

## Appendix G6: Landscape Effects Table

Landscape Effects Table, Part 1: Baseline and Sensitivity				
Landscape Character Area or Type	Baseline Description	Landscape Value ▶	Susceptibility to Change ▶	Overall Sensitivity of Receptor
<b>National Character Areas (NCA) - Published Sources: Natural England NCA Profile NE530</b>				
NCA 129: Thames Basin Heaths  <b>Site lies within western margin of NCA.</b>	<p><u>Key Characteristics:</u></p> <ul style="list-style-type: none"> <li>Plateaux of Tertiary sands and gravels in the London Basin, with intervening river valleys floored by London Clay. In the far west, Chalk forms the Hampshire Downs escarpment and the river beds of the Kennet and Pang.</li> <li>High woodland cover, offering an array of colour in the autumn. Conifers and large plantations on former heathland are dominant features in the east, while the west is scattered with small, semi-natural woodlands on ancient sites.</li> <li>Acid, leached soils mean that farming on the plateaux is limited to rough pasture, and that alternative land uses (such as forestry, golf courses and horse paddocks) have emerged. Heather, gorse, oak and birch all thrive here. Arable land and improved pasture are found in the valleys, on alluvium.</li> <li>Beyond the large areas of heathland and woodland, there is a patchwork of small to medium-sized fields with woods. The legacy of historic hunting forests includes veteran trees, ancient woods, ancient hedgerows and parklands. Historic meadows remain as fragments along watercourses.</li> <li>Prehistoric earthworks such as barrows and hill forts mark promontories on the plateaux. Archaeology is well preserved on historic heathland. Mosaics of open heathland and grassland with scrub, secondary woodland and plantation. Valley bogs, ponds and streams enhance diversity. Large, continuous mosaics are found in the east: they include Thursley, Ash, Pirbright and Chobham Special Area of Conservation (SAC), and Chobham Common National Nature Reserve (NNR).</li> <li>Historic commons offer tranquillity and unenclosed views, while other rights of access are enjoyed across farmland, canals and downland. Ministry of Defence ownership restricts (but does not entirely prevent) public enjoyment.</li> <li>'Churring' nightjars, dragonflies and purple heather are all readily identified with heathland. The Thames Basin Heaths SPA protects internationally important populations of woodlark, nightjar and Dartford warbler.</li> </ul>	Medium (within study area)	Medium (within study area)	Medium (within study area)

