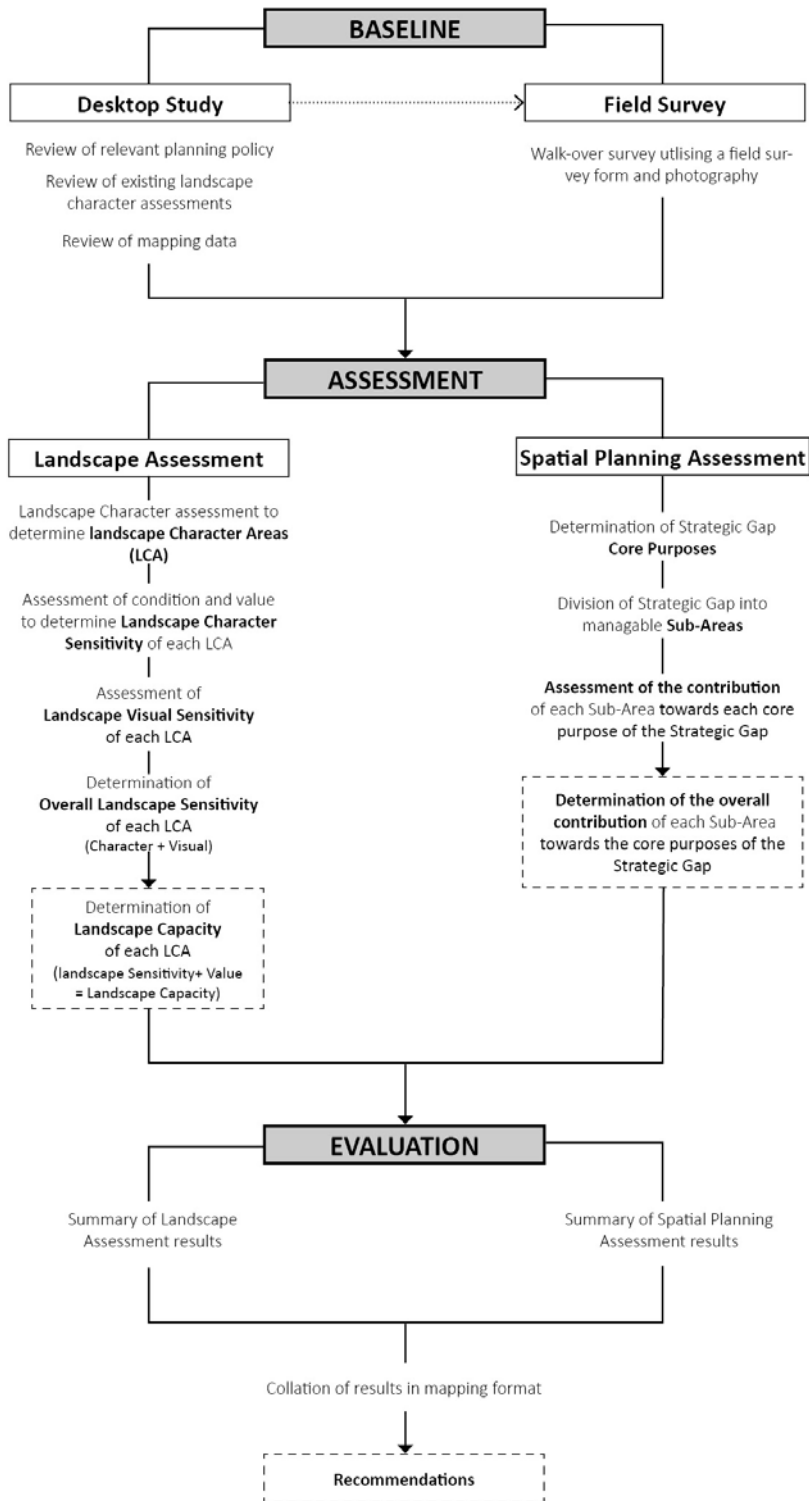
- Division of the Strategic Gap into manageable 'Sub-Areas'.
- Assessment of the contribution that each sub-area provides towards the purposes of the Strategic Gap.

