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INTRODUCTION TO THE STRATEGIC LANDSCAPE MASTERPLAN

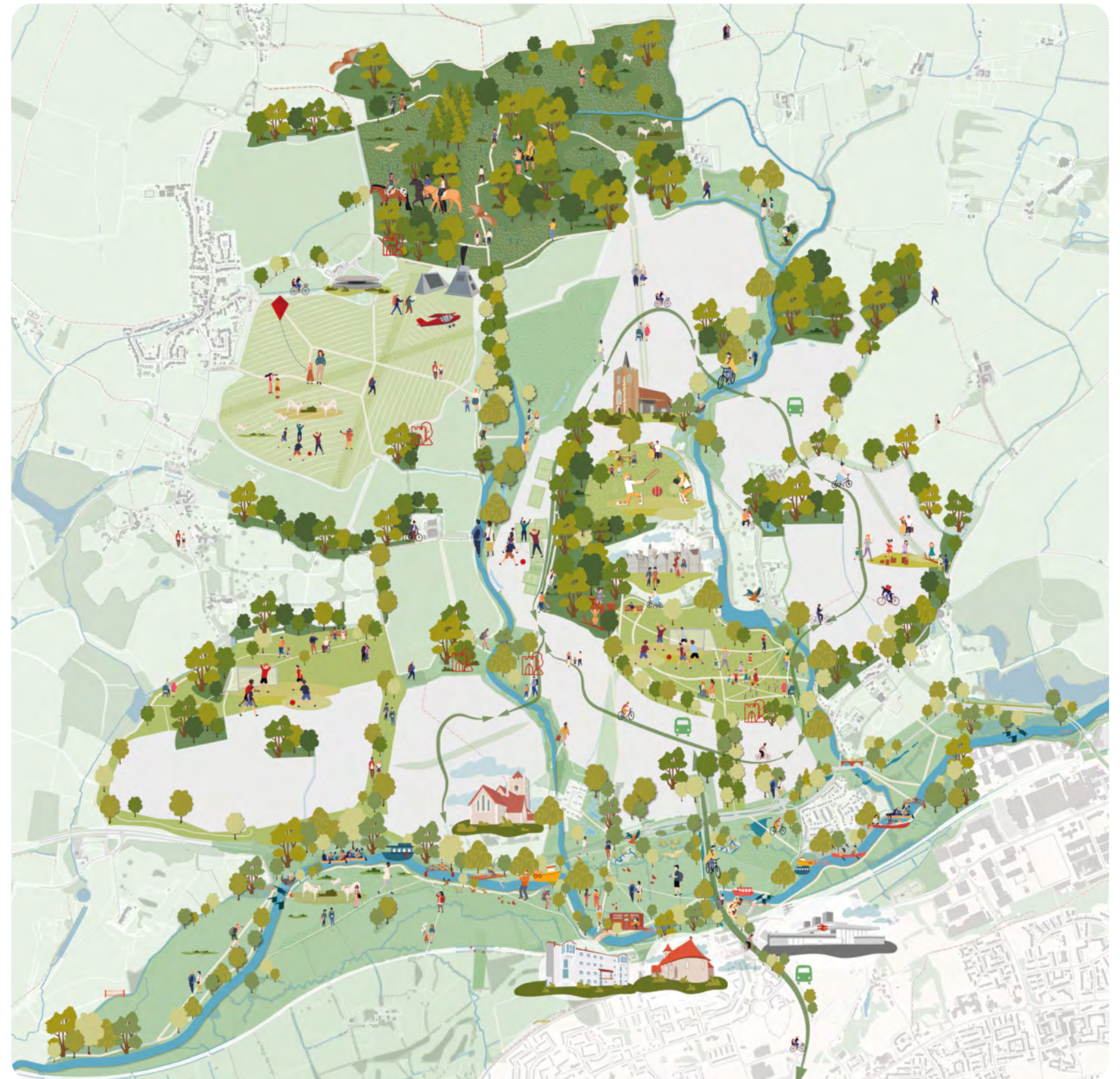
The Gilston Area Concept Framework and Gilston Area Charter establish the requirement for a Strategic Landscape Masterplan (SLMP) for the Gilston Area. The SLMP expands upon the principles established in the OPA Parameter Plans, the Gilston Area Concept Framework, the Strategic Design Guide & HGGT Vision & Design Guide. It will present a single, holistic plan, covering the Gilston Area allocation.

The Gilston SLMP will be the first masterplan to come forward, setting the basis for Village Masterplans and RMAs. It will establish the key components & Character Areas of the comprehensive Green Infrastructure network, Community Trust Land, & Country Parks across & surrounding the Gilston site, ensuring the villages, green space & wider landscape function successfully together.

The objectives of the SLMP are to:

- Create a beautiful and resilient landscape
- Create a framework for ongoing stewardship and curation of the landscape
- Develop and articulate the Natural and Historic Landscape Strategy into a clear and shared vision.
- Identify the character, purpose and use of each of the key landscape areas.
- Provide a framework for the successful delivery of the masterplan that encompasses landscape management, amenity, access, leisure & recreation, SuDS drainage & flood risk, ecology & biodiversity, heritage assets, & landscape integration.

The SLMP will create a strategy for a flexible and timeless approach.



Strategic Landscape Masterplan Vision Plan

STRATEGIC LANDSCAPE MASTERPLAN ENGAGEMENT WORKSHOPS

KEY SLMP ENGAGEMENT SESSIONS

- **Working Group Site Tour** - 26th June 2021

- **Working Group - Workshop 1** - Introduction to study & consultation process, Wants and Worries, Early Wins, Site Stewardship

- **Public launch of process via webinar presentation**

- **Working Group - Workshop 2** - Strategies

- **Public webinar Stage 2**

- **Working Group Session 3** - Character Areas

- **Public webinar Stage 3**

- **Working Group Session 4** - Presentation of Study & Design Code examples

- **Public webinar Stage 4**

SLMP WORKING GROUP - WORKSHOP 1, 13TH JULY

WORKSHOP FOCUS

- Introduction to the Study & Engagement Process
- Visioning
- Opportunities and Constraints
- Key Strategies: Green Infrastructure, POS & Sports
- Identifying Wants and Worries
- Early Wins (focusing on items identified by the community)
- Introduction to Stewardship Approach

ATTENDEES - WORKING GROUP

- Places for People - William Sendell
- PfP Consultant Team (Danny Nagle & Nicola Whiting - Grant Associates, Julian Seymour, Ashleigh Mclellan & Jennifer Cooper - Cratus, Lucy Bird - JTP)
- EHDC Officers - Kevin Steptoe, Sean Rushton, Jenny Pierce
- Hunsdon Eastwick & Gilston Neighbourhood Planning Group - Mark Orson, Frank, Janine, Bob Toll, John Dunlop
- Village 07 Consultant Team (Andrew Holloway, Jonathan Locke - Taylor Wimpey representative, Will Lusty - Savills, Chris Churchman - Churchman Thornhill Finch, Cody Gaynor - Figure Ground)
- Chelsea Reilly
- Matthew Wood

WORKSHOP FORMAT

Due to ongoing government restrictions relating to the COVID-19 pandemic, this workshop took place in an online format.

In order to facilitate interactive engagement from the working group, the interactive, online whiteboard tool Miro was used.

The quotations shown on the following pages are from comments made at the workshop.

WORKSHOP 1 OVERVIEW - EMERGING THEMES

FROM COMMENTS MADE BY PARTICIPANTS AS PART OF THE EXERCISES

HABITATS



Safeguard and enhance habitat connectivity throughout the SLMP. A range of spaces within the SLMP can contribute to this, including SuDS.

SUSTAINABLE TRANSPORT



The SLMP provides opportunities to create sustainable transport links and promote healthy lifestyles for existing and new communities.

BUFFERS TO VILLAGES



The SLMP should create planted buffers as separation between proposed villages. Buffer planting could be an early win to establish these early on.

DRAINAGE



SuDS can create multi-functional spaces which contribute to human, ecological and environmental amenity.

PRODUCTIVE LANDSCAPES



The SLMP should create productive landscapes (i.e. food production). This will help create a sense of community.

RESPECTING EXISTING & NEW COMMUNITIES



Provide facilities which will create a sense of community for the new residents whilst being sensitive to the existing residents.

SPORTS FACILITIES



Sports facilities can create a sense of community, but their boundary treatment and approach to lighting should be considered to ensure sensitive integration.

EMERGING THEMES

01. HABITATS - KEY COMMENTS

“START PLANTING THE BUFFERS AROUND THE EXISTING COMMUNITIES BEFORE THE DEVELOPMENT STARTS”

“REDUCTION IN WILDLIFE DUE GREEN CORRIDORS BEING INTERCEPTED BY ROADS”

“[RISK OF] URBANISATION OF THE COUNTRYSIDE TO THE DETRIMENT OF WILDLIFE AND TRANQUILLITY”

CONSENSUS

- The Gilston Strategic Landscape Masterplan should consider habitat connectivity (e.g. barn owl and deer)
- Tree planting as early win could contribute to enhancing habitat connectivity
- SuDS and drainage strategy could contribute to ecological enrichment
- Impact of lighting on habitats to be considered
- Ensuring habitat connectivity while accommodating newly proposed amenities and infrastructure associated with the new development
- Preference for precedent examples of features which demonstrated integrated ecological benefits

CHALLENGES

- Habitat and ecological corridors interrupted by development



Green Infrastructure Studies being undertaken in preparation of the SLMP

EMERGING THEMES

02. SUSTAINABLE TRANSPORT - KEY COMMENTS

“STRATEGIC WALKING/CYCLE ROUTE FROM V7 GREENWAY”
“V1 SUSTAINABLE MODES ACCESS THROUGH SOUTHERN GREEN CORRIDOR.”

“MINI-TRAIL FOR FAMILIES BETWEEN HUNSDON, AIRFIELD, COCK ROBIN LANE”

“ACCESSIBLE LANDSCAPE PROMOTING HEALTHY LIFESTYLES”

CONSENSUS

- Support for creation of new cycle and walking routes
- Link the newly proposed network of walking and cycling facilities with the existing network and facilities
- Promote healthy lifestyles
- Promote links to existing settlements

CHALLENGES

- Consider the increase in ‘traffic’ along existing PRowS on the existing community and residents
- Need for a sensitive interface between the existing lanes and the Sustainable Transport Corridor
- How to tie the existing network of lanes to the newly proposed network whilst minimising impact on the existing communities



The above images were well received in the ‘Reference image’ exercise of the session

EMERGING THEMES

03. PRODUCTIVE LANDSCAPES - KEY COMMENTS

“GREEN SPACES WHICH PROVIDE A LINK BETWEEN THE COMMUNITY AND FOOD PRODUCTION; NOT JUST ALLOTMENTS BUT REGENERATIVE SMALL SCALE AGRICULTURE”

“ALLOTMENTS NEED TO BE READILY ACCESSIBLE - HALF PLOT OPTIONS WORK WELL - ALLOTMENTS ARE REALLY KEY TO BECOMING PART OF THE COMMUNITY”

CONSENSUS

- Create productive landscape (food production)
- Allotments and community orchards
- Productive landscapes will help create a sense of community
- Educational spaces
- Create ecologically rich environments through productive landscapes

CHALLENGES

- Management and maintenance to be considered
- Distribution over site to be considered
- How is balance between ecological and productive functions of the landscape managed and maintained



Allotment reference image



The above image was well received in the ‘Reference image’ exercise of the session

EMERGING THEMES

04. DRAINAGE - KEY COMMENTS

“INTEGRATED SUDS STRATEGY FOR THE WHOLE STRATEGIC LANDSCAPE MASTERPLAN. RELATIONSHIP TO VILLAGE SUDS”

“ATTENUATION OF SURFACE WATER RUN-OFF FROM AIRFIELD TO REDUCE RISK OF FLOODING IN HUNSDON AND CREATE WETLAND IN THE PARK.”

