

Neighbourhood Development Plan



Place Studio Comments on proposed

Local Green Spaces

Place Studio have assessed the proposed local green space designations using both a desktop analysis and then by visiting the sites. Listed below is the shortlist of sites that have been assessed as potentially suitable. Following this there is a table containing all the nominated sites and comments on their suitability.

The sites were assessed against the following criteria:

For a green space to be eligible for LGS designation, it must satisfy the following criteria:

- *Be in reasonable proximity to the community which it serves.*
- *Be local in character and not an extensive tract of land.*
- *Be demonstrably special to a local community and hold a particular local significance, for example because of any or all of the following:*
 - *Beauty*
 - *Historic significance*
 - *Recreational value (including as a playing field)*
 - *Tranquillity*
 - *Richness of wildlife*

Some open spaces are already protected by other designations, such as those in a Conservation Area or a Site of Special Scientific Interest. If this is the case, consideration should be given as to whether any additional local benefit would be gained by LGS designation. For sites such as this, the added value of LGS designation needs to be demonstrated over and above the existing designation.

Designation must be in conformity with other national and local planning policy, and therefore there are a number of types of sites which are often not appropriate for designation, such as:

- *Education and school sites*
- *Highways land and verges*
- *Sites which already have planning permission for development*

Sites deemed suitable for LGS designation:

1. Bratton Village Green
2. Area by Jubilee Hall
3. Allotments (Undesignated)
4. Allotments (Designated)
5. Reeves Orchard
6. Bratton recreation Ground
7. Tynings Lane/Southay green area
8. Stream on Stradbrook and surrounding green
9. Water Meadow
10. Watercress Beds

11. Pear Tree Orchard

The following tables include all nominations for Local Green Space Designations that were passed to Place Studio. Place Studio has then added a column for comments explaining their thoughts on the nominations to the right of the table. Clearly suitable sites for LGS designation are shown highlighted in **green**, possible sites for LGS designation **orange** and unsuitable sites for LGS designation **red**.

LGS Nominations Reviewed by Place Studio And Being Put Forward As Per Place Studio Comments

Map ID	What3Words reference	Site Name	Landowner (if known)	Description	Demonstrably special in some way - beauty (B), tranquillity (T), recreational use (R), historic significance (H) or wildlife value (W)	Place Studio Comments
LGS1		Bratton Village Green	Bratton Parish Council	Grassed open area bounded by fencing. Surrounded by mature trees on roadsides. On space near bus-stop, <i>Ginkgo biloba</i> tree presented by Carly Paoli and dedicated to the memory of Her Late Majesty, Queen Elizabeth II. Memorial to Reeves Ironworks on roadside by South entrance to green	(R) Recreational area providing safe children's play areas and used for most outdoor village activities	Strong contender for local green space. Central space, with a range of uses. Policy will need to state that while this site is protected from development, the community would support development that is complimentary to the sites existing recreational use Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Yes (R)
LGS2		Area by Jubilee Hall	Wiltshire Highways	Open grassed area with 3 mature trees, one commemorating the Women's Institute Diamond Jubilee in 1959.	(T) Opens up centre of village, provides pleasant, shaded area for those waiting at the bus-stop.	Well used space containing telephone box, bus stop shelter, trees and chair. Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Yes (T) and socially valuable as a meeting space
LGS3		Allotments (Undesignated)	Bratton Parish Council	New site for Allotments available to Parish residents, should further development take place.	(R) Recreational gardening and production of produce for the home	Strong contender for local green space. Policy will need to state that while this site is protected from development, the community would support development that is complimentary to the sites existing use.