7.3. Conclusion

- Summary of outcomes of landscape capacity assessment
- Summary of outcomes of sub-area contribution study
- Provision of Recommendations

Refer to **Figure A** for Project Stages Flow Diagram

Figure A: Project Stages



Landscape Guidance

- 7.4. We have taken particular care to ensure that an accepted methodology has been utilised in assessing Landscape Character and Landscape Capacity. The aim has been to structure the assessment clearly and identify the method of appraisal at each stage of the process.
- 7.5. To this end, this assessment has been prepared according to the following recognised practice guidance;
- i) 'Guidelines for Landscape and Visual Effect Assessment (GLVIA) Third Edition' - Landscape Institute and the Institute of Environmental Management & Assessment (IEMA),
 - ii) 'Landscape Character Assessment Guidance for England and Scotland' - The Countryside Agency and Scottish Natural Heritage.

Landscape Assessment Criteria

- 7.6. The first element of the assessment focuses on the landscape character of the Strategic Gap. The assessment divides the extent of the Strategic Gap into Landscape Character Areas (LCA) before assessing the capacity of each LCA to accommodate change.

It is intended to provide an understanding of whether the extent of the Strategic Gap should be maintained or adjusted to sufficiently protect the intrinsic qualities and valued characteristics of landscape between settlements. This recognises one of the identified core purposes of the Strategic Gap to protect the character of the countryside and rural areas.

7.7. Landscape Character

Landscape assessment encompasses appraisal of physical, aesthetic and intangible attributes including sense of place, rarity or representativeness, and unspoilt appearance. The combination of landscape elements (trees, hedgerows, woodlands, arable and pasture land, settlement and buildings, their architecture and fabric) and their arrangement is what provides an area with its unique sense of place, or 'character'. These aspects, together with scale and character of surrounding landscapes, patterns and scale of landform, land cover and built development, need to be taken into account.

A landscape character assessment is carried out to identify Landscape Character Areas that can then be assessed for their Landscape Capacity.

7.8. Landscape Condition

Once the LCAs have been identified, they are classified in terms of Landscape Condition according to the scales identified in Table A. The 'condition' refers to an individual area of landscape, with reference to maintenance and condition of the individual components that make up that landscape (e.g., buildings, hedgerows, woodland, and drainage).

7.9. Landscape Value

A judgement is then made on the value or importance of the LCA. Landscape value refers to factors such as international, national and local designations, or areas for which their value can be demonstrated through association or use. It should consider why and to whom the identified specific landscape characteristics are important and their relationship to the overall landscape patterns

Historical and environmental conservation designations may reflect other valued aspects of the landscape character, which should also be taken into consideration.

Factors such as tranquillity, scenic beauty and remoteness are also considered to ensure that other, less tangible, qualitative aspects, associated with landscape value, are taken into account. These elements are more difficult to judge as the value of the landscape will be perceived differently from person to person.

Landscape value is scheduled at Table B.

7.10. **Landscape Character Sensitivity**

Once the condition and value of the landscape is identified and defined, the landscape sensitivity of each LCA can then be determined. Judging the landscape character sensitivity considers the landscape's robustness to change and is based on judgements about the sensitivity of factors within the landscape which are likely to be affected e.g. natural, cultural, quality, aesthetic factors, and the level to which these characteristics may be lost or affected by changes in the landscape

Landscape Sensitivity is scheduled at Table C.

7.11. **Landscape Visual Sensitivity**

The visual sensitivity of the landscape is also determined for each character area as part of the character assessment. As part of the assessment key views and viewpoints have been identified and features which enhance or detract from the view are also noted.

Visual Sensitivity is scheduled at Table D.

