

5.0 THE SETTING OF ALDERBURY

5.1 Historical Development of the Settlement

Landscape and Location

5.1.1 Alderbury is located east of the river Avon, south-east of Salisbury, between Longford Castle and Clarendon House. Nestled amongst blocks of ancient and semi-natural woodland, Alderbury is at the confluence of two varied landscapes, including chalk river valley and forest heathland mosaic. The environmental conditions in and around Alderbury have played a fundamental role in the development and character of the settlement.

Historical Origins

5.1.2 Alderbury was first occupied during Roman times and later developed as a village by the Saxons, when they were extending their territory around Clarendon Forest. The Saxons later founded Whaddon, southeast of Alderbury, which now joins Alderbury along Southampton Road.

5.1.3 The area remains largely wooded, showing the enduring legacy to the Royal Hunting Forest of Clarendon and Melchet. The remains of the Palace of Clarendon are a key feature in the landscape setting of Alderbury. A royal residence from 1072 to 1475, this palace was abandoned after the close of medieval period. Nearby is the grand mansion of Clarendon House.

5.1.4 Longford Castle was established in 1591 on the banks of the river Avon. The building, originally built by Sir Thomas Gorges, was remodelled in 1802-17 for the second earl of Radnor, and again in 1870-8 for the fourth earl of Radnor. St Mary's Church, Alderbury dates from 1858, but from the time of the Norman Conquest, Alderbury church has been mentioned often enough to suggest that there has been a church at Alderbury continuously since that time³⁰.

5.1.5 There has been much construction in recent years and a number of housing estates have been built, including over 250 houses on Whaddon Common and 50 at Oakwood Grove.

³⁰ Alderbury and Whaddon Local History Research Group (2000) *Alderbury and Whaddon: a Millennium Mosaic of People, Places and Progress*.

Smaller numbers were added during the 1990s at Pepperbox Rise, The Sandringhams, and Silver Wood.

5.2 Environmental Policy Designations

5.2.1 Alderbury is an area of exceptional importance for wildlife and natural features, with many sites of national or international importance. Environmental designations cover a range of habitats with many different reasons for designation; their implications are shown in **Figure 5.1** and discussed in Section 5.8.

5.2.2 The Avon river valley is a particular feature, which meanders in a southerly direction, west of Alderbury. Its floodplains are considered to be of outstanding landscape and ecological importance and the valley itself is historically important, particularly where remnants of the water meadow system still exist. The Avon river system is recognised as being of importance to nature conservation, reflected in its numerous designations including as a Site of Special Scientific Interest and Special Area of Conservation³¹, a European designation for habitats of rare or endangered species.

5.2.3 There are a range of Sites of Special Scientific Interest and County Wildlife Sites within the area, including water meadows and neutral grasslands; which reflect the region's diverse landscape and underlying geology. Other important wildlife habitats include ancient and semi-natural woodland.

5.2.4 The landscape setting contains part of the ancient forest of Clarendon, which was centred on Clarendon Palace; the remains of which sit at the north west of Alderbury. Although some areas of ancient woodland survive, the extensive areas of woodland are now predominately 19th century and post war plantations.

5.3 Cultural and Access Policy Designations

5.3.1 **Figure 5.1** illustrates cultural and access designations within the Alderbury area.

5.3.2 The majority of land in and around Alderbury is wholly covered by a locally defined and recognised landscape planning designation (Special Landscape Area) which ensures that only developments with particular regard for the high quality of the landscape will be

³¹ Salisbury District Council (2003) *Salisbury District Council Local Plan*

considered in these areas. In addition to the land within the Special Landscape Area, the Area of Outstanding Natural Beauty wholly covers the majority of land to the south east of Alderbury. Furthermore, the open landscape setting to the north of Alderbury, is covered by the Landscape Setting of Salisbury and Wilton policy designation which seeks to protect the visual quality of the landscape in these areas³².

- 5.3.3 The landscape setting remains largely wooded, showing the enduring legacy to the Royal Hunting Forest of Clarendon and Melchet, including the deer park of Clarendon Palace. The remains of the Palace of Clarendon (scheduled ancient monument) are a key historical feature to the north of Alderbury, which overlook the city of Salisbury.
- 5.3.4 The settlement is within an Area of Special Archaeological Interest within which known or potential sites of archaeological interest are protected through Local Plan policy.
- 5.3.5 There is one large historic park and garden in the area, Longford Park, east of Alderbury. Located on the western banks of the river Avon and partially enclosed by semi-natural woodland, the park includes historic Longford Castle and grounds.
- 5.3.6 A network of public rights of way (footpaths, bridleways and byways) traverse the setting to Alderbury, including routes alongside the Avon river valley, through woodland; with a small number of links to Britford and Salisbury. Access to areas north of Alderbury is limited; partly as a result of two large transport corridors, including the A36 and national railway, which hinder north-south permeability.

5.4 Topography and Geology

- 5.4.1 **Figure 5.2** illustrates the topography of Alderbury, and the surrounding area.
- 5.4.2 The varied landscape within the area is directly related to its underlying geology, which spans approximately 150 million years of geological history, from the upper Jurassic Period to the present day³³. The environmental conditions in and around Alderbury have played a significant role in their historical development. The topography closely reflects the underlying geology, which is characterised by chalk river valley and forest heathland mosaic.

³² Salisbury District Council *2003) *Salisbury District Council Local Plan*.

³³ Salisbury District Council *2003) *Salisbury District Council Local Plan*.

5.4.3 Alderbury is located on the eastern ascending slopes of the Avon river valley, nestled amongst extensive areas of woodland, creating an enclosed landscape. The river Avon has eroded a broad valley through the chalk to form low-lying land and some distinctive water meadows, providing an important context and landscape setting to Alderbury. The landscape setting includes a number shallow valleys containing tributaries of the Avon, which creates a gently undulating landform with low hills, rising to a height of approximately 100 metres.

5.5 Townscape Character

5.5.1 The village of Alderbury merges with Whaddon to form a linear settlement pattern along Southampton Road. There are also scattered farmsteads, manor houses and clusters of buildings along periphery roads such as Witherington Road. These buildings are mainly 18th or 19th century two storey cottages constructed of red brick with slate, tile or thatch roofs, other materials include weatherboard and render.

5.5.2 A network of rural roads and shady sunken lanes wind through the landscape setting of Alderbury, connecting the village with surrounding farmsteads.

5.5.3 The historical development of Alderbury, in response to the well-wooded river valley setting and proximity to Salisbury, has resulted in a distinct urban grain structure, with reflective townscape character types.

5.5.4 **Figure 5.3** illustrates the results of the townscape character assessment, which are described below.

Historic Core

5.5.5 The historic core of Alderbury is defined as the coherent pre-1800 settlement core, which has strongly influenced the expansion of the village. The historic core sits within a designated Conservation Area and includes clusters of locally distinctive buildings, with varying architectural styles and materials, which strongly contribute to the visual quality of the Alderbury's townscape and landscape character.

Pre and Post-war Suburban Housing

- 5.5.6 Housing expansion in Alderbury was most substantial in this period; and has effectively merged Alderbury and Whaddon along Southampton Road. Although the character of the pre-war and post war housing development differs, this townscape type has been grouped, as the scope for this study does not lend itself to a detailed townscape analysis.
- 5.5.7 These suburban housing areas are generally composed of red brick and rendered semi-detached and detached houses with front and rear gardens. These residential areas are generally low-density with some well-established planting and mature trees. The street pattern is generally curved, with cul-de-sacs; and connects to Southampton Road.

Late 20th Century and Recent / New Residential Development

- 5.5.8 Residential expansion in Alderbury since the late 20th century has been associated with small infill development and housing estates, often comprising standardised housing layouts and building designs. Buildings are mainly brick semi-detached and detached houses, with front and rear gardens. The street pattern is generally curved, with cul-de-sacs and roundabouts. With the exception of the housing estate at Oakwood Grove, development in this period has been concentrated in Whaddon, near the A36 / Southampton Road interchange.