CONSENSUS

- SuDS should be considered from a site-wide perspective
- SuDS should form part of multi-functional open space and should contribute to human and ecological and environmental amenities

CHALLENGES

- The brooks running through the area periodically flood. Suitable mitigation is needed when the land is built on
- How is drainage of the site dealt with in a sustainable way while creating multi-functional and ecologically rich spaces



The above images were well received in the ‘Reference image’ exercise of the session

EMERGING THEMES

05. RESPECTING EXISTING & NEW COMMUNITIES - KEY COMMENTS

“LOCATION OF RECREATIONAL FACILITIES CRUCIAL. PROVIDE FOCAL POINT FOR COMMUNITY AND SOCIAL ACTIVITY. NEED SOMETHING IN EACH VILLAGE.”

“WANT TO ENSURE THAT THE VOICE OF FUTURE OCCUPIERS ARE HEARD. YOUNG PEOPLE IN NEED OF HOMES IN THE NEXT FIVE TO TEN YEARS WILL HAVE A VERY DIFFERENT VIEW OF THE WORLD COMPARED TO THOSE FORTUNATE ENOUGH TO OWN THEIR HOMES ALREADY.”

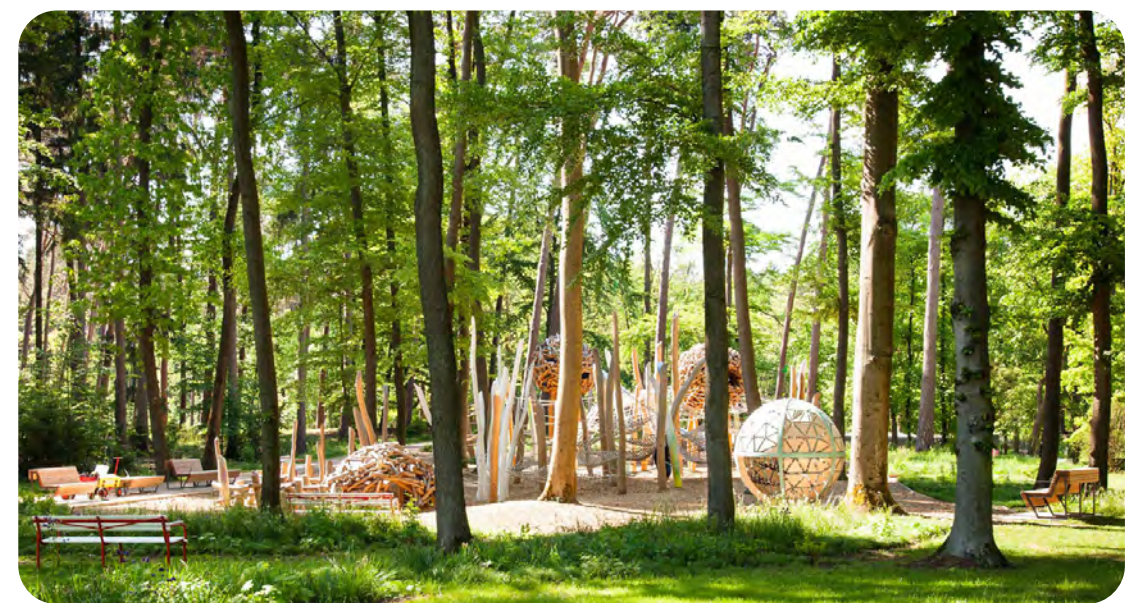
“IMPACT ON EXISTING VILLAGES PARTICULARLY THROUGH TRANSPORT ROUTES”

CONSENSUS

- Provide facilities to create a sense of community e.g. allotments, sport hall, arts and culture, facilities for teenagers. Facilities should be multi-functional and consider day and evening uses, especially for young people

CHALLENGES

- Needs for new community should be considered. This includes provisions for all age groups and being conscious of changing views and habits
- How are existing features that the existing community enjoys safeguarded? E.g. how is the serenity and sense of openness of the countryside maintained and how will the proposal interface with the existing network of lanes? How is the increase in footfall dealt with?
- Balancing the need of the existing and future communities



The above images were well received in the 'Reference image' exercise of the session

EMERGING THEMES

06. BUFFERS TO VILLAGES - KEY COMMENTS

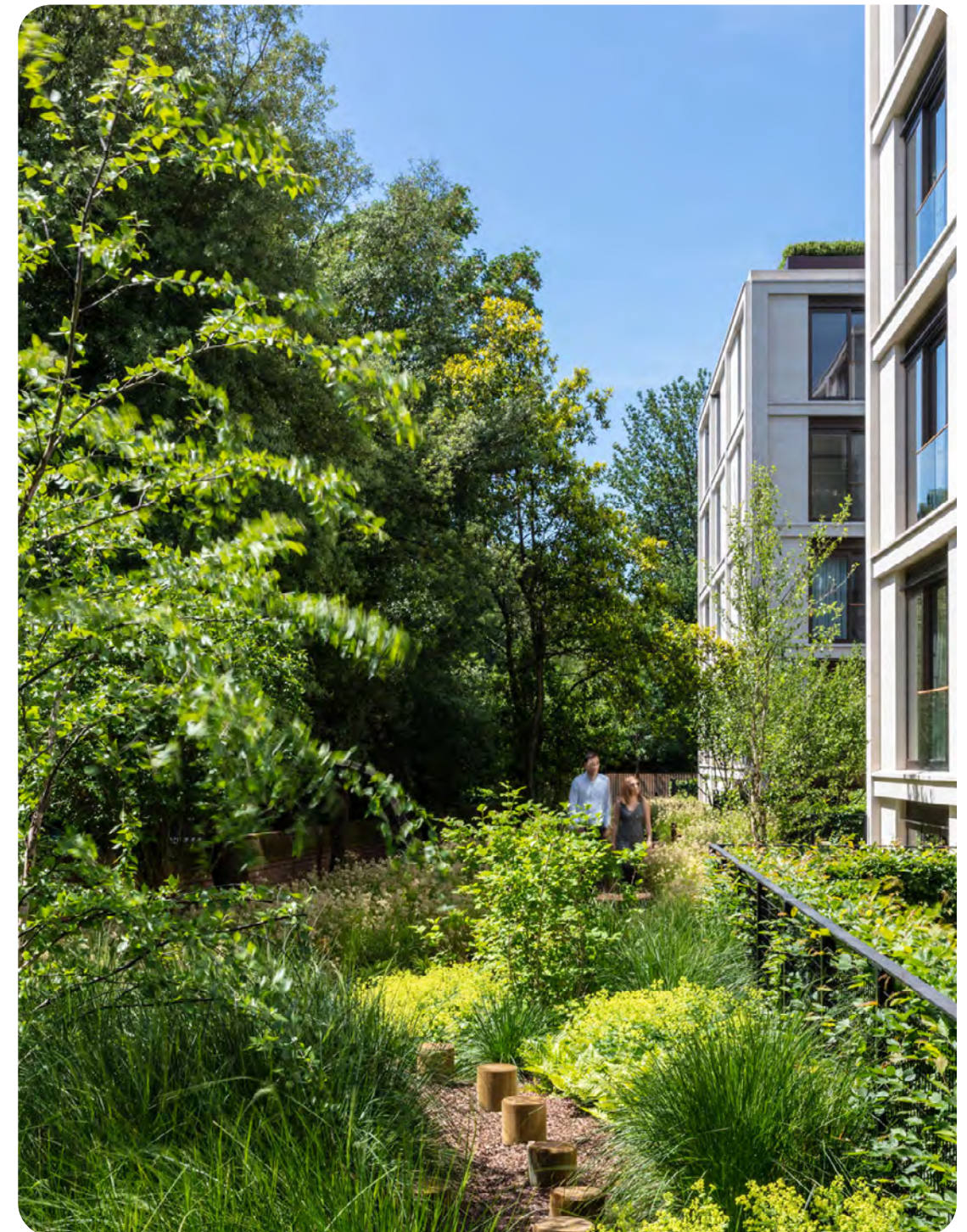
“WORRY THAT LANDSCAPE WILL BE TREATED AS AN AFTERTHOUGHT. THE LANDSCAPE SHOULD DEFINE THE EDGE TREATMENTS AND ROUTES BETWEEN GREEN SPACES.”

CONSENSUS

- Buffers between proposed villages should be of an appropriate size
- Planting as early win to establish buffers early on

CHALLENGES

- The buffers to existing settlements and residents should be of an appropriate size
- Separation between proposed villages is a key concern, particularly between Villages 1 and 5. The participants noted that this buffer is one of the narrower separations between villages. The character of the separation is to be developed



The above image was well received in the ‘Reference image’ exercise of the session

EMERGING THEMES

07. SPORTS FACILITIES - KEY COMMENTS

“IS THE FOOTBALL HUB A REGIONAL FACILITY NEEDED FOR THIS DEVELOPMENT.”

“SENSITIVE INTEGRATION OF SECONDARY SCHOOL PITCHES IN GILSTON PARK - BOUNDARY AND LANDSCAPE TREATMENTS”

CONCERNS OVER USE OF V7 COUNTRY PARK SPACE AS FOOTBALL HUB, PARTICULARLY IF THIS WILL BRING MORE PEOPLE & CARS FROM WIDER REGION - IS IT IN THE RIGHT PLACE? - SUGGEST MAKING GREATER USE OF THE SCHOOL FACILITIES INSTEAD OF GREEN CORRIDORS

CONSENSUS

- Sensitive integration of sports fields is required - specifically with regards to boundary and landscape treatment
- Sports facilities can help create sense of community
- Sensitive approach to lighting to prevent light pollution where possible. This will avoid disturbance of wildlife and allows community to enjoy the sky

CHALLENGES

- Maintenance to be considered
- Resolution of appropriate further design parameters in continuing to guide high quality proposals for the development of the football hub (as satisfying the requirements identified by Sport England arising from the Gilston Area proposals)



The above image was well received in the ‘Reference image’ exercise of the session



The lighting of the sports pitches is a concern for the community. Light pollution should be considered