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LGS4		Allotments (Designated)	Bratton Parish Council	Allotments available to Parish residents	(R) Recreational gardening and production of produce for the home	Strong contender for local green space. Policy will need to state that while this site is protected from development, the community would support development that is complimentary to the sites existing use.
LGS5		Reeves Orchard	Bratton Parish Council	Presented to the village by Kathleen (?) Reeves. Claimed to have an example of every apple tree species known to have grown in Wiltshire.	(T)(R) Bratton's Site for Wiltshire Pollinator Project: Yellow Rattle sown last autumn, wildflower seeds to be sown this year.	Strong contender for Local Green Space. Recommend to progress to the short list. Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Yes (T, R, W)
LGS6		Bratton recreation Ground	Bratton Parish Council	Cricket and Football pitches, with pavilion. Cricket green currently being upgraded with Wiltshire grants to artificial surface, with new nets; plus dug-outs for football pitch.	Bratton's sportsground. Also recreational area for families, young and older people. Presented to the village by Antonia Southern in memory of her husband Hugo. Strongly legally protected for recreation by being a QEII Field in Trust.	Field in Trust - unlikely designation as LGS would have any additional benefits. However Fields in Trust charity are supportive of spaces under their care being designated as LGS therefore it can be taken forward if the SG wish to. Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Yes (R)

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LGS7		Tynings Lane/Southay green area	Wiltshire Highways	Small grassed area with trees bounded by Emms Lane, The Tynings and Southay	(B)(T)(H)(W) Useful green area buffering more recent developments from earlier properties.	<p>This space is a possible contender however some question remains if it is “demonstrably special”. As highways land and verges are not usually considered to be suitable it may be worth some extra evidence or testimonies that this land is important.</p> <p>Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Maybe (T)</p>
LGS8		Stream on Stradbrook and surrounding green	Not known	Small green and stream at junction of Stradbrook, Imber Road, Church Road, Millditch	(B)(T)(H)(W) It’s an extremely popular spot enjoyed not only by people from Bratton but by people from all around	<p>Strong contender recommend taking forward to shortlist.</p> <p>Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Yes (H) (R) (T)</p>

LGS9		Water Meadow	Rob Martin	Small green, stream and flood plain at junction of Stradbrook, Imber Road, Church Road, Millditch	<p>(B)(T)(W)</p> <p>This green area lies at the heart of what used to be the historic hamlet of Milbourne (a saxon name for a stream with a mill), now known as Stradbrook.</p> <p>It is historically important as it is one of the places where Bratton's history of Milling is still evident in the shape of the landscape. This part of the Stradbrook was regularly blocked to create a mill pond to provide a sufficient head of water to drive the fulling mill that used to operate where Cleeve Terrace now stands. The current course of the stream curves round the adjacent field which when flooded was also used for sheep dipping (historic photo of this available). There is also a metal gate in the railings which was used to provide access for people to be baptised in the stream.</p> <p>It is used recreationally as a tranquil spot for people to sit and enjoy the exceptionally picturesque view of Picquet Hill next to the babbling stream. There is a bench and rubbish bin for the use of visitors and a tree with a plaque dedicated to Bernard Cooper, dubbed affectionately as the 'Mayor of Stradbrook' for all he did for the area, including the creation of Bratton's Duck Race. The starting point of the race is the plank bridge which crosses the stream to the adjacent field. There is a sign at the entrance to the field giving local children permission to play.</p>	<p>The site does not appear to have a clear edge to the east. LGS should have clear boundaries separating them from surroundings – to be rereviewed by James Essary when photographic evidence of field boundary provided by NPSG</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? Yes</p> <p>Demonstrably Special? Yes (B)(T)(W) (H)</p>
LGS10		Watercress Beds	Luccombe Mill	Wooded area at source of Bratton's Strad Brook.	<p>(B)(T)(H)(W)</p> <p>Popular walk for locals through site of earlier watercress beds: also known as Paradise Pool. Footpath recently designated BRAT 42</p>	<p>This is agricultural land under the environmental stewardship scheme.</p> <p>Reasonable proximity to community?</p>

LGS Nominations Reviewed by Place Studio And Being Put Forward As Per Place Studio Comments