5.6 Landscape Character

- 5.6.1 Alderbury comprises a particularly distinctive landscape setting, situated at the confluence of chalk river valley and forest heathland mosaic landscape types. Nestled amongst the well-wooded upper slopes of the river Avon, extensive areas of woodland with intermittent views to open farmland creates an intimate, rural and peaceful landscape with a strong sense of enclosure.
- 5.6.2 Although the village is strongly enclosed, the high quality of the surrounding landscape is a major constraint on development. The Local Planning Authority considers the landscapes that surround and flow through Alderbury to be of a high quality, reflected in its current designation as a 'Special Landscape Area'. In addition, much of the landscape north of Alderbury is considered to be intrinsic to the setting and special character of Salisbury, reflected in its designation as part of the 'Landscape Setting of Salisbury and Wilton'.

- 5.6.3 The composition of landscape character types and areas that provide the landscape context for the settlement are shown in **Figure 5.4**, and are described in the district-wide Landscape Character Assessment.

5.7 Visual Assessment

- 5.7.1 Located on the ascending slopes of the Avon river valley; Alderbury is nestled amongst extensive areas of woodland, creating an enclosed landscape. Woodland, combined with tree belts lining the A36 and railway, largely enclose Alderbury, and conceals the extent of the village in many approaches to it.
- 5.7.2 **Figure 5.5** illustrates the results of a visual assessment of Alderbury; with particular focus on the interrelationship between the settlement edge and the surrounding landscape. Key viewpoints are shown, including distant and proximal views, both level and elevated. The viewpoints marked are not intended to be exhaustive, but coincide with significant views on approaches to the village. Potentially there are a small number of viewpoints from elevated land outside the figure shown, but they are isolated points, and their views are very distant. Within the landscape setting, views to the Avon river valley are limited. With the exception of intermittent glimpses, expansive views are restricted to elevated parts of south Whaddon, where the river valley floor landscape comprises an open, rural character, allowing distant views to the upper slopes of Clearbury Down, often framed by woodland (including coniferous skylines).
- 5.7.3 Key landmarks within Alderbury and Whaddon have been identified, which include mainly historic and some modern buildings and structures. They primarily include buildings within the historic core, which would have been important landmarks 150 years ago. St Mary's church is a memorable and distinctive feature within views along southwestern approaches to Alderbury. Due to the enclosed nature of the village, situated within a dense mosaic of woodland, the church provides both the first view, urban gateway and gateway into distinctive Alderbury. Views towards the steeple are viewed against a well-wooded skyline with a rural foreground character.
- 5.7.4 Although landmarks within Alderbury are visible from the local setting, few form prominent visual markers in the wider landscape setting, due to landform (both modified and natural), vegetation and general urban massing.

- 5.7.5 Key distinctive / memorable features in the landscape setting to Alderbury have also been identified; which comprise a mixture of man-made and natural features. The features marked generally coincide with memorable views on approaches to the village.
- 5.7.6 The interface between the settlement edge and surrounding landscape as observed in immediate views from routes around Alderbury, has also been assessed and grouped into five different types of views; based on landform, foreground landscape character and settlement edge character:
- Level views, with a countryside or river valley foreground, and a generally soft, well-integrated settlement edge;
 - Elevated views, with a countryside or river valley foreground, and a generally soft, well-integrated settlement edge;
 - Level views, with little / no foreground and a generally soft, well-integrated settlement edge.
- 5.7.7 Outside the immediate visual setting of Alderbury, the wider landscape setting includes countryside with a strongly rural character with river valley estates and ‘springline’ villages (as shown in **Figure 5.5**); which is important to the context of Alderbury and fundamental to people’s perception of the village as they approach and depart.

5.8 Analysis of Landscape Sensitivities

- 5.8.1 The particular qualities within the setting of the settlement that are key to its distinctive character, as identified through analysis of the baseline data set out in Section 5.1 to 5.7, are described below. These qualities are considered to be most sensitive/vulnerable to harm through development and other types of land use change and are desirable to safeguard.

Policy and Geographical Context

- 5.8.2 Features, sites and areas covered by environmental, cultural and access designations (**Figure 5.1**) are important elements that enrich the appearance of the landscape and people’s experience of it. They strongly contribute to the character, diversity, biodiversity, history and general interest of the landscape setting to and special character of Alderbury.
- 5.8.3 Alderbury lies within a highly valued landscape, with designated features, sites and areas spread fairly evenly throughout its setting. The Avon river valley, which meanders west of

the village, is considered to be of particular landscape and ecological importance and broadly correlate to sequences of SSSI and CWS designations.

- 5.8.4 **Figure 5.2** clearly illustrates the topographical setting of Alderbury. Section 5.1 of the report describes the historical evolution of the village and how it developed alongside Whaddon, within a distinctive woodland setting. The landscapes which surround and flow through both settlements are considered to be intrinsic to their character, and at times, avoid their coalescence with Salisbury and provide a buffer to nearby transport corridors.

Approaches and Gateways

- 5.8.5 The following section describes the approaches and gateways to Alderbury, reflected in **Figure 5.6**. Approaches to and within the urban area provide the viewpoints from which many visitors see the settlements and gain a perception of their scale. Distance and travel time between countryside and the distinctive core of Alderbury, and the character of the approaches, play an important role in determining people's perception of the character and scale of the settlement.
- 5.8.6 Both the length and character of the approaches (mostly vehicular) were assessed to determine potentially, how people currently perceive the character and scale of Alderbury. The approaches were broadly categorised as green/treed, suburban or commercial. The length of the approach is determined by the distance between the urban gateway and the gateway to the distinctive core of Alderbury.
- 5.8.7 Three categories of gateways were defined. The 'First View' of the settlement is the point along the approach route where the village first comes into view. The 'Urban Gateway' is the point at which the character of the route becomes built-up and urban. Gateways to the distinctive core of Alderbury are defined as the point at which the traveller feels a sense of arrival.
- 5.8.8 Western approaches to Alderbury have a combined first view, urban gateway and gateways to the distinctive core of the village, due to the strongly enclosed character of Alderbury and dense woodland that conceals views to the village on approaches.

Green / Treed Approaches

- 5.8.9 This type of approach is commonly associated with the following features:

- Route lined with woodland, mature tree belts or avenue trees, often forming a strong sense of enclosure and distinctive approach to the settlement core;
- Glimpses to pastures and meadows lining a broad river valley; generally tranquil in character with a strong landscape structure, including blocks of broadleaved and coniferous woodland.

Suburban Approaches

5.8.10 This type of approach is commonly associated with the following features:

- Route lined with a mixture of residential building types along the road including mainly semi-detached and detached houses;
- Route lined with a mixture of architectural styles and building materials, reflecting the period of time in which they were built.

Commercial / Industrial / Service Development

5.8.11 Alderbury has developed with an industry focused on agriculture, however, the economic focus of the village, especially Whaddon, has clearly changed since the late 20th century and its proximity to the A36 and Salisbury. The village has direct access to the A36 via a large interchange, which coincides with modern developments such as Whaddon Business Park.

Green Corridors

5.8.12 Green corridors are the widths of countryside or green space, usually with public access, penetrating from the open countryside into the urban fabric. Although they vary in landscape character, 'green corridors' provide valuable visual and physical separation between parts of the settlements, and often contribute to accessible green open spaces for urban populations, allowing opportunities active and passive recreational opportunities. In places, they have an intrinsic relationship with the historic core and provide invaluable habitat to wildlife.

5.8.13 The River Avon is an especially important green corridor west of Alderbury. Part of it, the water meadows, forms an intrinsic element of the city's historic core. This green corridor, amongst others, comprises a number of qualities that form critical elements in defining both historic settlements and their intrinsic setting.