7.12. **Landscape Capacity**

An assessment of the Landscape Capacity of each LCA forms the final part the landscape assessment. Landscape Capacity refers to the degree to which a particular Landscape Character Area is able to accommodate change without significant effects on its character, or overall change of landscape character.

Assessing the capacity of the landscape to accommodate change involves bringing together the judgements of overall landscape sensitivity (visual and character) and landscape value.

Overall Landscape Sensitivity is scheduled at Table E

| |
|--|
| Overall Landscape Sensitivity + Landscape Value = Landscape Capacity |
|--|

The Landscape capacity of each Landscape Character Area is determined to inform judgements regarding the extent of the Strategic Gap, and it's ability to potentially accommodate change over time. This assessment is not based upon any particular type of proposed change. Therefore, for the purpose of this assessment it is considered that any potential future change is likely to be of the type of nature that is associated with, and not incongruous to the form, scale and density of the Hartlepool settlement.

Landscape Capacity is scheduled at Table F.

7.13. Landscape Assessment Tables

Table A: Landscape condition

| Category | Criteria |
|--------------------------|--|
| Exceptional | Strong landscape structure, characteristics, patterns, balanced combination of landform and land cover |
| | Appropriate management for land use and land cover |
| | Distinct features worthy of conservation |
| | Sense of place No detracting features. |
| High | Strong landscape structure, characteristic patterns and balanced combination of landform and land cover |
| | Appropriate management for land use and land cover but potentially scope to improve |
| | Distinct features worthy of conservation |
| | Sense of place Occasional detracting features |
| Good | Recognisable landscape structure, characteristic patterns and combinations of landform and land cover are still evident |
| | Scope to improve management for land use and land cover |
| | Some features worthy of conservation Some detracting features |
| Moderate | Distinguishable landscape structure, characteristic patterns of landform and land cover |
| | Scope to improve management of vegetation |
| | Some features worthy of conservation Some detracting features |
| Poor | Weak landscape structures, characteristic patterns of landform and land cover are often masked by land use |
| | Mixed land use evident |
| | Lack of management and intervention has resulted in degradation Frequent detracting features |
| Very poor | Degraded landscape structure, characteristic patterns and combinations of landform and land cover are masked by land use |
| | Mixed land use dominates |
| | Lack of management/intervention has resulted in degradation |
| | Extensive detracting features |
| Damaged landscape | Damaged landscape structure |
| | Single land use dominates |
| | Disturbed or derelict land requires treatment |
| | Detracting features dominate |

Table B: Landscape value

| Value | Typical Criteria | Typical Scale | Typical Examples |
|--------------------|---|---------------------------------|--|
| Exceptional | High importance (or quality) and Rarity. No or limited potential for substitution | International, National | World Heritage Site, National Park, AONB |
| High | High importance (or Quality) and Rarity. Limited potential for substitution. | National, Regional, Local | National Park, AONB, AGLV, LCI, ALLI |
| Moderate | Moderate importance (or Quality) and Rarity. Limited potential for substitution | Regional, Local | Undesignated but value perhaps expressed through non-official publications or demonstrable use. |
| Poor | Low importance (or Quality) and Rarity | Local | Areas identified as having some redeeming feature or features and possibly identified for improvement. |
| Very Poor | Low importance (or Quality) and Rarity | Local | Areas identified for recovery. |

Table C: Landscape Character Sensitivity

| Landscape Character Sensitivity | Description |
|---------------------------------|---|
| High | A landscape particularly sensitive to change. Proposed change would result in major adverse effects on landscape character/features/elements |
| Medium | A landscape capable of accepting limited change. Proposed change could be accommodated with some adverse effects on landscape |
| Low | A landscape capable of accepting or benefiting from considerable change. Proposed change could be accommodated with little or no adverse effects, or would result in beneficial effects on landscape character/features/elements. |

Note: In some instances it may be considered that the assessed landscape comprises qualities that fall within two levels of sensitivity, in which instance a mid level will be assigned. E.g. the landscape may exhibit a Medium - High Landscape Sensitivity.

