

Appendix 2: SLAA Countryside Gap Appraisal

KEY:

Map ID: 1. Parish				
SLAA Reference(s)				
Does site play an important role in maintaining settlement separation?	Yes	In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?	Poor Factor	Average Factor	Good Factor	Following a Landscape Appraisal of areas between settlements the 2001-2011 Gap boundaries were revised according to PUSH criteria (Phase 3). These areas were found to exhibit features that support the function of a settlement gap.
Are settlements 'at risk' of coalescence in this location?	Poor Factor	Average Factor	Good Factor	The quality of the 'gap' between settlements may already be 'weak' in this location either by existing development within the gap or by the close proximity of settlements. Further urban development could result in effective merging of settlements.
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?	Good Factor	Average Factor	Poor Factor	Physical features in the landscape can provide strong natural boundaries/edges to settlements which can contribute to settlement identity and help to defend against settlement coalescence.
Connections: Are there roads or footpaths linking the settlements through this area?	Poor Factor	Average Factor	Good Factor	Settlements which have multiple direct linkages with adjoining settlements can be at a greater risk of coalescence through ribbon development. Transitions can be eroded overtime through incremental development.
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?	Poor Factor	Average Factor	Good Factor	Land that is predominantly open or has a distinct or coherent land management pattern can provide a useful transition from one 'urban area' to another and contribute to a sense of separation of settlements.
Inter-visibility: Are views of settlements (from within the area) obscured?	Good Factor	Average Factor	Poor Factor	Being unable to see the respective settlements either due to topography or vegetation can contribute to a sense of separation between settlements.

<p>Potential for development to avoid impacting settlement coalescence?</p>	<p>Very Poor/Poor</p> <p>High number of 'Poor Factor' scores which will mean urban development in this location not recommended. Impact on settlement coalescence would be significant and difficult to offset.</p>	<p>Average</p> <p>High number of 'Average Factor' scores or a mix of 'Poor Factor' and 'Good Factor' scores which mean that some development in this location may be possible. Negative impact on settlement coalescence may be offset by mitigation¹.</p>	<p>Good/Very Good</p> <p>High number of 'Good Factor' scores which will mean that development will not contribute to coalescence of settlements in this location.</p>
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¹ In considering whether negative impacts on settlement coalescence may be offset by mitigation, it is appropriate to consider whether development could consolidate the existing settlement pattern and/or create a new defensible urban edge.

1. West of Allbrook Way				
1-5-C and 1-7-C				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie between settlements?				
Are settlements 'at risk' of coalescence in this location?				Settlements are largely separated by undeveloped woodland and major roads.
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Allbrook Way
Connections: Is there a road or footpath linking the settlements through this area?				The northern end is connected by the Pitmore Lane footpath/cycleway, the southern end by Allbrook Hill
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Existing 'Gap' contributes to a sense of transition between settlements. Negative impacts on the gap may be able to be offset through mitigation.
Inter-visibility: Are views of settlements (from within the area) obscured?				Limited by combination of topography and vegetation but some views east from parts of the footpath on high ground near to Allbrook Way
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				
Development of the high ground close to the Allbrook Link Road in combination with development on the eastern side of the road is likely to have a detrimental impact on the gap between the Boyatt Wood area and Allbrook. Allbrook way could become the new 'defensible boundary'. Development should be limited to one side of Allbrook Way only.				

2. East of Allbrook Way

1-4-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie between settlements?				
Are settlements 'at risk' of coalescence in this location?				Settlements are largely separated by undeveloped woodland and major roads.
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Allbrook Way
Connections: Is there a road or footpath linking the settlements through this area?				Allbrook Hill
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Existing 'Gap' contributes to a sense of transition between settlements. Negative impacts on the gap may be able to be offset through mitigation.
Inter-visibility: Are views of settlements (from within the area) obscured?				Limited by combination of topography and vegetation.
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good

Further Comments

Development on the eastern side of the road in combination with development of the high ground west of the Allbrook Link Road is likely to have a detrimental impact on the gap between the Boyatt Wood area. Allbrook way could become the new 'defensible boundary'. Development should be limited to one side of Allbrook Way only.