Relationship Between Villages and Alderbury

- 5.8.14 Alderbury lies within a rural, river valley landscape with extensive blocks of broadleaved and coniferous woodland, which combine to form a distinctive setting to the village. The patterns of farmsteads, manor houses and villages surrounding Alderbury are separated by a predominantly rural and/or forest heathland landscape (Refer to **Figure 5.5**). Each village possesses its own inherent character, and their vernacular buildings reflect the surrounding landscape in their use of local materials. Historic villages such as Britford and Bodenham comprise qualities that contribute positively to their character and play a fundamental part of the setting and special character of Alderbury.
- 5.8.15 Villages such as these play an important role in the immediate and wider landscape setting to Alderbury. They contribute to people's experience and perception of the setting to Alderbury, particularly as they approach the village from surrounding villages and view Alderbury in its landscape setting from key viewpoints. The open and mostly rural landscape separating the villages, and separating those villages from Alderbury, play a critical role in preserving the separate identities of these villages; therefore increasing the overall sensitivity of several parts of Alderbury's landscape setting, in visual terms as well as inherent landscape character.

Townscape and Landscape Role and Function

- 5.8.16 The approach to assessing the role and function that townscape and landscape plays in contributing to the distinctiveness of Alderbury and its landscape setting is described in Section 2.0.
- 5.8.17 The results of this analysis are illustrated in **Figure 5.7**. This demonstrates the area of townscape and landscape that performs a significant role in contributing to the distinctiveness of Alderbury and its setting. An interesting feature is that areas of connective, supportive and distinctive landscapes don't extend east of the A36. This is largely because the landform and tree belts that surround the A36 conceal the extent of the village from the wider landscape and enclose views from Alderbury; which is accentuated in places by blocks of woodland. This sense of enclosure has led to areas of connective landscape between the settlement edge and the A36, comprising views with little to no foreground.

- 5.8.18 Of particular note is the compactness and cohesiveness of the historic core with an intact link to its rural/forest heathland landscape setting. This type of townscape character is briefly described in Section 5.5, and includes such landmarks as historic St Mary's Church and Alderbury House. The visually cohesive historic core is a key element of the distinctiveness of Alderbury and its setting, and a fundamental quality of the setting and special character of the village.
- 5.8.19 The landscape setting of Alderbury comprises a substantial amount of supportive landscape, including open spaces along the Avon river valley, west of Alderbury. Although Alderbury is largely enclosed from much of its setting, these areas bolster the sense of place of the settlement and its approaches. Rich in biodiversity, these areas, including the river Avon and associated water meadows, include landscape components that contribute to a strongly recognisable landscape setting and provide distinctive views towards, as well as a quintessential backdrop to Alderbury. Other supportive areas include the mosaic of woodland (including ancient and semi-natural) in and around Alderbury. These areas often borrow from or bestow character to the visually cohesive historic core of Alderbury.
- 5.8.20 This study has shown that there are defined areas of land (within the parameters of this broad scale assessment) that contribute in different ways to the distinctiveness of Alderbury and its setting. The visually cohesive historic core, and distinctive and supportive townscape and landscape, are areas that are most characteristic of Alderbury, and their protection should be prioritised.
- 5.8.21 Areas of connective landscape are also important in the role that they play in contributing to the distinctiveness of Alderbury and its setting, but they are not distinctive to Alderbury. They are however, finite and worthy of protection through positive management, conservation and enhancement or potentially, and in only limited locations, development. In such cases, development proposals should respond to the inherent landscape sensitivity of the landscape setting and take account of the potential impacts on the surrounding landscape.

Special Qualities to be Safeguarded

- 5.8.22 Section 5.0 so far has assessed and illustrated factors that contribute to the setting and character of Alderbury. This section now takes the process one step further to identify the qualities that should be safeguarded in order to protect the setting and character of the

settlement. These are listed below (not in any sequence of importance) and illustrated diagrammatically on **Figure 5.8**.

5.8.23 Special qualities that contribute to the essence of Alderbury:

- A large and visually cohesive historic core, relative to the settlement as a whole;
- Compactness and cohesiveness of the historic core with an intact link to its rural/forest heathland landscape setting;
- Strength of character and sense of place associated with the historic core;
- Distinctive and memorable key first views and urban gateways to the historic core;
- Short / condensed approaches to Alderbury;
- Trees and woodland form particularly important features within the landscape setting of Alderbury, which contribute to a strong sense of enclosure and locally distinctive wooded skylines;
- Substantial areas of distinctive and supportive landscape including forest heathland mosaic, broad river valley with distinctive flood meadows and distant chalk slopes that provide an intrinsic landscape setting to Alderbury and offer key views (reflected in its local designations as ‘Landscape Setting of Salisbury and Wilton’ and a ‘Special Landscape Area’);
- Sense of peace and tranquillity associated with the rural river valley and forest heathland mosaic;
- A historic core of human scale, easily crossed by foot and by bicycle with access to ‘green corridors’, footpaths and bridleways;
- Designated sites and areas, as well as ancient monuments within the wider landscape setting, enrich the setting of Alderbury and add a sense of time-depth to the area;
- The distribution, setting, scale, form and inherent character of villages (including springline villages) surrounding Alderbury;
- Historic parks, in addition to their value as open space, contribute favorably to the character, heritage and landscape setting of Alderbury.

5.9 Development Capacity Recommendations

General Recommendations for the Setting of Alderbury

- 5.9.1 The following recommendations have been prepared at a strategic scale and relate to the entire landscape setting of Alderbury.

- Ensure that peripheral development does not grow so as to outweigh the dominance of the historic core and areas of distinctive and supportive townscape and landscape. In other words, ensure that any new development respects the scale, setting and form of the existing settlement and appropriate design and mitigation measures are put in place to accommodate new development without significant adverse effects on the character of the landscape and townscape;
- Conserve and enhance the integrity of key first views to Alderbury, from where its special character and setting can be perceived. Ensure any new development respects the character, quality and scale of these views, particularly those that illustrate an intact link between the historic core and its rural/forest heathland landscape setting, which strongly contribute to a strong sense of place (refer to **Figure 5.6**);
- Conserve and enhance the short / condensed approaches to Alderbury, which contribute to a memorable approach and sense of arrival to the settlement core. These generally lie to the north and west of Alderbury (refer to **Figure 5.6**). Resist development that does not respond to the inherent landscape sensitivity of the landscape setting or take account of the potential impacts on the surrounding landscape and its approaches;
- A distinctive feature within Alderbury is the human scale of the village and the inherent relationship with its landscape setting, including ‘green corridors’ that provide links to the open countryside. The village is easily crossed by foot and by bicycle. Rural and wooded landscapes protrude into the heart of the village, in most cases complementing and/or enhancing its character; often providing the foreground of key views to the village and its historic core. The green corridors need to be conserved and managed to ensure new development will not impose unacceptable adverse effects on the character of the landscape, or the way that it is perceived, and without compromising the values attached to it;
- Conserve the ‘human scale’ of Alderbury, and enhance ease of travel within the village by foot and bicycle; particularly between residential areas and the historic core. Ensure peripheral development is easily accessed via coherent, direct, attractive, safe, comfortable and legible footpaths and cycle paths, which link into the existing greenspace (including ‘green corridors’) and public footpath / cycle path network;

- As discussed in section 5.2 all features, sites and areas covered by environmental, cultural and access designations (**Figure 5.1**) are important elements that enrich the appearance of the landscape, as well as people’s perception and experience of it. Specific conservation, management, enhancement and development control measures need to be developed and employed in these areas, which enrich and strongly contribute to the setting, special character and identity of Alderbury;
- As outlined in section 5.7 and highlighted in 5.8, it is essential to employ management, enhancement planning policy and development control measures to safeguard and strengthen the diversity of character and pattern of villages (including springline villages) surrounding Alderbury. Resist new development that impedes on their physical separation from other settlements, their rural landscape settings and their scale;
- Enhance and celebrate gateways and arrival points to the historic core;
- Ensure all new developments adhere to the set of place-making principles and standards of good urban design as established by CABI and English Partnerships, to ensure a strong identity and sense of place. These include connectivity, development grain, mixed use, quality public realm, legibility, robustness and visual delight (as set out in as the ‘*Vision for Salisbury – Area Development Framework*’³⁴).

