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# **HAVANT BOROUGH TOWNSCAPE, LANDSCAPE AND SEASCAPE CHARACTER ASSESSMENT**

## **SECTION 4:**

### **THE CHARACTER OF HAVANT BOROUGH - LANDSCAPE CHARACTER TYPES**

**The Classification of Havant Borough Landscape:**

**Landscape Character Types (LCTs):**

LCT	Havant Borough LCTs	Hampshire County LCTs
A	Pasture and Woodland (Heath Associated)	<i>Lowland Mosaic</i> : Pasture and Woodland - Heath Associated
B	Lowland Settled Wooded Farmland	<i>Lowland Mosaic</i> : Mixed Farmland and Woodland
C	Urban Lowlands	Urban Area
D	Settled Chalk Ridge	<i>Chalklands</i> : Open Arable
E	Urban Upper Harbour Plain	Urban Area
F	Open Upper Harbour Plain	<i>Lowland Mosaic</i> : Open Coastal Plain
G	Urban Lower Harbour Plain	<i>Lowland Mosaic</i> : Open Coastal Plain /Urban Area
H	Open Lower Harbour Plain	<i>Lowland Mosaic</i> : Open Coastal Plain
I	Enclosed Lower Harbour Plain	<i>Lowland Mosaic</i> : Enclosed Coastal Plain
J	Harbour Basin	<i>Lowland Mosaic</i> : Coastline
K	Harbour Mouth	<i>Lowland Mosaic</i> : Coastline
L	Broad Inlets	<i>Lowland Mosaic</i> : Coastline
M	Minor Inlets	<i>Lowland Mosaic</i> : Coastline
N	Lowland Coastal Settlement	Urban Area
O	Lowland Open Coastal Plain	<i>Lowland Mosaic</i> : Open Coastal Plain
P	Open Coast	<i>Lowland Mosaic</i> : Coastline

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## LANDSCAPE CHARACTER TYPE A: PASTURE AND WOODLAND (HEATH ASSOCIATED)

### General description

The Pasture and Woodland (Heath Associated) landscape character type LCT A forms one of a number of pockets of heath landscape character types scattered along the southern edge of the higher Chalklands on the northern edge of Havant Borough (and Southampton and Portsmouth). It forms an important open and predominantly rural area on the northern fringes of Havant. The type is characterised by an undulating landform of heathland, grassland or pasture and woodland. The type is found in the following Havant landscape character areas:

- *LCA9 Waterlooville Golf Course*
- *LCA10 Blendworth Common and woodlands*

The following key characteristics for the type are to be found in both the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology is a variety of Tertiary sands, sandy clays and gravels, with occasional narrow valleys underlain by periglacial clay (Head) deposits giving rise to poor quality acidic soils and a range of mainly poor, light or slowly permeable soils
- An undulating landform, with some steep sided small valleys and elevated low ridges
- Numerous surface streams and ditches.

### Biodiversity and vegetation pattern

- Soils have led to a landscape of un-intensively farmed pasture
- A mosaic of heathland, poor grassland and woodland
- Grassland is a mixture of acidic and generally unimproved grassland in the east and unimproved neutral grassland further west
- A well wooded landscape, with broadleaved woodland some of which is ancient, semi-natural woodland, with some mixed plantation adjacent to the broadleaved woodland
- Bracken is associated with the grassland and scrub is associated with the woodland
- This landscape character type covers an area of 100 hectares. 30% of the area is deciduous woodland, 25% is unimproved neutral grassland, 22.5% is heathland, and 12.7% is recent plantation woodland. The remaining area includes built development and gardens, scrub, semi-improved grassland and a pond.

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### **Historic influences**

- The type was largely unenclosed commonland and woodland throughout the historic period, with little evidence of settlement
- The unenclosed heath of Blendworth Common and woodland of Bell's Copse retain the historic landscape character.

### **Built form and settlement pattern**

- There is no settlement within the type in Havant Borough but the Pasture and Woodland (Heath Associated) type forms a part of a larger area of low density roadside settlements and small farms
- A network of forest tracks and rides and major route corridors.

### **Experiential qualities**

- Enclosed landscape, with views limited by landform, woodlands and thick hedgerows
- In places a quiet landscape, however the major roads, and over head power lines reduce the sense of tranquillity
- Areas of woodland and heathland with open access, making this landscape character type more accessible to the public.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Ancient, semi-natural woodland is a valuable ecological resource
- Decline in woodland management techniques as forestry has concentrated on conifer rotations. However recent guidance has started to reverse this trend with a new interest in native woodland management
- Predominance of older trees which may be susceptible to droughts and wind damage due to the increase in severe gales
- Risk of damage to heath and woodland from fires
- Threat to heathland from inappropriate management and under-grazing. Marginal farms may be at risk in this area of low fertility sandy soils. Low production land could become vulnerable to purchase as hobby farms with equine activity often resulting in a poor quality rural landscape of post and rail fencing, horse shelters, access tracks, signage with additional poor maintenance of existing hedgerows. Less productive land adjacent to urban areas could become under pressure for recreational use.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

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*Landscape management*

- Retain variety of vegetation types to maintain areas of contrast i.e. heathland, scrub, native broadleaf woodland, and conifers
- New woodland planting should not encroach on the open character of areas of heathland
- Any new woodland planting should be native broadleaved woodland
- Encourage management of areas of grassland used for horse grazing to avoid over grazing.
- Encourage the use of hedgerows for field sub-divisions and encourage management of existing hedgerows.

*Built form and development*

- New built form should be carefully considered within this area to avoid damage to the rural character
- Where new development is unavoidable, siting and location should take into account the open landscape character and the impact on surrounding views within this predominantly development free area
- Avoid the location of horse shelters/stabling and storage of horse equipment (horse boxes, jumps, etc) within prominent positions.
- Retain low key rural character for tracks and any new roads, avoiding unsympathetic engineering solutions, and the loss of vegetation for sight lines.

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## LANDSCAPE CHARACTER TYPE B: LOWLAND SETTLED WOODED FARMLAND

### General description

The Lowland Settled Wooded Farmland landscape character type LCT B forms part of the band of Mixed Farmland and Woodland landscape which separates the higher South Hampshire Chalklands from the coastal plain and its urban seaboard. It forms an important open and predominantly rural area on the northern fringes of Havant, also separating the main urban areas of Havant from Waterlooville to the west and New Brighton to the east. The type is characterised by extensive woodland and parkland with a mix of arable and pasture fields of varying size. The type is found in the following Havant landscape character areas:

- *LCA3 Woodcroft Farm*
- *LCA7i Plant Farm south east fields*
- *LCA7ii Purbrook Heath*
- *LCA11 A3 (M) Eastern Corridor*
- *LCA20 Staunton Country Park*
- *LCA21 Southleigh Forest*

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology is a wide range of Tertiary clays, sands, clayey sands and gravels which give rise to a variety of loamy, or clayey seasonally waterlogged soils
- A low lying undulating landform with small hills and small enclosed valleys
- Numerous surface streams and ditches.

### Biodiversity and vegetation pattern

- A mosaic of predominately grassland and woodland with the occasional area of arable land on more fertile soils
- Medium-sized irregularly shaped fields and woodlands with hedgerows, hedgebanks and mature hedgerow trees
- Woodland is predominantly broadleaved with some ancient, semi-natural woodland and some forestry scrub
- Much of the grassland is agriculturally improved grassland although there are some fields with more species rich neutral grassland
- Gardens provide an important wildlife habitat

The landscape character type covers an area of 724 hectares. 42% of the area is intensive agriculture, 21% is deciduous woodland, 17% of the area is covered by development and gardens and 6% is unimproved neutral grassland. The other 13% includes scrub, plantation woodland, parkland, ponds, and fragments of chalk grassland and heathland.

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### **Historic influences**

- Historically, this was a mix of parkland, woodland, common land and agricultural land with the proportions of each type varying through time. Trackways were more numerous across the area than well-made roads
- The historic landscape character of open parkland of Staunton Park is retained in the landscape. The predominately rural historic landscape character continues in the surviving field patterns which are a mixture of varying sized fields with mainly straight boundaries. These represent the enclosure of former heath and woodland into agricultural fields
- Areas of woodland are derived from the survival of pre-1810 woodland or later plantations on previous areas of woodland, associated with the Forest of Bere and Emsworth Common
- Early brickworks were established on the commons in the 18<sup>th</sup> century, utilising the local clays and available timber
- Two main phases of the enclosure of common land and woodland clearance in the early 18<sup>th</sup> and 19<sup>th</sup> centuries led to the creation of more extensive agricultural areas
- A series of large gentleman's houses, with associated gardens and parkland were established roughly along the 30m contour in the early 19<sup>th</sup> century, taking advantage of the open views to the south across their parkland to the harbour and beyond
- This LCT was generally very sparsely settled, with isolated farms established following woodland clearance in the early 19<sup>th</sup> century
- Until the explosion of residential development in the 20<sup>th</sup> century, this landscape type covered a far more extensive area
- The historical development of different parts of this landscape character type varies, and is discussed at LCA level.

### **Built form and settlement pattern**

- Very sparsely settled, with generally isolated farms, the majority of which date to the 19<sup>th</sup> century
- Farmsteads are generally of a Regular Courtyard or Loose Courtyard layout
- Several of the gentleman's houses survive, though the setting of some have been adversely affected by adjacent development
- Some good groups of 18<sup>th</sup> and 19<sup>th</sup> century farm buildings survive, predominantly of brick with tile or slate roofs
- Vernacular building materials in this area include timber-framing and thatch, superseded by flint, brick and plain tile
- Scattered farmsteads, hamlets and small villages
- The presence of parks indicates the recreational use made by wealthy landowners of this poor and unproductive landscape
- Winding roads and lanes link the urban areas with scattered farms and the villages outside the Borough
- The low-lying landscape between Havant and Waterlooville provides a major transport corridor.