SLMP WORKING GROUP - WORKSHOP 1

AGENDA AND ENGAGEMENT ACTIVITIES

STRUCTURE FOR THE SESSION

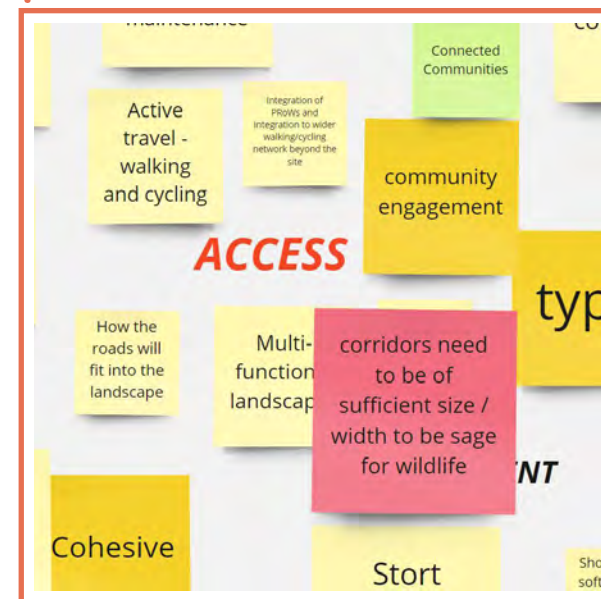
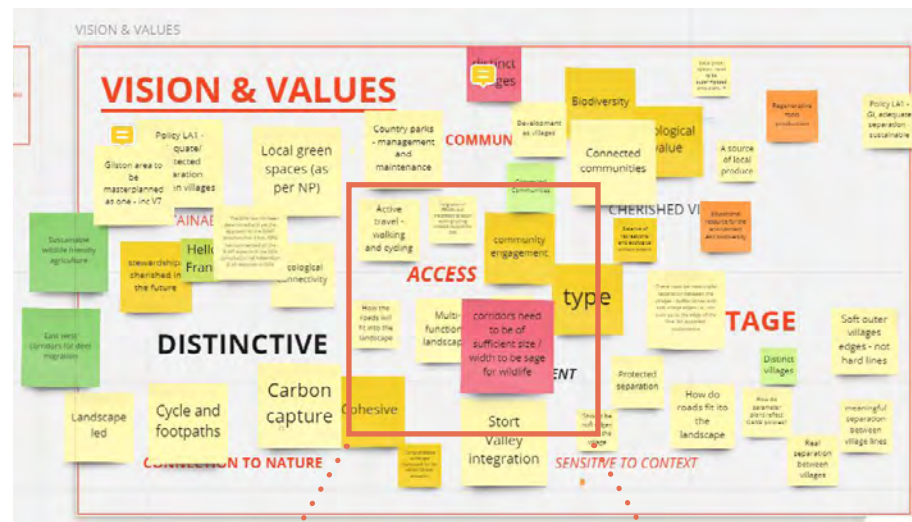
- Introductions to the Working Group & Engagement sessions.
Cratus to introduce and pace the session.
- Start with 30min presentation by Grant Associates:
 - Introduce the project team, history of working on the scheme and Grant Associates reference projects
 - the SLMP study, planning process and time-line
 - Engagement objectives, here to listen
- Presentation on SLMP Context (incl. policies), Wider GI framework, OPA context (Parameter Plans, Development Spec, Strategic Design Guide) SLMP Study Area & Character Areas, Site Opportunities & Constraints & Key Strategies presentation
- Break
- Activity 1: Vision & Values - Discussion on Core Vision and Values for the SLMP within the context of the OPA
- Activity 2: Wants & Worries - Organising of Wants & Worries per character area from attendees task prior to workshop. Mapping of these topics onto site plan
- Activity 3: Imagining the Vision - Selection of Precedent Photos & Existing Site Photos to generate discussion - (like / dislike)
- End of Workshop - Summary & Next steps

SLMP WORKING GROUP - WORKSHOP 1

THE DETAIL IN THE IMAGES IS PRESENTED ON THE FOLLOWING PAGES

THESE SCREENSHOTS GIVE AN EXAMPLE OF THE LEVEL OF FEEDBACK AND COMMENTARY FROM THE WORKSHOP

VISION & VALUES



WANTS & WORRIES



REFERENCE IMAGES



EXERCISE 1 - VISION & VALUES



The participants were asked to add words or phrases which reflect their visions and values for the SLMP on the board. The result of this can be seen on the extract from the Miro board on the left.

Prior to the Working Group, the Strategic Landscape Masterplan had set out a vision for the Gilston Area. Interestingly, analysis of the outcomes of this exercise have shown that there are clear areas of common ground between the community aspirations and the SLMP Vision, as is shown on the next page

VISION AND VALUE EXERCISE

KEY AREAS OF DISCUSSION



LEGEND

SLMP Vision

Topics Identified at Working Group - Session 1

EXERCISE 2 - WANTS & WORRIES



The image on the left shows which themes were most prominent in the wants and worries exercise. The detailed results of this exercise can be found in Supporting Information section of this document.

- Habitats
- Sustainable Transport
- Buffers to Villages
- Drainage
- Productive Landscapes
- Respecting existing and new communities
- Sports facilities

SLMP WORKING GROUP - WORKSHOP 1

EXERCISE 3 - REFERENCE IMAGES

★

LIKE

▲

DISLIKE

REFERENCES

Sustainable Urban Drainage

This SuDS scheme is useful for its ability to manage rainwater and prevent flooding in the surrounding area.

Look off to the side and you can see the SuDS scheme.

Some SuDS schemes are not as well integrated as others.

It is not always obvious what SuDS is, but it is often a good idea to have it.

Some SuDS schemes are not as well integrated as others.

It is not always obvious what SuDS is, but it is often a good idea to have it.

SUSTAINABLE URBAN DRAINAGE

ACTIVITY DESCRIPTION

For the last exercise, the participants were asked to review a selection of reference images relating to a key landscape feature and highlight whether they liked (star) or disliked (triangle) these. This helps build an understanding of the collective vision for character of the landscape features, as well as highlighting particular concerns or dislikes in relation to how proposals are implemented.

OUTCOMES SUSTAINABLE URBAN DRAINAGE

Support for ecologically rich SuDS integrated into landscape

SuDS that are multifunctional and support both human and ecological functions are often highlighted with stars, including informal play functions

Sensitively integrated proposals using appropriate gradients which avoid the need to steep slopes and subsequent protective fencing were preferred.

Concern over governance of SuDS spaces to ensure their function is protected in perpetuity.

OUTCOMES SUSTAINABLE TRANSPORT

Support for cycle lanes which are separate to vehicular route

Existing roads examples of those with a typical ‘rural’ character, featuring no footway or cycleway, are highlighted with red triangles and participants notes emphasise concerns over safety for these typologies

Images where routes are accompanied with areas of soft planting and trees are favoured throughout

OUTCOMES ACCESSIBILITY

There is general support for creating a universally accessible landscape to ensure everyone has access to the countryside

Images selected with stars illustrate sensitive interventions which maintain the overall soft-landscape character of the location.

OUTCOMES PLAY

Wide range of different play typologies supported, particularly where this integrated with a wider use of public open space, rather than as a dedicated play space only.

There was some dislike of larger play structures indicated, particularly where the designs incorporated bright colours or man-made materials, creating a more urban overall character

Clear preference for natural play features and woodland play examples

Refer to Supporting Information for the full extracts of the Miro boards

REFERENCES

Sustainable Transport

Images with stars are highlighted with stars.

Images with triangles are highlighted with triangles.

Accessibility

Images with stars are highlighted with stars.

Images with triangles are highlighted with triangles.

SUSTAINABLE TRANSPORT & ACCESSIBILITY

REFERENCES

Play

Images with stars are highlighted with stars.

Images with triangles are highlighted with triangles.

PLAY

Places for People

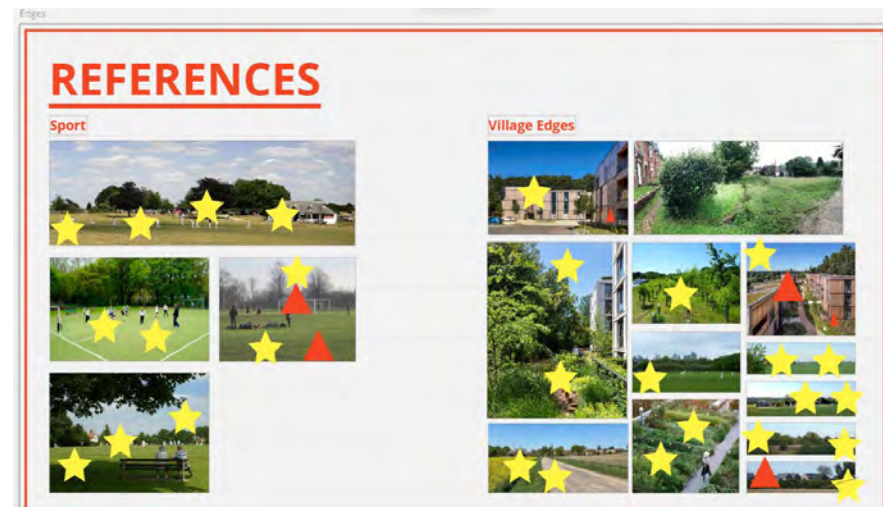
grant associates

Taylor Wimpey

GSLM605 GILSTON STRATEGIC LANDSCAPE MASTERPLAN - WORKING GROUP - WORKSHOP 1 RESULTS

SLMP WORKING GROUP - WORKSHOP 1

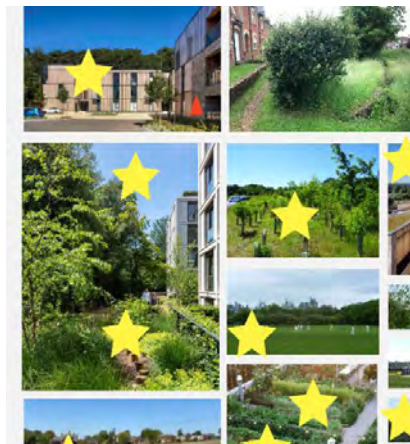
EXERCISE 3 - REFERENCE IMAGES



SPORTS



VILLAGE BOUNDARIES



OUTCOMES SPORTS

Favoured examples illustrated sports facilities which were well integrated into community spaces, either as a focal point for community activities, or through inclusion of buffer planting to assist with screening

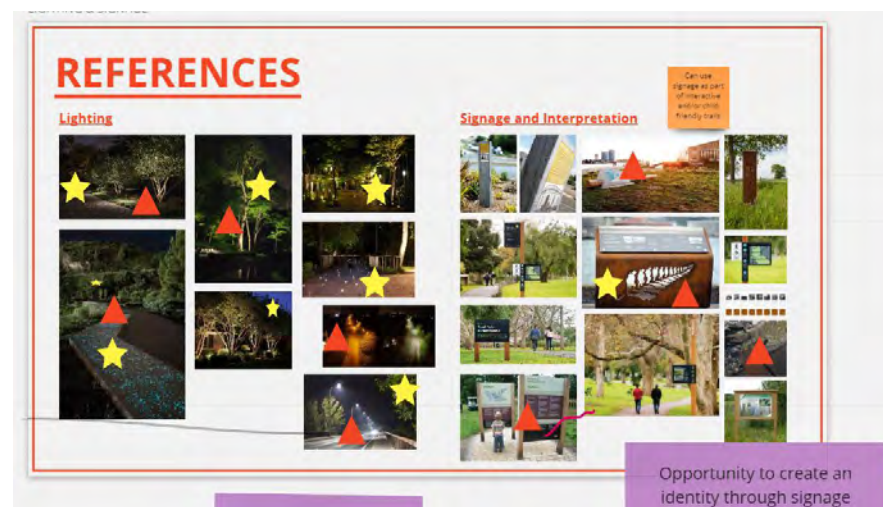
Disliked examples may relate to general concern raised regarding inclusion of a football Hub within the area which was a key discussion point of the session.

