

SETTLEMENT ASSESSMENT PROFORMA

Surveyors(s): Clare Sheridan

Character Area: ...South of A419Area covered is the Stroudwater canal zone and area below the A419, Stonehouse Industrial Estate, Bonds Mill, Upper Mill and Ryeford Industrial Estates, various fields, Boakes Drive estate, Bridgend, Wycliffe Primary school and Ebley Rd.

Date: ...Jan/Feb 16.....

Weather: ...cloudy.....

- Look through all the questions before starting.
- For almost all the questions on Pattern and Buildings just ring a word (or two) in each box that best fits what you know/see and, as necessary, add some notes about quality, condition etc. in the space below.
- The final Summary questions include their own instructions.
- Leave any questions that do not seem to apply.
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1. PATTERN

Character Element	Photo(s)
<p>A. Topography: Flat Hilly Steep Shallow Plateau Valley Linear valley Several valleys</p> <p>A steep South facing Cotswold escarpment which runs downs into a wide shallow valley with views of Doverow Hill to the North.</p>	
<p>B: Layout: Linear Grid-like Winding Regular Irregular Buildings close to the road Buildings well set back Front gardens Back gardens Long plots Thin plots Short plots Wide plots Clear centre No obvious centre</p>	
<p>C: Spaces: Gaps between buildings Green spaces Hard space Places where local events take place Well used Not well used</p> <p>Boakes Drive and Wharfdale Way have green spaces and play areas that are well used. Regular residents events take place on Boakes Drive green and children play there most days. The popular Cotswold Way, which is well used by walkers, winds its way down through Leonard Stanley and King's Stanley crosses the Ebley Rd and the railway then carries on up behind Doverow Hill passing the vineyard . The canal is used for small boats, canoes and dinghy's as well as walking and cycling on the tow path.</p>	

<p>The National Cycle Route 45 traverses this area leading from South Cerney through Stonehouse and on towards Saul.</p> <p>Court Farm Paddock This field is in a Conservation Area. To the north, it is bordered by the A419 and, to the south and east, by a group of historic Listed buildings in a rural setting. Ocean Lane, a private road leading to The Ocean (Site D in the Section on The Canal), passes along its eastern edge. The planned restoration of the Canal is to start from The Ocean.</p>	
<p>D: Green and Natural Features: <i>Trees Bushes Hedges</i> <i>Green backcloth to buildings Areas of intense greenery</i> <i>Arase without greenery</i></p> <p><i>All the estates have mature trees, established bushes and hedges. The fields are flanked by mature trees and hedges, or stone walls.</i></p>	
<p>E: Wildlife and Ecology: <i>Area used/inhabited by wildlife</i> <i>Not used at all</i> <i>Area used for wildlife to pass through</i> <i>What wildlife?</i> <i>Important plants?</i></p> <p><i>The fields are used for grazing, and as such also are home to insects, bats and birds.</i> <i>The greens by the canal are used by water birds, swans, herons, ducks, moor hens and coots.</i></p>	
<p>F: Roads, Streets and other Movement Routes: <i>Pavements Kerbs</i> <i>Grass verges Drainage ditches Wide roads wide Narrow roads</i> <i>Straight roads Curving roads Cul-de-sacs Through roads</i> <i>On-plot parking On-street parking Parking courts</i></p> <p><i>Most Roads have pavement on both sides the exception being part of Ebley Rd alongside the fields, Church Lane and Downton Rd after Upper Mills Industrial Estate.</i> <i>The Cotswold way leads through Stonehouse on the East side from Leonard Stanley and King's Stanley across the valley and up behind Doverow Hill.</i> <i>The canal is used for small boats, canoes and dinghy's as well as walking and cycling on the tow path. The National Cycle Route 45 traverses this area leading from South Cerney through Stonehouse and on towards Saul.</i></p>	
<p>G. Landmarks:</p> <p>St Cyr's Church, Stonehouse Court Hotel, Pill Box & Mills Upper, Bond's</p>	

H: Views Out: Cotswold Escarpment, Pen Woods, Selsley Hill to the South, Haresfield and Doverow Hill to the North.

These can be seen from most places throughout the estates.

I: Views In: Are there places around* where it is possible to get views into this area? (* You will need to go round and about to spot these.)

From Cotswold escarpment Doverow hill and Haresfield

2. BUILDINGS AND DETAILS

A: Predominant Building Shape and Heights: Wide frontages
Narrow frontages Terraced Semi-detached Detached 1 storey
2 storeys 3 storeys Common shapes Varied shapes

Buildings range from Stonehouse Court which was mentioned in William the Conqueror's Domesday book in 1086, it was called Stanhus which meant Stone House, in Medieval times the Manor lands included a great deer park, a vineyard and the Manor corn mill at Lower Mill, to more recent new build on Fox's field seen to the North on Ebley Rd. Upper Mill and Bonds Mill were cloth Mills and remain in use as commercial centres. Court Farm Mews consists of Cotswold stone buildings and renovated farm buildings, was part of the courts farm until the 80's. St Cyr's Church which tower dates back to the 14th century, the church yard contains an impressive array of 50 listed monuments from 15th and 16th C. Nutshell bridge which spans the Stroudwater canal was built in 1779 and integral Nutshell cottage that was added in 1803, is the template which the 1990's houses in Boakes Drive are based with mainly darker bricks and then lighter bricks round the windows and down the edges.