### **Experiential qualities**

- Limited views due to the numerous woodlands and hedgerows, producing an enclosed landscape with a great variety and contrast

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- The presence of a major communication route detracts from the relative tranquillity of this enclosed landscape
  - Extensive opportunities for outdoor recreation including forest walks, cycling and horse riding.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Increased traffic levels could require widening of existing roads, impacting on tranquillity and severing of recreational routes and overall loss of rural character
- Impact of telecommunication masts and other tall structures on wooded horizons
- Agricultural policy may put pressure on poor quality land leading to some land becoming marginal for farming and vulnerable to scrub encroachment or purchase as hobby farms or for horse grazing
- Areas adjacent to urban areas will be under demand for housing, with high-density development putting pressure on the retention of the wooded character
- Further expansion of the residential areas could encroach on the setting of the 19<sup>th</sup> century houses, and interrupt designed vistas.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Maintain, and where necessary strengthen, the diversity of habitats by encouraging restoration of neutral grassland, management of hedgerows and woodland and wildlife-friendly gardening
- Enhance the wildlife connectivity between habitats through the planting of street trees and other pockets of habitat in order to promote movement between the different habitats
- Consider the potential impact of new development on the habitat resource
- Maintain and enhance broadleaved woodland as a valuable ecological resource and ensure that all ancient semi-natural woodland is appropriately managed
- Continued management through active coppicing of the woodland where appropriate
- Encourage substantial planting of trees and woodlands as part of any mitigation proposals for new development to retain a wooded enclosed character
- Manage scrub to prevent encroachment on other habitat types
- Promote active management of remaining traditional features of the agricultural landscape such as hedgerows

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- Manage grassland so that it has the potential to provide a more diverse ecological resource
  - Encourage better management of areas of grassland used for horse grazing to avoid over grazing.
  - Encourage the use of hedgerows for field sub-divisions, rather than post and rail fencing or other unsightly or uncharacteristic fencing and encourage management of existing hedgerows
  - Enhance the recreational value of the area and in particular, the development of a more comprehensive footpath and bridleway network in that countryside nearest to centres of population.

*Built form and development*

- Areas of new development should avoid ridges and areas of high ground and provide adequate boundary treatment which does not erode the adjacent semi enclosed wooded rural character
- Seek to enhance integration of buildings at the urban fringe, for example through selective screening and integration into the wider vegetation pattern
- Conserve the character and pattern of isolated farmsteads integrated into the landform.
- Redevelopment of vernacular buildings should be sensitive to their authentic form and materials to avoid loss of character
- Avoid the location of horse shelters/stabling and storage of horse equipment (horse boxes, jumps, etc) within prominent positions
- New infrastructure should have a simple rural character, avoiding unnecessary signage and suburbanising trends i.e. lighting.

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## LANDSCAPE CHARACTER TYPE C: URBAN LOWLAND

### General description

The Urban Lowland landscape character type LCT C includes the urban areas which developed along the historic routeway of the A3. It forms a dense, fairly uniform and mainly suburban area, straddling the A3 on the western fringes of Havant. The type is characterised by an undulating landform with a variety of housing layouts and styles. The type is found in the following Havant landscape character:

- *LCA1 Waterlooville and historic route*
- *LCA2 Waterlooville western suburbs*
- *LCA4 Waterlooville Business Park*
- *LCA5 Purbrook and Waterlooville – eastern suburbs*
- *LCA6 Purbrook*
- *LCA8 A3 (M) corridor residential area*

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology is a wide range of Tertiary clays, sands, clayey sands and gravels which give rise to a variety of loamy, or clayey seasonally waterlogged soils
- Gently undulating landform
- Numerous surface watercourses.

### Biodiversity and vegetation pattern

- Amenity grassland, parkland and woodland all provide a significant ecological resource within the urban area
- There is a strong element of broadleaved woodland in this landscape character type, some of which is ancient, semi-natural woodland and occurs as both large patches and small strips
- There are small areas of coniferous plantation; these tend to be located close to other areas of broadleaved woodland
- Remnant mature hedgerow trees and small woodland copses are a feature of the built environment
- Strong corridors of native vegetation along stream networks
- Rear gardens provide swathes of vegetation with a high percentage of non native plant species
- School playing fields, recreation grounds and sports pitches provide open areas of grassland
- Areas of allotments producing a variety of colour, texture and contrasting form to the built environment
- The landscape character type covers an area of 1147 hectares. 90% of the area is covered by built development and gardens and 7% is deciduous woodland.

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The other 3% includes small fragments of parkland, intensive agriculture, scrub, plantation woodland, and unimproved neutral grassland.

### **Historic influences**

- This type remained largely unsettled until the clearance of parts of the forest of Bere in the 19<sup>th</sup> century.
- The Queen's Inclosure is an important remnant of the earlier historic landscape character which is retained into the current landscape.
- The woodland clearance resulted in the creation of agricultural fields. These were predominantly geometric in shape and defined by straight boundaries.
- Although the LCT is heavily populated, many of the property boundaries between streets and phases of development retain the earlier hedgerow boundaries.
- Small settlements developed at crossroads on the main London to Portsmouth Road, with isolated farms established in the 19<sup>th</sup> century to manage the newly cleared land
- Settlement on the main road expanded in ribbon form until the explosion of residential development in the 20<sup>th</sup> century, particularly the 60's and 70's.

### **Built form and settlement pattern**

- The area retains little historic built survival, and the context and setting of the few survivals has been radically altered by later development
- Industrial areas, colleges and schools with open sports pitches and car parks are predominantly located towards the periphery of the type,
- Little or no transitional zone against the wider agricultural landscape, resulting in a clearly defined urban edge
- Historic routeways predominant along ridgelines, with additional streets leading off in a perpendicular alignment
- A mix of road alignments with linear historic routes contrasting with newer areas of dwellings set around crescents and curving road formats.

### **Experiential qualities**

- The undulating landform provides areas of enclosure and a sense of place. Elevated locations can provide long views out to adjacent rural areas
- The urban environment, with a high volume of traffic detracts from any sense of tranquillity. Quieter pockets however can be found away from the main traffic arteries within cul-de-sacs and the open areas of recreational grassland
- There is a high level of accessibility throughout this landscape character type, often along busy main traffic arteries.
- Previous public rights of way can still exist providing attractive routeways through this predominantly built environment.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Ancient, semi-improved woodland is a valuable ecological resource
- Poor management of street trees and non-replacement leading to depleted stock

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- Poor or non-existent management of woodland copses, leading to a woodland dominated by upper age trees, with no younger trees coming on to replace them
  - New infill development providing areas of high density development which has little space for retention of new or existing landscape features
  - New development on the periphery of the built environment, lacking sensitive boundary treatment, resulting in being visually dominant on adjacent open and rural areas.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- The development of a green infrastructure to connect different habitats within the urban context would be beneficial to biodiversity providing a means of movement and migration through the urban areas
- Consider possibilities for broadleaved woodland creation in urban fringe areas where these could enhance landscape character and quality, provide recreational potential, and assist in the positive integration of the urban into the rural landscape
- Retain and manage small woodlands, groups of trees or individual trees as important features within the built environment
- Maintain and enhance broadleaved woodland as it is a valuable ecological resource
- Additional importance should be placed on mature trees within the vicinity of urban woodlands as an extension of their character
- Propose tree and shrub planting to strengthen the ecological value of open areas of grassland (recreation ground and sports fields)
- Retain, manage and encourage new tree planting within rear gardens to enhance their value in the landscape
- Encourage tree planting along roads and within areas of grassland to improve their character
- Enhance the connectivity between habitats through the planting of street trees and other pockets of habitat in order to make movement between the different habitats easier for wildlife
- Encourage the retention of hedgerows as a boundary feature around private dwellings
- Manage parkland and amenity grassland for the dual benefits of biodiversity and public access.

#### *Built form and development*

- Highway improvements should be sensitive to the retention of existing trees
- Avoid new development or redevelopment of housing plots which would impact on views of areas of trees and woodlands as seen from the public domain
- Avoid development within rear gardens which will have an impact on adjacent areas of open countryside

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- Retain low red brick and local stone walls and avoid the use of close-boarded wooden fencing in street frontages
  - New development should include effective boundary treatment which does not compromise the character of open adjacent areas of countryside.

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## LANDSCAPE CHARACTER TYPE D: SETTLED CHALK RIDGE

### General description

The Settled Chalk Ridge landscape character type LCT D forms part of an outlying exposed chalk ridge which extends from Havant Borough west into Portsmouth City, rising steeply from the coastal plain. It forms an important open and dominant feature of the landscape on the south western fringe of Havant. The type is characterised by a steep chalk escarpment with grassland or pasture and arable dip slopes and important historical features. The type is found in the following Havant landscape character area:

- *LCA12 Portsdown Hill*

The following key characteristics for the type are to be found in the above character area. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology is chalk which has given rise to Brown and Grey Rendzinas soils, characterised by their shallow, well drained but easily eroded calcareous nature
- A very distinctive landform comprising an elevated ridge with steep scarp face (typical of the junction with other geological strata) and gently sloping dip slope
- The scarp forms a typical linear winding belt with a high prominent ridgeline, which creates a strong skyline and backcloth
- General absence of surface water features.

### Biodiversity and vegetation pattern

- Large stretches of arable fields, with thin intermittent hedgerows and the occasional woodland copse
- Chalk grassland covers a large expanse of this landscape character type and supports a unique and species rich community that cannot survive on other types of grassland
- There is a significant resource of amenity grassland within this character type, associated with the broadleaved, semi-natural woodland, some of which is ancient replanted woodland
- Some scattered scrub within the woodland
- This landscape character type covers an area of 140 hectares. 35% of the area is covered by built development and gardens, 33% is chalk grassland and 21% is intensive agriculture. The other 11% includes semi-improved grassland, woodland, scrub and parkland.