3. Church Road, Bishopstoke

2-6-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				Settlements are largely separated by undeveloped woodland and major roads.
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Tributary of the River Itchen and Breach Sling Copse
Connections: Is there a road or footpath linking the settlements through this area?				Minor roads and footpaths
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Development could consolidate the existing settlement pattern and/or create a new defensible urban edge.
Inter-visibility: Are views of settlements (from within the area) obscured?				Limited by combination of topography and vegetation.
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

4. East of Knowle Lane, Fair Oak

7-11-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				Upham and Fair Oak are separated by topography, distance>1Km and blocks of woodland
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Connected via Mortimers Lane and indirect footpath links
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				The area is too small to influence this
Inter-visibility: Are views of settlements (from within the area) obscured?				No intervisibility
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

5. North of Knowle Lane, Fair Oak

7-19-C and 7-22-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?				In a narrow gap between the southern end of Fair Oak and Horton Heath	
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?					
Connections: Is there a road or footpath linking the settlements through this area?				Botley Road and footpaths	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?					
Inter-visibility: Are views of settlements (from within the area) obscured?				Intervisibility from southern end of Knowle Lane, and Botley Road	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					

6. Cockpit Farm, Horton Heath

7-20-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				At present the site is located indirectly between Fair oak and Horton Heath
Are settlements 'at risk' of coalescence in this location?				Development in this location could contribute to an erosion of settlement identity if further development takes place to the west of the site
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Knowle Lane and footpaths
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Particularly if further development takes place
Inter-visibility: Are views of settlements (from within the area) obscured?				Some intervening vegetation between existing development
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				
If further development associated with Fair Oak occurs to the west of this site this area would make a significant contribution towards separating Fair oak and Horton Heath and it is suggested that the gap should be extended into this area.				

7. West of Durley Road, Horton Heath

7-21-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Indirectly via Knowle Lane and footpaths
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				The site makes some contribution to this in combination with 05 and 06
Inter-visibility: Are views of settlements (from within the area) obscured?				Mainly obscured by topography and vegetation
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

8. East of Allington Lane, Fair Oak

7-27-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				Not directly between existing settlements but may be between new development associated with Horton Heath and Fair Oak
Are settlements 'at risk' of coalescence in this location?				Yes if new development extends up too far from the south
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Allington Lane
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				May contribute to this if other land to the south is developed
Inter-visibility: Are views of settlements (from within the area) obscured?				Likely to be partial views depending on the form of new development
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				
Could contribute to the cumulative erosion of settlement identity if land immediately to the south and west is developed but this is a very small site.				

9. Fir Tree Farm, Horton Heath				
7-44-C				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				Further development north west of Horton heath may prompt a further gap amendment here
Does the land lie directly between settlements?				Part of the area lies between new development at Horton Heath and Bishopstoke
Are settlements 'at risk' of coalescence in this location?				The area closest to Allington Lane is the most sensitive in terms of negative impact on the gap between Horton Heath, Fair Oak and Bishopstoke
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Allington Lane
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Development of the north western side of this area in particular would impact on this
Inter-visibility: Are views of settlements (from within the area) obscured?				Not at present but in future this will depend on the extend of new development
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				
Development of the whole of this area would undermine the separation of Horton heath and Bishopstoke; it would be beneficial to the continued separation of the 3 settlements of Fair Oak, Horton heath and Bishopstoke to extend the gap into the northern part of this site.				

10. Lechlade, Fair Oak				
7-51-C				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				Fair oak and Horton heath are very close in this area
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Botley Road
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Likely to make a small difference
Inter-visibility: Are views of settlements (from within the area) obscured?				Partly obscured by vegetation
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

11. South of Moorgreen Road, West End				
11-10-C, 11-11-C and 11-12-C				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				The bulk of West End is severed from Hedge End by the M27 except for the development extending east along Moorgreen Road
Connections: Is there a road or footpath linking the settlements through this area?				Moorgreen Road
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				Intervisibility between Moorgreen Road area and Hedge End
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

12. North of Barbe Baker Avenue, West End

11-17-C, and 11-18-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				Not existing settlements, new development to the north of the M27 might change this situation
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27
Connections: Is there a road or footpath linking the settlements through this area?				
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				Some intervisibility with Eastleigh from elevated viewpoints
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

13. West of Woodhouse Lane, Hedge End

9-3-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				Hedge End, Botley and Boorley Green
Are settlements 'at risk' of coalescence in this location?				The extent of coalescence depends on the location and extent of new development on the site and the cumulative effect of any development north of the railway track
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				The railway only separates this site from potential development north of Hedge End
Connections: Is there a road or footpath linking the settlements through this area?				Botley Road and Woodhouse Lane
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				The effect will depend on the extent of any remaining undeveloped gap
Inter-visibility: Are views of settlements (from within the area) obscured?				Partly, by vegetation and topography
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good

Further Comments

The south western part of the site is less sensitive to development with regard to protection of the identity of the surrounding settlements. The eastern corner of the site is close to the centre of the gap between the settlements and development of this part of the site would have a detrimental effect on settlement identity. Development north of the railway could further exacerbate the erosion of settlement identity in this location.