OUTCOMES BUFFERS

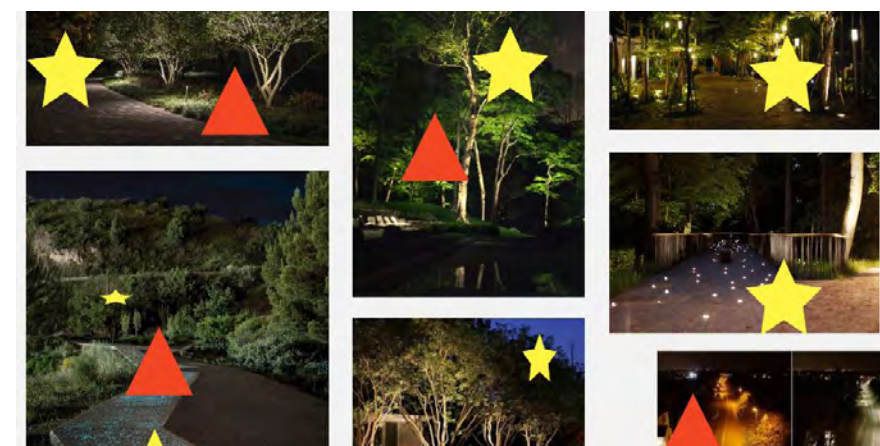
Preference for naturalistic buffer planting including blocks of large-scale tree planting

Small planting strips adjacent to development which did not provide visual separation were disliked

Local examples where built-form is integrated with large-scale tree planting to form a fragmented village edge were also favoured



LIGHTING & SIGNAGE AND INTERPRETATION



OUTCOMES LIGHTING

Mixed responses to different lighting typologies with an overall preference for low-lighting levels evident, often using methods other than lighting columns.

Mixed response to certain images suggests need to balance use of sensitive low-light levels with user safety and visibility.

Comments mention innovative lighting solutions which are interactive and respond to use

Concerns over ecological impact highlighted in notes with comments suggesting use of technological solutions to seek to mitigate this issue.

OUTCOMES SIGNAGE & INTERPRETATION

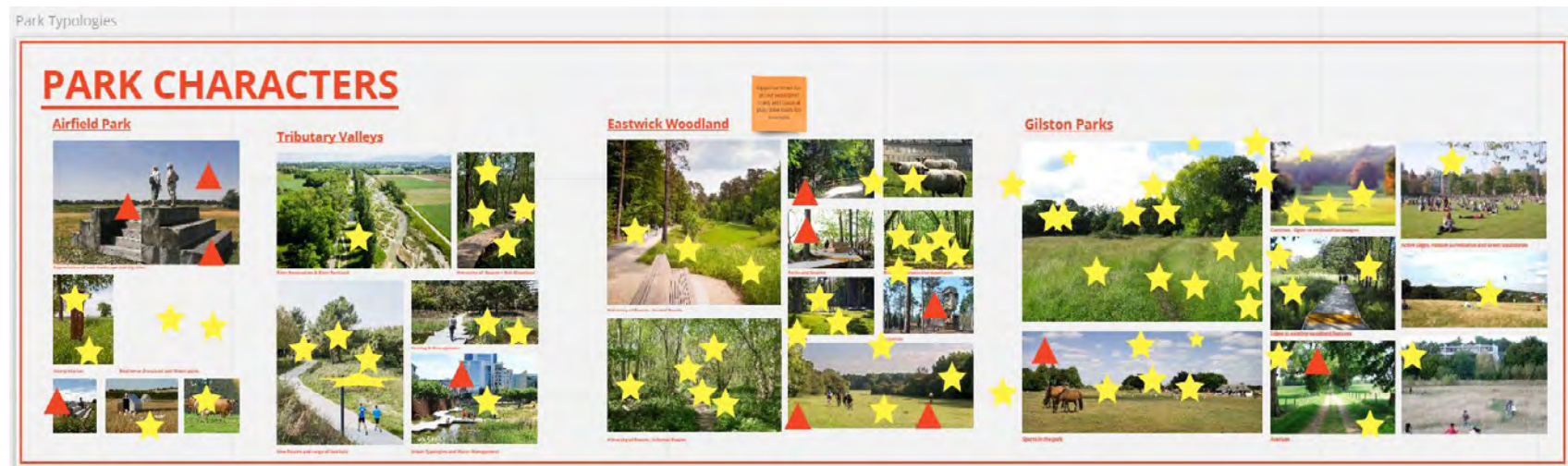
There was less concentration of like & dislike symbols on these boards, potentially reflecting that this topic, whilst important, is less emotive than other features explored through this activity.

Comments mention signage and street furniture can be used to create an identity for Gilston across the wider SLMP, with “room for distinction within different villages” as part of an over-arching strategy for the site.

Refer to Supporting Information for the full extracts of the Miro boards

SLMP WORKING GROUP - WORKSHOP 1

EXERCISE 3 - REFERENCE IMAGES



OUTCOMES PARK CHARACTERS

General support for most images with below two exceptions:

- Urban and more civic space are not preferred
- Structures such as belvedere and viewing towers are not well received

Airfield Park - low-key interventions and images illustrating continued agricultural use were favoured.

Tributary Valleys - preference for naturalistic, soft landscapes made accessible to all through well integrated paths.

Eastwick Woodland - images illustrating a variety of woodland characters and management regimes were favoured. Disliked images illustrate more significant interventions in the woodland or open grassland areas which appear more separate from the woodland.

Gilston Park - strong preference for naturalistic parkland character with long meadow grassland and stands of mature trees.

A provision of clearly accessible, all-weather pathways also appeared to be favoured.

Refer to Supporting Information for the full extracts of the Miro boards

NEXT STEPS

KEY SLMP ENGAGEMENT SESSIONS

- **Working Group Site Tour** - 26th June 2021
- **Working Group - Workshop 1** - Introduction to study & consultation process, Wants and Worries, Early Wins, Site Stewardship
- **Public launch of process via webinar presentation**
- **Working Group - Workshop 2** - Strategies
- **Public webinar Stage 2**
- **Working Group Session 3** - Character Areas
- **Public webinar Stage 3**
- **Working Group Session 4** - Presentation of Study & Design Code examples
- **Public webinar Stage 4**

HOW THESE OUTCOMES WILL INFORM FUTURE SESSIONS

- The outcomes of this sessions have given the design team a understanding of the themes which are of particular interest to the community. These 7 'Emerging Themes' will help focus future sessions to ensure they are appropriately addressed in the development of the SLMP
- All three exercises have helped strengthen the Design Team's understanding of the wants and worries for the SLMP across scales, ranging from opportunities and constraints on a site wide scale to preferred and undesirable characters for different Character Areas. This in turn will inform the development of strategies and design codes which will form the basis for future engagements.
- Engagement Session 2 will commence with feedback on the previous Working Group outcomes.

Supporting Information

Analysis SLMP Working Group - Workshop 1

13th July 2021

EXERCISE 2 - WANTS AND WORRIES

RESULTS

	NOTE THEME	EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WANTS	Community	Productive Landscapes Respecting existing & new communities	Green spaces which provide a link between the community and food production; not just allotments but regenerative small scale agriculture	
	Community	Productive Landscapes	Educational spaces which illustrate how to grow produce and maintain a highly diverse environment	
	Community	Habitats Respecting existing & new communities Buffers	Start planting the buffers around the existing communities before the development starts	
	Connectivity-Community	Respecting existing & new communities	Want to ensure that the voice of future occupiers are heard. Young people in need of homes in the next five to ten years will have a very different view of the world compared to those fortunate enough to own their homes already.	
	Community - Connectivity	Sustainable Transport	Creation of footpath between Eastwick and Pye Corner	
WORRIES	Community	Respecting existing & new communities	How will the existing communities be protected whilst major disruption of development	
	Community	Respecting existing & new communities Sustainable Transport	Where existing PRowS run near existing dwellings - how will residents be protected from increased “traffic”?	
	Community	Respecting existing & new communities Sustainable Transport	How will the spine road cross existing lanes? This is a significant worry for existing communities	

TABLE LEGEND
Community
Connectivity
Environment
Land Use
Heritage
Other
Community - Connectivity

Original theme as categorised in exercise

Updated theme* (Design Team Edit) if applicable. Colours reflect updated category if present

*From analysing the comments brought up during this Working Group, 7 detailed themes emerged which are of particular importance to the community. Although these 7 themes broadly align with the categories previously set out by the design team, the emerging themes are more specific to the site and the community.

EXERCISE 2 - WANTS AND WORRIES

RESULTS

NOTE THEME		EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WORRIES	Community - Environment	Habitats	Important to restrict lighting and night time noise to avoid disturbance of wildlife and community enjoyment of the night sky	
	Community	Sports Facilities	A football hub is not wanted anywhere	
	Community	Respecting existing & new communities	Impact on existing villages particularly through transport routes - EB	
	Community - Environment	Habitats	JD - Reduction in wildlife due green corridors being intercepted by roads	
WANTS	Connectivity	Sustainable Transport	Strategic walking/cycle route from V7 greenway - V1 sustainable modes access through southern green corridor.	
	Connectivity	Sustainable Transport	Links between new cycle routes and existing communities	
	Connectivity	Sustainable Transport	Mini-trail for families between Hunsdon, Airfield, Cock Robin Lane etc	
	Connectivity	Sustainable Transport	Improve the area at start of Gilston Lane and behind the Gilston memorial.	
	Connectivity - Environment	Drainage	The brook at start of Gilston Lane (heading north towards St Mary's need considerable remedial action	
	Connectivity	Sustainable Transport	Accessible landscape promoting healthy lifestyles	

EXERCISE 2 - WANTS AND WORRIES

RESULTS

	NOTE THEME	EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WORRY WANTS	Connectivity	Habitat - Transport	Future maintenance	Future maintenance of landscape proposals will be linked to the stewardship strategy of the site
	Environment	Habitat	Early Win - planting trees to extend Eastwick and Lawns Wood in support of the Queen's Green Canopy initiative.	
	Environment	Habitat	Areas of ecological enhancement and achievement of Biodiversity Net Gain	
	Environment-Community	Sports facilities	Strategic sports and open space complementing village provision	
	Environment-Connectivity	Sustainable Transport	Family Cycle Trail for Hunsdon - circular routes. Linking new routes to existing routes and facilities	Could this be an early-win?
	Environment	Habitat	Ecology Input Wildlife are you going to involve HMWT	
	Environment	Drainage	Integrated SuDS strategy for the whole strategic landscape masterplan. Relationship to Village SuDS	
	Environment	Respecting existing & new communities Productive Landscapes	Trees - orchards - people get benefit of caring for trees & productive harvest - community orchards	
	Environment-Community	Respecting existing & new communities	Gardening clubs	
	Environment-Community	Respecting existing & new communities Productive Landscapes	Allotments need to be readily accessible - half plot options work well - allotments are really key to becoming part of the community	

EXERCISE 2 - WANTS AND WORRIES

RESULTS

NOTE THEME		EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WORRIES	Environment	Habitat	Football Hub is in the only east-west corridor for wildlife - deer & barn-owl routes - not compatible with busy use & night-time use - (through brick-House farm - between Stort Valley & Lea Valley) - Where are the barn-owls going to go? The people that move into the villages will want wildlife around them	
		Sports facilities		
	Environment-Land Use	Sports facilities	Concerns there isn't a suitable location for football hub	
	Environment	Habitat	Proximity of school site (with potential flood-lighting) close to Home Wood - concerns on environmental impact	
	Environment	Drainage	The brooks running through the area periodically flood. Suitable mediation is needed when the land is built on	
	Environment	Drainage	Make suds operate as electricity generators.	
	Environment-Land Use		What is going to happen to Brickhouse Farm V 7	
	Environment	Drainage	Drainage flooding -SUDs	
	Environment-Community	Productive Landscapes	Allotments - where? How far to walk?	
	Environment-Land Use	Buffers	Buffers -will they be wide enough?	
	Environment	Sports Facilities Buffers	Sensitive integration of secondary school pitches in Gilston Park - boundary and landscape treatments	