### Historic influences

- The chalk ridge was a focus of very early human activity, and a particularly important site of early funerary monuments

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- It was settled during the Roman period, and the impressive prominence of the scarp was utilised during the early 19<sup>th</sup> century for the creation of a line of huge Palmerston forts
  - The eastern end of the ridge has been converted historically into agricultural fields, although the hedgerows that define its historic landscape character have become degraded.
  - The chalk has been quarried, and converted to lime, over a long period.

#### **Built form and settlement pattern**

- Within the predominately rural areas, there is a low-density settlement pattern, characterised by dispersed farmsteads. Adjacent to the urban areas, the settlement pattern follows the landform with some dwellings on higher ground sited to take advantage of views
- Vernacular building materials in this landscape type are typical of the chalk lands ie downland flint, red brick and clay tiles
- Redundant chalk quarries provide contained areas for industry and other businesses
- The elevated landform often provides good lines of communication with historic routeways along the ridges.

#### **Experiential qualities**

- Elevated locations providing long views, big skies and a strong sense of openness
- Areas of tranquillity, with faint noises picked up from traffic within adjacent valleys and lower plains
- For visitors to enjoy the views from elevated areas, car parks are provided at some of the key vantage points.

#### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Increased drought conditions could result in the potential to grow different crop types such as maize and soya which would change the open character of the landscape
- Changes in agricultural management could lead to intensification or extensification. Intensification would bring amalgamation of farms and the potential for further new large-scale farm buildings. This could result in the original very attractive flint and red brick farm buildings becoming under pressure for conversion or insensitive change. Other areas could become more marginal, especially settled areas where the pressure for horse grazing and outdoor recreation is strong
- The new CAP reforms could result in conversion of areas of arable land to chalk grassland habitats
- The calcareous grassland is a valuable ecological resource and is rare within the Borough of Havant
- This landscape character type has a significant resource of amenity grassland

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- Demand for telecommunications towers, potentially also for wind turbines and other tall structures requiring an elevated position which would disrupt the skyline
  - Pressure for development within this open landscape which could be particularly visually intrusive
  - The simple predominantly un-settled open landscape character could be under threat from recreation, with a risk of damage to the simple vegetation pattern of the landscape and poorly sited buildings.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Retain and manage woodland copses as important features within this open landscape and improve hedgerows. Encourage the removal of non native coniferous wooded areas
- Encouragement of appropriate grazing and other management is essential to maintain the rich biodiversity of chalk grassland
- Amenity grassland should be managed for the dual benefits of biodiversity and public access
- Encourage better management of areas of grassland used for horse grazing to avoid over grazing
- Encourage the use of hedgerows for field sub-divisions, rather than post and rail fencing or other unsightly fencing and encourage management of existing hedgerows
- Encourage the use of field margins for ecological benefits by providing habitat through hedgerows and land that is not cultivated for farming
- Where necessary enhance habitat connectivity through street trees and the creation of new habitat patches, particularly around the road network which provides a barrier for movement of wildlife.

#### *Built form and development*

- Development should be avoided within this open landscape and where necessary should not impact on the open character or important views
- Location of telecommunication masts must be controlled and where necessary clustered to conserve open stretches of unspoilt ridgelines
- Redevelopment of vernacular buildings should be sensitive to their size, scale and location and avoid loss of character
- Avoid the location of horse shelters/stabling and storage of horse equipment (horse boxes, jumps, etc) within prominent positions
- Highway improvements should be sensitive to the open character of this landscape and avoid unnecessary vertical features or signage.

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## LANDSCAPE CHARACTER TYPE E: URBAN UPPER HARBOUR PLAIN

### General description

The Urban Upper Harbour Plain landscape character type LCT E includes the urban areas which developed above the coastal plain out from the historic core of Bedhampton and Havant. It covers the centre and suburbs of Havant and New Brighton. The type is characterised by extensive urban areas on a gently undulating landform, broken by small streams. The type is found in the following Havant landscape character areas:

- *LCA13 Historic Bedhampton*
- *LCA14 Havant historic core*
- *LCA15 Bedhampton and Havant – north western suburbs*
- *LCA16 Leigh Park*
- *LCA17 West Leigh*
- *LCA18 West Leigh Industrial Estate*
- *LCA19 Denvilles*
- *LCA23 New Brighton*
- *LCA28 Brockhampton industrial area*

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology is made up of river terrace deposits with some periglacial deposits (Head), overlying a mixture of chalk formations, Tertiary sands and clays
- A combination of freely draining slightly acidic soils with more slowly permeable seasonally wet loamy and clayey soils
- A very gentle undulating landform, with some local elevated areas and simple low lying shallow but steep sided streams and river valleys
- High density of streams and rivers.

### Biodiversity and vegetation pattern

- Stream side vegetation forms organic patterns of open grassland, shrubs and small woodlands throughout the built environment
- Remnant mature hedgerow trees can be a feature within wide grass verges
- School playing fields, recreation grounds and sports pitches provide open areas of amenity grassland
- Areas of allotments producing a variety of colour, texture and contrasting form to the built environment
- There are some patches of broadleaved woodland, broadleaved plantation, and parkland, as well as habitat rich residential development
- Other habitats occur in isolation such as ponds
- The Landscape character type covers an area of 1,031 hectares. 95% of the area is covered by built development and gardens. The other 5% includes

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small fragments of intensive agriculture, woodland, parkland, scrub and grassland.

### **Historic influences**

- Originally a mix of commons and woodland, this landscape type was subject to enclosure and clearance in the late 18<sup>th</sup> and 19<sup>th</sup> centuries. Stockheath Common survives as an open space which retains the earlier historic landscape character
- A number of new landowners established estates here, with parkland giving way to agricultural land
- A major historic route, dating to the Roman period, ran along the southern boundary of the type, along which a series of small towns developed in the medieval period
- Within Havant Borough, these small market towns became the focus of extensive residential development to their north, in the post-war period.

### **Built form and settlement pattern**

- Development radiating out from historic core
- 18<sup>th</sup> and 19<sup>th</sup> century building largely confined to small historic cores along the historic route. Early 20<sup>th</sup> century building extends beyond this in piecemeal fashion
- Huge areas of housing now dominating this type were created in a number of phases in the immediate post-war period
- Contrasting neighbouring areas with different building styles, i.e. bungalows, two storey terraces, semi detached dwellings and industrial units
- Main traffic arteries loosely radiating out from historic core, with wide boulevards linking adjacent neighbourhoods.

### **Experiential qualities**

- Due to the predominately low lying landform, long views are limited within the built environment. Where there are elevated areas, views to surrounding open areas can be a surprise and a relief
- Away from the main traffic arteries, quieter areas can be found. However motorway corridors, industrial sites and over head power lines can remove the sense of tranquillity
- Settlements with a high density of road networks can provide access throughout. Links for pedestrians are often poor and along traffic highways.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Poor management of street trees and non-replacement leading to depleted stock. Existing mature street trees may find it difficult to adapt to drier weather conditions
- New development on the periphery of the built environment, lacking sensitive boundary treatment resulting in being visually dominant on adjacent open and rural areas

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- Increase in traffic along main arteries resulting in the need for road and noise barriers and footpath segregation
  - Need for management of existing vegetation along stream arteries, with encroachment from adjacent development
  - Pressure for higher density development within open areas resulting in loss of open land
  - Poor connectivity between habitats due to their locations in an urban area makes migration and movement of wildlife species more difficult.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Retain and manage small woodlands, groups of trees or individual trees as important features within the built environment
- Additional importance should be placed on mature trees within the vicinity of urban woodlands as an extension of their character
- Retain, manage and encourage new tree planting within rear gardens to conserve their collective vegetated character
- Encourage tree planting along roads and within areas of grassland to improve their character and assist the creation of new habitat patches to make the movement of wildlife between habitats more simple
- Encourage the retention of hedgerows as a boundary feature around private dwellings
- Encourage the use of field margins for ecological benefits by providing habitat through hedgerows and land that is not cultivated for farming
- Manage sports pitches, amenity grassland and parkland for the dual benefits of biodiversity and public recreation.

#### *Built form and development*

- Highway improvements should be sensitive to the retention of trees
- Avoid new development or redevelopment of housing plots which would impact on views of areas of trees and woodlands as seen from the public domain
- Avoid development within rear gardens which will have an impact on adjacent areas of open countryside
- Areas of new development should include effective boundary treatment which does not compromise the character of open adjacent areas of countryside
- Retain low red brick and local stone walls.

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## LANDSCAPE CHARACTER TYPE F: OPEN UPPER HARBOUR PLAIN

### General description

The Open Upper Harbour Plain landscape character type LCT F is similar to LCT H but is distinguished by a close relationship with the landform of the *Lowland Mosaic* in the land to the north. It forms an important open and predominantly rural area which separates Denvilles from New Brighton. The type is characterised by an open flat landform of arable fields and intermittent hedgerows. The type is found in the following Havant landscape character area:

- *LCA22 Southleigh agricultural plain*

The following key characteristics for the type are to be found in the above character area. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology comprises of river terrace deposits with some periglacial deposits overlying a strata of Tertiary sands and clays
- Loamy soils with a naturally high water content producing fertile agricultural plains
- Predominantly flat, with some low mounded areas
- High density of manmade 'field side' ditches.

### Biodiversity and vegetation pattern

- Open arable landscape with large mainly intensive arable fields and grassland in rotation along with horticultural land and nurseries
- Poor quality intermittent hedgerows
- Pockets of smaller hedged fields found adjacent to urban areas
- There is a significant amount of improved grassland and some semi-improved neutral grassland
- This landscape character type covers an area of 135 hectares. 78% of the area is intensive agriculture, 14% of the area is covered by development and gardens. The other 6% includes neutral grassland, parkland and woodland.