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible

Landscape Effects Table, Part 1: Baseline and Sensitivity				
Landscape Character Area or Type	Baseline Description	Landscape Value ▶	Susceptibility to Change ▶	Overall Sensitivity of Receptor
<b>Local Character Areas (LCA) - Published Sources: Berkshire Landscape Character Assessment, Final Report (October 2003), prepared for Berkshire Joint Strategic Planning Unit by Land Use Consultants</b>				
<p>LCT H: Woodland and Heathland Mosaic</p> <p>LCA H2: Greenham</p> <p><b>Site lies within western margin of LCA H2</b></p>	<p><u>Landscape Characteristics of LCT:</u></p> <ul style="list-style-type: none"> <li>• Topographically varied with undulating hills and small valleys rising to mounded ridges.</li> <li>• Intimate lowland rural landscape with small traditional villages and farmsteads.</li> <li>• Mixed sand, clay and gravel geological substrate creating a mosaic of landcover including arable fields, damp pasture, paddocks, woodland and heathland.</li> <li>• Strong wooded context taking a variety of woodland forms including large swathes of mixed, coniferous and deciduous woodland along the ridges, small farm woodland, wooded 'valleys' and copses.</li> <li>• Arable land and pastures divided by a varied field pattern of small irregular fields.</li> <li>• Network of hidden streams and ponds.</li> <li>• Winding rural lanes, including sunken lanes, passing through open and wooded landscapes.</li> <li>• Variety of important wildlife habitats including ancient woodland, heathland, meadows and pasture, open water and parkland.</li> <li>• Landscape parklands with their origins in medieval parkland.</li> <li>• Relatively dense pattern of rural settlement in some areas and some pressure and influence from adjacent urban areas in some parts.</li> <li>• Numerous visible historic features including barrows, hillforts, a Roman road, earthworks, mottes and the Cold War monuments at Greenham Common.</li> <li>• Varied landcover mosaic.</li> <li>• Deciduous woodland context with a variety of woodland forms including valley woodlands and wooded ridgelines.</li> <li>• Varied field pattern of small irregular and assarted fields.</li> <li>• Presence of streams and ponds.</li> <li>• Winding rural and sunken lanes.</li> <li>• Important heathland, ancient woodland and grassland habitats.</li> <li>• Landscape parklands.</li> <li>• Features of archaeological importance.</li> </ul> <p><u>LCA H2: Greenham:</u></p> <p>The Greenham Woodland and Heathland Mosaic is located between the valleys of the Kennet and Enborne, east of Newbury. The landscape comprises a flat-topped ridge upon which Greenham Common is located: a large open expanse of heathland and acid grassland, which was controlled by the Ministry of Defence and was a former air base. The Common is now largely owned and managed by West Berkshire Council. The Common is surrounded by post and wire mesh fences and a ditch and areas of exposed gravels are also visible on the Common. Surrounding Greenham Common are areas of more typical Woodland and Heathland Mosaic with large, predominantly deciduous woodlands which form a regular pattern of linear ghyll woodlands in undulating wet gullies leading down to the Kennet Valley. Between these woods there is a mosaic of arable and pastoral land use. Sandleford Priory is an area of eighteenth century parkland. From this area there are important open views southwards towards Penwood and Newtown.</p> <p>The landscape is connected with small rural roads, although these have been 'urbanised' in some areas. Settlement includes... the suburban outskirts of Newbury. The greatest built influences are the military buildings around and within the Common and the warehouse type buildings at New Greenham Park.</p> <p>West Berkshire Local Development Framework: Landscape Sensitivity Study (May 2009), produced by Kirkham Landscape Planning Ltd and Wessex Archaeology:</p> <ul style="list-style-type: none"> <li>• Local Landscape Character Area (LLCA) 18D: Sandleford Park assessed as being of 'medium' overall sensitivity.</li> <li>• LLCA 15 B: Wash Common Farmland, which covers the western margin of the site assessed as being of 'medium to high' overall sensitivity.</li> <li>• Sandleford Priory is noted as a landmark feature of 'medium to high' overall sensitivity.</li> </ul> <p><u>West Berkshire LDF: landscape Sensitivity Study, May 2009:</u></p> <ul style="list-style-type: none"> <li>• Identifies majority of site, and Sandleford Priory, as lying within Local landscape Character Area (LLCA) 18D: Sandleford Park, which is described as being of 'medium' overall sensitivity.</li> </ul>	Medium	<p>Medium to Low where large-scale development and road corridors intrude into character.</p> <p>Medium to High in more rural southern part around Sandleford Priory (St. Gabriel's School), and adjacent to River Enborne Corridor.</p>	Medium

