

CHILWORTH

VILLAGE DESIGN STATEMENT VILLAGE DESIGN STATEMENT














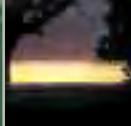
OUR VISION FOR CHILWORTH

To foster a vibrant community and preserve Chilworth's very special characteristics, its woodland, architecture and village environment.

To make this vision work, it is necessary to:

- n Maintain the adjacent strategic and local gaps
- n Protect the countryside, its woodlands, trees and wildlife
- n Safeguard historic buildings from inappropriate alteration
- n Ensure that any development is appropriate in scale
- n Encourage the design of new buildings to be sympathetic with the adjacent architecture
- n Improve and develop facilities and services of practical value to the residents
- n Seek opportunities to reduce speed and noise from road traffic

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INTRODUCTION

What is a Village Design Statement?

A Village Design Statement (VDS) is intended to provide guidance for development proposals and to influence the way the planning system impacts the local community. It provides a means of ensuring that any new developments are designed and situated in a way that reflects local characteristics and the qualities that residents value in their village and its surroundings. A VDS is produced by the local community for use by residents, developers, Borough and County Councils.

In this document the word “village” is synonymous with the entire parish of Chilworth, and not just “Chilworth Old Village”. The Chilworth VDS will raise awareness of what is special about Chilworth and allows residents of the village to influence the future of their community by formally stating what they perceive will maintain and support those special qualities. As matters stand, local residents may only hear about proposals for developments when projects are at an advanced stage. The Parish Council is always asked to comment on all planning applications, but it is not in a position to make any decisions. These are initially and primarily within the authority of the Borough Council.

Why produce a VDS for Chilworth?

The advantage of a VDS for Chilworth is that, once it has been accepted by Test Valley Borough Council, all parties involved in any new planning application will know in advance the sort of things that are acceptable to our local community. The aim of this VDS is to ensure that any future changes in the village are in sympathy with the special nature of Chilworth, its history and landscape, its open spaces and woodlands, and its houses that are

predominantly substantial houses in large plots.

How has it been produced?

This VDS has been produced by residents of Chilworth with the full support of Chilworth Parish Council, Chilworth Residents’ Committee and Test Valley Borough Council. It has evolved from: a survey which produced an excellent response rate of approximately 50% from all households, several public meetings, consultation with Borough Council Planning Officers, opportunities for all households to comment on the draft version, and many hours of work by the core group who acted as co-ordinators.

How will the VDS work?

The Statement is intended to be a practical tool capable of influencing the content and design of planning applications and to assist the decision making process to ensure that any new development or construction is compatible with the existing ambience of Chilworth. It describes the village of Chilworth as it is today and highlights the qualities that the residents value. This VDS is in line with both the current Borough Local Plan and the Borough Local Plan Review. It is intended that this guidance will ensure that all development is designed and located in such a way as to reflect local characteristics and to respect local values.

What does it cover?

This VDS includes sections on Landscape and Conservation, Plant life and Wildlife, Settlement Pattern, Leisure, Employment, Architecture and Buildings.



LOCATION OF CHILWORTH

The Parish of Chilworth is situated adjacent to the north-western boundary of Southampton and is contained within the area stretching from Castle Lane in the north to Chilworth Ring in the south and from Tanners Brook in the west to North Stoneham in the east.



KEY  Parish of Chilworth  Existing Development  Urban Areas



Also refer to the detailed map of Chilworth across the centre pages of this document.

LANDSCAPE AND CONSERVATION

Chilworth contains the highest point in the landscape for many miles. This is the ancient woodland of Buxey Wood. The land falls away from this high point in a patchwork of managed woodland, open spaces and farmland, all classified as "Countryside". These surround the pockets of development.

The many areas of woodland form a valuable screen from noise and light pollution along the motorway corridors and within the local and strategic gaps between Chilworth and its neighbouring settlements. They help to preserve a sense of rural identity as well as providing valuable sanctuary for a wide variety of wildlife. Also, they are enjoyed by many people from the surrounding suburban areas who have free and unlimited access to most of them for recreational purposes.

The local and strategic gaps, which serve to prevent the merging of settlements, are considered by local people to be pivotal to the retention of Chilworth's village character. Chilworth is close to the urban developments of North Baddesley to the north west, Southampton to the south, and Eastleigh and Chandler's Ford to the north east. These surrounding developments provide Chilworth with public amenities, such as shops, libraries and medical facilities.

The map shows very clearly the open spaces which both surround and pervade the village. Most of these are classified as "Countryside", to which a number of local and national planning restrictions apply.



Site of Interest for Nature Conservation (SINC)
North side of Roman Road on Chilworth Common