### Historic influences

- This type was common land until enclosure in the early 19<sup>th</sup> century, when a pattern of isolated farms was established.

### Built form and settlement pattern

- Typically an area of isolated 19<sup>th</sup> century farmsteads of the loose or regular courtyard plan
- Local vernacular building materials include flint, brick and tile
- Large greenhouses
- A range of predominantly straight 'A' and 'B' roads, some thickly hedged, while others poorly hedged allowing long open views across adjacent fields.

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### **Experiential qualities**

- The flat predominantly open landscape allows long open views to adjacent settlements. A solitary mature hedgerow tree can create an important landmark within this open landscape
- Due to the open flat character of the landscape, noise from busy route corridors can carry. Where areas of tranquility exist, the simple predominant components (large sky, land and trees) of the landscape can be appreciated
- The accessibility of this landscape character type varies. Where public rights of way exist, these can be long monotonous routes adjacent fields of intensive food production, with little varying character.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Any type of built form or major development including overhead transmission lines, telecommunication towers, wind turbines, route corridors waste depots and housing would be particularly visible within this open landscape
- Poor management of hedgerows would further deplete this area of landscape, ecological and historical features
- Changes in agricultural funding regimes may impact in the future upon this landscape as they are shifting from yield based incentives to land management based funding.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Improve boundary treatment with tree and shrub planting along adjacent areas of open urban development
- Improve the quality of hedgerows along field boundaries and maintain, manage and plant new hedgerow trees
- Encourage management of areas of grassland used for horse grazing to avoid over grazing. Encourage the use of hedgerows for field sub-divisions, and encourage management of existing hedgerows.
- Encourage farming practices that can maintain and enhance the ecological potential of the land through activities such as hedgerow management
- Manage the periphery of sports fields and other grassland areas for the benefit of biodiversity by creating new habitats and managing the existing resource
- Encourage the use of field margins for ecological benefits by providing habitat through hedgerows and land that is not cultivated for farming.

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*Built form and development*

- The setting of important groups of historic farm buildings should be retained
- Any alteration or conversion of historic farm buildings should not obscure their former function, and should be appropriate in terms of scale and materials
- Avoid the location of horse shelters/stabling and storage of horse equipment (horse boxes, jumps, etc) within prominent positions
- Alterations to other vernacular buildings should be appropriate in terms of scale and massing, materials, and architectural detail to avoid loss of historic character.

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## LANDSCAPE CHARACTER TYPE G: URBAN LOWER HARBOUR PLAIN

### General description

The Urban Lower Harbour Plain landscape character type LCT G together with the Open Lower Harbour Plain landscape character type LCT H, forms the mainland coastal strip to Havant Borough and much of Hayling Island. It is important part of the setting to both Langstone and Chichester Harbours. The type is characterised by its dense, varied and historic urban form. The type is found in the following Havant landscape character areas:

- *LCA24 Emsworth – historic core*
- *LCA25 Emsworth – western suburbs*
- *LCA27 Langstone*

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The local geology is made up of an underlying chalk formation with river terrace deposits producing loamy soils with a high water content
- Predominantly flat with some slightly elevated areas resulting from periglacial gravel and clay deposits (Head)
- Within the built environment, water channels are mainly enclosed, channelled and piped.

### Biodiversity and vegetation pattern

- As this is an urban landscape, habitats are located around the periphery of the character type and consist of amenity grassland, thin strips of broadleaved woodland
- This character type is located adjacent to the harbour basin and coastal habitat
- Limited vegetation with street trees along older broader historic routeways and mixed species hedgerows demarcating the boundary around older larger individual properties
- Limited number of trees adjacent to the harbour edge, often dramatically wind swept in form
- Areas of allotments producing a variety of colour, texture and contrasting form to the built environment
- Rear gardens produce swathes of non native vegetation
- This landscape character type covers an area of 182 hectares. 93% of the area is covered by built development and gardens and 4% is covered by coastal habitats. The other 3% includes small fragments of intensive agriculture, woodland, parkland, scrub and grassland.

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### **Historic influences**

- The landscape type provided advantageous sites for the siting of coastal ports serving the agricultural and commercial hinterland, with the establishment of industries manufacturing local produce
- Later other sea-based activities and support industries established
- Ports subsequently became the focus of residential expansion.

### **Built form and settlement pattern**

- Historic settlement cores of medieval form, but predominantly 18<sup>th</sup> and 19<sup>th</sup> century character
- Dense settlement form with growth often restricted by harbour edge, leading to the front of the settlement facing the harbour with newer development and industrial sites developing to the rear
- Later expansion of essentially suburban character, sometimes compromising the character of the historic core
- Due to lack of existing vegetation and adjacent high quality agricultural land, in many cases the boundaries of these settlements are poor with rear gardens often abutting open land
- The main communications routes within these settlements would have been along higher better drained land away from the harbour edge. Newer routes lead off in a perpendicular alignment.

### **Experiential qualities**

- The flat and high density of the built form limits views across this landscape to the harbour edge and beyond. However from the harbour side, there are often footpaths where the views are long and open to the surrounding harbour landscape
- Away from the main traffic arteries, areas of tranquility can be found, in particular adjacent to the harbour edge
- Settlements with a high density of road networks which provide good access throughout. A number of these links for pedestrians will be along traffic highways.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Poor management of street trees and non-replacement leading to depleted stock.
- Poor development on periphery of settlement leading to adverse impact on adjacent open areas and the LCT
- Increase in traffic along main arteries resulting in the need for road barriers, noise barriers and footpath segregation
- The requirement for sea defences eroding the harbour side and restricting open views out
- This landscape character type has a limited ecological resource; what currently exists needs to be protected from further loss and habitat creation should be a key future approach.

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## **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

### *Landscape management*

- Encourage the retention of hedgerows as a boundary feature around private dwellings
- Retain, manage and encourage new tree planting within rear gardens to conserve their collective vegetated character
- Encourage tree planting along roads and within areas of grassland to improve their character
- Enhance habitat connectivity through street trees and the creation of new habitat patches to make the movement of wildlife between habitats more simple.

### *Built form and development*

- Highway improvements should be sensitive to the retention of trees
- Avoid development within rear gardens which will have an impact on adjacent areas of open countryside
- Areas of new development should include effective boundary treatment which does not compromise the character of open adjacent areas of countryside
- Retain and encourage use of low red brick and local stone walls and avoid the use of close-boarded wooden fencing
- Positive measures should be taken to reduce pollution by lighting and restrict the urbanizing influence of the development on the adjacent open agricultural landscape and harbour.

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## LANDSCAPE CHARACTER TYPE H: OPEN LOWER HARBOUR PLAIN

### General description

The Open Lower Harbour Plain landscape character type LCT H, together with the Urban Lower Harbour Plain landscape character type LCT G, forms the mainland coastal strip to Havant Borough and much of Hayling Island. It is an important open and predominantly rural area setting to both Langstone and Chichester Harbours and separates Havant from Portsmouth. The type is characterised by its flat topography, occasionally modified by man, its tidal inlets, its mix of arable fields, marsh and small woodlands and the survival of small settlements in predominantly rural settings. The type is found in the following Havant landscape character areas:

*LCA13 Historic Bedhampton*  
*LCA22 Southleigh agricultural plain*  
*LCA26 Warblington and Wade Court*  
*LCA28 Brockhampton industrial area*  
*LCA29 North Hayling*  
*LCA31 Central Hayling plain*  
*LCA35 West Town, Hayling Island*  
*LCA41 South Moor and Broadmarsh coastal park*

The following key characteristics of the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- River terrace and periglacial deposits over a mix of Tertiary bedrock including chalk, sands and clays, producing freely draining soils and loamy soils with a naturally high water content
- A mix of high grade agricultural soils supporting intensive arable production with contrasting poor quality soils along the harbour edge producing areas of rough grassland
- Low lying and predominantly flat with some local variations producing smooth low mounds
- Man made earth works adjacent to the harbour edge are visibly prominent within this open flat landscape
- A high density of streams and water courses, many channelled into field side ditches
- Small tidal inlets with contrasting tidal conditions of open mud banks and a discrete water channel which are hidden by water at high tide.

### Biodiversity and vegetation pattern

- Medium size predominantly arable fields with sparse intermittent hedgerow vegetation
- Small woodland copses and hedged paddocks form features adjacent farmsteads

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- Occasional woodland shelter belt sited randomly within the open landscape plain
  - Woodland tends to be broadleaved woodland with no ancient, semi-natural woodland occurring within this character type
  - Some scrub but predominantly areas of coastal grazing marsh adjacent to the harbour side
  - There is a significant resource of coastal grazing marsh, adjacent to the coast and often linked to agricultural fields
  - Grassland tends to be improved for agriculture. Some semi-improved neutral grassland occurs adjacent to this agricultural grassland
  - Development tends to exist in small pockets with the gardens integrating into the habitat mosaic
  - The landscape character type covers an area of 1,138 hectares. 53% of the area is intensive agriculture, 21% of the area is covered by development and gardens, coastal habitats cover 14% of the area and 6% is semi-improved grassland. The other 6% includes woodland, scrub, neutral grassland and freshwater habitats.

### **Historic influences**

- Early occupation of this landscape type evidenced by finds dating back to the Neolithic period, with early utilisation of the coastal areas including salt production through many centuries
- Roman roads and the Wadeway provided access to and through this landscape type
- Greater continuity of agriculture than in some other landscape types within the Borough evidenced by the survival of medieval farm complexes
- The establishment of major estates on this fertile and valuable agricultural land
- The presence of springs, streams and coastal inlets led to the location of early water and tide mills
- Early sea-based industries developed including ship and boat-building, oyster farming/fishing, salt production and aggregate winning
- These traditional industries have largely given way to leisure-based industries including yacht building, maintenance and chandlery.