Area-Specific Recommendations for the Setting of Alderbury

5.9.2 The following recommendations relate to specific areas within the setting of Alderbury as defined in **Figure 5.8** and the classification of townscape and landscape role and function categories shown in **Figure 5.7**.

Recommendations for Areas within Distinctive and Supportive Landscapes

5.9.3 Area 1

- Maintain the perception of a compact and cohesive historic core with an intact link to its rural/forest heathland landscape setting. Resist new development that weakens this perception;

34 Salisbury District Council (2007) *Vision for Salisbury – Area Development Framework*.

- Conserve short / condensed approaches to Alderbury with distinctive and memorable key first views and urban gateways to the historic core. Resist new development that disrupts key views to important landmarks and features within Alderbury and its setting;
- Conserve the historic rural setting of locally distinctive listed buildings within Alderbury. Ensure the sense of setting, scale, form and inherent character of such buildings is not lost with the location of new development;
- Conserve and enhance trees and woodland within the landscape setting of Alderbury, which contribute to a strong sense of enclosure, locally distinctive wooded skylines, and generate a strong sense of place and identity;
- Conserve the sense of peace and tranquillity associated with the rural river valley and forest heathland mosaic;
- Conserve the historic rural setting of ancient monuments within the wider landscape setting, which add a sense of time-depth. Consider the effects of any new development outside this area on views to and from Clearbury Ring;
- Improve public access to and along 'green corridors'. Opportunities for sensitive, high quality, accessible green infrastructure allowing improved access to the countryside for urban populations e.g. extension of public footpath / cycle path network and connections to other green corridors;
- Maintain the visual and physical separation between Alderbury and surrounding villages. Conserve the historic rural setting of locally distinctive listed buildings within the villages. Ensure the sense of setting, scale, form and inherent character of such clusters of buildings is not lost with the location of new development.

Recommendations for Areas within Connective Landscapes

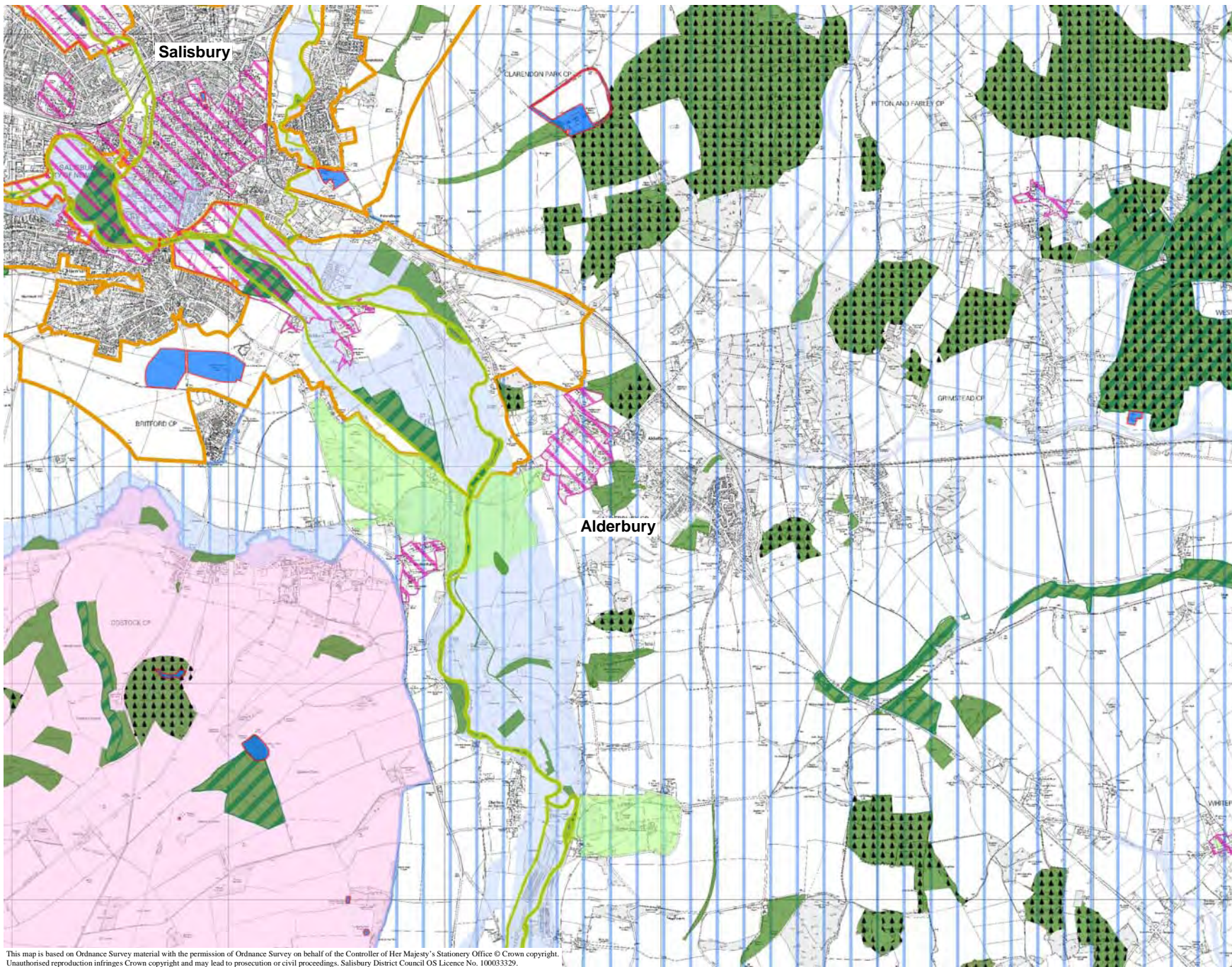
5.9.4 Area 2

- Ensure that any new development respects the scale, setting and form of the existing settlement and appropriate design and mitigation measures are put in place to accommodate new development without significant adverse effects on designated sites and areas, which enrich the setting of Alderbury, and at times, add a sense of time-depth to the area;
- Conserve the historic rural setting of locally distinctive listed buildings within the area and other memorable features within the landscape setting. Ensure the sense of setting, scale, form and inherent character of such buildings is not lost with the location of new development.

- Potential to soften visually harsh and abrupt settlement edges in this area through additional tree and shrub planting;
- Enhance public access to the area. Opportunities for sensitive, high quality, accessible green infrastructure allowing improved access to the countryside for urban populations e.g. development of public footpaths / cycle paths with connections to nearby green corridors.

Recommendations for Rural Areas Beyond the Landscape Setting

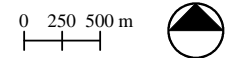
- 5.9.5 Proposals for development and land use change within the rural areas beyond the landscape setting of the settlement should address the management strategy and objectives for the relevant landscape character areas (see **Figure 5.4**), as set out in the district-wide Landscape Character Assessment.