B: Roofs: Flat roofs **Pitched roofs** Steep pitch Shallow pitch
Varied pitch Lean-tos Parapet fronts (hidden roofs)
Mainly pitched roofs.

C. Predominant Materials: Some common Nothing common
Walls (brick, stone, render, hung tile)? Roofs (tile, slate, other)?
Boundaries (walls, hedges, fences)? Ground (tarmac, concrete, setts,
paving stones)?

Mainly brick, some cement render.

Boundaries are mainly fences and occasional hedges. Most ground is set to garden.

D: Details: What details contribute to character: porches, window shapes,
roof decorations, chimneys, benches, letter boxes, signs, flags?

St Cyr's church is built of stone with interesting carvings and gargoyles.

Nutshell bridge which spans the Stroudwater canal was built in 1779 with brick and integral Nutshell cottage that was added in 1803, is the template which the 1990's houses in Boakes Drive are based with mainly darker bricks and then lighter bricks round the windows and down the edges. Older properties tend to have narrow casement, with some sash windows. Modern properties tend to have larger windows with some "picture" windows in 1960's developments. There are a number of properties with porches. Chimneys are universal.

3. SUMMARY

A: In a few words or a sentence or two, what are for your group the key positive features about this area? What makes it special?

The close proximity of the open fields to the buildings give it a rural character, the extensive views of the hills and escarpment and the presence of historic buildings.

The setting in the valley with the Cotswold escarpment on South side and Doverow Hill to the North. The Cotswold Way, River Frome and the Stroudwater Canal offer much

B: In a few words or a sentence or two, what are for your group the key negative features about this area? What detracts from it?

*The volume and speed of traffic using the A419.
Views from canal through industrial area not attractive.
Some flooding from River Frome during excessive rain.*

LANDSCAPE ASSESSMENT PROFORMA

Surveyors(s): Area name or number:

View Point Numbers: Date: Weather:

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1. DESCRIPTION

Character Element	Photo(s)
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<p>A. Landform: Flat Gently undulating Strongly undulating Steep valley Valley side/floor Plateau</p>	
<p>B. Landcover: Open farmland Farmland with trees/woods Woodland Parkland Wetland</p>	
<p>C. Landuse: Arable farmland Grassland Grazing Mixed Forestry Industrial Brownfield Orchards</p>	
<p>D. Field Boundaries: Tall Clipped Intermittent Hedgerow With/without trees Fences Walls</p>	
<p>E. Field Sizes and Patterns: Small Medium Large Regular Angular Linear Irregular</p>	
<p>F. Routeways: Few roads Dense road network Tracks Straight Winding Narrow</p>	

<p>G. Buildings and Structures: <i>What manmade elements are in the landscape?</i> Village(s)/Town Isolated Farms Barns Groups of dwellings Pylons Masts Wires. How do they 'sit' and what natural features influence that?</p>	
<p>H. Water and Drainage: Stream River Reservoir Wet ditches Ponds Lake Canal</p>	
<p>I. Enclosure and Scale: <i>Tight</i> <i>Enclosed</i> Open Exposed/Intimate Small Large Vast</p>	

2. VIEWS AND LANDMARKS (mark on the map)

<p>A. Views: Sweeping Channeled Long Short Glimpsed Across/to a place or landmark.</p> <p>Views of Selsley hill, Pen Woods along Cotswold Escarpment to South and Doverow Hill and Haresfield Hill to The North. St Cyr's church from the Ocean bridge is an iconic much photographed view. Stonehouse Court whence Stonehouse gained its name, Bond's Mill and the nearby Pill Box and also Upper Mill are part of the area's history. At Lower Mills paper and bags have been produced since 1922. At the end of Church Lane is Bridgend House which was built in 1691. On Downend Rd the 18th century bridge over the river Frome which runs parallel to the canal is flanked on the south side by fields used for grazing. Upper Mills has a 19th C building and is part of an Industrial Estate.</p>	
<p>B. Landmarks: Buildings Structures Natural features History Archaeology</p> <p>This area is a mixture of old and new buildings, grazing meadows and Industrial Estates. The bridge offers wonderful views of the church and the Cotswold escarpment. Follow the canal and the views across the fields towards Selsley and Standish woods are stunning. Alongside the canal on the south side are a row of bungalows from 1960's period. The Wharfdale estate has a few older houses but on the whole are from 60's era. At Lower Mills paper and bags have been produced since 1922. At the end of Church Lane is Bridgend House which was built in 1691. On Downend Rd the 18th century bridge over the river Frome which runs parallel to the canal is</p>	

flanked on the south side by fields used for grazing. Upper Mills has a 19th C building and is part of an Industrial Estate.

3. SUMMARY

A. Scenic Quality: Think about sounds, smells and colours, how it makes you feel, does it feel tranquil? Think about balance (harmonious - chaotic) and diversity (uniform – complex) Seasonal features can also be important.

Canal side and wildlife offers tourism opportunity as well as views of Cotswold Escarpment giving a rural feel.

B. Activities and Associations: What do people do in this landscape? Work and/or leisure? Do people paint or photograph it? Are there local poems or stories? What makes you identify with it or value it?

Popular for photography, walking, dog exercising, playing, some boating which will increase as canal continues to be improved.

C: In a few words or a sentence or two, what are for you the key positive features about this area? What makes it special?

Small town with canal and river in the greater unspoiled rural setting.

D: In a few words or a sentence or two, what are for you the key negative features about this area? What detracts from it?

Noise and speed of traffic on the main A419 road.