### **Built form and settlement pattern**

- Settlements on the mainland sited to take advantage of the spring-line
- Settlements generally comprise Irregular Row villages and hamlets, originally comprising single or groups of farms, providing a focus for limited additional building.
- This is one of the few landscape types within the Borough where rural villages and hamlets survive within their rural landscape context
- The majority of medieval churches within the Borough outside the urban areas are situated within this landscape type
- Farmsteads are generally of a Loose or Regular Courtyard plan, and incorporate barns, stables and occasionally granaries on staddle stones. They continue to be important elements within the built environment
- Traditional vernacular building materials within this landscape type were originally timber-framing and thatch, superseded by flint, brick and plain tile
- Flint and brick boundary walls are a particular feature within this landscape type

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- Farmsteads include outbuildings, stabling and silo towers
  - Towards the harbour edge holiday villages with a dense built character and often with a high density of non native trees and shrubs contrast with adjacent areas of the open landscape
  - Low density industrial development of large shed style buildings with large open areas of hard standing and wide roads
  - Yacht building yards with marinas remodelling the harbour edge
  - A range of roadway characteristics. Main traffic arteries with high volumes of traffic. Engineering works including bridges and embankments are prominent due to the flat landform and proximity to the water's edge. In contrast open unclassified straight roads with a strong rural character, low volume of traffic and the occasional remnant hedgerow tree forming a distinctive landmark.

### **Experiential qualities**

- The open character allows long views and big skies across the flat agricultural plain. Vertical elements can become prominent landmarks within this open landscape which can provide interesting features, restrict views or degrade the overall landscape character
- Open long views from harbour side to adjacent landscape types
- Due to the open character noise can carry from busy traffic arteries
- Parts of the open coastal plain are accessible by car and on foot, however many areas are inaccessible notably due to the extensive arable landscape.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Due to climatic change there may be a change in the pattern of crops in the arable areas, for example sunflowers, which could change the visual character of the landscape
- Due to the strong fertility of the soil it is likely that agricultural production will intensify with amalgamation of farms and the potential for new large scale farm buildings
- In less productive areas, small farms may be vulnerable for the purchase as hobby farms or for equine activity
- Renewable energy could result in the growing of biomass crops which would also change the open character of the landscape and require the need for biomass power stations
- The small village settlements could see some additional built development, which could result in the increase in artificial lighting, erosion of the existing rural character, settlement pattern and an increase in traffic on the rural roads
- The scarcity of unspoilt rural settlements within the borough, which are considered desirable residential locations, results in pressure for infill and backfill development
- The relative paucity of traditional vernacular buildings within the Borough means that there is likely to be increased pressure for the conversion of redundant or under-utilised farm buildings

- There is a likelihood of further pressure for the development of suburban-style estates of large 'executive' homes to cater for people with more urban tastes who wish to live close to their yachts
- Changes to flood and sea defence could impact upon coastal grazing marsh, as could sea level rises as this habitat is susceptible to changes in the water level
- Sea level rise and flooding could have a significant impact upon the agricultural resource.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated in the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Seek to protect the current habitat mosaic and where appropriate enhance the ecological diversity through appropriate habitat creation
- Consider the impact of new development on the ecological resource and its connectivity, inappropriate development may break up the existing habitat mosaic and make movement between one habitat and another more difficult
- Maintain and manage the undeveloped swathe of coastal grazing marsh adjacent the harbour edge. Maintain the organic form of the rills and streams within this
- Maintain as far as possible the natural stretches of shoreline and ensure soft engineering techniques are used as future flood defences. Avoid hard engineering solutions within this semi natural environment
- Consider how sea level rises and increased flooding may affect the inland ecological resource; flooding from the sea could damage the soils and associated habitats
- Improve boundary treatment with tree and shrub planting along adjacent areas of open urban development
- Improve the quality of hedgerows along field boundaries and maintain and manage and plant new hedgerow trees
- Encourage management of areas of grassland used for horse grazing to avoid over grazing. Encourage the use of hedgerows for field sub-divisions, rather than post and rail fencing or other unsightly fencing and encourage management of existing hedgerows.
- Enhance habitat connectivity through street trees and the creation of new habitat patches to make the movement of wildlife between habitats more simple
- Encourage the use of field margins for ecological benefits by providing habitat through hedgerows and land that is not cultivated for farming
- Maintain and enhance broadleaved woodland as it is a valuable ecological resource
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads

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Encourage better access on foot to the harbour edge.

*Built form and development*

- Further infill or backfill development within rural settlements should be resisted as this would fundamentally alter the authentic irregularity and density of settlement morphology
- Conversion of farm buildings should respect their former utilitarian function and avoid over 'manicuring'. The relationship between elements of former farm groups should be retained, and boundaries between converted units avoided
- Inappropriate interventions within former farmstead courtyards should be avoided, as should inappropriate lighting and hard and soft landscaping
- Extensions or alterations to traditional buildings should be sensitive to their authentic form, scale and architectural styling, and should use appropriate materials
- Avoid the development of suburban style estates of large homes in this area of otherwise relatively authentic settlement pattern
- Avoid further built development close to the harbour edge which 'privatises' the shoreline and restricts both visual and physical access
- Encourage the use of locally distinctive materials such as flint and brick for boundary features, and discourage the use of timber fencing
- Avoid development (dwellings, marinas, caravans sites etc) around the periphery harbour edge, where the landscape should be kept open and free from the built form to maintain open simple undeveloped character
- Proposed areas for car parking should not visually intrude into open areas of the landscape. Any proposed mitigation planting must relate to the surrounding vegetation pattern and consist of local native plant species
- Avoid the location of horse shelters/stabling and storage of horse equipment (horse boxes, jumps, etc) within prominent positions
- New infrastructure should have a simple rural character, avoid unnecessary signage and suburbanising trends i.e. lighting.

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## LANDSCAPE CHARACTER TYPE I: ENCLOSED LOWER HARBOUR PLAIN

### General description

The Enclosed Lower Harbour Plain landscape character type LCT I is found in pockets along the Solent coast, and only on Hayling Island in the Borough. It forms an important predominantly rural area enclosed by hedgerows and small woodlands. The type is characterised by small fields, woodlands and settlements with rough grassland and man made structures to the harbour edge. The type is found in the following Havant landscape character areas:

- *LCA30 Stoke and north west Hayling*
- *LCA31 Central Hayling plain*
- *LCA34 Sinah Common and The Kench*

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology comprises river terrace and periglacial deposits (Head) over a mix of Tertiary bedrock including chalk, sands and clays, producing freely draining soils and loamy soils with a naturally high water content
- A mix of medium grade agricultural land with poor quality soils along the harbour edge
- Low lying and predominantly flat landform with some local variations of smooth low mounds
- Man made earth works adjacent to harbour edge
- A high density of streams and water courses, many channelled into field side ditches
- Narrow tidal inlets with varying tidal conditions.

### Biodiversity and vegetation pattern

- This landscape character type is dominated by improved grassland with arable land, grassland and some broadleaved woodland
- The habitat mosaic is continuous in some locations and is bisected by urban areas in other locations
- Small size predominantly pasture fields with thick hedgerows and mature hedgerow trees. Some small pockets of arable land with little hedgerow vegetation
- Small woodland copses form part of the high density hedgerow network
- Remnant parkland with trees, avenues and woodland copses
- Woodland, scrub and areas of rough grassland adjacent harbour side
- Coastal habitats including coastal grazing marsh and intertidal shingle
- Remnant water cress beds with redundant ponds

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- There are internationally important maritime habitats on either side of the area
  - This Landscape Character Type covers an area of 303 Hectares. 41% of the area is intensive agriculture, 25% of the area is covered by development and gardens and 9% is semi-improved grassland. Deciduous woodland covers 10 % of the area and coastal habitats 8%. The other 7% includes scrub and unimproved neutral grassland.

#### **Historic influences**

- Settled by man in the prehistoric period, when apparently engaged in coastal activities such as salt production.
- A predominantly agricultural landscape, the historic landscape character suggests longevity in farming
- This type also had brickworks from the 18<sup>th</sup> century
- A predominantly agricultural landscape with small settlements focused on one or more farmsteads, this type also had brickworks from the 18<sup>th</sup> century.

#### **Built form and settlement pattern**

- Linear settlements along main traffic arteries with a variety of dwelling types
- Adjacent pockets of higher density newer development creating in places a contrasting urban character
- Traditional building materials including flint, brick and clay tiles and thatch
- The value of this type, because of the rural character of its settlements, has attracted further residential development both within and beyond historic settlements
- Discrete yacht building yards with marinas adjacent harbour side
- Thickly hedged widening roads linking areas of ribbon development and low density settlements.

#### **Experiential qualities**

- The high density of hedgerows and small woodlands has created a landscape with an enclosed rural character
- Away from the busy road arteries, the type is often very tranquil
- A high density of rural roads with low volumes of traffic provides attractive multi recreational routes for walkers and riders. Due to the scattered settlement character, this has historically provided a network of footpaths around and across the small fields linking settlements
- Not all the harbour edge is accessible, due to private ownership.

#### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- In less productive areas, small farms may be vulnerable for the purchase as hobby farms or for horses, leading to subdivision of fields with post and rail fencing and additional horse shelters

- Renewable energy could result in the growing of biomass crops which could also change the traditional rural character with small fields, short views to a dense enclosed landscape character
- Increased development would erode the existing rural character with an increase in traffic on the rural roads
- Changes to flood and sea defence could impact upon coastal grazing marsh, as could sea level rises because coastal grazing marshes are susceptible to changes in water levels and movement.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Encourage farming practices that can maintain and enhance the ecological resource
- Encourage the use of field margins for ecological benefits by providing habitat through hedgerows and land that is not cultivated for farming
- Maintain and manage the patchwork of small fields and avoid loss of hedgerows resulting in a more open landscape
- Maintain and enhance broadleaved woodland as it is a valuable ecological resource
- Encourage management of areas of grassland used for horse grazing to avoid over grazing. Encourage the use of hedgerows for field sub-divisions, rather than post and rail fencing or other unsightly fencing and encourage management of existing hedgerows.
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by pressures for local development
- Maintain and manage the undeveloped swathe of coastal grazing marsh adjacent the harbour edge. Maintain the organic form of the rills and streams within this
- Maintain as far as possible the natural stretches of shoreline and ensure soft engineering techniques are used as future flood defences. Avoid hard engineering solutions within this semi natural environment

Encourage better access on foot to the harbour edge.