EXERCISE 2 - WANTS AND WORRIES

RESULTS

NOTE THEME		EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WORRIES	Environment	Drainage	Good drainage from run-off and extreme weather - EB	
	Environment		Worry that landscape will be treated as an afterthought. The landscape should define the edge treatments and routes between green spaces.	
	Environment	Habitats	Affect of lighting of facilities on wildlife - Affect of Noise on wildlife e.g football hub	
	Land Use	Buffers	Gap between V 7 & V6 is reducing by T&G site and Industrial area	
	Environment-Land Use	Sports facilities	Is the football hub a regional facility needed for this development.	
	Environment	Drainage	SuDS/drainage that forms part of a multifunctional open space. i.e. not fenced with danger deep water keep out signs, but which contribute whether to landscape a PRow or new footpath/cycleway/ecological enrichment etc. - MW	
	Environment	Habitats	Wildlife before people. Consider barn owl and deer corridors to north of V7.	
	Environment-Connectivity	Sustainable Transport	Links by foot and cycles to existing settlements	
	Environment	Habitats	Conservation of wildlife based on strategies for each species	
	Environment-Connectivity	Sustainable Transport	Creation of footpath from Village 7 to St Dunstans Church	
	Environment-Land Use	Buffers	Size of buffers is a concern	

EXERCISE 2 - WANTS AND WORRIES

RESULTS

NOTE THEME		EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WANTS	Land Use	Respecting existing & new communities	Arts & Culture uses - Sports hall - would be good to have performing arts facilities too - facilities for teenagers in the evening - what's on site that they can walk/cycle to - cultural/cinema/evening facilities. Consider conflicting uses within same hall & specialist facilities e.g. green-room.	
	Land Use		Area in front of St Mary's to be area for contemplation- the churchyard is too small	
	Land Use		Areas of high sensitivity e.g. south of St Mary's Church, west of Homewood need to be v considered	
	Heritage - Land Use	Respecting existing & new communities	Development of 10,000 homes requires community facilities to support their needs. There is a need to ensure these are provided through various multi-functional facilities across the area	
	Land Use - Community	Respecting existing & new communities	Existing residents do not speak for new residents. What do 10 year olds want? What do 18 year olds want?	
WORRIES	Land Use	Buffers	Concern of urban sprawl - & separation of V1 & V5 in particular	
	Land Use	Sports Facilities	Concerns over use of V7 country park space as Football Hub, particularly if this will bring more people & cars from wider region - is it in the right place? - Suggest making greater use of the school facilities instead of green corridors	
	Land Use		Curtailment of existing business uses and intrusive recreational activities on the airfield	
	Land Use - Environment	Drainage	Attenuation of surface water run-off from airfield to reduce risk of flooding in Hunsdon and crate wetland in the park.	

EXERCISE 2 - WANTS AND WORRIES

RESULTS

	NOTE THEME	EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WANTS	Heritage		Heritage input required	
	Other - Environment		Early Wins	
	Other - Environment	Habitat	Tree Planting	
	Other - Land Use	Buffers	Landscaping between new and existing settlements	
	Other - Environment	Habitats	Maintenance of existing woodlands and corridors	
	Other - Community	Respecting existing & new communities	Location of recreational facilities crucial. Provide focal point for community and social activity. Need something in each village.	
	Other - Environment	Productive Landscapes	Food Production	
	Other		Add local green spaces to Cherished Views - all in AG5 Frank	
	Other		Good stewardship	

EXERCISE 2 - WANTS AND WORRIES

RESULTS

NOTE THEME		EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WORRIES	Heritage - Community	Sports Facilities	Sports facilities are one way of building community and their long term maintenance is key. Want to ensure the right level of financial and management support is secured.	
	Other		Need to be innovators in design - not more of the same.	
	Other		Phasing! How long before the parklands are complete and ready for handover to the community?	
	Other		Need to ensure crossovers with the requirements being established through conditions and the Dev Spec. Don't want to lose these principles	
	Other		The timetable is tight. Need to make sure that the masterplans are right at this stage in order to avoid conflict at each of the later detailed application stages.	
	Other - Community		Are those wanting to be a part of the longer term stewardship of these spaces equipped to take on the complexities of all they may wish to take on?	
	Other - Environment	Habitats	Urbanisation of the countryside to the detriment of wildlife and tranquillity	
	Other - Community	Respecting existing & new communities	Impact on existing villages particularly through transport routes	
	Other - Environment	Habitats	JD - Destruction of environment/trees/hedgerows etc. during construction phase	

EXERCISE 2 - WANTS AND WORRIES

RESULTS

	NOTE THEME	EMERGING THEME	NOTE CONTENT	ADDITIONAL COMMENTS
WORRIES	Other - Community	Respecting existing & new communities	Worry that the wants and worries of existing residents will overpower the wants and worries of new communities	
	Other - Environment	Drainage	Good drainage and run off re extreme weather	
	Other - Environment	Drainage	SuDs to be part of multifunctional open space and contribute to landscape or footpath/cycleway/enrichment etc	
	Heritage - Connectivity	Sustainable Transport	STC Connection between V5 & V6	

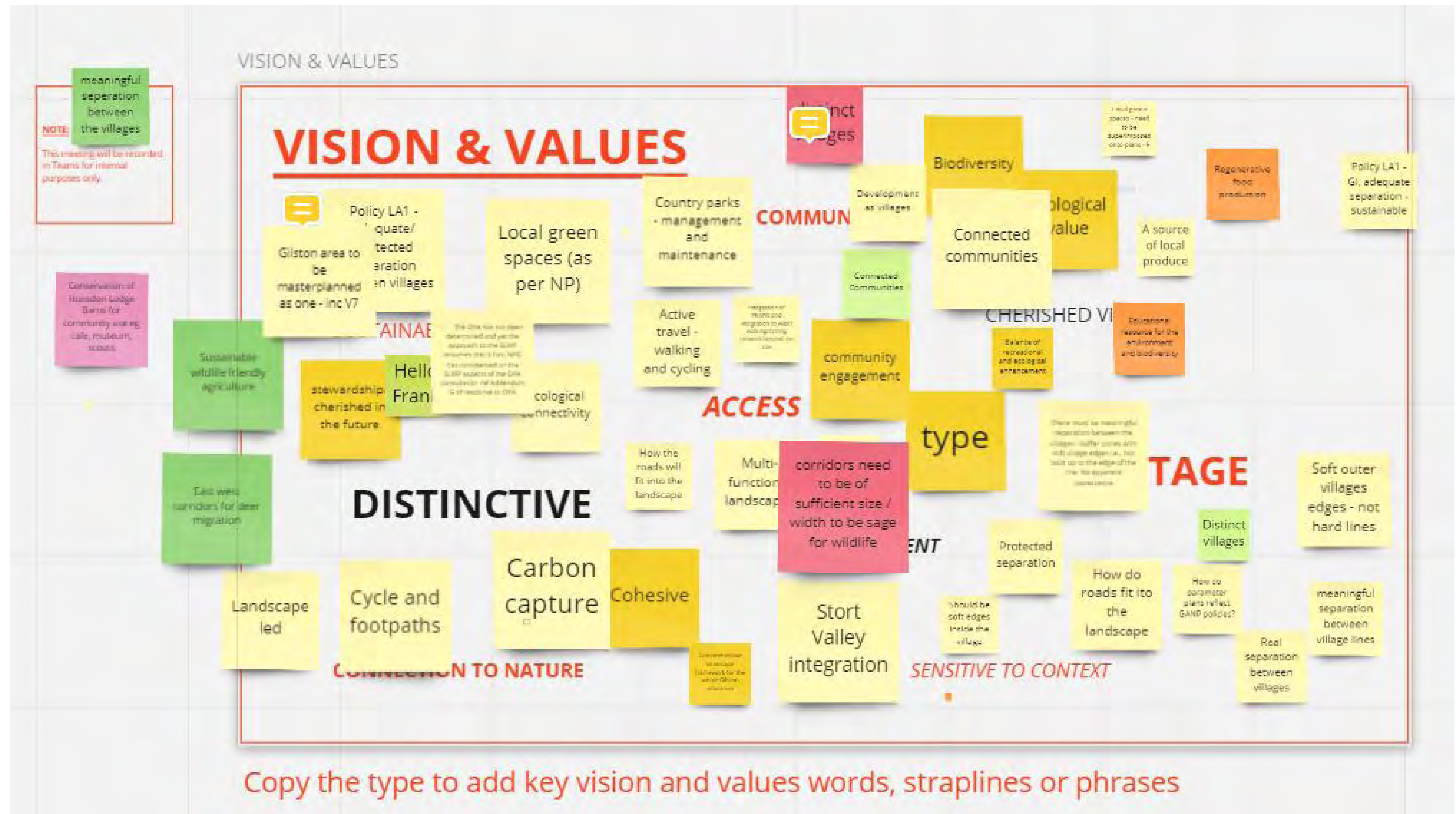
Supporting Information

Miro Board Extracts

13th July 2021

MIRO BOARD EXTRACTS

EXERCISE 1 - VISION



EXERCISE 2 - WANTS AND WORRIES



MIRO BOARD EXTRACTS

EXERCISE 3 - PRECEDENTS

SUDS

REFERENCES

Sustainable Urban Drainage



This spaces serves no useful purpose in terms of recreational use or movement. It might look nice but is limited in function

Look of space as a wildlife haven appeals

Steep embankments, fenced off, lack of integration,

space is hard an uninviting, limited ecological benefits

Governance issue - how do you ensure future residents/development doesn't unbalance SuDS scheme through building / changing of SuDS features, permeable paving etc?

but they all need to be low cost maintenance and multifunctional open space...not deep pipes/lengthy culverts etc...(as a personal opinion - MW

MIRO BOARD EXTRACTS

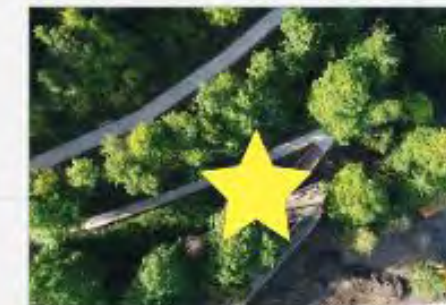
EXERCISE 3 - PRECEDENTS

REFERENCES

Sustainable Transport



Accessibility



MIRO BOARD EXTRACTS

EXERCISE 3 - PRECEDENTS

REFERENCES

Play



Example - New play area in Harton - just re-built



Would be good to get examples of woodland play. There is a commercial aspect to things like Go-Ape type facilities

MIRO BOARD EXTRACTS

EXERCISE 3 - PRECEDENTS



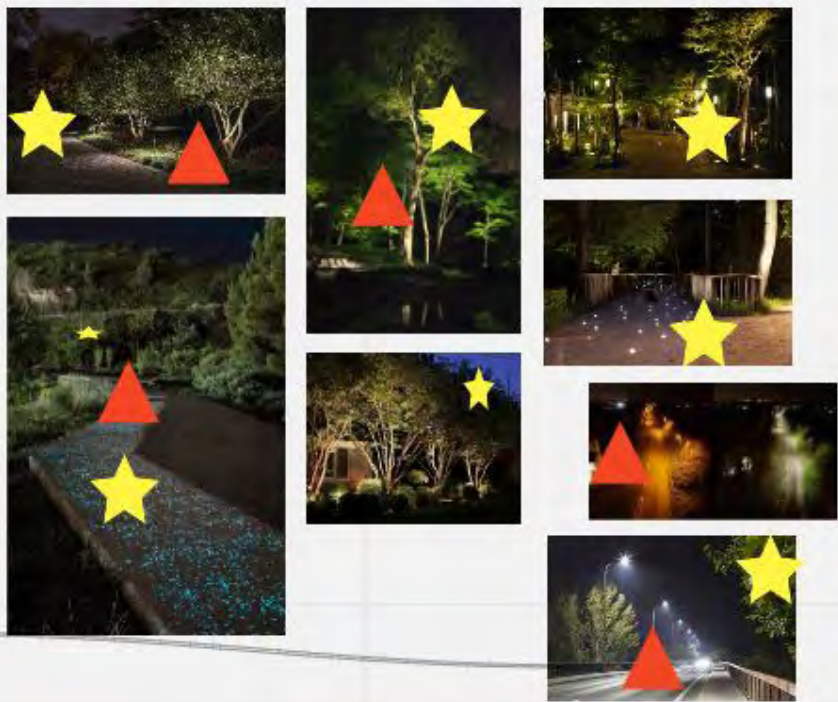
MIRO BOARD EXTRACTS

EXERCISE 3 - PRECEDENTS

LIGHTING & SIGNAGE

REFERENCES

Lighting



Signage and Interpretation



Can use signage as part of interactive and/or child friendly trails

Lighting needs to be fit for purpose for the intended function, but importantly should ensure lux and technology protects ecology interests. New technologies are being used where lighting in green spaces are reactive, i.e. they light up the path when a cyclist or walker is detected.