KEY

-  SSSI
-  Areas of Outstanding Natural Beauty
-  Ancient Woodland
-  County Wildlife Sites
-  Conservation Areas
-  Scheduled Ancient Monuments
-  Registered Historic Parks and Gardens
-  Special Landscape Areas
-  Flood Plain
-  Landscape Setting of Salisbury and Wilton

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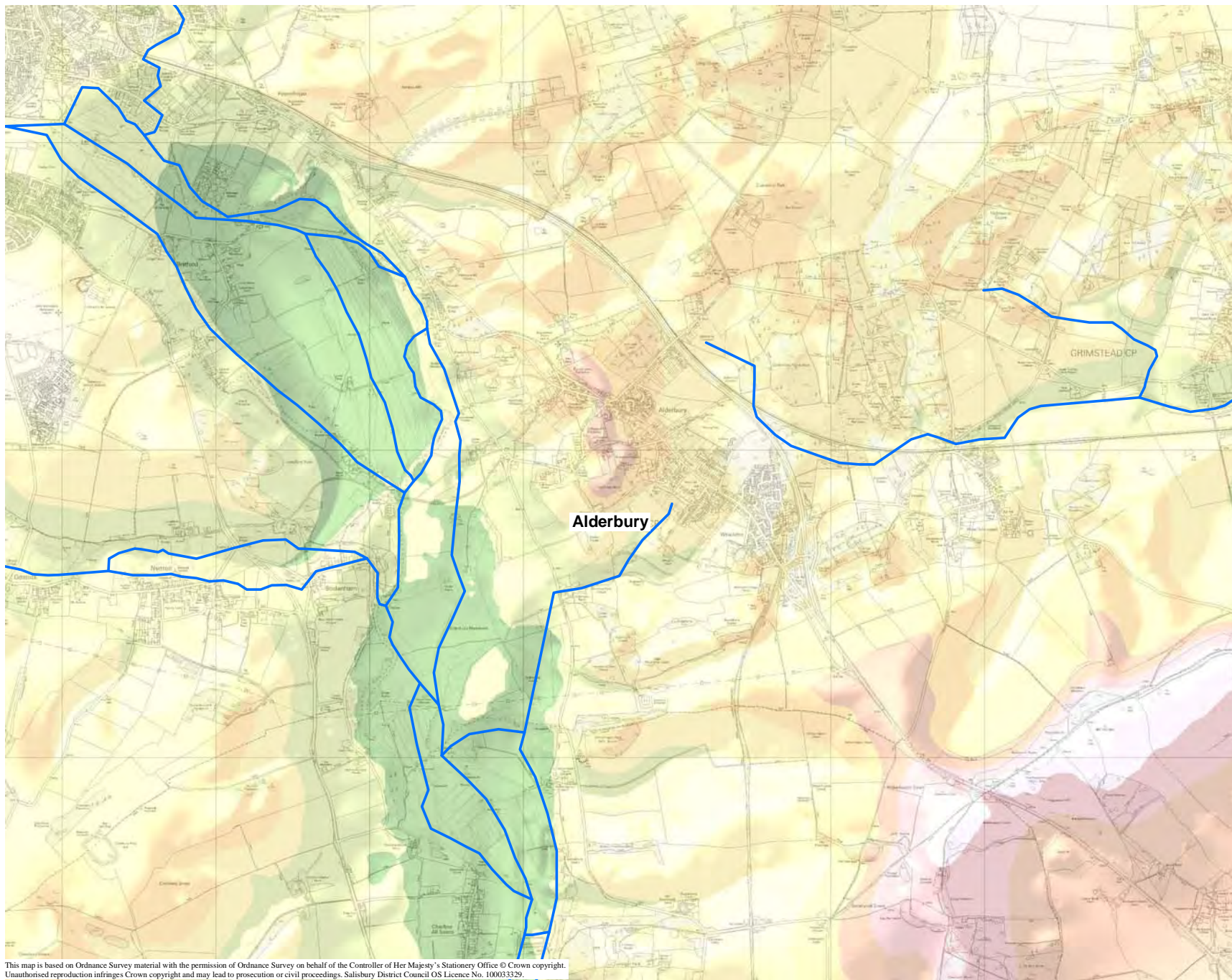


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 **CHRIS BLANDFORD ASSOCIATES**
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**SALISBURY DISTRICT SETTLEMENT SETTING ASSESSMENT
ALDERBURY**

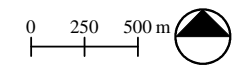
FIGURE 5.1
POLICY DESIGNATIONS



KEY

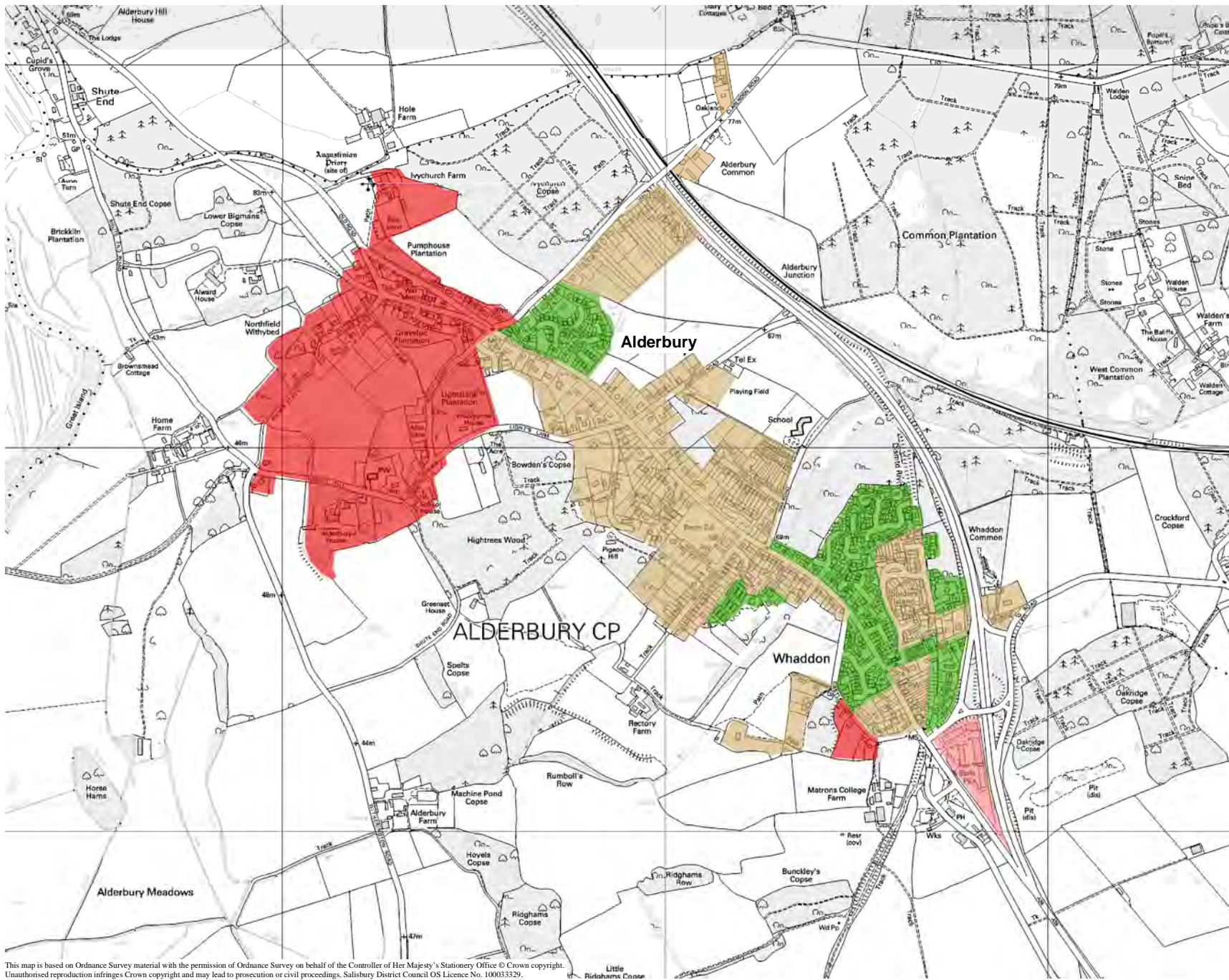
- 30 - 50
- 50 - 70
- 70 - 90
- 90 - 110
- 110 - 130
- 130 - 150
- 150 - 170
- 170 - 190
- Rivers

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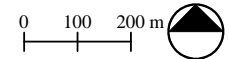
FIGURE 5.2
TOPOGRAPHY