#### *Built form and development*

- Avoid development (dwellings, marinas, caravans sites etc) around the periphery harbour edge, where the landscape should be kept open and free from the built form to maintain open simple undeveloped character
- Large scale development in the area would be inappropriate to the enclosed rural character
- Redevelopment of vernacular buildings should be sensitive to their size, scale and location and avoid loss of character
- New infrastructure should have a simple rural character, avoid unnecessary signage and suburbanizing trends i.e. lighting

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- Conversions of historic farm buildings should not compromise an understanding of their historic function, should be sensitive in terms of materials and should employ simple architectural detailing
  - Avoid the location of horse shelters/stabling and storage of horse equipment (horse boxes, jumps, etc) within prominent positions
  - Any alterations to vernacular buildings should be sensitive to their scale and massing; their traditional materials and architectural detail, to avoid loss of character
  - The setting of historic buildings, whether listed or not, should be protected when considering applications for new development.

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## LANDSCAPE CHARACTER TYPE J: HARBOUR BASIN

### General description

The Harbour Basin landscape character type LCT J forms two large areas of tidal inlets along the Solent coast which, together with LCT L Broad Inlets, surround Hayling Island. It forms a very important open wetland area with a very strong influence on the character of Havant Borough. The type is characterised by the mud flats, sand banks and sea channels of an inter-tidal zone with a high level of marine bio-diversity. The type is found in the following Havant landscape character areas:

- *LCA32 Langstone Harbour*
- *LCA33 Chichester Harbour*
- *LCA34 Sinah Common and The Kench*

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology is a mix of Tertiary sand, clays and chalk overlaid with beach and tidal flat deposits with some raised marine deposits
- The few soils are known as salt marsh soils and have a very low fertility
- A shallow marine basin enclosed by a low lying natural shore line with low embankments, wharfs and quays
- The central part of the harbour basin is made up of large open stretches of intertidal mudflats, salt marsh, low lying fragmented islands and some periphery areas of reclaimed land
- Large sand banks exposed at low tide can be located adjacent to the harbour mouth and the main drainage channel
- This is a constantly changing environment as a result of on-going geomorphological processes
- Intricate maze of tiny channels flowing into wider water channels known as rithes and further channels known as lakes, which then flow into the main channel and out to sea
- A wide tidal range producing two contrasting landscapes; at low tide with a large expanse of mudflats and some sand banks and at high tide with a large flat area of water.

### Biodiversity and vegetation pattern

- Within this landscape character type there are many coastal habitats including intertidal shingle, intertidal mud and sand including algal beds, scattered and continuous salt marsh and coastal grazing marsh
- At low tide an intricate pattern of raised salt marshes appear around the shoreline, spreading out into the harbour basin
- Areas of reclaimed land and the islands are covered by rough grassland, some low scrub and small wind swept trees

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- The estuary is a valuable location at the centre of the European flyway for many waterbirds and wildfowl which encourages internationally important bird populations to make use of its estuaries while on migration and during the winter months
  - The complex nature of Hampshire's coastal zone also makes this character type of particular importance to birds which utilise a range of coastal habitats at different times of the tidal cycle, day and year
  - This landscape character type covers an area of 1,698 hectares. The area is completely covered by coastal habitats apart from harbour development which covers much less than 1% of the area (0.2%).

### **Historic influences**

- Chichester Harbour was formed from a series of drowned river valleys created during the last Ice Age, and the coastline would have been strongly influenced by the topography of the drowning landscape
- Erosion of this coastline is well documented, and sea level change had, by the end of the Bronze Age, allowed the sea to flood right up the lower reaches of the river valleys and estuaries, turning former marsh and meadow into tidal salt-marsh
- From prehistoric times, the riches of the sea had been exploited within the relatively sheltered environment of the enclosed harbours. As the population of the adjacent towns expanded, fishing, cockling and oyster farming became increasingly important to feed the local people.
- Before the advent of improved land transport of turnpike roads and railways, coastal transport was crucial to the economy of the area; exporting the produce of the hinterland, and importing essentials such as coal
- The prosperity of the adjacent towns and landscape was entirely dependent on this coastal trade. Industries developed adjacent to the coast, processing the agricultural produce before export, creating increased prosperity.

### **Built form and settlement pattern**

- Boat moorings are concentrated within the main drainage channels which still have water within them at low tide
- The communication network is limited to channels which contain water at low tide. This has led to development of marinas, jetties and landing stages where stretches of the coast are accessible.

### **Experiential qualities**

- Open exposed character, with uninterrupted views and large skies. The weather can influence the mood and colour of the landscape for example at low tide large areas of the wet mudflats can catch the sun creating a reflective surface which sparkles in the sunlight
- Away from human activity high levels of tranquility can be appreciated, however noise can travel far within this flat open landscape
- At high tide the whole harbour basin is accessible by boat, however once the tide goes out accessibility is limited to the main channels, this creates long stretches of shoreline which have developed a remote character.

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## Key issues

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Climate change, with a result in increasing sea level could affect the tidal range leading to a deeper basin and more accessible areas for water sports and general recreation.
- A rise in sea levels would also require adjacent sea defences which would affect the natural harbour edge
- Partly enclosed harbours could provide a suitable location for wind farms
- Warmer summers will lead to an increase in coastal recreation with a greater requirement for marinas, jetties, landing stages and moorings within the accessible water channels
- The internationally important habitats that occur within this character type may alter their role as warmer climates affect the migration patterns of some birds
- Changes to sea defences could alter the habitat mix of the harbours through changes to wave patterns etc.
- Sea level rises and erosion could lead to the loss of existing salt marshes, and the sand and shingle spits and islands.

## Landscape and built form guidelines

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

### *Landscape management*

- Consider the impacts of climate change on the coastal habitats, particularly the loss of saltmarshes through sea level rise, which would impact on the food source provided to migratory birds
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads
- Retain natural form and character of islands and vegetation pattern
- Maintain as far as possible the natural stretches of shoreline and ensure soft engineering techniques are used as future flood defences. Avoid hard engineering solutions within this semi natural environment
- Consider the impacts of greater numbers of visitors and recreation activities within the harbour.

### *Built form and development*

- Consider the impact (in particular visual impact) of any development on adjacent areas of land
- Avoid the over use of vertical manmade structures within open stretches of water and where necessary cluster them.

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## LANDSCAPE CHARACTER TYPE K: HARBOUR MOUTH

### General description

The Harbour Mouth landscape character type LCT K forms two small areas at the narrow entrances to Langstone and Chichester harbours. It therefore separates Hayling Island from Portsmouth to the west and West Wittering in the east. The type is characterised by a narrow sea channel with sand banks along the edge of Hayling Island. The type is found in the following Havant landscape character areas:

- LCA38 Langstone Harbour mouth
- LCA40 Chichester Harbour mouth

The following key characteristics for the type are to be found in both the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The underlying geology is Tertiary sands and clays
- Narrow opening between the sea and a marine harbour basin
- Shelving shingle beaches with sand banks as a feature exposed at low tide
- A main tidal channel with strong currents.

### Biodiversity and vegetation pattern

- This character type consists of open sea, with a small area of intertidal shingle which continues in the adjacent area
- This landscape character type covers an area of 42.5 hectares. The area is completely covered by coastal habitats with a small fragment of heathland which covers much less than 1% of the area (0.2%).

### Historic influences

- The physical form of the harbour mouths have changed considerably over time through the shifting of the sand and gravel bars
- The narrowness of the harbour mouths make them unsuitable for large ships, which meant that they were never exploited by the navy, which has resulted in the survival of their peaceful and rural character.

### Built form and settlement pattern

None

### Experiential qualities

- Open exposed character with strong prevailing winds
- Long views out to the ever changing mood of the sea, while views into the harbour basin are also defined by changing tidal conditions

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- A main means of access from the harbour basin to the open sea, although due to the strong currents conditions can be perilous
  - 
  - Access across the harbour mouth by ferry.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Climate change, resulting in an increased sea level would require new sea defences which would affect the boundary character of the harbour mouths
- Pollution from watersports and ships in the open sea could impact upon this landscape character type.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Manage adjacent recreation facilities to maintain a pleasant and appropriate environment to the harbour mouth
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads.

#### *Built form and development*

- The form and scale of sea defences should as far as possible not over dominate the natural character of the harbour mouth
- Consider the impact (in particular visual impact) of any development on adjacent areas of land
- Avoid the over use of vertical manmade structures within open stretches of water and where necessary cluster them.

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## LANDSCAPE CHARACTER TYPE L: BROAD INLETS

### General description

The Broad Inlets landscape character type LCT L forms the northern section of Chichester harbour, extending into Chichester District. It forms a very important open wetland area with a very strong influence on the character of historic Emsworth and Langstone village. The type is characterised by the mud flats, sand banks and sea channels of an inter-tidal zone with a high level of marine biodiversity. The type is found in the following Havant landscape character areas:

- LCA31 Central Hayling plain
- LCA33 Chichester Harbour

The following key characteristics for the type are to be found in both the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The geology is made up of beach and tidal flat deposits overlying a bedrock of Tertiary sands and clay formations. Shingle is found at the top of the beach grading down into the mud flats
- Broad inlets with large branching inlet heads, with a low lying predominantly natural shoreline
- Broad, straight and narrow forking streams or rithes draining into a main central channel.