Table D: Landscape Visual Sensitivity

| Landscape Visual Sensitivity | Description |
|------------------------------|---|
| High | Existing views are available from visual receptor with a high sensitivity, i.e. residential properties, access land, footpaths, informal recreational users. High visitor numbers. Long views across the area with few natural visual barriers i.e. landform, trees, hedges and woods. Usually little scope for mitigating potential visual impacts. Sensitivity will be higher in designated landscapes. |
| Medium | Existing views are available from visual receptors with a moderate sensitivity to the proposed type of visual change i.e. recreational establishments, hospitals, schools, community uses, roads, railways and equestrian, or, from higher sensitivity receptors such as footpaths, within an urbanised setting, or a degraded / lower sensitivity landscape. Moderate visitor numbers. Some long views, some natural visual barriers to contain development. Usually moderate scope for mitigating potential visual impacts. |
| Low | Existing views are available from visual receptors with a low sensitivity to the proposed type of visual change i.e. commercial properties, farms and industrial sites. Low visitor numbers. Few long views, contained landscape with frequent visual barriers to contain development. Usually considerable scope for mitigating potential visual impacts. |

Note: In some instances it may be considered that the assessed landscape comprises visual qualities that fall within two levels of sensitivity, in which instance a mid level will be assigned. E.g. the landscape may exhibit a Medium - High Landscape Visual Sensitivity.

Table E: Overall Landscape Sensitivity

| | | | | |
|---------------------------------|--------|--------------|---------------|---------------|
| Landscape Character Sensitivity | High | Medium | Medium - High | High |
| | Medium | Low - Medium | Medium | Medium - High |
| | Low | Low | Low - Medium | Medium |
| | | Low | Medium | High |
| Landscape Visual Sensitivity | | | | |

Table F: Landscape Capacity

| | | | | | | |
|-------------------------------|------------|----------------|----------------|------------------|-------------------|-------------------|
| Overall Landscape Sensitivity | High | Low/Medium | Low | Very Low/ Low | Very Low | No Capacity |
| | Med - High | Medium | Low/Medium | Low | Very Low / Low | Very Low |
| | Med | High/Medium | Medium/High | Medium | Low | Very Low / Low |
| | Low - Med | High/Very High | High/Very High | Medium/High | Low/Medium | Low |
| | Low | Very High | High | High – Medium | Medium | Low – Medium |
| | | Very Poor | Poor | Moderate | High | Exceptional |
| Landscape Value | | | | | | |

Spatial Planning Assessment Criteria

- 7.14. The second element of assessment reviews the Strategic Gap against the core purposes.

Having reviewed policy relating to the Strategic Gap, the following core purposes of the Strategic Gap have been identified and agreed:

- i) To limit the spread of urban areas and villages outside of the limits to development;
- ii) To prevent the urban area of Hartlepool coalescing with villages;
- iii) To protect the character of the countryside and rural areas; and
- iv) To maintain the separate identity and amenity of settlements.

At the time of preparing this assessment, Hartlepool Borough Council has submitted a Local Plan to the Secretary of State for examination. The emerging policies within the Local Plan Consultation Document 2016 form the basis of this assessment.

7.15. **Strategic Gap**

The Strategic Gap is a strategic planning area located to the west of the Hartlepool Settlement, which limits development outside of settlement boundaries, and is identified as part of emerging policy within the Local Plan Consultation Document 2016. Although the Strategic gap does not exist as standalone policy, it is primarily included as part of overarching Locational strategy policy LS1: Location Strategy. It also features within policy RUR2: New Dwellings Outside of Development Limits.

The Publication Draft Hartlepool Rural Neighbourhood Plan 2016-2031 has recently completed the final stage of publication consultation prior to the examination of the Plan. The Rural Neighbourhood Plan includes policy on 'Green Gaps', which largely aligns with the purpose of the Strategic Gap.