Policies governing planning in and around Chilworth

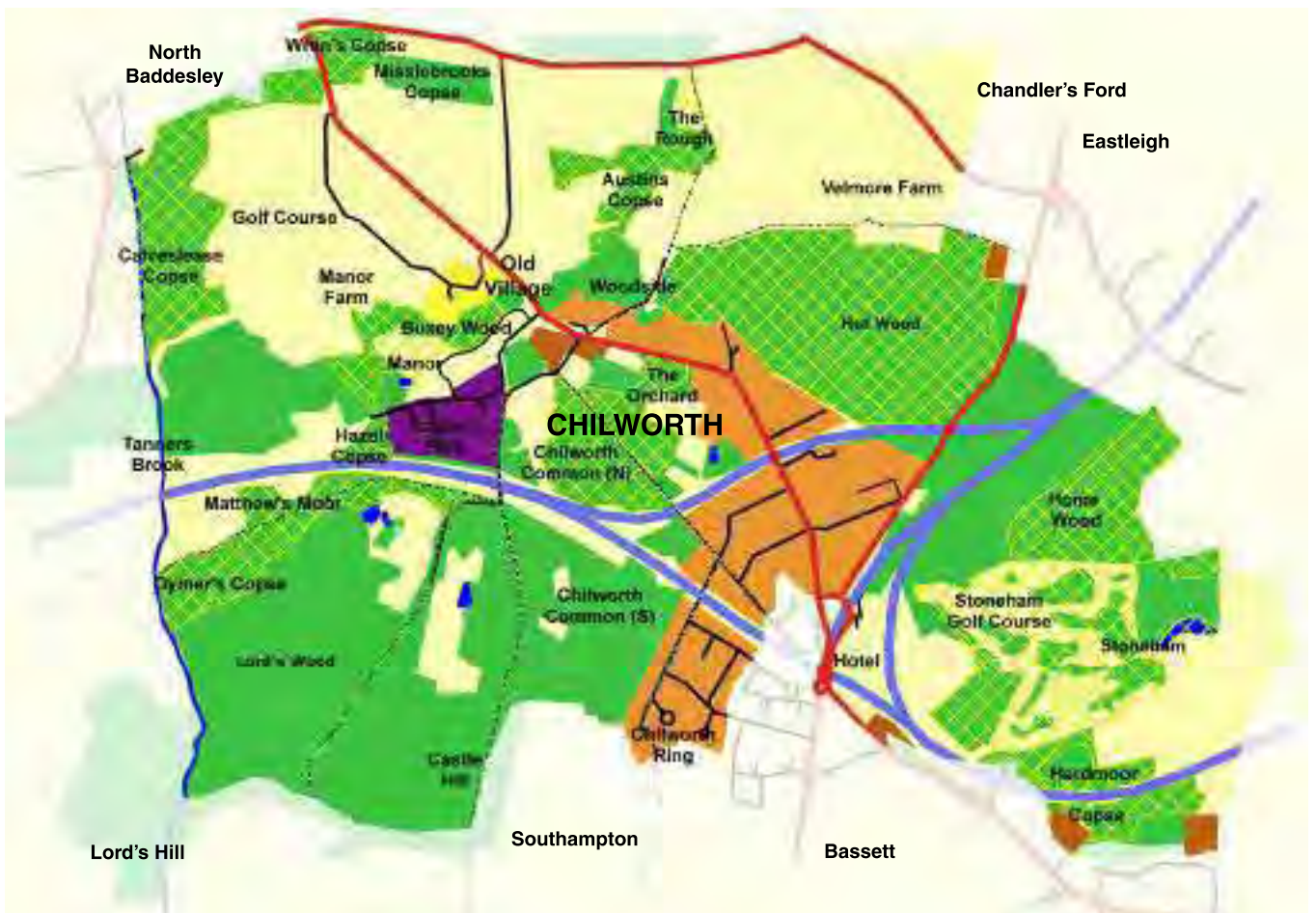
Test Valley Borough Council's strategy documents for development contain its policies, many of which apply to Chilworth. These policies state the criteria against which proposed development will be considered. They are intended to indicate clearly to all concerned with local development, what is and what is not acceptable.

Conservation area policies apply to Chilworth Old Village. A policy relevant to other parts of Chilworth seeks to control the subdivision and redevelopment of plots which if inappropriate would be out of character with the existing pattern of development, and in most cases this results in substantial homes being situated on large plots. Criteria within several policies cover the wider developed area of Chilworth, stating what will be taken into account before permission is granted. Policies restricting development between conurbations protect Chilworth by preventing coalescence with nearby settlements and retaining the separation between them. Criteria from numerous policies are used to judge the acceptability of any proposed residential or commercial development; additionally, a specific set of criteria, contained in one policy (as yet to be adopted), determines the boundaries of and operating restrictions on development of the Science Park. Much of the area in and around Chilworth is subject to "Countryside" policies, as well as to a number of policies

covering its open spaces and natural environment

The current development strategy document, the adopted Borough Local Plan (1996) was revised (in 2003) and this revision has been updated (in 2004) as a result of public consultation. Further minor revision to the update is expected prior to its consideration for adoption as the new Borough Local Plan. Staff of the planning department apply the policies in the latest updated version as well as the adopted (1996) Plan in the interim. They also take into account the County Structure plan policies and Government guidance, principally Policy Planning Guidance documents (PPGs), each concerned with a specific topic such as traffic, environment, etc., when reaching planning decisions.

In addition to Government and County guidance, at the time of publication, there is more than one local Borough Council strategy document which needs to be consulted, in order to gain a full picture of the policies relevant to proposed development. The new Borough Local Plan is expected to be adopted formally in 2006. Many of the open spaces are classified as Sites of Importance for Nature Conservation (SINCs). Altogether, Hampshire County Council has designated 26 such sites scattered throughout Chilworth, from Roundabouts Copse and Calveslease Copse on the western borders with North Baddesley to Hardmoor Plantation on the eastern border, from Hut Wood on the northern boundary to Chilworth Common at the very heart of the village.



KEY Chilworth Old Village Residential Area Residential Area (Special Policy) SINC Woodland Countryside Science Park Footpaths/Bridleways

These areas include woodland, grassland and heathland and cover a total of around 280 hectares. One of the largest of these, at 44 hectares, forms part of Stoneham Golf Course and most of the other SINCs are available for other recreational pursuits, including rambling. These important sites, which encapsulate much of Chilworth's charm and provide local people with many interesting landscape viewpoints, are named in the panel.

In addition, there are other areas of conservation, notably, Chilworth Old Village and, separately, the 11 hectares of open space abutting it, which comprises the University of Southampton Ecology Conservation Area. This is composed of four very diverse sections, one of which is Buxey Wood and a group of trees known as "The Clump", the latter presumably giving its name to the nearby public house.

There is still some farmland within the parish boundary but, increasingly, this is being given over to other commercial uses such as paddocks or the supply of turf.

The pockets of development also have a protected status within them in that most gardens in Chilworth have trees which are covered by Tree Preservation Orders. These trees contribute to that woodland ambience which draws people to the area and it is vital that such trees are retained or replaced with equivalents. With the woodland areas, SINCs and farmland, over three-quarters of Chilworth consists of natural landscape, unspoilt for centuries.