KEY

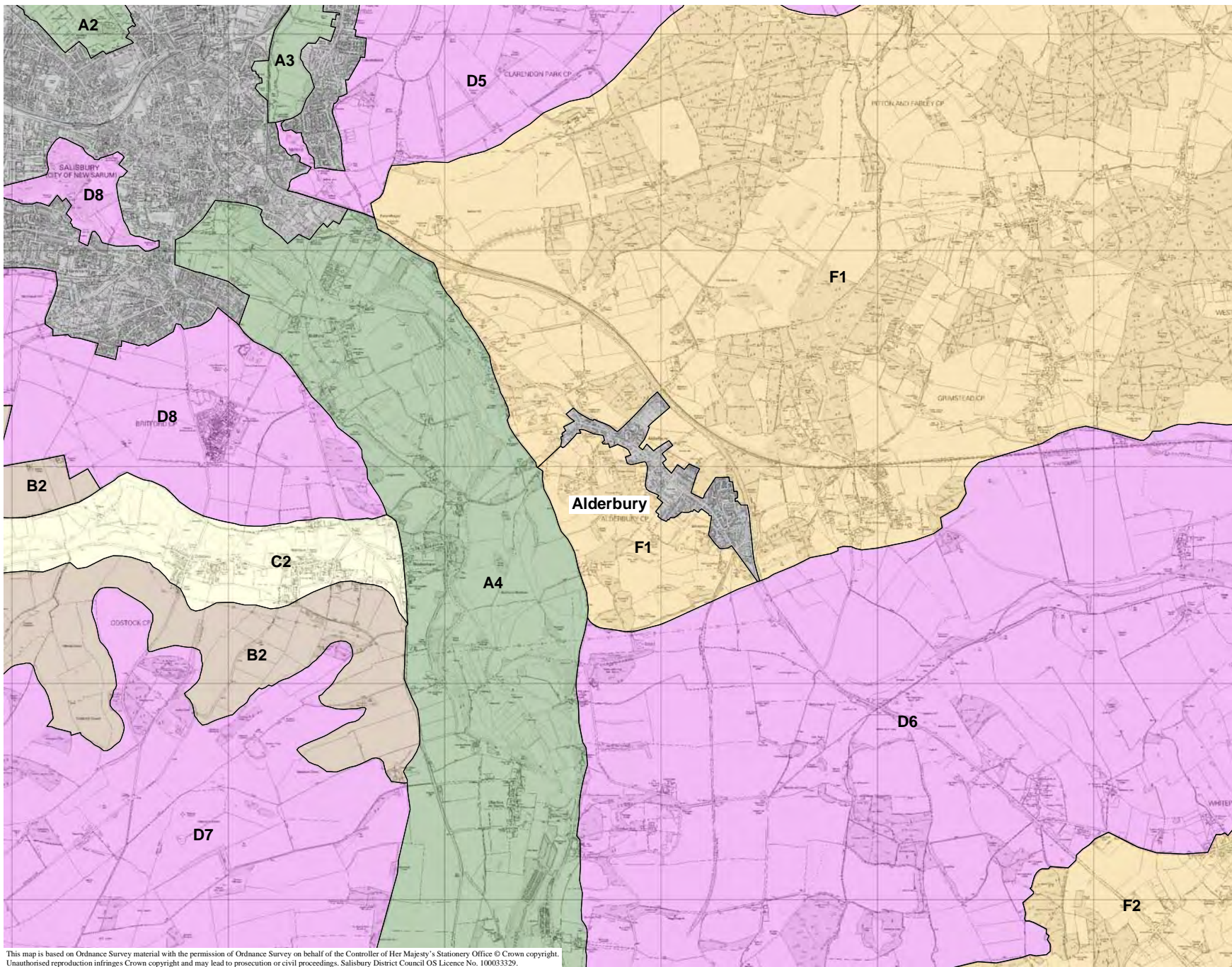
- Historic Core
- Commercial / Industrial / Service Development
- Pre and Post-War Development (including suburban housing)
- Late 20th Century and Recent / New Residential Development

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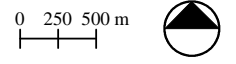
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FIGURE 5.3
TOWNSCAPE CHARACTER



- KEY**
- A Narrow Chalk River Valley**
 - A2 Upper Avon Narrow Chalk River Valley
 - A3 Bourne Narrow Chalk River Valley
 - A4 Lower Avon Narrow Chalk River Valley
 - B Broad Chalk River Valley Slopes**
 - B2 Ebble Broad Chalk River Valley Slopes
 - C Broad Chalk River Valley Floor**
 - C2 Ebble Broad Chalk River Valley Floor
 - D Chalk Downland**
 - D5 Porton Down Chalk Downland
 - D6 Downton Chalk Downland
 - D7 Cranborne Chase Chalk Downland
 - D8 Netherhampton Chalk Downland
 - F Forest Heath Mosaic**
 - F1 Farley Forest Heath Mosaic
 - F2 Landford Forest Heath Mosaic

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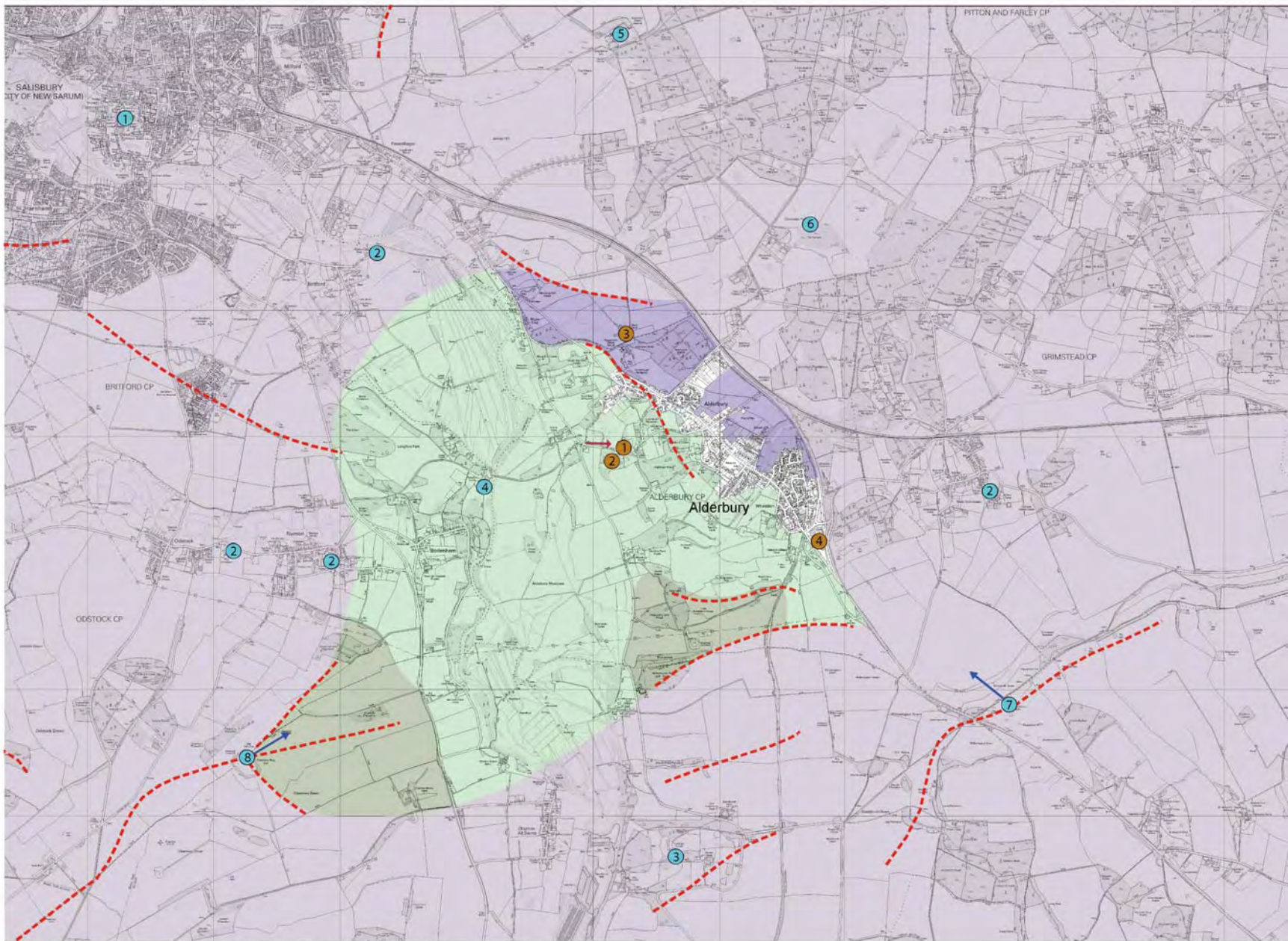