For the purpose of this project, which was commissioned to provide an evidence base for the Strategic Gap allocation, policy within the Local Plan Consultation Document 2016 will form the primary basis of assessment. However, consideration will be given to policy relating to 'Green Gaps' within the Rural Neighbourhood Plan.

7.16. **Assessment of the Strategic Gap**

This project divides the Strategic Gap into manageable Sub-Area based upon defined factors, including field patterns, landscape character and other physical features such as roads and settlement. Each Sub-Area is then assessed against its contribution towards the individual core purposes listed above, before providing an overall value for the contribution of each Sub-Area.

A scoring system is used to objectively quantify the level of each Sub-Area's contribution.

The schedule for testing each Sub-Area can be found within Tables G – K.

7.17. Spatial Planning Assessment Tables

Table G:

| Purpose: To prevent the spread of urban areas and villages outside of the limits to development | | | |
|---|-----------------|---|-------|
| Criteria | Rating | | Score |
| To what extent does the sub-area protect land from urban development ² and a loss of openness ¹ ? | Strong | The sub-area is adjacent to a built-up area but contains no development and has a strong sense of openness. | 3 |
| | Moderate | The sub-area is adjacent to a built-up area and contains some limited development and has a relatively strong sense of openness. Or, the sub-area is detached from built-up areas and has limited potential to maintain openness. | 2 |
| | Weak | The sub-area is adjacent to a built-up area and already contains development that compromise the sense of openness. Or, the sub-area is significantly detached from built-up areas and has very limited potential to maintain openness. | 1 |

Table H:

| Purpose: To prevent the urban area of Hartlepool coalescing with villages | | | |
|---|----------|--|-------|
| Criteria | Rating | | Score |
| To what extent does the sub-area prevent the merging or erosion of the visual or physical gap between Hartlepool and neighbouring villages and towns? | Strong | Sub-area plays an essential role in preventing the merging or erosion of the visual or physical gap between settlements. Loss of openness ¹ would cause visual or physical coalescence or substantially reduce the gap. | 3 |
| | Moderate | The parcel plays some role in preventing the reduction of the visual or physical distances between settlements. Loss of openness ¹ would, or would be perceived as, reducing gap between settlements. | 2 |
| | Weak | The parcel plays a very limited role in preventing the merging or erosion of the visual or physical gap between settlements. Loss of openness ¹ would not be perceived as reducing gap between settlements. | 1 |

Table I:

| Purpose: To protect the character of the countryside ³ and rural areas | | | |
|---|----------|---|-------|
| Criteria | Rating | | Score |
| To what extent does the sub-area have the characteristics of countryside ³ or been affected by urbanising influence? | Strong | The sub area contains the characteristics of countryside ³ , has no or very little urbanising development, and is open. | 3 |
| | Moderate | The sub area contains the characteristics of countryside ³ , has some / limited urbanising development, and is relatively open. | 2 |
| | Weak | The sub-area does not contain the characteristics and/or is not connected to land with the characteristics of countryside ³ , or it contains urbanising development that compromises openness. | 1 |

Table J:

| Purpose: To maintain the separate identity and amenity of settlements. | | | |
|--|----------|--|-------|
| Criteria | Rating | | Score |
| To what extent does the sub-area contribute to the setting and character of Hartlepool and neighbouring villages | Strong | The sub area plays a major role in the setting and or character of settlements in terms of its physical extent and degree of visibility and/or its significant contribution to settlement character. | 3 |
| | Moderate | The parcel plays minor role in the setting of settlements in terms of its physical extent and degree of visibility and/or its contribution to settlement character. | 2 |
| | Weak | The parcel plays no role in the setting of settlement in terms of its physical extent and degree of visibility and/or its contribution to settlement character. | 1 |