Named SINCs (Site of importance for nature conservation)

Grid Reference	SINC Name	Area in hectares
SU39201910	Kiln Farm – Tanners Brook Ungrazed meadow/Fen	3.38
SU39401900	Calveslease Copse	23.52
SU39601760	Dymer's Copse	9.09
SU39671948	Site 2, Roundabouts Copse	1.11
SU39801960	Roundabouts Copse	1.41
SU40001780	Matthews Moor	11.17
SU40001970	Wren's Copse	5.23
SU40201810	Hazel Copse	1.65
SU40201850	Buxey Wood (West)	4.76
SU40301840	Chilworth Manor	3.78
SU40601860	Buxey Wood (East)	3.90
SU40801740	Ride through plantation on Chilworth Common	2.18
SU41001920	Austins Copse	7.76
SU41101800	Chilworth Common	12.26
SU41251810	F.C.Site 614 Chilworth	8.46
SU41401930	The Rough	3.94
SU42301860	Hut Wood	75.24
SU42501720	Stoneham Golf Course F.C. Plot 646	3.49
SU42801700	Stoneham Golf Course – Practice Hole	1.60
SU42801720	Stoneham Golf Course Sites B and C	3.09
SU43001740	Stoneham Golf Course Remnant Heath	44.64
SU43001780	Home Wood	22.63
SU43201660	Hardmoor Copse (South) & Hardmoor Plantation	9.70
SU43201670	Hardmoor Copse (North)	4.06
SU43201730	Stoneham Golf Course Site A	3.68
SU43601740	North Stoneham pond and Kennel Copse (3 sites)	6.23

Note: SINCs are of county level (Hampshire) significance and subject to periodic review.

Recommendations

- n The boundaries of the parish should continue to be protected by local and strategic gaps. These and other areas, which possess controlled countryside status, prevent the merging of Chilworth with surrounding parishes and conurbations, thereby ensuring the continued separation of adjacent autonomous communities.
- n The village should retain its character of low density residential development in large plots, to maintain and protect its spacious wooded appearance.
- n Most areas currently classified as "countryside" should be retained in their present form, subject to potential future development needs, in order to:
 - allow people from Chilworth and surrounding conurbations to enjoy the ambience and recreational pursuits which the Chilworth countryside provides.
 - protect the existing flora (where trees have to be removed due to their deteriorating condition, they should be replaced with species appropriate to the environmental context).
 - encourage new wildlife species.
 - protect specified species, notably badgers and bats.
 - retain corridors of countryside to enable easy access for wildlife.
- n To protect the character of the landscape, residential development should not be permitted in the countryside unless overriding need can be proved.
- n Local conservation areas, including Chilworth Old Village and the Sites of Importance for Nature Conservation should continue to be protected by their respective status and monitored by the appropriate authority.
- n The University of Southampton Ecology Conservation Area should be safeguarded, although this is not a "conservation area" in planning terms.

PLANT LIFE

Chilworth is well endowed with trees, both in its open spaces and in the large plots across its areas of settlement. The many areas of woodland typically contain oak, beech, birch and pine trees. Some of these areas form part of the ancient woodland around Chilworth. Ancient woodland is that which has been continuously wooded since the Middle Ages, and often earlier. Areas of ancient woodland include Hazel Copse, the area around Kennels Farm, Chilworth Common North and Spring Copse.

The University of Southampton Ecology Conservation Area is composed quite naturally of four separate sections. Buxey Wood is an area of ancient coppiced woodland with associated flora including wood sorrel, solomon's seal and the original english bluebell. An adjacent section dating back to the 1800s forms a woodland plantation of ash, beech, sycamore, sweet chestnut, birch, oak and pine, and includes a group of trees known as The Clump. A small area of grass and heathland forms a third section; this has a characteristic and very valuable flora, including spotted and green-winged orchids, pignut and other native grassland species. The centre of the site consists of a large section of unimproved meadow, previously used for grazing cattle and now home to diverse and rare flora and the occasional legless lizard known as a slow worm and the odd grass snake and adder. This area also contains two circles of pine trees deliberately closely planted in a double circle to form an enclosure, known as a deer ring, which housed the animals prior to the now-discontinued hunting.

Adjacent to this site, in the grounds of Chilworth Manor is one of the most noteworthy trees of the area. The huge Cedar of

Lebanon, thought to have been planted between 1740 and 1790, is one of the largest specimens on record in this country. In addition, the Manor hosts the arboretum planted in the 19th century and consists of exotic conifers and broad leaved trees, including a fine Tulip tree. Other specimen trees to be found locally are the legacy of the Ingersley estate and planting in the grounds of the now demolished Chilworth Court.

The typical garden landscape has a skeleton of Scots Pine and mature oak, beech and birch trees. Softening this is luxuriant



rhododendron enjoying the acid soil conditions of the area, which is much more like that of the New Forest, rather than the nearby chalk downs. Residents have exploited this and planted many lovely varieties of rhododendron, camellia, and magnolia, which colour the gardens in early summer. However, the wild Rhododendron Ponticum is invasive and needs to be kept well in check. The characteristic large plots of the village, whether woodland or more formal, are well tended and contain many horticultural gems and all contribute to the ambience of the village.



WILDLIFE

The wildlife of Chilworth is typical of mixed woodland in South Hampshire. The largest and most conspicuous member is the roe deer, which utilises the cover of woodland during the day to emerge into fields and gardens to browse at dawn and dusk. Much more secretive, but becoming more common, is the smaller muntjak. The banks of sandy soil in the woods are well colonised by separate clans of badgers. Like the mole, they avoid the areas of clay running through the village. Grey squirrels and rabbits are frequently seen in woods and gardens, but much less visible are voles, wood mice, shrews, hedgehogs, bats and the nocturnal dormouse. Foxes breed freely in the woods, raising their young free from predators, as no hunting takes place locally.

Birdlife is typically rural. Woodland species are in great abundance and enjoy the combination of mature deciduous and evergreen trees, the adjacent open countryside and the safety and food provided in the gardens. Buzzards are often seen soaring above the village, with kestrels and sparrow hawks hunting along the hedgerows. The trees forming "The Clump" are well known for their noisy rookery. The tawny owls are also conspicuous by their calls, although much less visible, and barn owls are to be seen gliding silently over Velmore and Manor farms. Green woodpeckers are frequent visitors feeding on lawns, and the greater and lesser-spotted woodpeckers boldly visit bird-tables, as do nuthatches. Flocks of great tits, blue tits, coal tits and long-tailed tits are abundant in the tree canopy, and flocks of goldfinches and siskins come in from the surrounding farmland, as well as chaffinches and bullfinches. Pigeons, jays and magpies are well represented, as are robins and wrens. Woodcocks and pheasants are sometimes seen, and nightingales have been heard. There are many more species than have been mentioned here, but their abundance reflects the rich and varied environment of the area.