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible

Landscape Effects Table, Part 1: Baseline and Sensitivity				
Landscape Character Area or Type	Baseline Description	Landscape Value	Susceptibility to Change	Overall Sensitivity of Receptor
<p>LCT A: Upper Valley Floor</p> <p>LCA A4: Enborne</p> <p><b>Southern margin of site overlaps with LCA</b></p>	<p><u>Landscape Characteristics of LCT:</u></p> <ul style="list-style-type: none"> <li>Narrow and flat valley floodplain incised into the surrounding downland landscape.</li> <li>Meandering, clear and fast flowing chalk rivers comprising the Rivers Lambourn, Pang, Enborne, (upper) Kennet and Dun.</li> <li>Pastoral valley floor of small fields, sometimes interspersed with larger-scale arable fields.</li> <li>Arable valley sides with larger fields of, predominantly, cereal crops.</li> <li>Diverse and attractive wetland vegetation.</li> <li>Mosaic of water meadows and other ecologically valuable grassland habitats.</li> <li>Riparian wet woodland, distinctive willow pollards and poplars.</li> <li>Attractive, traditional vernacular settlements nestled into the valley assuming a variety of settlement forms and materials including brick, timber frame, flint, thatch, dark weatherboarding and pantiles.</li> <li>Parklands extending down onto the valley floor from the adjacent landscape.</li> </ul> <p><u>LCA A4: Enborne:</u></p> <p>The Enborne defines part of the southern borders of Berkshire and is the only valley of this type that does not occur within the North Wessex Downs AONB. In contrast to other valleys of this landscape type, the geological context of the Enborne Upper Valley Floor comprises London Clay and river terraces, the characteristic chalk habitats are therefore absent. The river channel occupies a narrow corridor and the valley floor is not as clearly differentiated from the valley sides. However, deciduous woodlands, some of which are classified as ancient, fringe the valley enclosing the landscape and creating an intimate, even 'secretive', ambience.</p> <p>The landscape is predominantly used for agriculture, which largely comprises small, sheep-graze pastures surrounded by post and wire fencing. There are also pockets of arable farmland including areas that are used for the cultivation of vegetable crops (such as runner beans).</p> <p>This landscape type was late to be settled and remains very sparsely inhabited with only a few clusters of buildings present. These include some fairly modern buildings including a number of large brick detached residences that front directly onto the river.</p> <p>West Berkshire Local Development Framework: Landscape Sensitivity Study (May 2009), produced by Kirkham Landscape Planning Ltd and Wessex Archaeology:</p> <ul style="list-style-type: none"> <li>Local Landscape Character Area (LLCA) 18D: Sandleford Park assessed as being of 'medium' overall sensitivity.</li> </ul>	Medium to High	Medium to High	Medium to High
<b>Local Character Areas (LCA) - Published Sources: Newbury District Council District-wide Landscape Assessment (1993), by Landscape Design Associates</b>				
<p>LCT 18A: Degraded Parkland</p> <p><b>Site lies within western part</b></p>	<p><u>Key Landscape Characteristics:</u></p> <ul style="list-style-type: none"> <li>Specimen trees and tree clumps, some over-mature standing in ploughed or arable farmland (pasture destroyed).</li> <li>Unkempt grounds and silted-up ponds associated with mapped parklands.</li> <li>Destruction of parkland by mineral extraction and commercial after-use.</li> <li>Erosion of contextual setting by large-scale commercial development and degraded urban fringe.</li> </ul> <p><u>Features within Sandleford Park:</u></p> <ul style="list-style-type: none"> <li>Within the northern part around Crook's Copse, land now occupied by Newbury College: arable land - removal of field boundaries and loss of pastures; Monks Lane - open views over farmland.</li> <li>High Wood and Slockett's Copse: woodland blocks important as a setting for Newbury - management and new planting required.</li> <li>The central valley: important remnant pastures associated with stream and valley.</li> <li>Public footpath through farmland.</li> <li>River Enborne and wooded valley bottom.</li> </ul> <p><u>SLR Observations:</u></p> <ul style="list-style-type: none"> <li>Development within and around Newbury College now occupies the north-east corner of this LCT, together with recycling facility further south along A339 frontage.</li> </ul>	<p>High (Sandleford Priory and southern site area)</p> <p>Low to Medium (area influenced by existing development)</p>	<p>High (Sandleford Priory and southern site area)</p> <p>Low to Medium (area influenced by existing development)</p>	<p>High (Sandleford Priory) and southern site area</p> <p>Low to Medium (area influenced by existing development)</p>