Opportunity to create an identity through signage and street furniture across the site. Room for distinction within different villages but with an overarching design that is complimentary to the whole allocation.

MIRO BOARD EXTRACTS

EXERCISE 3 - PRECEDENTS



MIRO BOARD EXTRACTS

EXERCISE 3 - PRECEDENTS

There needs to be a strategy for the long term maintenance of heritage assets, particularly when these are going to be handed over to a stewardship body.

Copy of SUDS

REFERENCES

Sustainable Urban Drainage



This space serves no useful purpose in terms of recreational use of movement. It might look nice but is limited in function

space is hard an uninviting limited ecological benefits



Gilston Strategic Landscape Masterplan

STRATEGIC LANDSCAPE MASTERPLAN ENGAGEMENT WORKSHOPS

KEY SLMP ENGAGEMENT SESSIONS

- **Working Group Site Tour** - 26th June 2021
- **Working Group - Workshop 1** - Introduction to study & consultation process, Opportunities and Constraints, Early Wins, Site Stewardship
- **Working Group Second Site Tour** - 4th September 2021
- **Working Group - Workshop 2** - Strategies - 16th September 2021
- **Public webinar Stage 2**
- **Working Group Session 3** - Character Areas
- **Public webinar Stage 3**
- **Working Group Session 4** - Presentation of Study & Design Code examples
- **Public webinar Stage 4**

SLMP WORKING GROUP - WORKSHOP 2 AGENDA

STRUCTURE FOR THE SESSION

- 5.00pm Introductions to the Working Group & Workshop 2. (Cratus)
- 5.05 - 5.15 Sharing findings from Workshop 1
- 5.15 - 5.35 Introduction to SLMP Key Strategies: Green Infrastructure, Blue Infrastructure, Public Open Space, Play Strategy, Sports and Leisure (including School Sports), Ecology and Biodiversity, Access and Movement, Lighting
- 5.35 - 5.45 Attendees split into Groups for Themed Activity 1 - (Cratus)
- 5.45 - 6.15 Activity 1 - Key Strategies
Group 1: Green Infrastructure, Blue Infrastructure, Access & Mobility
Group 2: Public Open Space, Play Strategy, Sports & Leisure (including School Sports),
Group 3: Ecology and Biodiversity, Lighting,
- 6.15 - 6.35 Break
- 6.35 - 6.50 Introduction to SLMP Detailed Themes
- 6.50 - 6.55 Attendees split into Groups for Themed Activity 2 - (Cratus)
- 6.55 - 7.15 Activity 2 - Detailed Themes
Group 1: Advance Planting Strategy, Landscape Buffers and Village Interfaces
Group 2: Heritage Assets Trail, Special Sites (G&T)
Group 3: Food Production & Employment within the landscape
- 7.15 - 7.45 Groups Report back on key findings/ideas for general discussion
- 7.45 - 8.00 Cratus to summarise key outputs / findings from the session & confirm next steps

WORKSHOP 2 - ATTENDEES

INVITEES - SLMP WORKING GROUP

- Places for People - Will Sendell
- PfP Consultant Team (Danny Nagle & Nicola Whiting - Grant Associates, Quod, & Julian Conrad - Cratus Communications, Lucy Bird - JTP & other design disciplines dependent on topic)
- EHDC Leader - Cllr Linda Haysey
- EHDC Ward Councillor - Cllr Eric Buckmaster
- EHDC Officers - Kevin Steptoe, Sean Rushton, Jenny Pierce
- Harlow Borough Council elected representative - Cllr Mike Hardware (or nominated representative)
- Hertfordshire County Council Division members - Cllr Eric Buckmaster
- Hunsdon Eastwick & Gilston Neighbourhood Planning Group representative - Mark Orson + four HEGNP representatives
- High Wych Parish Council - Tom Payne (Chair) (or nominated representative)
- Widford Parish Council - Mike Allen (Chair) (or nominated representative)
- Community representative(s) - TBC
- Youth representative(s) - TBC
- Statutory consultees - Invited dependent on topic
- Village 07 representatives: Andy Holloway - Taylor Wimpey, Will Lusty - Savills, Cody Gaynor - Figure Ground, Chris Churchman - Churchman Thornhill Finch

WORKSHOP 2 - OBJECTIVES

DESIRED OUTCOMES

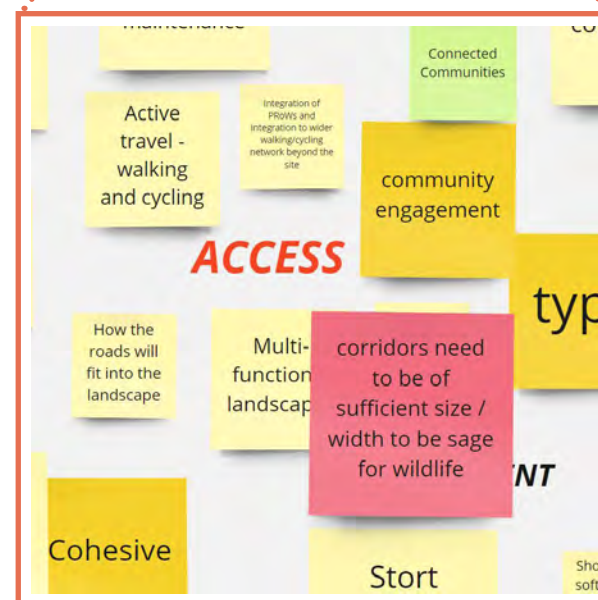
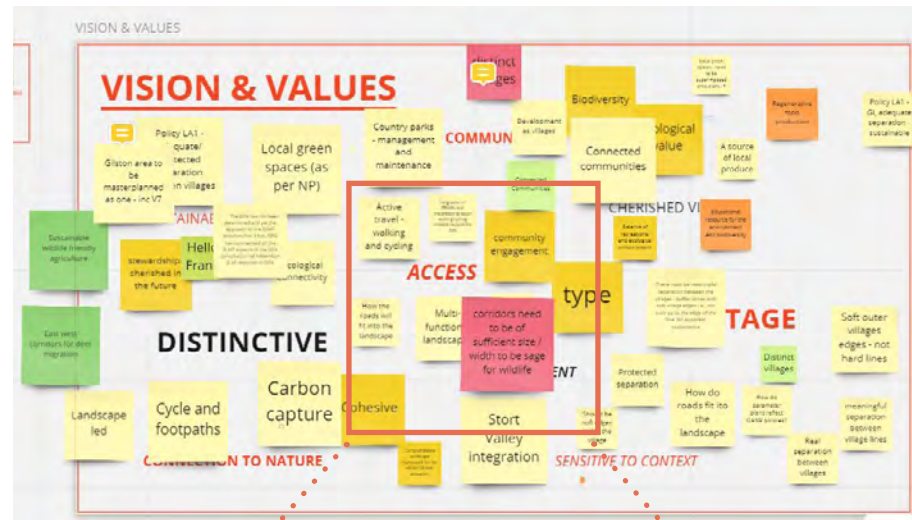
- Presentation of emerging SLMP Strategies on key themes
- Collaborative workshop to review strategies and agree high-level principles
- Test & develop detail of over-arching strategies through applied workshops on the detailed themes
- Flag interdependencies between themes
- Identify constructive outcomes to specific challenges of the scheme

WORKSHOP 1 - FEEDBACK



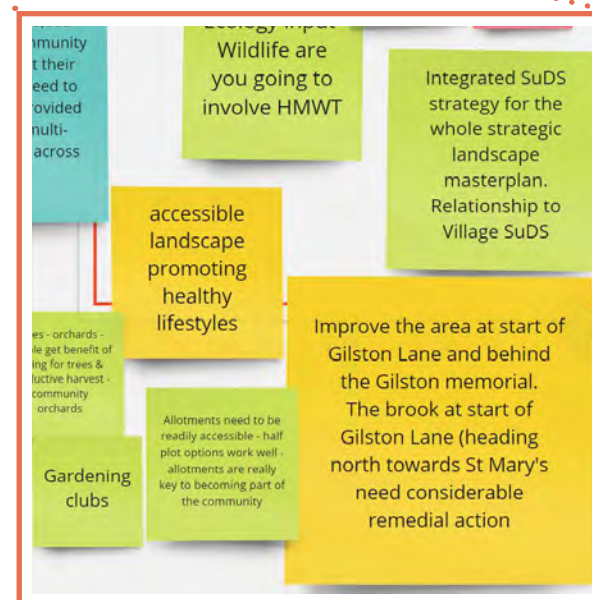
WORKSHOP 1 OVERVIEW - DISCUSSIONS & ACTIVITES

VISION & VALUES



The first exercise was designed to gain an understanding of the Vision that the community holds for the Gilston Area in relation to the SLMP. Analysing the results of this showed areas of common ground between community aspirations, the SLMP vision and the vision set out the Gilston Neighbourhood Plan

WANTS & WORRIES



The aim of the second exercise was to understand the wants and worries of the Working Group attendees in relation to the scope of the Strategic Landscape Masterplan for the Gilston Area. From this, seven themes were derived which were of particular importance to the community in relation to the scope of the SLMP

REFERENCE IMAGES



For the last exercise, the participants were asked to review a selection of reference images relating to a key landscape feature and highlight whether they liked (star) or disliked (triangle) these. This helps build an understanding of the collective vision for character of the landscape features, as well as highlighting particular concerns or dislikes in relation to how proposals are implemented.

WORKSHOP 1 OVERVIEW - EMERGING THEMES

FROM COMMENTS MADE BY PARTICIPANTS AS PART OF THE EXERCISES

HABITATS



Safeguard and enhance habitat connectivity throughout the SLMP. A range of spaces within the SLMP can contribute to this, including SuDS.

SUSTAINABLE TRANSPORT



The SLMP provides opportunities to create sustainable transport links and promote healthy lifestyles for existing and new communities.

BUFFERS TO VILLAGES



The SLMP should create planted buffers as separation between proposed villages. Buffer planting could be an early win to establish these early on.

DRAINAGE



SuDS can create multi-functional spaces which contribute to human, ecological and environmental amenity.

PRODUCTIVE LANDSCAPES



The SLMP should create productive landscapes (i.e. food production). This will help create a sense of community.

RESPECTING EXISTING & NEW COMMUNITIES



Provide facilities which will create a sense of community for the new residents whilst being sensitive to the existing residents.

SPORTS FACILITIES



Sports facilities can create a sense of community, but their boundary treatment and approach to lighting should be considered to ensure sensitive integration.