Map ID	What3Words reference	Site Name	Landowner (if known)	Description	Demonstrably special in some way - beauty (B), tranquillity (T), recreational use (R), historic significance (H) or wildlife value (W)	Place Studio Comments
						<p>Yes (6min walk from edge of village) Local in character and not extensive? Large and agricultural Demonstrably Special? Yes (B)(T)(H)(W)</p> <p>- James Essary has concerns about adding this as a nomination and feels that it might be better to be included in a different area of the Neighbourhood Plan, but in the meantime he is happy for it to be added here to highlight the importance of it to the village</p>
LGS11		Pear Tree Orchard	Bratton Parish Council	Enclosed area accessed from Lower Road and running up to Bratton Primary School grounds, comprising a small, grazed field and area of undesignated allotments (ref LGS5, above)	Tranquil area with excellent views over Lower Road to the fields beyond. Considered previously for tree-planting. An ideal plot of land to be nominated as a Local Green space suitable for development into an accessible Green Area and within the Settlement Framework Boundary	<p>Potential local green space contender. However, this site has also been put forward as a potential development site. Wider group discussion/consultation needed to decide how to progress with this.</p> <p>Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Yes (T)</p>

LGS Nominations Reviewed by Place Studio But Require Further Investigations Before Being Put Forward As Per Place Studio Comments

Map ID	What3Words reference	Site Name	Landowner (if known)	Description	Demonstrably special in some way - beauty (B), tranquillity (T), recreational use (R), historic significance (H) or wildlife value (W)	Place Studio Comments
LGS12		Church Springs		Rugged woodland resplendent with ferns, on steep banks down to stream	(B)(T)(H)(W) Popular walk for locals, Designated BRAT12, providing fleeting glimpses of St James' Church. Likely site of most of the 'lost' village of Little Stoke.	<p>Possible - consideration needed as to whether the site is "demonstrably special". Some questions around accessibility.</p> <p>Further consideration should be given as to the most appropriate way to record and protect this space and that might be in another area of the plan.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? Yes</p> <p>Demonstrably Special? Yes (B)(T)(H)(W)</p>
LGS13		Church Institute - Garden	Church Institute - Charity	Church Institute - Garden	(R) Used by Parish for recreational activities.	<p>This appears to be ecclesiastical land and would therefore be unsuitable for designation as LGS. If it is not, then I would recommend it is taken forward as a LGS site.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? Yes</p> <p>Demonstrably Special? Yes (H) (R) (T)</p>

LGS Nominations Reviewed by Place Studio But Not Being Put Forward As Per Place Studio Comments

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LGS14		Small Area between The Butts and Tynings Lane		Small grassed are, sometimes used as a shortcut be vehicles	(T)(H) Supports the open feeling for the village centre, and affords view of historic (Edwardian?) terraced cottages built in stages in the late-C18th to early-C19th centuries.	My view is that this is not a demonstrably special piece of land. Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? No (highway verge)
LGS15		White Horse & Bratton Camp	English Heritage	National Monuments	(B)(T)(H)(W) Skirted by footpath BRAT39	Unlikely to be suitable due to distance from community, and extensive size - scheduled monument protection is providing a very high level of protection already. Reasonable proximity to community? No Local in character and not extensive? No Demonstrably Special? Yes (B)(T)(H)(W)

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LGS16			MOD	Woodland and chalk downland	(B)(T)(H)(W) Popular walk on footpath designated BRAT20 through woods and wild scrub, part showing signs of earlier coppicing. Likely site of part of the 'lost' village of Little Stoke. Traversed by bridleway designated BRAT1. National England - Sites of Special Scientific Interest.	<p>Possible - consideration needed as to whether this is "extensive" in size. Some questions around accessibility.</p> <p>Further consideration should be given as to the most appropriate way to record and protect this space and that might be in another area of the plan.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? Extensive</p> <p>Demonstrably Special? Yes (B)(T)(H)(W)</p>
LGS17		Longcombe Bottom	MOD	Open farmland with occasional native trees. Ancient field system.	(B)(T)(H)(W) Delightful view from bridleway designated BRAT1. National England - Sites of Special Scientific Interest.	<p>Appears to be agricultural land, extensive and quite far removed from the community. Afforded considerable protection as part of the SSSI.</p> <p>Further consideration should be given as to the most appropriate way to record and protect this space and that might be in another area of the plan.</p> <p>Reasonable proximity to community? Quite some distance from settlement boundary</p> <p>Local in character and not extensive? Large - agricultural land</p> <p>Demonstrably Special? Yes (B)(T)(H)(W)</p>