### Biodiversity and vegetation pattern

- This landscape character type consists of intertidal mud and shingle close to the shoreline which supports scattered salt marshes which open onto the sea
- Large fringing saltmarshes with an intricate maze of tiny channels
- Saltmarshes are a vital resource to the internationally important coastal habitats and the birdlife that they support
- This landscape character type covers an area of 1,698 hectares. The area is completely covered by coastal habitats apart from localised harbour development which covers less than 1% of the area (0.7%).

### Historic influences

- Chichester Harbour was formed from a series of drowned river valleys created during the last Ice Age, and the coastline would have been strongly influenced by the topography of the drowning landscape
- Erosion of this coastline is well documented, and sea level change had, by the end of the Bronze Age, allowed the sea to flood right up the lower reaches of the river valleys and estuaries, turning former marsh and meadow into tidal salt-marsh

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- Historic exploitation has included tidal mills, oyster farming, salt production, and more recently, leisure sailing
  - The construction of a continuous sea wall has allowed the reclamation of former salt marshes, and the formalisation of the coastline.

#### **Built form and settlement pattern**

- Occasional small local slip way, jetty and landing stage.

#### **Experiential qualities**

- An open character, with views across to adjacent low shorelines and beyond
- A tranquil area with some visual intrusion from adjoining areas
- At high tide the landscape changes with the intricate undulating character of the estuary floor erased by the tide leaving a flat open area of water from bank to bank
- At low tide the narrow gravelly beach shoreline can become accessible.
- The main channel can provide access through this LCT, with the adjacent shorelines being virtually inaccessible due to the mud flats exposed at low tide.

#### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Climate change, resulting in an increased sea level would require new sea and flood defences affecting the character of the shoreline
- Warmer summers will lead to an increase in coastal recreation with a greater requirement for marinas, jetties, landing stages and moorings within the accessible water channels
- Sea level rises and erosion could lead to the loss of existing salt marshes.

#### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

##### *Landscape management*

- Consider the impacts of climate change and the resultant loss of saltmarshes through sea level rise, this would impact on the food source provided to migratory birds
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads.

*Built form and development*

- The form and scale of sea defences should as far as possible not over dominate the natural character of the broad inlet
- Avoid the over use of vertical manmade structures within open stretches of water and where necessary cluster them
- Consider the impact (in particular visual impact) of any development on adjacent areas of land
- Consider the impact of additional moorings.

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## LANDSCAPE CHARACTER TYPE M: MINOR INLETS

### General description

The Minor Inlets landscape character type LCT M forms a number of small inlets extending into Hayling Island from Chichester Harbour. It forms an important open part of the character of the Hayling Island eastern coastline. The type is characterised by inter-tidal mud flats, marshes and beaches. The type is found in the following Havant landscape character areas:

- *LCA31 Central Hayling plain*
- *LCA36ii Eastoke*
- *LCA37 Black, Sandy and Eastoke Points*

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- The local geology comprises beach and tidal flat deposits overlying a bedrock of Tertiary sands and clay formations. Shingle is found at the top of the beach grading down into the mud flats
- Short and narrow inlets, with a low-lying boundary shoreline
- Area drains to a main central winding stream or rithe.

### Biodiversity and vegetation pattern

- Mainly mudflats however there are patches of saltmarsh
- The saltmarshes are scattered and become continuous as the inlet narrows further in land
- This Landscape Character Type covers an area of 27 Hectares. The area is completely covered by coastal habitats apart from localised harbour development which covers 3% of the area.

### Historic influences

- These minor inlets would have provided sheltered moorings from very early times
- They provided sheltered quays for the coastal transport of local products such as bricks from the adjacent brickworks
- They were also utilised for oyster farming, and are now used for the mooring of leisure craft.

### Built form and settlement pattern

- Due to the sheltered location, mooring, marinas and pontoons are common. These are traditionally made out of wood, which with age can become attractively weathered and bleached. With larger marinas a mix of materials including concrete, steel and wood prevails.

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### **Experiential qualities**

- An enclosed and protected character, with views up and down the inlet
- 
- A tranquil and secluded landscape
- At low tide the narrow shoreline can become accessible, with adjacent trees providing dripping wet vegetation from the banks creating a quiet underworld character.
- At high tide the landscape changes with the intricate undulating character of the estuary floor erased by the tide leaving a flat open area of water from bank to bank
- The upper reaches of the inlets are only accessible at high tide, with the low tides exposing inaccessible stretches of mud flats.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Climate change, resulting in an increased sea level would require new sea and flood defences, affecting the present semi natural form of the inlet
- Warmer summers will lead to an increase in coastal recreation with a greater requirement for marinas, jetties, landing stages and moorings within the accessible water channels
- Sea level rises and erosion could lead to the loss of existing internationally important salt marshes and the birdlife that they support.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Consider the impacts of climate change and the resultant loss of saltmarshes through sea level rise, including the impact on the food source provided to migratory birds
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads.

#### *Built form and development*

- The form and scale of sea defences should as far as possible not over dominate the natural character of the minor inlet
- Conserve as far possible the remaining natural undefended shoreline and where poor quality materials have been previously used seek to remedy the situation

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- Consider the impact (in particular the visual impact) of any development on adjacent areas of land
  - Maintain open natural character of minor inlets with restrictions on the growth of existing marinas and the development of new marinas
  - Consider the visual impact of additional moorings.

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## LANDSCAPE CHARACTER TYPE N: LOWLAND COASTAL SETTLEMENT

### General description

The Lowland Coastal Settlement landscape character type LCT N, together with the Lowland Open Coastal Plain landscape character type LCT O, forms the open coastal strip of Hayling Island. It covers the highest concentration of development on the island and has a strong seaside character, which is less in evidence in the north of Hayling Island. The type is characterised by its flat topography, fairly dense but well vegetated urban form and open front to LCT O and the sea. The type is found in the following Havant landscape character areas:

- LCA35 West Town, Hayling Island
- LCA36i South Hayling
- LCA36ii Eastoke

The following key characteristics of the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- River terrace deposits overlying a Tertiary bedrock of mixed sands which has produced loamy soils with a naturally high water content
- Low lying and predominantly flat, often set back from the shoreline behind a raised shingle storm beach with a mix of manmade sea defences of groynes, seawalls and retaining structures
- Watercourses are not evident on the surface. Where they once occurred, they have been set underground running out into the sea.

### Biodiversity and vegetation pattern

- Adjacent the coast, the exposed character produces trees which are wind swept. Back from the coast, where the landscape is less exposed, street trees can flourish creating prominent landmarks and a green character within the built environment
- Adjacent to the coast there are small mosaics of habitat, surrounded by urban development but associated with the coast. Often clustered around a marina, the habitats include coastal grazing marsh, scrub and grassland
- School playing fields, sports pitches and recreation grounds provide open areas of grassland
- There are marine habitats of intertidal mud and shingle
- Rear gardens can collectively provide swathes of vegetation with a high percentage of non native plant species
- The landscape character type covers an area of 460 hectares. 95% of the area is covered by development and gardens. 1.5% of the area is agricultural land, 1.4% consists of coastal habitats. The other 2% includes woodland, scrub, parkland and semi-improved grassland.

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### **Historic influences**

- Predominantly agricultural until the early 19<sup>th</sup> century, and likely to have been similar in character to LCT H
- Settlement pattern used to comprise a mix of small hamlets focussed on a farm (or group) and isolated farms
- Traditional industries apart from agriculture were largely sea-dependent eg salt production and oyster farming
- Change began in early 19<sup>th</sup> century with an attempt to develop this area as a fashionable resort, helped by the construction of the Hayling Billy railway
- Major development of the tourist industry and rapid residential development in first half of 20<sup>th</sup> century.

### **Built form and settlement pattern**

- The built character varies considerably across the different parts of this landscape type and is best described at LCA level
- Within this variety, there are areas of relatively uniform and homogeneous character
- High density, compact development adjacent to the coastline producing a linear settlement. Contrasting with a uniform sea frontage, the inland edges of these settlements are more irregular with indentations of open land including areas of farmland, recreation grounds, camp sites and caravan parks
- Main communication route is parallel to the coast, with roads leading in a perpendicular alignment into the settlement, often producing a grid of roads and neighbourhood pockets.

### **Experiential qualities**

- Open exposed character adjacent to the coast, with large skies and long views out to sea. Perpendicular roads to the coast provide open ended vistas, often truncated by a seawall or storm beach
- Pockets of tranquillity away from the main traffic arteries. Main roads adjacent the sea front can reduce the levels of tranquillity along the coast as well as creating a barrier for pedestrians trying to access the sea front
- Dwellings adjacent to the seafront can make the beach inaccessible.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Increased traffic along the seafront would further separate adjacent beach area of LCT O from lowland coastal settlement LCT N
- Infill development could erode fragmented edge character of settlement with open landscape to rear. Poor quality development with poor boundary treatment could lead to an adverse impact on adjacent open areas
- The requirement for sea and flood defences could potentially erode settlement edge and restrict views out.

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- Sea level rises could impact upon the marine habitats which currently exist on the periphery of the urban areas
  - Increase to the size and number of marinas could impact upon marine habitats
  - Further multi-storey development along the sea front will effectively 'enclose' the low-rise residential areas to their rear, cutting off visual and physical contact with the sea. High rise development would also be visually intrusive within these predominantly two storey settlements.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated in the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Encourage greater connectivity between habitat types by providing green infrastructure using elements such street trees and amenity grassland throughout the urban area
- Consider the potential impact of new development on the habitat resource, further development could reduce the habitat resource and leave species further isolated
- Manage visitor pressure on sensitive adjacent habitats. Damage to habitats can easily occur through trampling and littering
- Consider how sea level rises and increased flooding may affect the inland ecological resource as well as the immediate coastal habitats; many plants cannot tolerate considerable exposure to salt water
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads
- Manage broadleaved woodland through new planting and coppicing as appropriate to ensure that the resource remains a valid long term landscape element
- Enhance the connectivity between habitats through the planting of street trees and other pockets of habitat in order to make movement between the different habitats easier for wildlife.