SETTLEMENT PATTERN

Chilworth is composed of a variety of areas of settlement as a consequence of both its history and its environment. The village is cut by the A27 trunk road and by the motorway network resulting in five somewhat disconnected areas of dwellings. Even so, four of these areas, which form the major part of the current village, are characterised by substantial houses in large plots to give Chilworth an integrated and identifiable character.

The oldest part of the village is the area known as Chilworth Old Village, which is composed of attractive listed cottages, mainly from the 17th century, many of which are thatched. This area, with its community hall, tennis court and children's play park, adjacent to St Denys church is at the western boundary of Chilworth and, to some extent, is separated from the later period settlement by the ancient woodland, Buxey Wood. Appropriately, Chilworth Old Village enjoys the status of a "Conservation Area" and Buxey Wood is a "SINC".

To the east of Chilworth Old Village is a section of the village which includes an integrated and unique development of social housing, called Chilworth Close. This was designed as an entity and offered housing for both the younger family as well as individual couples. This more compact housing is now mainly in private ownership. Also, its design concept provided relevant infrastructure, in particular, the Post Office and general store. It is near to the Clump Inn, with its adjacent football field, and the Chilworth Hall, the focus of most community activities. Approximately south-west of this area is located Chilworth Manor, with its listed Beehive cottages, and the large University of Southampton owned Chilworth Science Park. Both Chilworth Manor, which is run as an hotel and conference centre, and Chilworth Science Park are commercial operations, as opposed to being residential.

Further to the east and also to the south lies the remainder of Chilworth in three similarly sized segments. This is entirely residential and was developed commencing in the inter-war years in a relatively piecemeal manner. Most of this building lined the A27 road to Romsey, although there has been some backland development where additional houses have arisen through subdivision of very large plots. This growth skirted around and, along with the motorways, now bounds a natural area of woodland countryside known as Chilworth Common. A substantial part of the Common enjoys protected status and has an area over which the public has the "Right to Roam".

The original houses of the later village are discreetly positioned within generous plots of woodland setting. Many of them do not follow a rigid building line and are set well back within the plot at varying angles to the road frontage. This accentuates the individual and substantial character of the residences. Where development occurred later, the plot sizes are more modest, but still quite sizeable, with large houses conforming to a recognisable building line.

As a consequence of its settlement pattern, Chilworth has no defined central focus, such as a village green. It is punctuated by the motorways, which fortunately run in cuttings so as to allow some continuity to the character of the village as a collection of residences. The settlement pattern is not dense in any area of the village and the countryside surrounds and extends right into its heart. This countryside ambience is enhanced by the separation of the residences within their plots, many of which host mature trees. The combination of countryside, settlement and historic areas of the village are the defining characteristics of Chilworth which are valued by its residents and should be preserved.



LEISURE AND FACILITIES

The countryside character of Chilworth not only gives the village a substantial part of its ambience, charm and character, but it enables recreations based on countryside pursuits, such as walking, horse riding, cycling, and studies of the local flora and fauna, as well as more organised activities which require open spaces, such as golf, football, tennis, rugby, cricket, motor-cross, and costumed historical re-enactments.



Chilworth has been used as an area for sport and recreation for over 600 years, having contained a deer enclosure for hunting from the 14th century. The historical development of the village has left many recreational assets. For example, the footpaths, bridleways and carriageways were the byways of the old days. These have been in use continuously since the early 1600s and are well marked on maps. When the car required its own route network, some of the heritage of footpaths and bridleways became available for recreational use. This has encouraged equestrian pursuits and there is a livery stable with easy access to the many bridleways.

The open countryside available within the Parish boundary has enabled the provision of two golf courses, the first being built at Stoneham in the grounds of North Stoneham house, with an

open-heath character, in 1908 by Will Park, a Junior Open champion; the second links being built in 1994 at the border with North Baddesley with a parkland character. In addition, the Trojans Sports Club is located within the parish. It focusses on rugby, cricket, hockey, and squash and it hosts many tournaments and fixtures for the wider Hampshire population. Also, it has a health and fitness club, whose facilities are available for the use of local people. There are further health and fitness facilities in the village. In particular, there is a pool, spa and various exercise classes at the Hilton Hotel. Chilworth Manor will be opening a new leisure complex which, although aimed at its business visitors, will also be available to the local community.

Chilworth offers the walker and the cyclist many different and scenic countryside routes, using the footpath network, through