Table K: Overall contribution

| Overall contribution of sub-area to the purpose of the Strategic Gap | | | |
|--|-----------------|---|--|
| Total Score | Rating | Overview | General Recommendations ⁵ |
| 10-12 | Strong | The sub-area performs strongly against the purposes of the Strategic Gap and is largely uncompromised. | The extent and character of the Sub-Area may remain as existing and free from any development ² that may compromise its openness ¹ . Minor adjustments may also be necessary to further improve certain aspects of its contribution towards the purposes of the Strategic Gap. |
| 7-9 | Moderate | The sub-area performs moderately well against the purposes of the Strategic Gap with limited compromising elements. | The extent of the sub-area should free from any additional development ² that may further compromise it's openness ¹ . Some adjustment to the extents of the Sub-Area is necessary to improve it's contribution towards the purposes of the Strategic Gap. |
| 4-6 | Weak | The sub-area performs poorly against the purposes of the Strategic Gap and provides little contribution | The extents of the Sub-Area require significant adjustments to improve it's contribution towards the purposes of the Strategic Gap. |
| 1-3 | Non / very weak | The sub-area provides no contribution to the purpose of the strategic gap | The extents of the Sub-Area require significant adjustments to improve it's contribution towards the purposes of the Strategic Gap. Alternatively the Sub-Area may require removal from the Strategic Gap if no sufficient improvement is possible. |

Glossary of Terms:

- Openness** - being free from built development, the absence of buildings. 'Openness' is addressed within the Draft Hartlepool Rural Neighbourhood Plan 2016-2031, however it is not clearly defined. For the purpose of this project, the definition for openness is extracted from policy relating to 'openness within the Green Belt' found within the National Planning Policy Framework 2012.
- Development** - Any built structure or land use that does not keep land open. This does not include features such as pylons or development which keeps land open.
- Countryside** - land/scenery which is rural in character, i.e. a relatively open natural, semi-natural or farmed landscape with a low capacity for change
- Urbanising influences** - Any features that compromise 'openness¹', such as roads lined with street lighting and pavements, large areas of hard standing, floodlit sports fields, roads etc. They do not include development which is commonly found within the countryside, e.g. agricultural or forestry related development, isolated dwellings, historic schools and churches.
- General Recommendations** – These provide a prompt towards the development of a specific set of recommendations for each sub-area.

Evaluation and Recommendations

7.18. Capacity and Contribution

This project comprises two elements of assessment; a Landscape capacity assessment and an assessment of contribution towards the purposes of the Strategic Gap. Together, both elements provide a clear indication of the soundness of the Strategic Gap and a basis for recommendations towards its extent and whether any adjustment may be necessary.

7.19. Recommendations

Recommendations are based upon the outcomes of the capacity and contribution assessments described above.

In addition to the quantified 'results' for both elements of the assessment, which are summarised and concluded upon, a set of recommendations specific to each sub-area are provided which aim to offer suggestions as to how the Strategic Gap can be optimised.

APPENDIX 05 - Field Survey Form (Example)

| Date | Location | Site Reference |
|------|----------|----------------|
| / / | | |

PHYSICAL COMPONENTS

| Land Form | Land Use | Built Form | | Land Cover | |
|---------------------|------------------------|--------------------------|------------|----------------------|------------|
| Level / Flat | Arable Farming | Farm buildings | | Hedgerows | |
| Gently undulating / | Grazing Pastures | Walls | Fences | Scattered trees | |
| River Valley | Park Land | Pylons | Masts | Tree clumps / groups | |
| Upland | Recreational / Leisure | Urban settlement | | Woodland | |
| Sloping | Common | Rural settlement | | Grassland | |
| Hills | Ponds | Isolated rural buildings | | Crops | |
| Other | Edge land / Brownfield | Industrial | Commercial | Scrub | Heathland |
| | Conservation | A / B Roads | Railway | Lakes | Reservoirs |
| | Nursery / Allotments | FarmTracks | Motorways | Streams | Rivers |
| Height Range: | Other | Other: | | Other: | |