#### *Built form and development*

- Consider the designation of further conservation areas, or a lesser designation such as 'Areas of special townscape character', in order to control inappropriate development within visually harmonious areas
- Ensure any new or extensions to existing harbours or coast side housing developments are sympathetic to the surrounding scale and form. Avoid development which would encroach and not be sympathetic to the landscape character of the adjacent coastal plain and beach
- Encourage landscape enhancements of existing car parks which would improve layout and link with the surrounding area

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- Resist the inappropriate extension and external treatment of historic buildings, particularly where they belong to a stylistically harmonious group.

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## LANDSCAPE CHARACTER TYPE O: LOWLAND OPEN COASTAL PLAIN

### General description

The Lowland Open Coastal Plain landscape character type LCT O, together with the Lowland Coastal Settlement landscape character type LCT N, forms the open coastal strip of Hayling Island. It forms a narrow area, widening at the harbour mouth to Langstone and Chichester Harbours. The type is characterised by its ridged landform, its dune habitats and shingle beaches, and more sparse seaside development on an exposed sea front. The type is found in the following Havant landscape character areas:

- LCA34 Sinah Common and The Kench
- LCA35 West Town, Hayling Island
- LCA36i South Hayling
- LCA37 Black, Sandy and Eastoke Points

The following key characteristics of the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- River terrace deposits overlying a Tertiary bedrock of mixed sands which has produced loamy soils with a naturally high water content
- The landform is a product of coastal erosion and deposition. Ripples of sand dunes are formed by coastal deposition and sea defences to combat coastal erosion create artificial bays and headlands
- Beaches are characterised by a high gravely shingle ridge, resulting from a combination of high tides and storms. Shingle and sandy gravel beaches slope down to the waters edge
- Lagoons full of water can also be found to the lea of where deposition has occurred; these formations are formed where drainage channels once leading down to the sea have been cut off. Other wet areas known as 'dune slack' can be the result of adjacent areas of the high water table.

### Biodiversity and vegetation pattern

- Sand dune habitats and dune scrub are key habitats in the character type, along with unimproved acidic grassland which is often associated with heathland but does not support *Calluna* (heather)
- Silvery marram grass soon colonize and help bind the sand dunes creating stability, and eventually leading to small areas of scrub including gorse and trees further inland
- Maritime habitats are predominantly shingle above the high water mark with some patches of intertidal shingle below the high water mark
- Broadleaved woodland exists as part of the dune system habitat mosaic, as do ponds and dense scrub. These habitats are not dominant but play an

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important role in creating the mosaic of habitats associated with the sand dunes

- Due to the exposure to years of prevailing on shore winds, trees can be seen to be stunted, gnarled, bent and twisted creating dramatic forms
- The landscape character type covers an area of 189 hectares. 60% of the area is covered by coastal habitats. 19% of the area is heathland, 10% of the area is covered by development and gardens, 3% is deciduous woodland and 3% consists of freshwater habitats. The other 5% includes scrub, neutral grassland and agricultural land.

### **Historic influences**

- Historically, this landscape type is the most 'fluid' within the borough, having changed significantly in form and area over the centuries
- This area of coastline is much more exposed to the elements than the sheltered inlets along the eastern coast of the island, and was therefore not suitable for early industry
- This landscape type was always very sparsely developed
- Considerable activity took place here during WW2 in the defence of the realm
- The common land that ran along the south side of South Hayling and Eastoke was known as Mengham Common until at least 1800, though later known as Eastoke Common.

### **Built form and settlement pattern**

- The landscape type continues to be very sparsely developed with service buildings such as public houses, golf club houses, and modern buildings associated with the funfair
- Substantial remains of the WW2 defences and ancillary buildings
- Adhoc patches of development as a result of recreation and tourism, producing in places visually prominent buildings within this open landscape
- Open roads with little boundary treatment, often with long views.

### **Experiential qualities**

- Open exposed character, with large skies and long views along the coast and out to sea. Due to the exposed character the mood is heavily influenced by the weather
- Repetitive 'strand lines' which have been produced by varying high tides leaving lines of seaweed, dead plants, animals and human rubbish
- Mainly an accessible landscape with open beaches, allowing long walks and access along the coast. Areas of dunes have become more private as they have been developed as private golf course. Erosion of marram grass has also affected accessibility to areas of sand dunes which have had to be fenced off.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

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- Degradation of the shoreline especially the 'strandline' can be badly affected by pollution such as oil and other harmful substances which can become concentrated among the debris
  - Increased visitor numbers affecting stability of dune areas, with erosion of marram grass
  - Changes in wave pattern which can occur through development further along the coast can significantly impact upon the formation of sand dunes as can dredging and maritime recreation
  - Changes in sea level and flood/ sea defences have the potential to impact upon the dune system and associated habitats
  - Poor boundary edge treatment of roads, eroding open coastal character
  - Enlargement of existing caravan and holiday parks intruding on open character
  - Erosion of open character with increased visitor numbers and recreation facilities.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated in the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Conserve the open, undeveloped character of the area
- Conserve and enhance the natural landscape features of the coast, including shingle beaches and banks, saline lagoons, dunes, coastal scrub and trees, ritches and ditches through appropriate and sympathetic management which will not impact on the open character of this type
- Seek to protect and enhance the current habitat mosaics by ensuring that development and recreational activities do not cause damage to the dune system
- Consider the impact of spillage/pollution at sea on the coastal mosaics and the bird life which they support
- Consider the impact of sea level rises and increased flooding due to climate change and be aware of where the habitat resource is most vulnerable to these pressures as sand dunes rely on wave action for both nutrition and formation
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads
- Enhance the connectivity between habitats through the planting of street trees and other pockets of habitat in order to make movement between the different habitats easier for wildlife
- Encourage better access on foot to the harbour edge.

*Built form and development*

- Maintain the historic character of the shoreline, including wooden groynes and piers
- Maintain clusters of simple beach huts, with views through to the seashore. Avoid infill which would provide a solid screen
- Ensure sympathetic design of any engineered sea defences
- Encourage landscape enhancements of existing car parks which would improve layout and reduce the visual impact on the open plain
- Co-ordinate vertical features including seating, signage, and information boards and avoid over use of litterbins and other vertical structures to maintain the open character
- Maintain open character of roads with soft engineering solutions.

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## LANDSCAPE CHARACTER TYPE P: OPEN COAST

### General description

The Open Coast landscape character type LCT P covers a kilometre wide stretch of open water off the coast of Hayling Island, forming the landward edge to the Solent which has a direct influence on the character of Havant Borough. The type is characterised by permanent water cover and expansive views both out to sea and along the coast. The type is found in the following Havant landscape character areas:

- LCA38 Langstone Harbour mouth
- LCA39 South coast Hayling Island
- LCA40 Chichester Harbour mouth

The following key characteristics for the type are to be found in all the above character areas. They are not repeated in the landscape character area descriptions which focus in more detail on local variations in these characteristics and the complex mix of characteristics which go together to create local character, distinctiveness and a sense of place.

### Physical characteristics

- Underlying geology of Tertiary formation of sands, gravel and fossils
- A shelving landform from high tide mark seawards
- Changes in tidal conditions at harbour mouths can result in deposition creating sand bars and spits which are visible at low tide.
- Open expanse of water subject to tidal and littoral drift (long shore drift).

### Biodiversity

- The key characteristic here is intertidal shingle which meets the shoreline in the adjacent landscape character type
- The open water extends outwards from the intertidal shingle and this will provide a habitat for a variety of sealife
- This Landscape character type covers an area of 943 hectares. The area is completely covered by coastal habitats and open sea.

### Historic influences

- The coastline is known to have changed considerably over the centuries, with particular loss of land in the 14<sup>th</sup> century
- A theory survives that an area of early settlement, including a church, was lost at this time, though there is no conclusive evidence
- The sand and gravel of the bars and spits have long been exploited for aggregates for building and road making.

### Built form

- Simple wooden groynes form a regular pattern of breakwaters
- Part of sea lane to Portsmouth and Southampton.

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### **Experiential qualities**

- Open expanse of water
- Tranquillity disturbed by sea traffic and visual intrusion from neighbouring landscapes
- Weather conditions define the colour, mood and texture of the sea. On a warm summers day the sea can be flat, clear blue, gently lapping at the shoreline. While during a storm, the sea can become a rolling palette of greys with white spray
- An accessible area for all except in poor weather conditons.

### **Key issues**

The following key issues within the type are to be found in all the above character areas. They are not repeated again in the landscape character areas which will identify locally important issues.

- Major and minor oil spills are a threat to the quality of the water
- Potential need for sea defences
- Potential loss of coastal features
- Increase in coastal sea traffic.

### **Landscape and built form guidelines**

The following guidelines within the type are to be found in all the above character areas. They are not repeated under the landscape character area which will set out guidelines that are specific locally to the landscape character area. Both sets of guidelines will apply.

#### *Landscape management*

- Maintain and enhance the natural line of the coastline and where possible conserve distinctive features including the shingle beaches, sand banks and spits
- Ensure that the coastal habitats are maintained and enhanced and remain unaffected by any local development either directly through the loss of the habitats or indirectly through, for example, pollution or run off from roads.

#### *Built form and development*

- Maintain the simple wooden groyne structures which become attractively weathered. Avoid where possible the use of stone groynes
- Consider the impact (in particular visual impact) of any development on adjacent areas of land.