WORKSHOP 2

KEY LANDSCAPE STRATEGIES

- Green Infrastructure
- Blue Infrastructure
- Public Open Space
- Play Strategy
- Sports and Leisure (including School Sports)
- Ecology and Biodiversity
- Access and Movement
- Lighting



SLMP - KEY STRATEGIES

GREEN INFRASTRUCTURE - KEY PRINCIPLES & OPPORTUNITIES

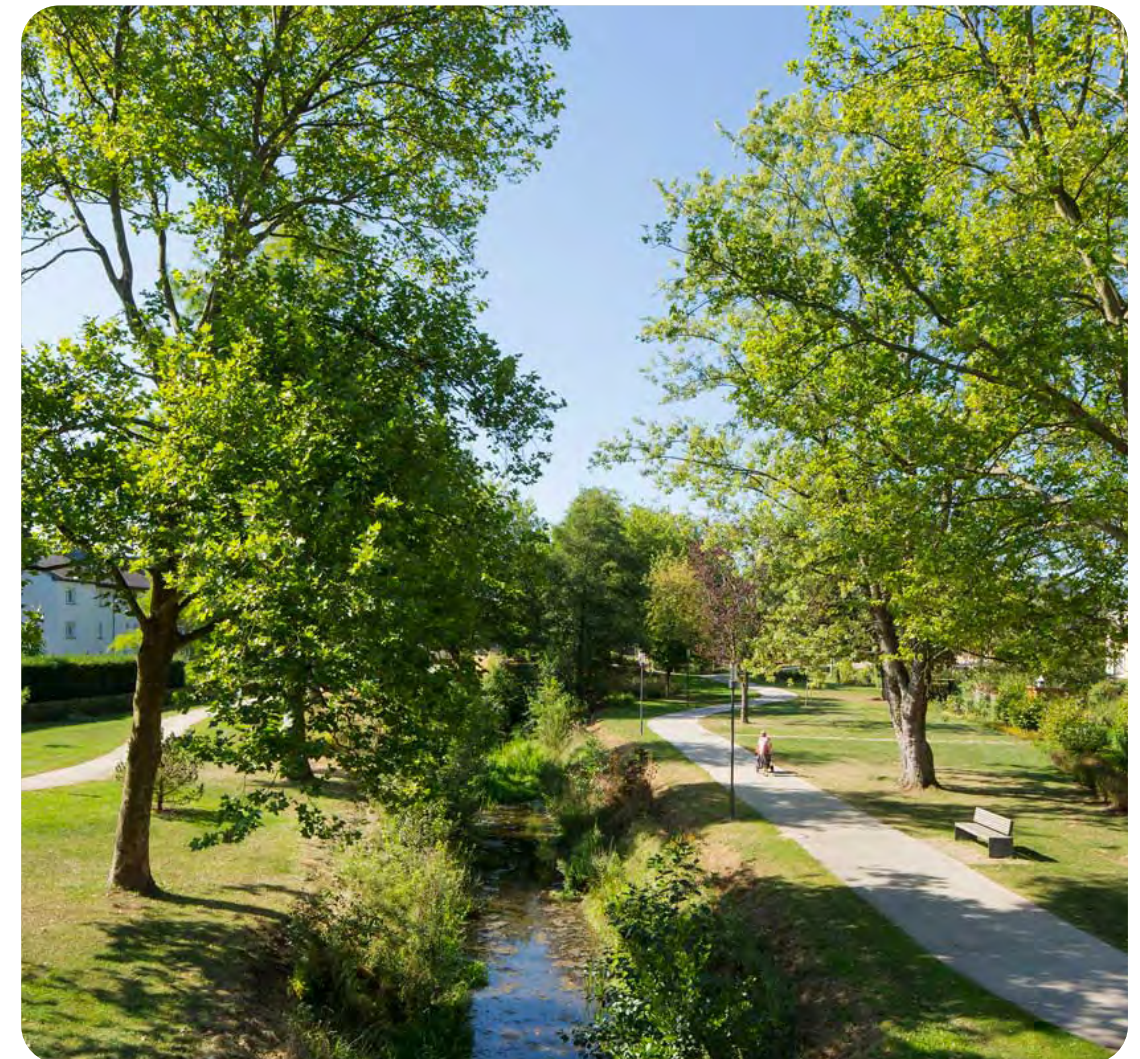
- *ACHIEVING STRONG CONNECTIVITY THROUGH THE SITE FOR WILDLIFE, AND PEOPLE, TO ENCOURAGE USE & ENJOYMENT OF THE COUNTRYSIDE, HEALTHY LIFESTYLES, & ENHANCED BIODIVERSITY*
- *STRENGTHENING THE EXISTING NATURAL CORRIDORS OF THE TRIBUTARY VALLEYS & EXISTING VEGETATION AS THE CORE STRUCTURE FOR GI CONNECTIONS*
- *CREATION OF MULTI-FUNCTIONAL SPACES WHICH INTEGRATE WILDLIFE HABITATS, PEDESTRIAN & CYCLE MOVEMENT, WATER MANAGEMENT, RECREATION, PLAY & VISUAL INTEGRATION*
- *CREATING DIVERSITY OF LANDSCAPES THROUGH UNDERSTANDING OF APPROPRIATE HIERARCHY OF USE & EXPLORING OPPORTUNITIES TO ACCENTUATE LANDSCAPE CHARACTER*

CHALLENGES

- Combining ecological objectives with need to facilitate increased usage of public open space (dog walking etc.), including lighting requirements
- Interfaces with key infrastructure such as the A414 and STC crossings to Tributary Valleys
- Sensitively integrating SuDS features into existing topography

KEY QUESTIONS

- Are there any particular connections or corridors that the SLMP should explore?
- In creating multi-functional spaces, are there any specific uses that you would like to see considered?



Green Infrastructure precedent Images

SLMP - KEY STRATEGIES

GREEN INFRASTRUCTURE

KEY

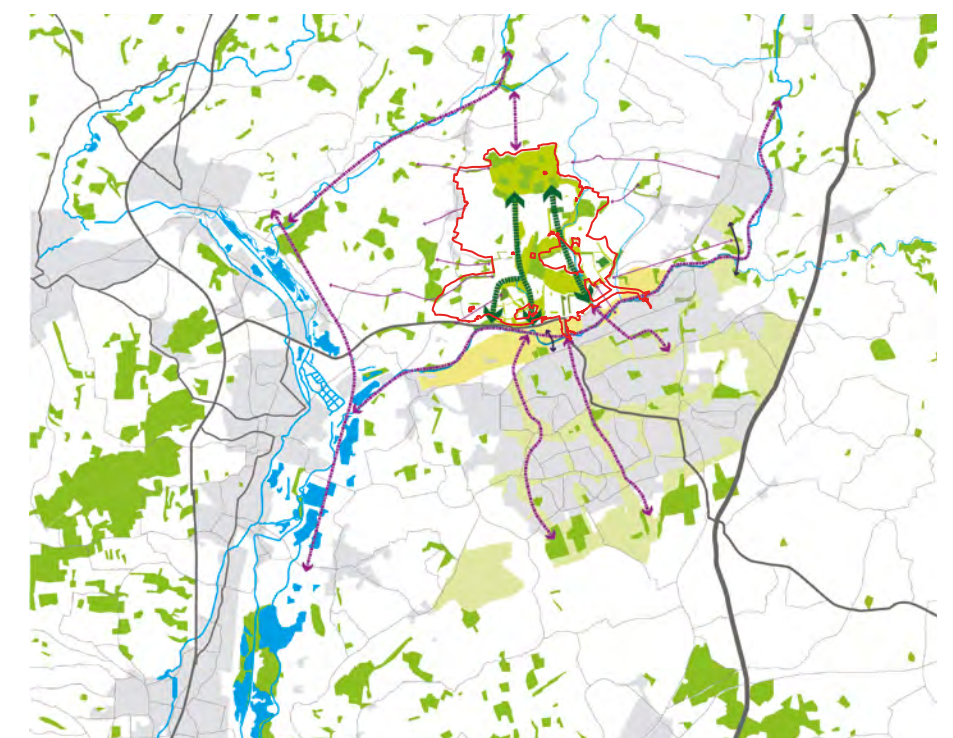
-  Existing Woodland and Hedgerow
-  Woodland Buffers 20m
-  Waterway Buffer 20m
-  Existing Hedgerows
-  Village Corridors
-  Strategic Green Corridors
-  Parks
-  Stort Valley
-  River Stort Corridor
-  Primary Landscape Corridor
-  Secondary Landscape Corridor
-  Woodland Corridor
-  Enhanced Hedgerow Corridor
-  Tributaries Corridors - Include SuDS



SLMP Draft Green Infrastructure Strategy



Existing Green Infrastructure and Public Rights of Way Plan
Gilston Park Estate OPA Landscape and Green Infrastructure Report



Green Infrastructure - Wider Strategy
Gilston Park Estate OPA Landscape and Green Infrastructure Report

SLMP - KEY STRATEGIES

BLUE INFRASTRUCTURE

The Blue Infrastructure Strategy focuses on the following vital components of water management:

- *RELATIONSHIP TO EXISTING RIVERS AND WATERCOURSES - UNDERSTANDING OF POTENTIAL IMPACTS AND OPPORTUNITIES TO ENHANCE HABITATS, MANAGE CAPACITY AND IMPROVE WATER QUALITY*
- *FLOOD MANAGEMENT*
- *SURFACE WATER MANAGEMENT*

The strategy is based on the high level, strategic findings and proposals of both V1-6 and V7 OPA studies, and uses these, with updated survey results where relevant, as the basis for assumptions of the requirements associated with each of the proposed Villages.

This approach is being tested through the parallel Village 1 Masterplan Study.

Accompanying the technical resolution of water management, the SLMP study looks at opportunities to utilise water within the landscape as a vital element to bring ecological diversity, enhanced character, and play and recreation opportunities.



Illustration of SuDS Approach

SLMP - KEY STRATEGIES

BLUE INFRASTRUCTURE SUDS - KEY PRINCIPLES & OPPORTUNITIES

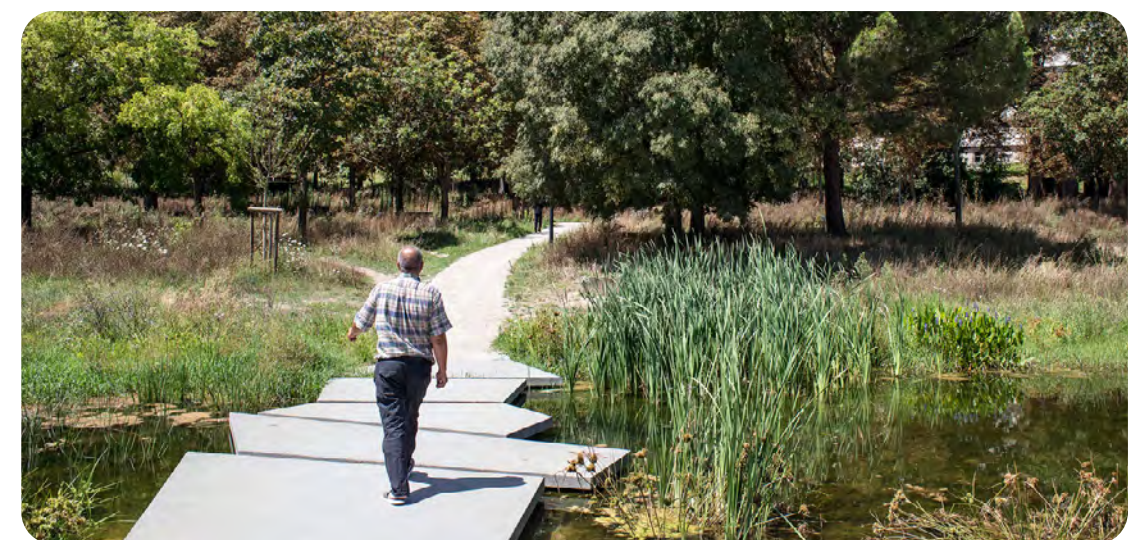
- SUDS FEATURES TO BE USED TO ENHANCE BIODIVERSITY WHEREVER POSSIBLE, CREATING A RANGE OF HABITATS ACCORDING TO FREQUENCY OF FLOOD EVENTS
- SUDS TO INCORPORATE OTHER USES SUCH AS PLAY AND INTERPRETATION, AS WELL AS POTENTIAL TO PROVIDE IRRIGATION SOURCE
- SUDS WATER FEATURES TO BE DESIGNED FOR AMENITY USE, AS ATTRACTIVE FOCAL POINTS WITHIN THE LANDSCAPE
- SUDS FEATURES TO BE UN-FENCED WHERE POSSIBLE BY ENSURING GENTLE GRADIENTS ARE USED & FEATURES AS DETAILED TO PROVIDE SUITABLE SHALLOW EDGE/ESCAPE SHELF TO REDUCE H&S RISKS