14. Rickwood Farm, Hedge End				
9-24-C				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27
Connections: Is there a road or footpath linking the settlements through this area?				Charles Watts Way
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Likely to contribute to cumulative effect of development on open land in part of the gap which is already partly developed, blurring the existing perceived urban edge
Inter-visibility: Are views of settlements (from within the area) obscured?				
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

15. North of Pewit Hill Close, Hedge End

9-26-C and 9-27-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				Development on both sides of the M27 does have an adverse effect on the gap
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27
Connections: Is there a road or footpath linking the settlements through this area?				Dodwell lane
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Development will contribute to this effect
Inter-visibility: Are views of settlements (from within the area) obscured?				
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

16. North of Grange Rd, Hedge End

3-27-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?				Exposed land between Botley and Hedge End	
Does the land lie directly between settlements?					
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?					
Connections: Is there a road or footpath linking the settlements through this area?					
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				(though not if this refers only to existing industrial development)	
Inter-visibility: Are views of settlements (from within the area) obscured?				Only in part by existing vegetation	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					

17. North of Bubb Lane, Horton Heath

3-4-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?					
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway	
Connections: Is there a road or footpath linking the settlements through this area?				Burnetts Lane and Botley Road	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?					
Inter-visibility: Are views of settlements (from within the area) obscured?				Mainly by vegetation	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					

18. North of Hedge End railway station, Hedge End				
3-4-C				
3-34-C				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway
Connections: Is there a road or footpath linking the settlements through this area?				Burnetts Lane , Botley Road
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				Hedge end is visible
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

19. South of Maddoxford lane, Boorley Green				
3-7-C and land to the east				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				Only part of it
Are settlements 'at risk' of coalescence in this location?				May have a small negative effect
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway (indirectly)
Connections: Is there a road or footpath linking the settlements through this area?				Footpath
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				May have a small negative effect
Inter-visibility: Are views of settlements (from within the area) obscured?				Topography and vegetation intervene
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				
Initial SLAA site 3-7-C extended to include land to the east outside the gap				

20. North east of Winchester Street, Botley

3-8-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				The physical separation of Boorley Green and Botley would be reduced if the north western end of the site is developed
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway
Connections: Is there a road or footpath linking the settlements through this area?				Crows nest Lane/Botley Road and footpath
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Depending on the extent of development
Inter-visibility: Are views of settlements (from within the area) obscured?				By topography and vegetation
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

21. East of Kings Copse Avenue, Hedge End				
3-12-C				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				Recent new development off Pylands Lane is now situated between Hedge End and Bursledon
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27, A27
Connections: Is there a road or footpath linking the settlements through this area?				Footpath, indirect road connection
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				Topography and woodland intervene
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

22. East of Precosa Road, Hedge End

3-14-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?				A significant part of the site lies between the main settlements	
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?					
Connections: Is there a road or footpath linking the settlements through this area?				Footpath connections	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				As experienced from footpaths	
Inter-visibility: Are views of settlements (from within the area) obscured?				Only in part by vegetation	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good	
Further comments					

23. North of Broad Oak, Botley					
3-18-C;					
3-22-C; and					
3-32-C					
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?					
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?					
Connections: Is there a road or footpath linking the settlements through this area?				A334	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?					
Inter-visibility: Are views of settlements (from within the area) obscured?				From some parts of the site	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					

24. Garage at Broad Oak, Botley				
3-19-C;				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				In part of gap proposed for removal
Does the land lie directly between settlements?				Existing development at Broad Oak intervenes
Are settlements 'at risk' of coalescence in this location?				Not in this particular location
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				A334
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				Not from this location
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				
The 3-19-C site is already developed and has an urban character in contrast to that of 3-18-C,3-22-C, 3-32-C and does not make a contribution to the gap function in this area				

25. East of Denham's Corner, Horton Heath

3-28-C;

3-30-C: and

3-31-C:

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?				Between the edge of Horton Heath and new development at Boorley Green	
Are settlements 'at risk' of coalescence in this location?				Risk is partly dependent on the extent of adjoining development	
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?					
Connections: Is there a road or footpath linking the settlements through this area?				Botley Road	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Particularly in combination with development to the southwest and NE Hedge End	
Inter-visibility: Are views of settlements (from within the area) obscured?				Mainly by vegetation	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					

26. Braxells Farm, Hedge End				
3-35-C;				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				Site is surrounded by SLAA site ref. 3-37-C which has planning permission for residential development
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway in the context of Hedge End
Connections: Is there a road or footpath linking the settlements through this area?				Botley Road
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				Partial views
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

27. North of Blundell Lane, Bursledon

4-5-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				Only in part
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27
Connections: Is there a road or footpath linking the settlements through this area?				Indirect road and footpath links
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

28. North of Bridge Rd, Bursledon

4-6-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				But >1Km distant
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27
Connections: Is there a road or footpath linking the settlements through this area?				Not directly
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

29. Providence Hill and Oakhill, Bursledon

4-11-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment		
Does the land lie within an existing (revised) 'Settlement Gap'?						
Does the land lie directly between settlements?						
Are settlements 'at risk' of coalescence in this location?						
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment		
Severance: Is there a major road, river or railway severing the settlements in this location?				M27		
Connections: Is there a road or footpath linking the settlements through this area?				Dodwell Lane		
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?						
Inter-visibility: Are views of settlements (from within the area) obscured?						
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good		
Further comments						

30. North of Providence Hill, Bursledon

4-14-C;

4-26-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27
Connections: Is there a road or footpath linking the settlements through this area?				A3024 via A27
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

31. South of Peewit Hill, Hedge End

4-21-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?					
Are settlements 'at risk' of coalescence in this location?				Site is close to connecting route between settlements	
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?				M27	
Connections: Is there a road or footpath linking the settlements through this area?				A3024	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?					
Inter-visibility: Are views of settlements (from within the area) obscured?				Obscured by topography and vegetation	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					

32. Heath House Farm, Hedge End

4-27-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment		
Does the land lie within an existing (revised) 'Settlement Gap'?						
Does the land lie directly between settlements?						
Are settlements 'at risk' of coalescence in this location?				New development off Pylands Lane intervenes		
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment		
Severance: Is there a major road, river or railway severing the settlements in this location?				M27		
Connections: Is there a road or footpath linking the settlements through this area?				Not directly		
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?						
Inter-visibility: Are views of settlements (from within the area) obscured?						
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good		
Further comments						

33. South east of Windmill Lane, Bursledon

4-28-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				Site is closer to Hedge End than the adjoining areas
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				M27
Connections: Is there a road or footpath linking the settlements through this area?				A3024 via A27
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				Potential visibility of some new development on higher ground
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

34. West and east of Shop Lane, Bursledon				
10-8-C;				
10-9-C:				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Hamble Lane , but this does not have a significant effect on visual separation
Connections: Is there a road or footpath linking the settlements through this area?				Portsmouth Road and indirectly via Bursledon Road
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				As seen from Bursledon Road and Portsmouth Road
Inter-visibility: Are views of settlements (from within the area) obscured?				Tall buildings on the edge of Southampton and the hypermarket in Bursledon may be seen from parts of the area
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further comments				

35a. South of Pound Road, Bursledon				
10-14-C;				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				In the gap between Hound and Southampton
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Portsmouth Road and footpaths
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				By vegetation
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				

36b. South of Pound Rd, Bursledon				
10-15-C;				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				In the gap between Hound and Southampton
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Portsmouth Road and footpaths
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				By vegetation
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				

36c. South of Pound Rd, Bursledon

10-16-C

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				Not in the case of 10-16-C
Are settlements 'at risk' of coalescence in this location?				
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				
Connections: Is there a road or footpath linking the settlements through this area?				Portsmouth Road and footpaths
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				By vegetation
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good

Further Comments

The 10-16-C site (outside the existing designated gap) immediately north of Berry Farm does not really contribute to the gap function.