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible

Landscape Effects Table, Part 1: Baseline and Sensitivity				
Landscape Character Area or Type	Baseline Description	Landscape Value ▶	Susceptibility to Change ▶	Overall Sensitivity of Receptor
<b>Local Character Areas (LCA) - Published Sources: Basingstoke and Deane Landscape Assessment: Main Report (June 2001), by Landscape Design Associates in association with Wessex Archaeology</b>				
LCA 1: Highclere and Burghclere  <b>Site lies to north of LCA</b>	<p><u>Key Characteristics:</u></p> <ul style="list-style-type: none"> <li>Subtle but complex landform, steep in places but generally gently undulating and falling towards the River Enborne in the north, dissected by a network of minor tributary valleys.</li> <li>Small-scale mosaic of woodland, some mixed farmland and numerous paddocks, giving an enclosed, intimate character in parts.</li> <li>Area west of the A34 lies within the North Wessex Downs 'Area of Outstanding Natural Beauty' (AONB) and generally has a quiet, rural character away from larger residential areas, apart from some noise and visual intrusion from the A34 and A343.</li> <li>Generally medium to small-scale fields, with a predominance of pasture, enclosed within an established assarted woodland and intact hedgerow structure with a high proportion of hedgerow trees.</li> <li>High percentage of woodland cover, particularly close to Penwood and Highclere, between the A34 and A343, where extensive coniferous plantation encloses and contains views. Large-scale broadleaf woodland within Highclere Park contributes to a strongly wooded character.</li> <li>Examples of scarce and fragile heathland and forest landscapes (e.g. Burghclere and Newtown Common), with evidence of healthy vegetation characteristics in many areas. Also remnants of ancient semi-natural broadleaved woodland.</li> <li>High proportion of well-managed parkland of varying scales, notably the Grade 1 listed medieval deer park of Highclere Park, plus other parklands associated with smaller private estates and stud farms.</li> <li>Low intervisibility across the area, with vegetation and the low-lying nature of the landscape containing views.</li> <li>Numerous scattered small villages, hamlets, farmsteads and many residential properties, some accessed through a fairly dense network of narrow lanes. However, the paddocks, together with recent residential development, stud farms and a relatively high local population lend a rather urbanised character.</li> <li>Certain settlements of probable medieval origin, eg East Woodhay and Highclere, with the site of a former medieval town marked by an ancient monument at Newtown.</li> </ul>	Medium to High (within northern part, furthest from North Wessex Downs AONB)	Medium to High (within northern part)	Medium to High (within northern part)
<b>Character of Site: Northern and Western Part (refer also to Landscape Character Compartment (LCC) Sheets in Appendix G2)</b>				
Landform	Central Valley corridor bisects area (i.e. between LCC 3a: Northern and LCC 3b: Western Agricultural Parkland area). The agricultural parkland is largely flat with a gentle slope towards the LCC 1a: Central Valley. A shallow depression crosses the Western Agricultural Parkland, running east-west.	Agricultural fields: Low to Medium	Agricultural fields: Low to Medium	Agricultural fields: Low to Medium
Land Use and Landscape Quality	Arable fields of average quality, sub-divided by woodland blocks of high value and quality.	Woodland blocks: High	Woodland blocks: High	Woodland blocks: High
Landscape Features and Land Cover	Woodland blocks (i.e. LCC 2a to 2f) provide skyline features. A few scattered mature trees within western fields; northern fields largely featureless.			
Scenic Quality	Low. Woodland blocks provide green backdrop in views across fields, as well as landmarks on the skyline.			
Rarity and Representativeness	Typical of wider woodland and paddock/arable land mosaic.			
Sense of Openness and Enclosure	Woodlands, together with development surrounding the site, provide containment.			
Recreational Value	Limited within LCC 3a: Northern Agricultural Parkland as no public access. LCC 3b: Western Agricultural Parkland crossed by public footpath.			
Tranquillity	Traffic along Monks Lane, and activity within Newbury College, Newbury Rugby Football Ground, and Park House School and Sports College intrudes into area, which is also overlooked by adjacent residential development.			
<b>Character of Site: Southern and Eastern Parts, and Valley Corridor (refer also to LCC Sheets in Appendix G2)</b>				
Landform	LCC 3e: Southern and LCC 3d: Eastern Agricultural Parkland have a bevelled landform, which slopes south eastwards towards the River Enborne. These two LCCs are sub-divided by LCC 1a: Central Corridor, which within its southern part comprises a shallow landform.	High	High	High
Land Use and Landscape Quality	LCC 3e: Southern and LCC 3d: Eastern Agricultural Parkland comprises large fields in arable usage of average quality. Small watercourse flow along the bifurcate valley landform, which is characterised by marshy grassland and areas of wetland scrub.			
Landscape Features and Land Cover	Arable fields with scattered trees groups. Woodland area along River Enborne (i.e. LCC 2h).			
Scenic Quality	Area prominent in views from Sandleford Priory, and elevated viewpoints within the countryside lying to its south. Glimpsed views into the Valley Corridor, which is bordered by woodland blocks to either side (i.e. LCCs 2a to 2g).			
Rarity and Representativeness	Typical of wider woodland and arable land mosaic. Former historic association with registered historic parkland of Sandleford Priory still evident.			
Sense of Openness and Enclosure	Open, although southern, and northern margin by Sandleford Farm, feel more enclosed.			
Recreational Value	Area crossed from east to west by public footpath off A339 Newtown Road.			