VISUAL AND SENSORY PERCEPTION

| | | | | | |
|--------------------|-------------|-------------|---------------|--------------|-------------|
| Views | Distant | Framed | Panoramic | Intermittent | Corridor |
| Scale | Intimate | Small | Medium | Large | |
| Enclosure | Confined | Enclosed | Semi-enclosed | Open | Exposed |
| Variety | Uniform | Simple | Diverse | Complex | |
| Movement | Dead | Calm | Gently active | Active | Very active |
| Unity | Unified | Interrupted | Fragmented | Chaotic | |
| Remoteness | Very Remote | Semi-remote | Semi-urban | urban | |
| Naturalness | Undisturbed | Restrained | Manicured | Disturbed | Managed |
| Sound | Tranquil | Distant | Near | Discordant | |

Sound source:

Sound consistency:

| General Notes |
|---------------|
| |

LANDSCAPE VALUE

| | | | | |
|----------------------------|-----------------------------------|----------------|---------|------|
| Public Access | Extensive | Moderate | Limited | None |
| | Type of Access: | | | |
| Community | Opportunities for local community | | | |
| Leisure and Amenity | Opportunities for outdoor leisure | | | |
| Appreciation | Conservation | Visitor Centre | Other | |
| Designations | | | | |

LANDSCAPE CONDITION

| Evidence of degradation | Sense of Place | Urbanising influence | Notes |
|-------------------------|-------------------------------|----------------------|-------|
| Pollution | Distinctive | None | |
| Erosion | Some detracting features | Low | |
| Noise | Extensive detracting features | Moderate | |
| Light | | Strong | |
| Traffic | | Urban | |
| Other | | | |

VISUAL APPRAISAL (Non Urban)

| | | | | | | |
|--------------------------------|-------------------|------------------------|--------------------------|----------------------------|--------------------|---------------------|
| Views | Panoramic distant | Some distant | Panoramic medium | Some medium | Short / restricted | Channelled / framed |
| Natural / soft barriers | Landform | Woodland | Scattered Trees | Hedgerows | Embankments | Other |
| Man-made barriers | Urban settlement | Isolated buildings | Bridges | Roads | Other | |
| Detracting Features | Industry | Docks | Transport Infrastructure | Powerlines / Utility poles | Other: | |
| Visitor numbers | High | Moderate | Low | Other | | |
| Receptors | Footpaths | Recognised view points | Residential | Places of work | Places of leisure | Other |

Key direction of notable viewstowards/looking at.....

Notable landmarks:

Relationship with neighbouring character areas.....

Photo references:

General Notes:

VISUAL APPRAISAL (Within Urban Area)

Location/NameDirection/looking at.....

Photo ref:

| | | | | | | |
|------------------------------------|-------------------|------------------|------------------------|-------------------|--------------------|---------------------|
| Receptor | Conservation Area | Listed Building | Historic / Listed Park | Historic Monument | Other: | |
| Extent of views | Panoramic distant | Some distant | Panoramic medium | Some medium | Short / restricted | Channelled / framed |
| Visibility of Strategic Gap | Extensive | Limited (define) | No visibility | | | |
| Limiting factors | Buildings | Scattered trees | Woodland | Topography | Other | |

| |
|----------------------|
| General Notes |
| |

Location/NameDirection/looking at.....

Photo ref:

| | | | | | | |
|------------------------------------|-------------------|------------------|------------------------|-------------------|--------------------|---------------------|
| Receptor | Conservation Area | Listed Building | Historic / Listed Park | Historic Monument | Other: | |
| Extent of views | Panoramic distant | Some distant | Panoramic medium | Some medium | Short / restricted | Channelled / framed |
| Visibility of Strategic Gap | Extensive | Limited (define) | No visibility | | | |
| Limiting factors | Buildings | Scattered trees | Woodland | Topography | Other | |

| |
|----------------------|
| General Notes |
| |



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