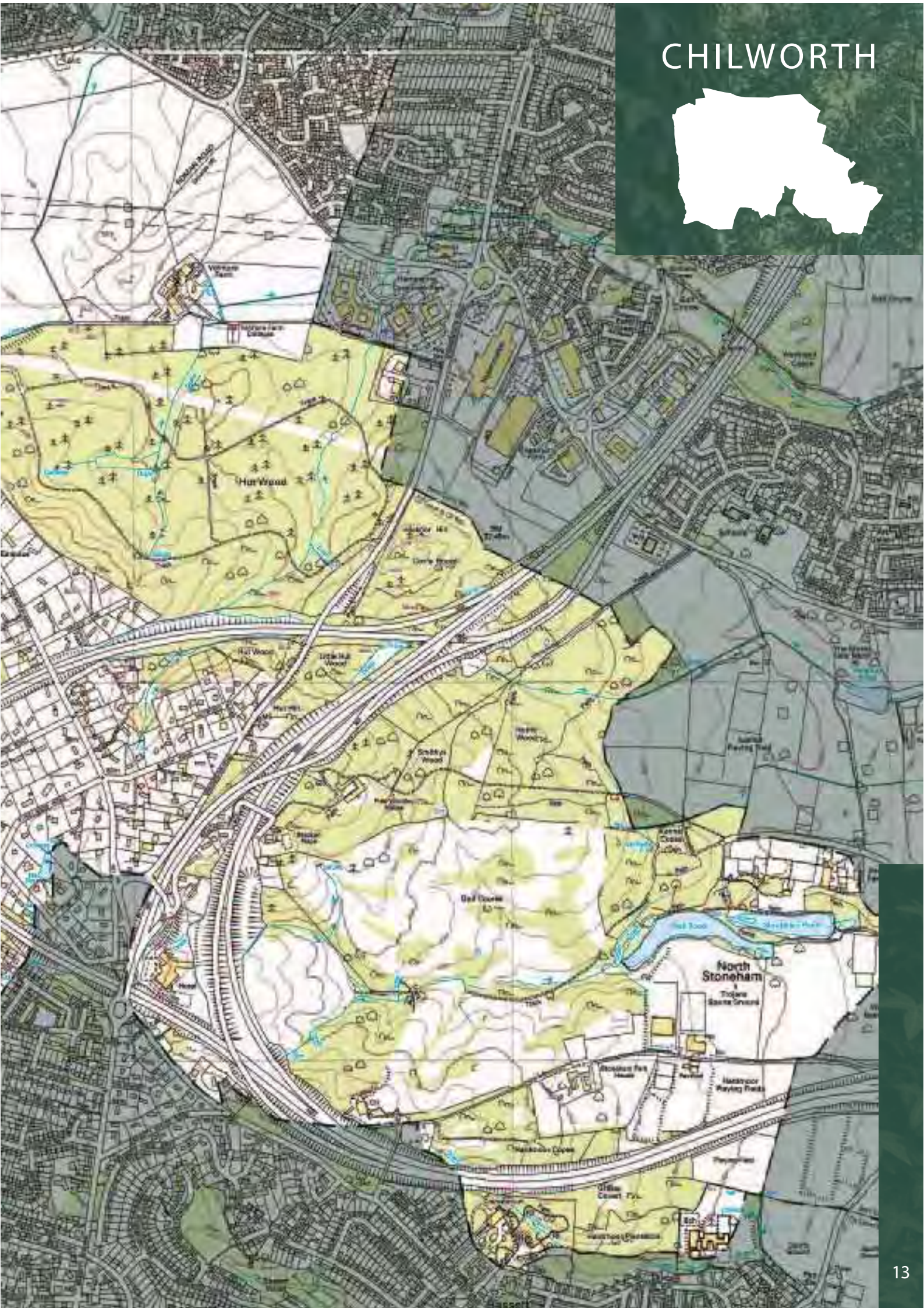


areas of ancient woodland and managed open land. These spaces connect with the countryside outside the village, thereby affording the opportunity for a wide variety of wildlife species, including badgers, deer, and fox to enter into the heart of the village. One particularly favoured route is the Roman Road from Chilworth Roundabout heading towards, but restricted at, Chilworth Science Park, passing through the countryside area known as Chilworth Common North.





CHILWORTH



EMPLOYMENT

Some employment within the village of Chilworth is in the service sector, specifically two hotels: the Hilton Hotel and the Chilworth Manor Hotel and Conference Centre. The major area of employment lies on Chilworth Science Park adjacent to Chilworth Manor Hotel. This is the focus for high technology research and development in association with the University of Southampton.

Chilworth Science Park is one of the premier science parks in the country. It has a "campus" character in which the individual buildings and groups of buildings are located in a landscaped setting.

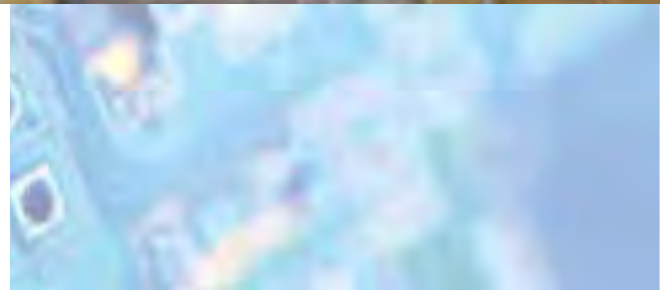
The purpose of Chilworth Science Park is to nurture the development of "knowledge based" companies, which are important to the economic prosperity of both the region and the country. In this context, one of its roles is to foster Research and Development activities, which need strong links with academia and which, if viable, need to be scaled from the laboratory into an industry. Permitted activities are regulated by S106 agreements between Chilworth Science Park and the local planning authority.

Activities and development on Chilworth Science Park should be sensitive to the rural nature of its location and of its surrounding environment. Accordingly, any development of Chilworth Science Park should ensure that:

- n no domination of the village occurs through scale or visual or other intrusion
- n it takes account of its proximity to existing conservation areas

This site employs more than 600 graduates and additional support staff working on a wide range of advanced materials and processes and is also the BSkyB ground station for the UK.

Agriculture is now a small employer within the village. In addition, there is some forestry, tree farming, turf cutting, and horse riding stables.



HISTORY AND EVOLUTION

Both Stone Age and Iron Age sites have been identified within Chilworth and traces of the flint tools used, including an axe, have been found and can be viewed at the County museum. Later, Bronze Age inhabitants provided more sophisticated tools to work the land. There is firm evidence that earthworks at Chilworth Ring were occupied in the year 686AD but it is probable that a community existed here 1400 years earlier. The Romans arrived around 100BC and evidence of their settlement can be found in the local Roman Roads, one of which passed through what is now Chilworth Old Village. They brought new types of plants with them including chestnut, pear, damson, peas, beans and grapes.

The name Choellerthe (Chilworth) appears in a 9th century Saxon document and is thought to mean either "cold farm" or "Cella's curtilage". It is recorded that a Saxon called Cella owned a clearing in the woods at the intersection of the two major Roman Roads. The earliest records of a settlement with a manor at Chilworth are found in the Domesday Survey of 1086. During the following centuries, the name has appeared as Cheleworth, Cheleworthy, Chylworth and Chelware until in the 16th century it became Chilworth.

The original manor was probably a large farmhouse that is believed to have been situated in the Chilworth Old Village. It is not to be confused with what is now Manor Farm. During the 11th century, a moat enclosed the manor house and its land. This was filled by water from streamlets of Tanners Brook which rises in North Baddesley and forms part of the western parish boundary towards Lordswood.