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible

Landscape Effects Table, Part 1: Baseline and Sensitivity				
Landscape Character Area or Type	Baseline Description	Landscape Value ▶	Susceptibility to Change ▶	Overall Sensitivity of Receptor
Tranquillity	A399 traffic noise and lighting intrude into eastern margin of area.			

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible

Landscape Effects Table, Part 2: Description of Change, Magnitude and Significance								
Landscape Character Area or Type	Description of Change (all time periods)	Mitigation	Geographical Extent of Effect	Reversibility	Overall Magnitude of Effect	Nature of Effect	Overall Sensitivity of Receptor (from Part 1 of table)	Significance
<b>National Character Areas (NCA) - Published Sources: Natural England NCA Profile NE530</b>								
NCA 129: Thames Basin Heaths	<p>Development of existing open land adjacent to the built edges of southern Newbury and eastern margin of Wash Common, balanced by retention and enhancement of less enclosed southern part of site and southern and northern valley areas as a new country park, including preservation of the associated woodland blocks.</p> <p>Overall, the effect is assessed as being neutral.</p> <p><u>Cumulative:</u> Further loss greenfield land take as a result of Sandleford Park West development, but no change to overall significance of effect.</p>	Retention of existing woodland cover within the site, and notable landform features of the two central valley areas. Complementary new planting, including the restoration and enhancement of degraded planted boundaries. Creation of a new country park within the southern part of the site, designed to enhance the setting of Sandleford Priory.	Western margin of NCA, to south of Newbury	Irreversible	Slight	Direct, Neutral	Medium	Minor
<b>Local Character Areas (LCA) - Published Sources: Berkshire Landscape Character Assessment (October 2003)</b>								
LCT H: Woodland and Heathland Mosaic  LCA H2: Greenham	<p>Loss of open fields to new housing, primary school and local centre development, in the northern and western parts of site, which are already influenced by the presence of existing development. New parcels of housing partially enclosed and sub-divided by existing woodland blocks, which will be retained and enhanced, and complemented by new structure planting within the development parcels themselves. This will represent an adverse effect.</p> <p>Retention and enhancement of the southern and central parts of the site as a new country park, including significant new structure planting, retention of key views, and preservation of woodland and grassland mosaic characteristic of LCA H2. This will represent a beneficial effect.</p> <p>Overall, the effect is assessed as being neutral.</p> <p><u>Cumulative:</u> Further loss greenfield land take as a result of Sandleford Park West development and consented Newbury College extension and Highwood Copse Primary School, but no change to overall significance of effect.</p>	Retention of existing woodland within the site with 15m buffer zone, and its enhancement through new management. Complementary structure planting, including restoration of degraded, planted boundaries. Retention of central and northern valley areas and southern, less enclosed part of the site as a new country park, with reinstatement of a rural parkland character and setting to Sandleford Priory, which overlooks it from the east. Enhancement of the biodiversity of the site.	Area lying to south of Newbury and west of Greenham Common	Irreversible	Moderate	Direct, Neutral	Medium	Moderate
LCT A: Upper Valley Floor  LCA A4: Enborne	Retention of the existing woodland along the river corridor, and its enhancement through new management.	New management of ancient woodland to preserve its character and prolong its useful lifespan.	River corridor lying north-west of Newtown	Reversible	Major	Direct, Beneficial	Medium to High	Substantial