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LGS18			MOD	Farmland at base of Patcombe Hill	(B)(T)(H)(W) National England - Sites of Special Scientific Interest, and Scheduled Monument on account of ancient field system	<p>Appears to be agricultural land, extensive, quite far removed from community - this site is also protected by its status as a scheduled ancient monument. Afforded considerable protection as part of the SSSI.</p> <p>Further consideration should be given as to the most appropriate way to record and protect this space and that might be in another area of the plan.</p> <p>Reasonable proximity to community? Quite some distance from settlement boundary</p> <p>Local in character and not extensive? Large - agricultural land</p> <p>Demonstrably Special? Yes (B)(T)(H)(W)</p>

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LGS19		Land north of Imber Range Perimeter Road	MOD	Open farmland	(B)(T)(H)(W) Bucolic beauty, allowing uninterrupted views over the valley from the Perimeter Road, which is a bridleway designated BRAT8, and part of both the White Horse Trail and Wessex Ridgeway.	Appears to be agricultural land, extensive, quite far removed from community and protected as SSSI. Further consideration should be given as to the most appropriate way to record and protect this space and that might be in another area of the plan. Reasonable proximity to community? Quite some distance from settlement boundary Local in character and not extensive? Large - agricultural land Demonstrably Special? Yes (B)(T)(H)(W)

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LGS20		Land South of Imber Range Perimeter Road	MOD	Open farmland, buffer zone to MOD live firing range.	(B)(T)(H)(W) Bucolic beauty, providing open vista from the Perimeter Road, which is a bridleway designated BRAT8, and part of both the White Horse Trail and Wessex Ridgeway.	<p>Appears to be agricultural land, extensive, quite far removed from community Afforded considerable protection as part of the SSSI.</p> <p>Further consideration should be given as to the most appropriate way to record and protect this space and that might be in another area of the plan.</p> <p>Reasonable proximity to community? Quite some distance from settlement boundary Local in character and not extensive? Large - agricultural land Demonstrably Special? Yes (B)(T)(H)(W)</p>
LGS21			Wiltshire Highways	Secluded footpath BRAT18 beside stream	Allows walkers to avoid walking on part of the busy but narrow Court Lane.	<p>This is a possible nomination. Although I feel it may be better to include in a wider policy that identifies and protects all the lanes within the parish as being key to the character of the area..</p> <p>Reasonable proximity to community? Yes Local in character and not extensive? Yes Demonstrably Special? Yes</p>

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LGS22			Wiltshire Highways	Grass strip and bank between Flowers Mead properties and Lower Road		<p>This feels like quite a private space within a cul-de-sac.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? Yes</p> <p>Demonstrably Special? No</p>
LGS23				Scheduled monument - remains of the foundations of a moated house	Historical artefact	<p>Already protected as a Scheduled monument and therefore would not benefit from any additional designation.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? Yes</p> <p>Demonstrably Special? Yes (H)</p>

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LGS24		The fields which lie to either side of Trowbridge Road from the end of the housing up to the Recreation Ground.	Not known	The fields which lie to either side of Trowbridge Road from the end of the housing up to the Recreation Ground.	<p>(B)(T)(H)(W)</p> <p>The land to the west of Trowbridge Road incorporates the medieval moated site which lies 110m to the north west of Grange Farm.</p> <p>Presently, these fields are largely unused and untrodden thereby ensuring that wildlife remains undisturbed. The only footpath crossing these fields is BRAT29 which crosses to the west of the moated site.</p> <p>These fields therefore have a) historic significance and b) due to the nature of their undisturbed location are tranquil and have significant value for wildlife.</p>	<p>Appear to be in agricultural/equestrian use and quite extensive. Would question if they are demonstrably special. Also is partially covered by an ancient monument designation.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? No</p> <p>Demonstrably Special? No</p>