Towards the end of the 16th century, Chilworth was used as a beacon station and formed part of the early warning chain to link the south coast with London. There were adjacent beacons at Toothill and Farley Down. The Chilworth beacon was on a hill known as The Clump situated near the Church. In July 1588, at the time of the Spanish Armada, 6000 men were summoned to arms by this system.

The history of ownership of Chilworth is complicated. It

belonged to the crown until William of Normandy (William 1st of England) appointed Humphrey de Bohun as overlord of four Hampshire manors including Chilworth. It was bought, sold and inherited by various families until it passed to Sir Thomas Fleming in 1599. It continued in the ownership of various members of the Fleming family with the Willis, Serle and Hooper families also involved. The Serles built Chilworth House on the site of the present day Manor in the late 18th century. The rare 19th century Beehive Cottages provide a framed entrance to the drive leading to the modern Manor House.

The original village church was demolished in 1812 and rebuilt by Peter Serle in Neo-Gothic style. All that remains of the original are the Norman font and the bells. The latter date from the 12th century and are the oldest in Hampshire. In Chilworth Old Village, "Manor Farmhouse" and "Manor Cottage", both dating back to the 15th century, are the oldest inhabited buildings in the village. Other listed buildings in Chilworth Old Village date back to the 16th century.

Prior to 1930, Chilworth was a very rural area with few dwellings. Chilworth Old Village consisted of only 10 small thatched cottages. In 1930, the Fleming Estate initiated the expansion of Chilworth by leasing plots for building houses, the first of which were on the north side of what is now the A27. These roads were cut through very dense wooded areas leaving fine established mature trees, many of which still exist today. In the census of 1841, the population of Chilworth totalled 177, comprising 86 males and 91 females with 32 homes in the parish. The current village has a population of around 1200 with approximately 450 residential properties, most of which are substantial houses in large plots



Fleming Coat of Arms



Willis Coat of Arms



ARCHITECTURE

History and important buildings

The oldest existing buildings are believed to be Manor Cottage and Manor Farm, both dating from the late 15th century with later additions. Buildings from the 16th century are mostly situated in Chilworth Old Village Conservation Area, the exceptions being Manor Farm and the Beehives, the latter being the lodges to Chilworth Manor and Conference Centre.

There are 17 listed buildings in Chilworth. St Denys Church was rebuilt in 1812 and is grade II listed. The Milestone and the Monument to the Pitt family are both situated on the A27, the former opposite the junction with Heatherlands Road. Further to the east of the village, the kitchen garden walls of numbers 1 and 2 Park Farm Cottages in Stoneham Park are also listed. The Clump Inn, although not listed, was built in the 20th century, and, together with Chilworth Manor and Conference Centre, are substantial and important buildings which may well be listed in the future.

In the 20th century the Village Hall, the shop and Post Office were built together with the homes in Chilworth Close and those adjacent to the church. These buildings form a comprehensive small scale development with a character of their own.

New housing development is slow and minor. Most planning applications are based on redevelopment of existing plots, on a one for one basis. However, some planning applications come forward for sub-division of plots, which are generally considered to be inappropriate to the character of the area and in contravention of local planning policies, which identify Chilworth as an area of special control.

Commercial buildings also form an important part of the developed area. In particular, those on Chilworth Science Park have been built over the last 20 years or so, and reflect the changes in architectural styles common in commercial and public buildings. The more recent buildings have diverged from the original concept of campus style low rise buildings. It is important that future developments on Chilworth Science Park

Listed buildings

- St Denys Church
- Monument in churchyard
- Milestone opposite church
- Milestone opposite Heatherlands Road
- Kitchen garden walls west of Park Farm Cottages
- Beehive Cottages numbers 1 and 2
- Manor Farm
- Chilworth Old Village cottages, numbers 5, 6 (Cat Cottage) 7,8,10,11,12 (Manor Cottage), 15 and Walnut Cottage

respect the countryside surroundings and demonstrate good design and high quality construction.