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CHRIS BLANDFORD ASSOCIATES
 www.cba.uk.net

**SALISBURY DISTRICT SETTLEMENT SETTING ASSESSMENT
 ALDERBURY**

FIGURE 5.4
LANDSCAPE CHARACTER







KEY

-  Key elevated panoramic view to Alderbury
-  Key low-level view to Alderbury
-  Key Alderbury landmark
-  Distinctive / Memorable features in the setting of Alderbury
-  Ridgelines

TOWNSCAPE / COUNTRYSIDE INTERFACE

elevation, foreground character and built edge character as seen in immediate views from settlement setting

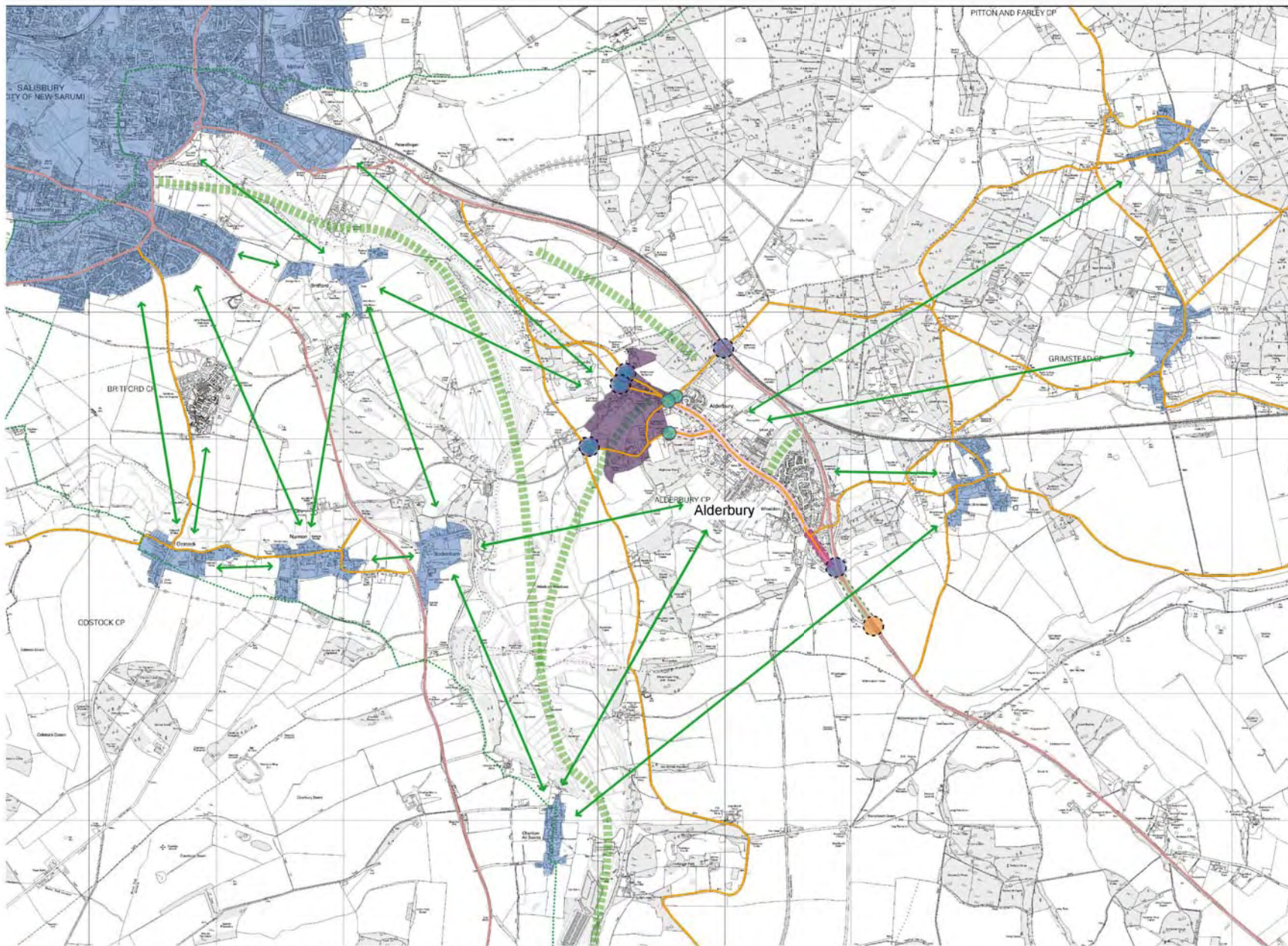
-  Level views, countryside or river valley foreground, generally soft settlement edge
-  Elevated views, countryside or river valley foreground, generally soft settlement edge
-  Level views, little / no foreground, generally soft settlement edge
-  Rural setting with necklace villages (including springline villages)

- Key Alderbury landmarks:
1. Alderbury St. Mary's Church
 2. Alderbury House
 3. Ivychurch Farm
 4. Whaddon Business Park









- Distinctive / Memorable features in the setting of Alderbury:
1. Salisbury Cathedral
 2. Village churches
 3. Trafalgar Park
 4. Longford Castle
 5. Clarendon Palace (remains of)
 6. Clarendon Park
 7. Pepperbox Hill and Folly
 8. Clearbury Ring

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FIGURE 5.5
 VISUAL ASSESSMENT







KEY

-  First view of Alderbury
-  Urban Gateway
-  Gateway to distinctive Alderbury
-  Approaches between first view and distinctive Alderbury
-  A Road
-  Secondary Road
-  Railway line
-  Long distance footpath