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LGS25		The field behind Grange Farm and adjacent to the Recreation Ground	Not known	The field behind Grange Farm and adjacent to the Recreation Ground	<p>(B)(T)(H)(W)</p> <p>1. Wildlife habitat. It's used as a habitat and breeding ground for different types of deer. We have seen bats from our garden and therefore we should check they if they are nesting in that field's trees or the old stable. It's opposite the Moat and has probably never been ploughed or farmed so would hold significant biodiversity.</p> <p>2. Water management: both that field and the Rec have an issue with drainage. It would be great to ensure this field continues to play its part to avoid flooding of nearby properties, fields and the Rec ground facilities.</p> <p>3. Historic site. Protection of character of lower Bratton which is a village within a village. This field plays and important part in ensuring the lower Bratton area is open and not developed</p> <p>4. Protection of leisure facilities - prevent crowding of existing Rec field and facilities and need for open space.</p>	<p>Appear to be in agricultural/equestrian use and quite extensive. Would question if demonstrably special.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? No</p> <p>Demonstrably Special? No</p>

LGS26		The fields and other green spaces that run along the northside of the village boundary, parallel to Lower Road between the Trowbridge Road and Stradbrook	Not known Multiple landowners?	The fields and other green spaces that run along the northside of the village boundary, parallel to Lower Road between the Trowbridge Road and Stradbrook	<p>(B)(T)(H)(W)</p> <p>1. Protected views and Public Access : View from the recreation ground to the village and Bratton Castle would be destroyed. Unique sense of peace / seclusion of the recreation ground would be compromised. Public footpaths across the fields would be lost - unique as a flat, open, green space, on the edge of the village, used by the elderly and other people who find the steeper terrain to the south of the village more difficult to use.</p> <p>2. Wildlife / Nature Biodiversity : There are a number of bodies of still and slow-moving water in this space, which are not found elsewhere in the village (compare to fast-flowing streams). Includes a small heavily silted stream, a pond, seasonal boggy areas. Because this area has not been farmed and includes untended wooded areas there is an abundance of wildlife (compared to surrounding cultivated fields) inc varieties of mouse/shrew, amphibian, deer, foxes, barn owls, other raptors. This encourages a close-up experience and appreciation of wildlife (inc deer on Lower Road, frogs in gardens) that has been lost in other villages.</p> <p>3. Water Storage: This space is lower-lying than surrounding fields inc the recreation grounds and neighbouring gardens, it is a natural run-off and store for water. If water wasn't captured and</p>	<p>Appear to be in agricultural/equestrian use and quite extensive. Would question if demonstrably special.</p> <p>Reasonable proximity to community? Yes</p> <p>Local in character and not extensive? No</p> <p>Demonstrably Special? No</p>
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					stored by this green space it could make drainage at the recreation ground more problematic and/or could increase short terms flows into the local streams and into the Biss and Avon, compounding problems downstream. Not having been farmed for 2 generations at least means that it has become an important carbon store.	

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LGS27				The fields either side of Lower Westbury Road, which allow for the uninterrupted views up to Bratton Castle/White Horse and down the hill towards Westbury	(B)(T)(W) More info requested	Extensive Reasonable proximity to community? Yes Local in character and not extensive? No Demonstrably Special? No
LGS28				The Stradbrook area and Church Road, up towards St James'	(B)(T)(W) More info requested	Extensive Reasonable proximity to community? Yes Local in character and not extensive? No Demonstrably Special? No
LGS29		The Combe			(B)(T)(W) More info requested	