The Beehives



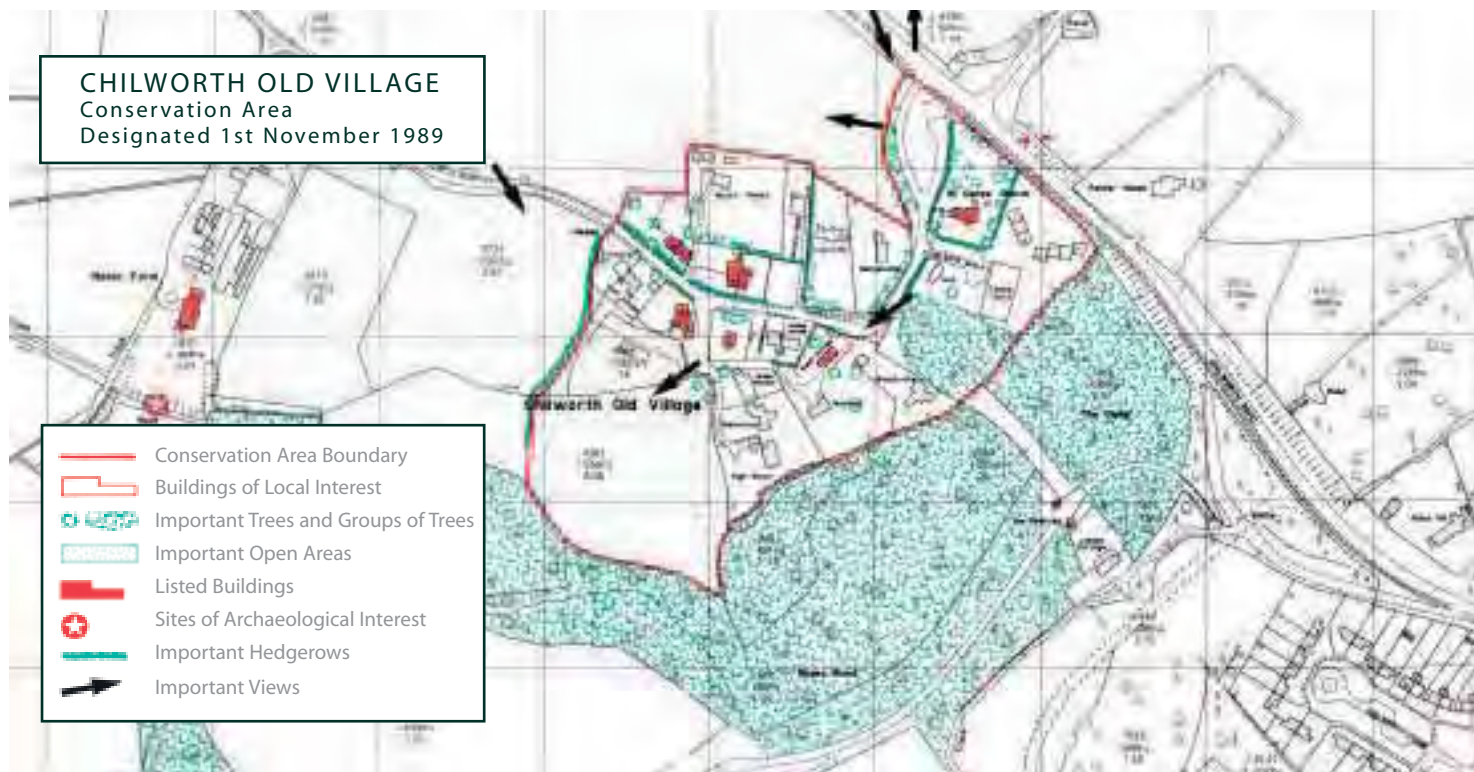
Chilworth Close



Manor Cottage



No.15 Chilworth Old Village



Architectural details and materials

Houses built before the 1950s tended to be of higher quality natural materials than those used today, for instance, real clay tiles, high quality facing bricks, and natural hardwoods. Materials commonly used are painted render, dark stained weatherboard, applied facing timbers, handmade clay roofing tiles and facing bricks. The use of appropriate designs and high quality materials greatly enhances the appearance of the properties.



Windows



Clay tiles - Render facing brick



Quality materials

Street Scenes and Settings

With the exception of Chilworth Old Village Conservation Area there is a predominant feeling of space to the residential areas; the building density is low with many properties situated on half to one acre plots. Mature laurel and mixed shrub hedging with many trees contribute to the street scene. Roads are generally wide and in some cases have grass verges. Many houses have been altered and extended without detriment to the overall appearance of the neighbourhood.



Brickwork



Painted render



Chilworth Old Village in summer



Chilworth Old Village in winter

Recommendations

- n Materials used in the construction of ancillary buildings and extensions should, where possible, match those which exist or relate to those used in neighbouring properties. Materials of the highest quality are recommended, since these contribute to good design.
- n New buildings, extensions and modifications should be in proportion to the original dwelling and subservient to it. Architectural detailing and materials should match those which exist.
- n The siting of ancillary outbuildings should be carefully considered in relation to the main property and their scale should be in proportion to the dwelling, especially when they are dominant in relation to neighbouring properties, and where they significantly reduce the gaps between residences.



Low building density

Recommendations

- n Window placement and design should be appropriate to the age and style of the property. Reveal depths should be formed in the traditional manner, with head and cill details matching the existing. Good quality traditional materials should be used if possible.
- n Careful attention should be given to barge boards, eaves, soffits and mouldings to match the originals on the property. Also, details such as brick string courses, arches, tile creasing and both brick and tile eaves kneelers should be used where appropriate. Many of the older properties have traditional eaves formed with open rafter feet with half-round cast iron guttering.
- n Correct architectural detailing and use of appropriate materials in design and construction is important to achieve good results and to enhance the character of the area.

Variety and styles

House styles vary and encompass many periods of domestic architecture including:

- n Late Victorian.
- n Edwardian.
- n Arts and Crafts.
- n Sussex Farmhouse.
- n Mock Tudor.
- n Queen Anne.
- n Mock Georgian.
- n Modern Movement (1950s, 1960s and 1970s).

Much of Chilworth was developed in the early 20th century to the present day. Some buildings remain from the late 19th and early 20th century and, although not listed, reflect the age and provide a background to the later development of the area. They are:

- n The Old Vicarage, Woodside.
- n The Old Bakery, re-named Woodside Cottage.
- n Chilworth Lodge (now demolished) was on the site of what is now Chilworth Court. Part of its original garden wall remains, bordering Woodside.
- n Chilworth Tower.
- n Pine Lodge.
- n Cosy Cottage, situated off the old Roman Road, was once part of the Fleming Estate. A date stone records it being built in 1914, depicting the initials LWF.

The large detached houses are generally set in secluded and well screened plots with many mature trees and boundary hedging. Road pavement widths are generous. Some residential roads are unadopted and unmetalled, for example Roman Road.

The Orchard is a small-scale development dating from the 1960s with a different house style. Roof pitches are lower with gabled ends, and window patterns have a horizontal emphasis. The use of concrete tiles, render, steel windows and the brickwork are typical of the period. Any alteration or extension to this type of property is more successful if the materials and the original architectural styles are matched.

Some of the homes in the area of Pine Walk and Julian Close are smaller detached houses set on good sized plots, always well wooded and giving an overall feeling of space around them. The older and larger houses pre-dating these generally feature steep pitched and hipped roofs with lower roof slopes to boundaries. Tall chimney stacks are also a feature of many of the properties, reflecting their traditional styling. Good quality natural materials are extensively used.

Buildings in the village are mainly residential, the exception being the development of Chilworth Science Park and those public and commercial buildings already mentioned.



Mock Tudor

Edwardian



'Old Bakery'

Mock Tudor



Arts and Crafts



Extensions



Pine Walk and Julian Close



Wooded street scene



Sussex Farmhouse



Edwardian



Mock Georgian



Modern Movement



Queen Anne



Edwardian



Large Plots



Modern Movement



'Cosy Cottage'



Arts and Crafts



Arts and Crafts

Design elements

- n Chimney stacks should be of sufficient detail, size and scale to relate to the existing property.
- n Front doors and porches should reflect the period, size and scale of the property. Purpose made joinery in good quality timber enhances the property. Reference can be made to those details which exist either on the property to be altered or those in the vicinity.
- n Brickwork to be of good quality. Hand made facing bricks and matching mortars should be used wherever possible. Attention must also be paid to brick bonding patterns. Renders should closely match in colour and texture to the originals.
- n Windows are the eyes of the building. The selection of the appropriate design in a suitable material should be carefully considered.
- n Dormer windows may be set in hipped and gabled roofs. These can have exposed rafter feet and eaves and be formed with angle hips or bonnets.