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible

Landscape Effects Table, Part 2: Description of Change, Magnitude and Significance								
Landscape Character Area or Type	Description of Change (all time periods)	Mitigation	Geographical Extent of Effect	Reversibility	Overall Magnitude of Effect	Nature of Effect	Overall Sensitivity of Receptor (from Part 1 of table)	Significance
<b>Local Character Areas (LCA) - Published Sources: Newbury District Council District-wide Landscape Assessment (1993), by Landscape Design Associates</b>								
LCT 18A: Degraded Parkland	<p><u>South West Margin:</u> Retention and enhancement of the meadows within the southern part of the site, the central and northern valleys, and associated woodlands managed as a new country park. The parkland will be designed to enhance the setting of Sandleford Priory, as well as sympathetically accommodating C21<sup>st</sup> informal recreational opportunities, and managed to enhance the biodiversity of the site.</p> <p><u>North West Margin:</u> Loss of open fields to new housing, primary school and local centre development, which are already influenced by the presence of existing residential, sport and educational development, as well as the presence of the busy Monks Lane. The new development will be partially enclosed and sub-divided by existing woodland blocks, which will be protected by appropriate buffers. The new road across the central valley will be designed to respect its character and landform, and minimise severance.</p> <p><u>Cumulative:</u> Further loss greenfield land take as a result of Sandleford Park West development and consented Newbury College extension and Highwood Copse Primary School, but no change to overall significance of effect.</p>	<p>Retention of existing woodland within the site with 15m buffer zone, and its enhancement through new management. Complementary structure planting, including restoration of degraded, planted boundaries. Retention of the adjoining central and northern valley areas as part of a new country park.</p> <p>Creation of different character areas within the different development parcels.</p> <p>New structure planting within the development parcels and around the boundaries of the site designed to further integrate the proposals into their setting. New woodland planting will be located between Gorse Covert and Dirty Ground Copse to screen the funnel view into the central parcel of housing.</p> <p>The existing public footpath will be upgraded to a shared footpath and cycle link. Its eastern section will cross the new country park, and the western section retained in a greenway where it crosses between the new development parcels.</p>	<p>South West Margin: Area lying east of Sandleford Priory and A339</p> <p>North West Margin: Area south of Monks Lane and west of A339</p>	<p>Reversible</p> <p>Irreversible</p>	<p>Major</p> <p>Moderate, increasing to Major in more rural western margin of site</p>	<p>Direct, Beneficial</p> <p>Direct, Adverse</p>	<p>High (Sandleford Priory and southern site area)</p> <p>Low to Medium (area influenced by existing development)</p>	<p>Substantial</p> <p>Minor to Substantial</p>
<b>Local Character Areas (LCA) - Published Sources: Basingstoke and Deane Landscape Assessment: Main Report (June 2001)</b>								
LCA 1: Highclere and Burghclere	Limited intervisibility between LCA and southern part of site, where there are gaps in the intervening woodland and tree cover.	Retention and enhancement of the southern, visible part of the site as a new country park.	Area lying between Newtown and Newtown Common	Reversible	Moderate	Indirect, Beneficial	Medium to High	Moderate to Substantial
<b>Character of Site: Northern and Western Parts</b>								
Landscape Character Compartments 3a and 3b.  Woodland areas sub-dividing these areas (LCC 2a to 2f).	<p>Loss of open fields to new housing, primary school and local centre development, which are already influenced by the presence of existing residential, sport and educational development, as well as the presence of the busy Monks Lane. The new development will be partially enclosed and sub-divided by existing woodland blocks within the site, although visible from the existing built edges of Newbury. The development will not breach the wooded skyline of the site.</p> <p>The new road across the central valley will be designed to respect its character and landform, and minimise severance. This road and some other internal roads will sever several hedgerows. A length of hedgerow will be lost to development to the west of Dirty Ground Copse.</p> <p>The existing public footpath will be upgraded to a shared footpath and cycle link. Its eastern section will cross the new country park, and the western section retained in a greenway where it crosses between the new development parcels.</p> <p><u>Cumulative:</u> Further loss greenfield land take as a result of Sandleford Park West development (e.g. western part of LCC 3b, and LCC 3c: Warren Lodge Fields), but no change to overall significance of effect. Retention of woodland Area 2g as part of country park.</p>	<p>Retention of existing woodland with 15m buffer zone, and enhancement by new management. New structure planting within the development parcels and around the boundaries of the site will be designed to further integrate the proposals into their setting. New woodland planting will be located between Gorse Covert and Dirty Ground Copse to screen the funnel view into the central parcel of housing.</p> <p>Creation of different character areas within the different development parcels.</p>	Area adjoining southern built edge of Newbury	Irreversible	Moderate, increasing to Major in more rural western margin of site	Direct, Adverse	Low to Medium	Minor to Substantial