Map ID: 37. West and east of Hamble Lane, Bursledon

10-19-C;

10-21-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?					
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway, severing the southern parts of Hamble and Hound from the built up parts of Bursledon and Hound to the north	
Connections: Is there a road or footpath linking the settlements through this area?				Hamble Lane	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?					
Inter-visibility: Are views of settlements (from within the area) obscured?				Obscured by vegetation	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further Comments					
The gap between settlements in this location has a very open character in the coastal plain and development in this area would be particularly intrusive					

37. East of Shop Lane, Bursledon

10-24-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?					
Does the land lie directly between settlements?					
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?				Hamble lane but this does not have a significant effect on the visual separation of settlements	
Connections: Is there a road or footpath linking the settlements through this area?				Portsmouth Road and indirectly via Bursledon Road and footpaths	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				As seen from Bursledon Road and Portsmouth Road	
Inter-visibility: Are views of settlements (from within the area) obscured?				Tall buildings on the edge of Southampton and the hypermarket in Bursledon may be seen from parts of the area	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					

38. North of Satchell Lane, Bursledon

10-25-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?				Gap in the confluence between Bursledon, Hamble, Netley	
Does the land lie directly between settlements?					
Are settlements 'at risk' of coalescence in this location?					
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?				Hamble Lane has a relatively minor visual effect between settlements E-W	
Connections: Is there a road or footpath linking the settlements through this area?				Hamble Lane and Satchell lane	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?					
Inter-visibility: Are views of settlements (from within the area) obscured?				In part by vegetation and buildings	
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further comments					
Consolidation of development in this location would increase urbanisation in the middle of gap between 3 settlements					

39. North and south of Kings Avenue, Hamble

8-11-C;

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment		
Does the land lie within an existing (revised) 'Settlement Gap'?						
Does the land lie directly between settlements?						
Are settlements 'at risk' of coalescence in this location?						
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment		
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway track to the north		
Connections: Is there a road or footpath linking the settlements through this area?				Hamble Lane		
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?						
Inter-visibility: Are views of settlements (from within the area) obscured?						
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good		
Further comments						

40a. Satchell Lane, Hamble				
8-5-C: Land west of Satchell Lane; and				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				
Does the land lie directly between settlements?				
Are settlements 'at risk' of coalescence in this location?				Physical separation is reinforced by the woodland
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway track
Connections: Is there a road or footpath linking the settlements through this area?				Indirectly via Satchell Lane
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				
Inter-visibility: Are views of settlements (from within the area) obscured?				
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				
8-5-C does not make a contribution to the perception of a gap between Hamble and Bursledon.				

40b. Satchell Lane, Hamble

8-13-C: Land at Hamble Petroleum Storage depot

Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment	
Does the land lie within an existing (revised) 'Settlement Gap'?				8-13-C is within an area which has been suggested could be removed from the gap	
Does the land lie directly between settlements?				8-13-C lies between the northern part of Hamble and the southern edge of Bursledon	
Are settlements 'at risk' of coalescence in this location?				Physical separation is reinforced by the presence of woodland	
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment	
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway track	
Connections: Is there a road or footpath linking the settlements through this area?				Indirectly via Satchell Lane	
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?					
Inter-visibility: Are views of settlements (from within the area) obscured?					
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor			Average	Good/Very Good
Further Comments					
8-13-C does not make a significant contribution to the perception of a gap between Hamble and Bursledon in isolation.					

40c. Satchell Lane, Hamble				
8-3-C: Mercury Yacht marina				
Does site play an important role in maintaining settlement separation?	Yes	? /or In part	No	Comment
Does the land lie within an existing (revised) 'Settlement Gap'?				8-3-C is within an area which has been suggested could be removed from the gap
Does the land lie directly between settlements?				part of 8-3-C lies between the northern part of Hamble and the southern edge of Bursledon
Are settlements 'at risk' of coalescence in this location?				Physical separation is reinforced by the presence of salt marsh and woodland
Are there features which help to sever or connect settlements in this location that may contribute to perception of separate settlement identity?	Yes	? /or In part	No	Comment
Severance: Is there a major road, river or railway severing the settlements in this location?				Railway track
Connections: Is there a road or footpath linking the settlements through this area?				Indirectly via Satchell Lane
Would development of this area result in a loss of 'a sense of transition' of leaving one settlement before entering another in this area?				Some loss might be perceived from the river if development extends to the northern limit of the site
Inter-visibility: Are views of settlements (from within the area) obscured?				Some intervisibility is experienced from the northern extent of 8-3-C and public footpath in Bursledon
Potential for development to avoid impacting settlement coalescence?	Very Poor/Poor		Average	Good/Very Good
Further Comments				