CHARACTER OF APPROACHES

-  Green / Treed
-  Suburban
-  Commercial / Industrial / Service Development

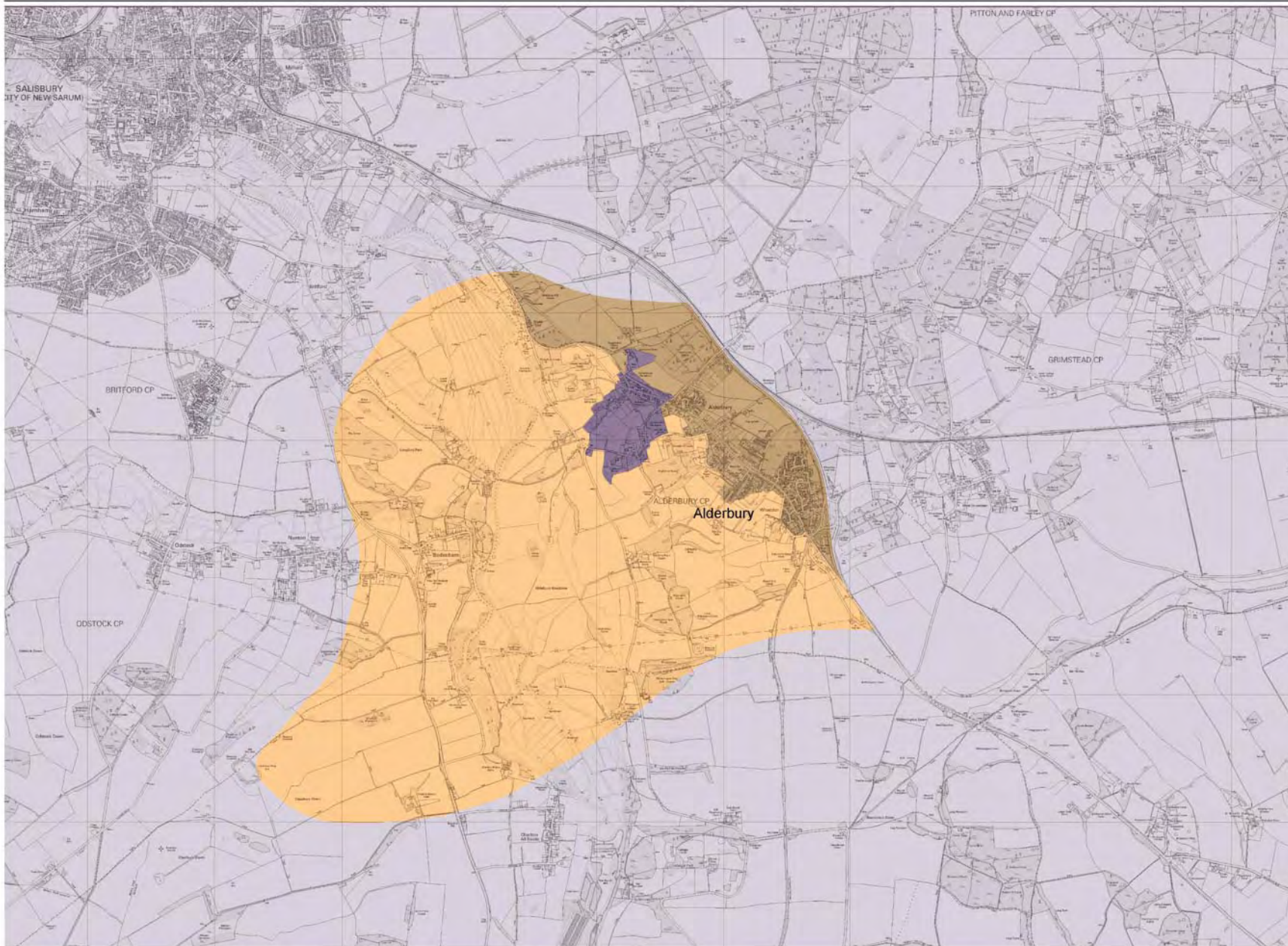
SELECTED FEATURES ON APPROACHES

-  Green finger
-  Distinctive Alderbury
-  Necklace villages (including "springline" villages)
-  Open countryside separating necklace villages and these villages and Alderbury

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FIGURE 5.6
TOWNSCAPE AND LANDSCAPE
ANALYSIS



KEY

- Visually Cohesive Historic Core**
 This is the compact pre-1800 settlement core. Elements such as historic street pattern, building type, scale, architectural style, detailing and materials all generate a strong sense of story for the settlement.

- Supportive Townscape / Landscape**
 These are areas of townscape / landscape which support the character of the historic core and areas distinctive to the settlement. They provide the backdrop and ambience, and bolster the sense of place of the village and its approaches.

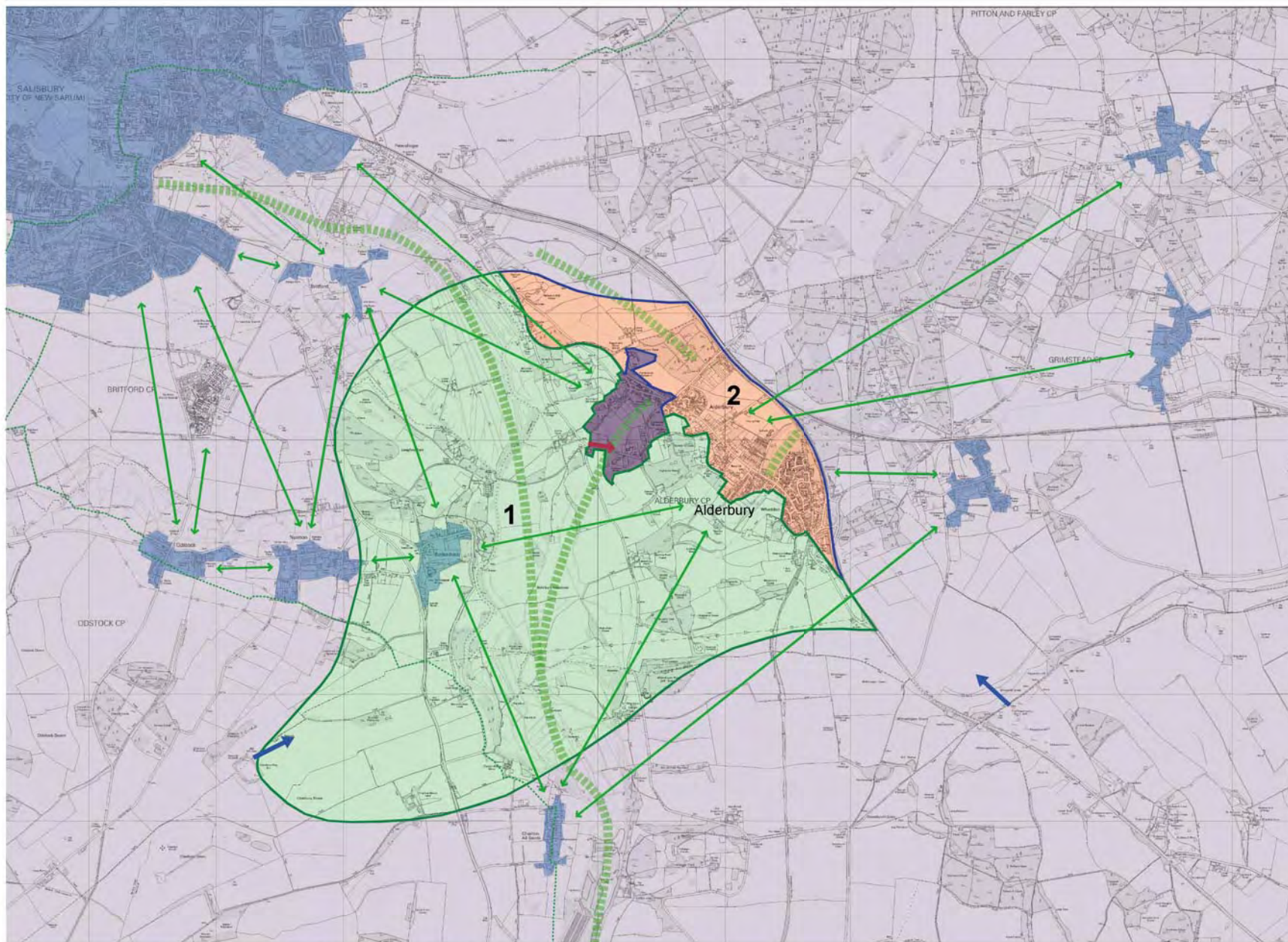
- Connective Townscape / Landscape**
 These are areas of townscape / landscape which are an integral part of the settlement and its environs, but lack individual distinction, or do not play a significant contribution to the setting of the settlement. This classification does not render these areas unimportant, or lacking in their own identity. Rather, they are often areas divorced from or weakly attached to their landscape setting, or from landmarks within the landscape or historic core. The use of mass-produced building materials, standard suburban layouts, styles and details are also contributing factors in the lack of local identity.

- Outer Rural Areas**
 These are areas of landscape from which distinctive views of the village are scarce or absent. The function of this landscape is in providing a backdrop to views of the settlement, and in providing a setting for approaches to connective and supportive areas of townscape and landscape.

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FIGURE 5.7
 TOWNSCAPE AND LANDSCAPE
 ROLE AND FUNCTION



KEY

- Historic core
- Rural setting with scattered villages
- Necklace villages (including springline villages)
- Open countryside separating necklace villages and these villages and Alderbury
- Green finger / Corridor
- Distinctive and supportive landscape
- Key elevated panoramic views to Alderbury
- Key low-level views to Alderbury
- Long distance footpath
- 1 Peripheral areas with particular qualities to be safeguarded (see Section 5.9 for recommended guidelines)
- Landscape that is not distinctive or supportive. Resist development that expands the influence of these areas and/or threatens the special qualities of Alderbury and its setting

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Not to Scale



FIGURE 5.8
SPECIAL QUALITIES TO BE SAFEGUARDED