Environmental impact

It is considered important by the residents that all new buildings within the village should be designed to minimise the impact upon the existing environment and its spacious character. Taking into account the previous recommendations, buildings, whether domestic or commercial, should also be designed to be energy efficient, non-polluting and constructed of sustainable materials wherever possible.



Stained weatherboard



Chimney stack

Front doors and porches



Dormer windows

Applied facing timbers



Boundaries

Boundary walls, gates, fencing and hedging are significant features because they greatly affect the street scene. Poorly chosen and ill matched materials can mar the general appearance.

There are several forms of boundaries:

- n Road to site. Defining the front boundary of the site has an important impact on the whole street scene. Chilworth's character is of a semi-rural area which is not over developed. Boundaries facing the road look best when the character of the road is continued. It is important to take into account the location of the site when considering the treatment of the boundary. For example, Chilworth Road is the main road, and appropriately the preferred use of dense hedging with gates for access, provide both privacy for the occupants and an unstructured but uniform pattern to the road side. As a contrast, Heatherlands Road, just off Chilworth Road, is less busy and as a result, the properties have a more open appearance achieved through the use of low walls combined with hedges and loosely planted mature trees. Fencing is not in keeping with the area and looks out of place, as do long monotone brick walls, which if required for security, should be set back behind dense planting.
- n Site to site. Here, both views from and of the house and the surroundings are equally important. Planting provides privacy and is pleasing to the eye, although in the interest of boundary definitions and security, brick walling or fencing could be employed with dense hedging and trees.
- n Site to open land. Here, as privacy is not a major issue, and views can be maximised, a simple timber post and rail fence is an attractive option with which to define the boundary.

Access to site.

The entry, with or without a gate, forms an integral part of the boundary and the overall street scene. On some roads, entry gates may be appropriate and, if present, should be of an open design and in keeping with the character of the property, and the area. Gates should be recessed into the curtilage. As mentioned, gates are commonly used on the main road, where they break up the planting on the front boundary and through their detailing, give individual identity to the often hidden houses behind.

Hedging and shrubs.

The acidic nature of Chilworth's soil lends itself to certain plants, particularly laurel and rhododendron. These shrubs, being of a dense evergreen nature, are ideal to separate properties from both the road and other properties. Their appearance blends in well with other boundary materials such as brick or stone and they are particularly suitable when used on appropriate roads.

Trees.

Chilworth is a leafy area with many mature trees around large houses. Where extensions or new constructions are being undertaken, existing and new trees should, wherever possible, be incorporated into the overall plan, thus contributing to the appearance of the whole project. The large size of many plots in Chilworth lend themselves to the planting of substantial trees, an approach which should be encouraged.



Mixed shrub hedging



Gate, fencing and walls



Hedging



Gates and walls

CHILWORTH: THE FUTURE

Chilworth Parish Council conducted a survey in June 2002 inviting every household to complete a questionnaire and give their views on the future of our community. This resulted in a response of approximately 50% which, together with feedback from several public meetings, gave some consensus on what was desired by the residents of Chilworth. This, together with more recent discussions between interested parties, has led the Parish Council to identify six key points.

- n The boundaries of the parish should continue to be protected by local and strategic gaps. These and other areas which possess controlled countryside status, prevent the merging of Chilworth with surrounding parishes and conurbations thereby ensuring the continued separation of adjacent autonomous communities.
- n The village should retain its character of low density residential development in large plots to maintain and protect its spacious wooded appearance.
- n Most areas currently classified as “countryside” should be retained in their present form, subject to potential future development needs in order to:
 - Allow people from Chilworth and surrounding conurbations to enjoy the ambience and recreational pursuits which the Chilworth countryside provides.
 - Protect the existing flora. Where trees have to be removed due to their deteriorating condition, they should be replaced with species appropriate to the environmental context.
 - Encourage new wildlife species.
 - Protect specified species, notably badgers and bats.
 - Retain corridors of countryside to enable easy access for wildlife.
- n To protect the character of the landscape, residential development should not be permitted in the countryside unless overriding need can be proved.
- n Local conservation areas, including Chilworth Old Village and the Sites of Importance for Nature Conservation should continue to be protected by their respective status and monitored by the appropriate authority.
- n The University of Southampton Ecology Conservation Area should be safeguarded, although this is not a “conservation area” in planning terms.

Chilworth Parish Council strongly recommends the following guidance to owners and architects planning to extend, replace or build properties.

- n Materials used in the construction of ancillary buildings and extensions should, where possible, match those which exist or relate to those used in neighbouring properties. Materials of the highest quality are recommended since these contribute to good design.
- n New buildings, extensions and modifications should be in proportion to the original dwelling and subservient to it. Architectural detailing and materials should match those which exist.
- n The siting of ancillary outbuildings should be carefully considered in relation to the main property and their scale should be in proportion to the dwelling, especially when they are dominant in relation to neighbouring properties, and where they significantly reduce the gaps between residences.
- n Window placement and design should be appropriate to the age and style of the property. Reveals should be formed in the traditional manner with head and cill details matching the existing. Good quality traditional materials should be used if possible.
- n Careful attention should be given to barge boards, eaves, soffits and mouldings to match the originals on the property. Also, details such as brick string courses, arches, tile creasing and both brick and tile eaves kneelers should be used where appropriate. Many of the older properties have traditional eaves formed with open rafter feet with half round cast iron guttering.
- n Correct architectural detailing and use of appropriate materials in design and construction is important to achieve good results and to enhance the character of the area.

This Village Design Statement was approved by Chilworth Parish Council on 17/02/2005. It was adopted by Test Valley Borough Council as Supplementary Planning Guidance on 22/02/06.

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