Bratton Parish Council - Neighbourhood Development Plan

Proposed Green Areas



Figure 1 – Map of Potential Green Spaces in Central Bratton Village

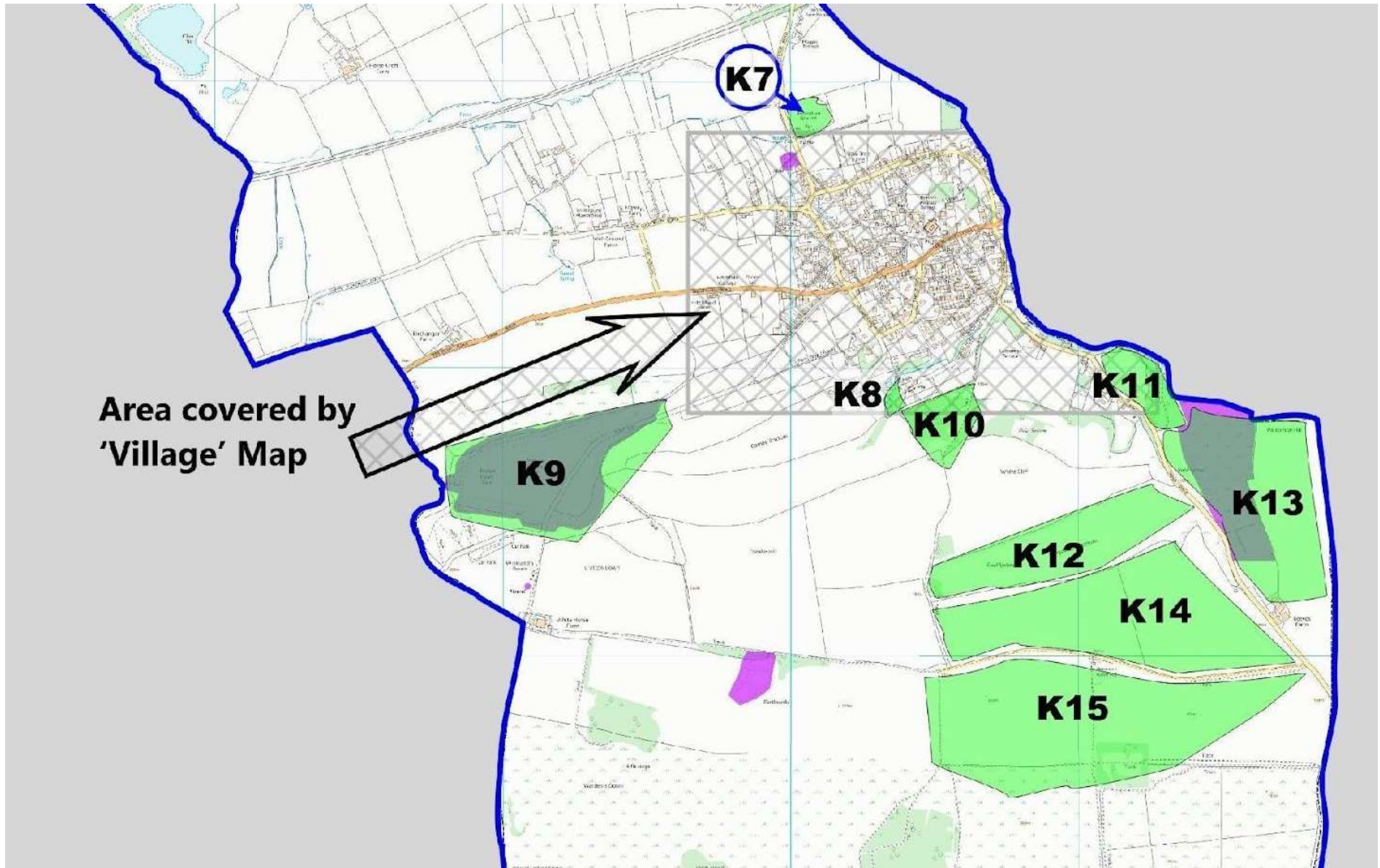


