

Bassetlaw Landscape Character Assessment Mid-Nottinghamshire Farmlands: MN PZ 05

Mid-Nottinghamshire Farmlands

Policy Zone 05: Leverton

POLICY: CONSERVE

Character Summary

The area extends south of North Wheatley to South Leverton which straddles the southern boundary. Located within the Policy Zone are Sturton le Steeple, North Leverton with Habbleshthorpe and South Wheatley. It wraps around but excludes West Burton Power Station in the east. A network of minor roads and tracks serve the area and the Doncaster to Grimsby and Sheffield to Lincoln railway lines transect the area towards the north and south respectively.

Landform is predominantly flat becoming more undulating in the west and sloping down towards the Trent valley in the east. Floodplain flanks the main watercourses; including Wheatley Beck and Oswald Beck in the north, and Catchwater Drain which follows the eastern boundary. Views are fairly enclosed in the north by vegetation and hedgerow boundaries. Open views are more prevalent further south due to a low woodland cover and much of the settlement being located along the eastern boundary, strong views are afforded towards surrounding higher ground in the west. West Burton Power Station, although outside the area, is dominant in the east.

The landscape is a mix of arable and pastoral farmland, arable fields tend to be large whereas pasture is contained in smaller fields located near to villages and farms particularly in the north and east close to North/South Wheatley and Sturton le Steeple but is evident in the south too. Hedgerows with trees are more common in the west where there is no woodland, watercourses are well vegetated with fragmented groups of trees and scrub. The Policy Zone also encompasses the site of the mediaeval village of West Burton, the remains of an historic church at South Wheatley, North Leverton Windmill; a tourist attraction, and a sewage works north of Wheatley Beck.

Mid-Nottinghamshire Farmlands – Policy Zone 05: Leverton

PHOTOGRAPH



CHARACTERISTIC FEATURES

- Intensive arable farmland with small pastoral areas adjacent to the becks and villages.
- A network of becks flanked by vegetation stretching east to west.
- Generally well managed hedgerow field boundaries with occasional hedgerow trees.
- Predominantly vernacular settlement though some newer and older non-vernacular development is evident.
- Isolated farmsteads.

LANDSCAPE ANALYSIS

Condition

The landscape condition is good. Within the Policy Zone there is a **coherent** pattern of elements with **few** detracting features comprising the Doncaster to Grimsby and Sheffield to Lincoln railway lines, high voltage power lines and pylons and a sewage works. This gives a **visually unified** area overall.

The field pattern is partially intact, rationalisation is more notable at the centre where the land is under intensive arable use. A network of becks extends across the area, the water channels are flanked by vegetation which connects into hedgerow field boundaries. Most hedgerows are well maintained, where gaps occur they have been in-filled with fencing or left. Trees are apparent in the hedgerows though some are over mature and not being replaced. Smaller areas of pasture and rough grazing surround the becks and villages, an area of parkland style pasture with individual trees is located north of South Leverton.

Settlement within the Policy Zone is predominantly traditional although both North Leverton and South Wheatley comprise a mix of vernacular buildings with both modern and older non-vernacular development, newer buildings tend to be at the village edges. Isolated farmsteads are evident across the area and a number of buildings throughout the Policy Zone are listed. The overall cultural integrity is **variable**.

Two SINC's lie within the Policy Zone and comprise areas of grassland. Tree cover is relatively low and is concentrated along watercourses and the railway embankments [younger scrub], small deciduous clumps lie near to settlement areas. Oak and ash are dominant with some willow along the watercourses. There are no significant blocks of woodland within the Policy Zone. The ecological integrity is assessed as **moderate** which gives a **coherent** habitat for wildlife/functional integrity. A **visually unified** area with a **coherent** functional integrity results in a **good landscape condition** overall.

Sensitivity

Features which give the area local distinctiveness are **characteristic** of the Mid-Nottinghamshire Farmlands region and the continuity/time depth is **historic** [post 1600] resulting in a **moderate** sense of place.

Though the landform is relatively flat it is considered **dominant** and affords **high** visibility across the Policy Zone in general. A **moderate** sense of place combined with **high** visibility results in **high landscape sensitivity** overall.

LANDSCAPE ACTIONS

Conserve

Landscape Features

- **Conserve** historic field pattern, maintaining existing watercourses/hedgerows including ancient hedgerows, restoring and reinforcing where necessary, create new hedgerows to replace infill fencing.
- **Conserve** hedgerow trees and replace where necessary.
- **Conserve** permanent pasture and parkland area near to South Leverton, seek opportunities to restore arable land to pasture.
- **Conserve** tree cover and landscape planting, enhance and reinforce where appropriate to increase the green infrastructure and wildlife habitats across the Policy Zone.
- **Conserve** areas of improved and unimproved pasture and grassland and areas of ridge and furrow.
- **Conserve** the biodiversity and setting of the designated SINC's, seek to enhance where appropriate.

Built Features

- Enhance visual unity and soften built development through additional woodland and landscape planting; this applies to both the existing settlements and new development.
- **Conserve** the open rural character of the landscape by concentrating new development of appropriate scale and design around the existing settlements of Sturton-le-Steeple, North Leverton, Habbleshorpe, and South Wheatley.
- **Conserve** and respect the local brick built vernacular in any new development.

CONTEXT

Policy Zone: MN PZ 05

Land Cover Parcel[s]: MN09, MN10, MN11, MN13

Condition

Good	REINFORCE	CONSERVE & REINFORCE	CONSERVE
Moderate	CREATE & REINFORCE	CONSERVE & CREATE	CONSERVE & RESTORE
Poor	CREATE	RESTORE & CREATE	RESTORE

Low

Moderate

High

Sensitivity

SUMMARY OF ANALYSIS

Condition

Good

Pattern of Elements: Coherent

Detracting Features: Few

Visual Unity: Unified

Ecological Integrity: Moderate

Cultural Integrity: Variable

Functional Integrity: Coherent

Sensitivity

High

Distinctiveness: Characteristic

Continuity: Historic

Sense of Place: Moderate

Landform: Dominant

Extent of Tree Cover: Intermittent

Visibility: High

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- Contain new development within existing field boundaries.