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible

Landscape Effects Table, Part 2: Description of Change, Magnitude and Significance								
Landscape Character Area or Type	Description of Change (all time periods)	Mitigation	Geographical Extent of Effect	Reversibility	Overall Magnitude of Effect	Nature of Effect	Overall Sensitivity of Receptor (from Part 1 of table)	Significance
<b>Character of Site: Southern and Eastern Parts, and Valley Corridor</b>								
Landscape Character Compartments 3d and 3e, and Valley Corridor (LCC 1a and 1b).  Woodland area along River Enborne (LLC 2h).	Retention and enhancement of the meadows within the southern part of the site, the central and northern valleys, and associated woodlands as a new country park. The parkland will be designed to reflect the former historic character of the setting of Sandleford Priory, as well as sympathetically accommodating C21 <sup>st</sup> informal recreational opportunities. New parkland will include significant new structure planting designed to reflect the historic C19 <sup>th</sup> vegetation pattern, retention of key views towards and from Sandleford Priory, and be laid out and managed to enhance the biodiversity of the site.	Retention of central and northern valley areas and southern, less enclosed part of the site as a new country park, together with woodland Areas 2a to 2h inclusive. Reinstatement of a rural parkland character and setting to Sandleford Priory, which overlooks it from the east. Retention of existing woodland; complementary structure planting, including restoration of degraded, planted boundaries; enhancement of the biodiversity through management.	Area lying east of Sandleford Priory and A339, and north or River Enborne	Reversible	Major	Direct, Beneficial	High	Substantial

**Terminology for Landscape Effect:**

Landscape Value: High, Medium, Low  
 Susceptibility to Change: High, Medium, Low  
 Overall Sensitivity of Receptor: High, Medium, Low  
 Size/Scale of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Geographical Extent of Effect: (Descriptive)

Reversibility: Reversible within a given timescale, irreversible.  
 Overall Magnitude of Effect: Major, Moderate, Slight, Negligible, Neutral, No Change  
 Nature of Effect: Adverse, Beneficial, Neutral, Direct, Indirect  
 Significance: Substantial, Moderate, Minor, Negligible