Figure 2 – Map of Potential Green Spaces in wider Bratton Parish

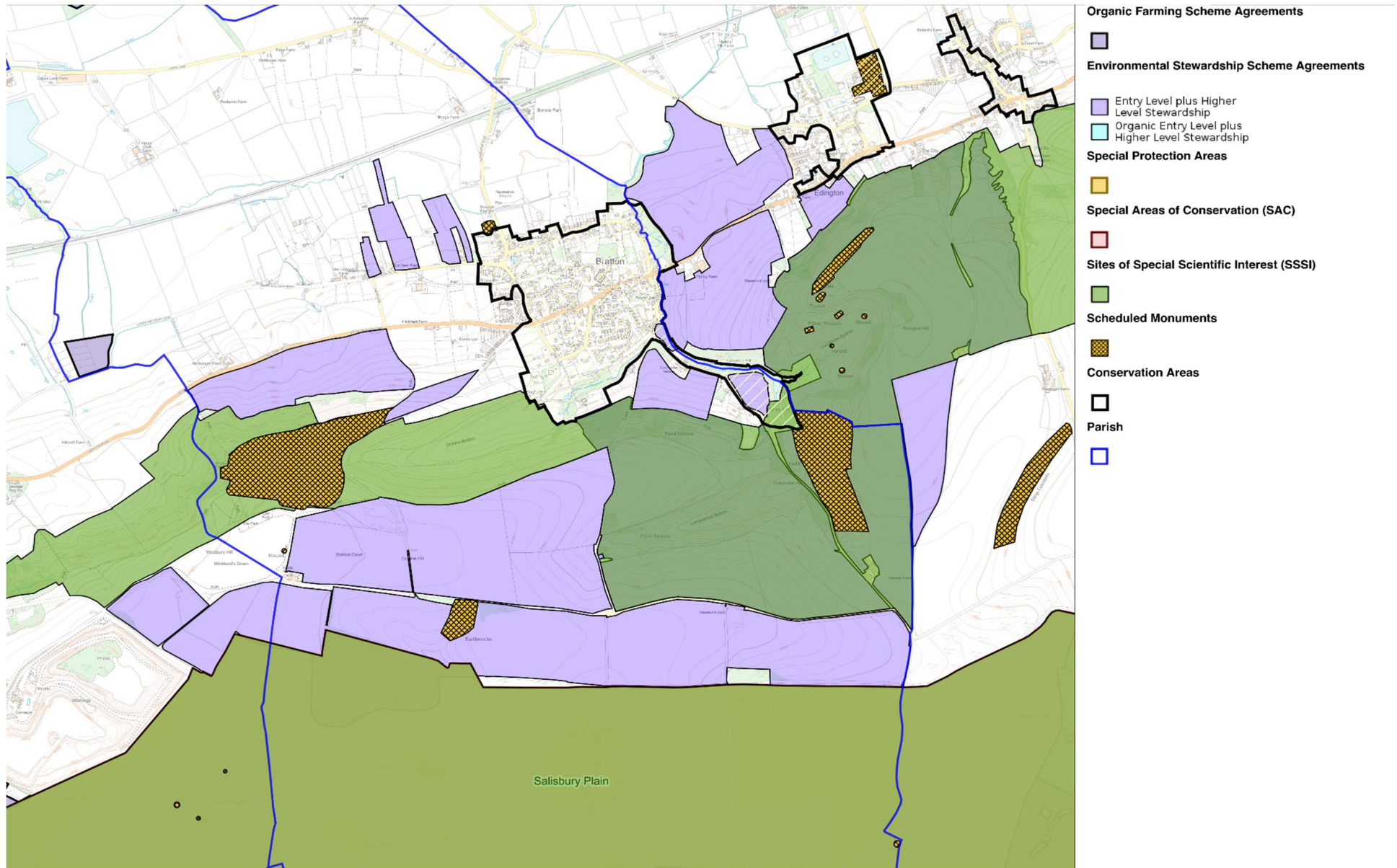


Figure 3: Landscape Designations Bratton *note SLA is not included on this map