CHALLENGES

- Identifying / creating suitably level locations to enable water basins to be formed, in conjunction with other requirements within the location
- Sensitively integrating SuDS features into existing topography
- Establishing maintenance requirements and ensuring suitable access provision
- Incorporating good design of headwall / inlet / culvert /crossing elements
- Safe integration of recreation and play

KEY QUESTIONS

- Are there any local flood concerns that the SLMP could investigate/address?
- One of the key principles for Blue Infrastructure is to create features which have a range of uses, including amenity use. Are there any uses you would like to see?

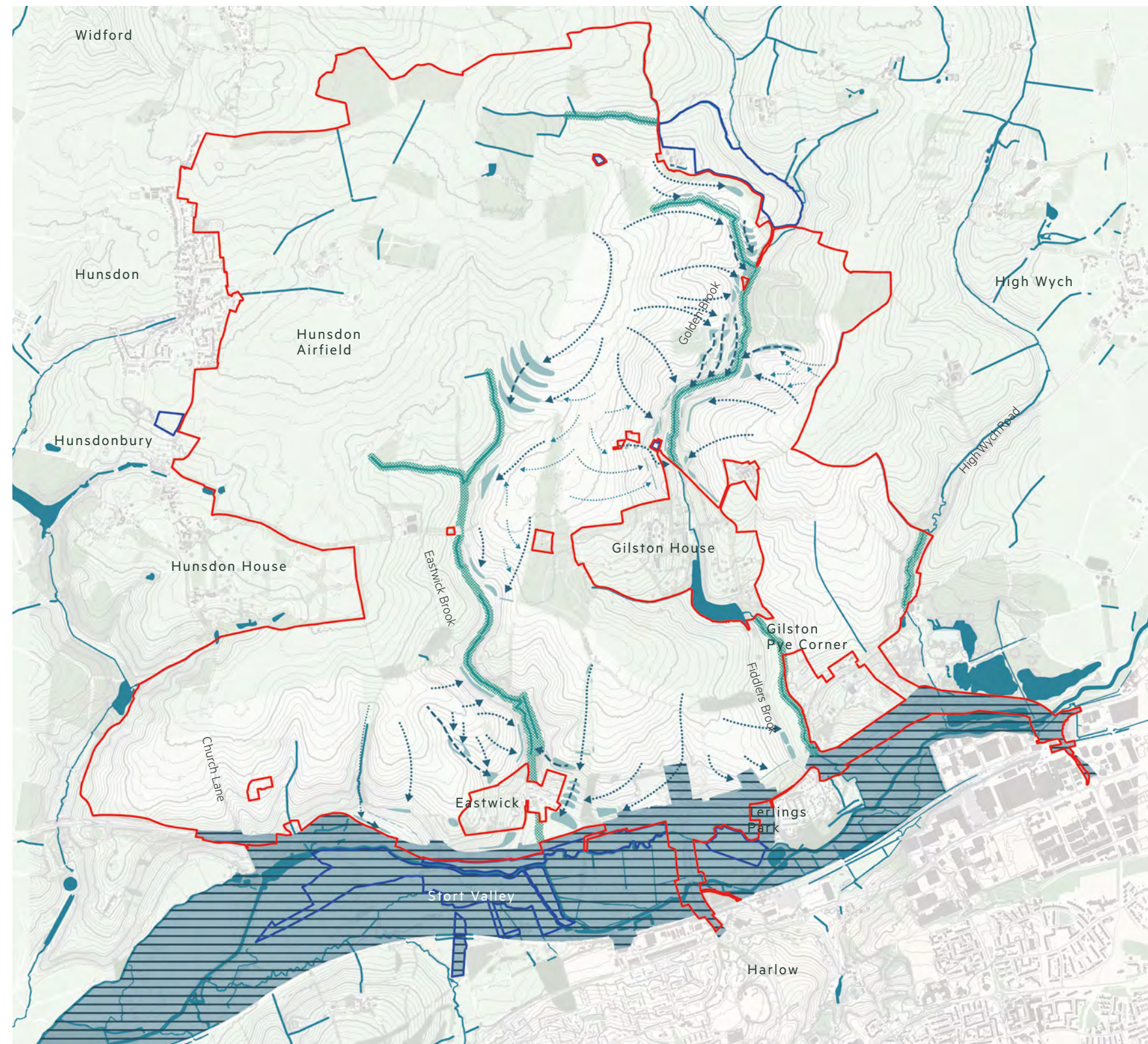


Blue Infrastructure precedent Images

SLMP - KEY STRATEGIES

BLUE INFRASTRUCTURE

- KEY**
- Combined Application Boundaries for the Gilston Area
 - Land within Places for People ownership
 - Existing watercourses / waterbodies
 - Stort Valley
 - 20m Offset to Watercourses
 - Indicative SuDS Basins
 - Indicative flow between basins
 - Indicative flow in villages



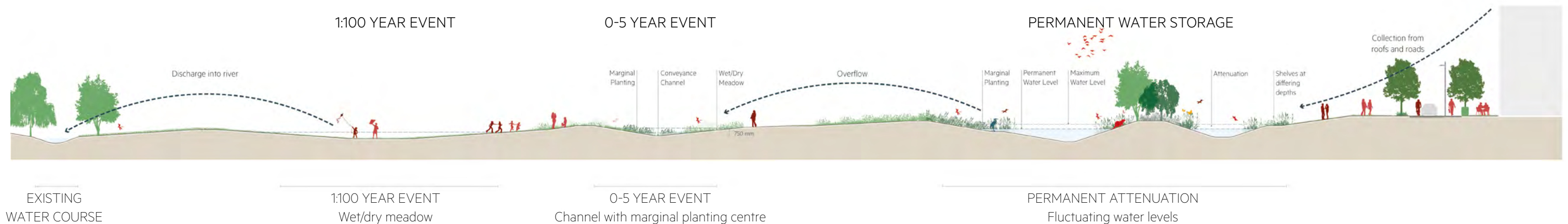
SLMP Draft Blue Infrastructure Strategy

0 250 500 1000m

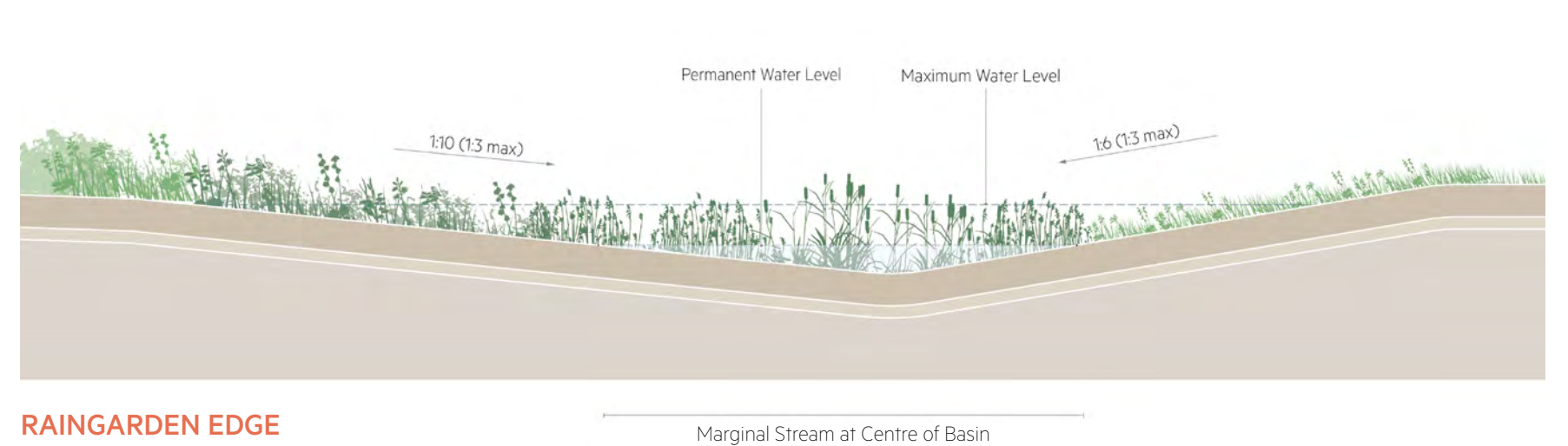
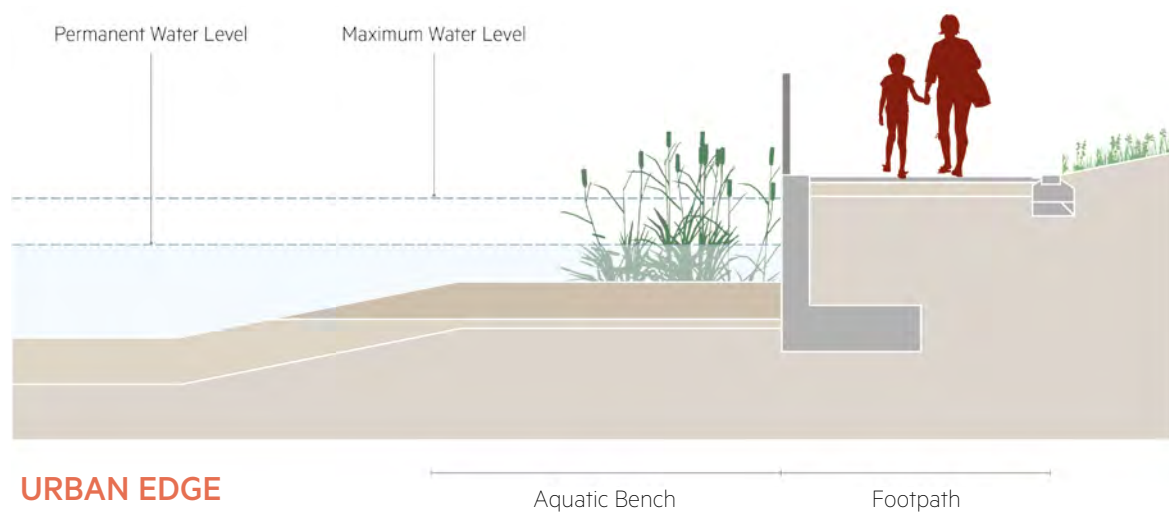


SLMP - KEY STRATEGIES

DRAFT BLUE INFRASTRUCTURE SUDS BASIN CHARACTERS

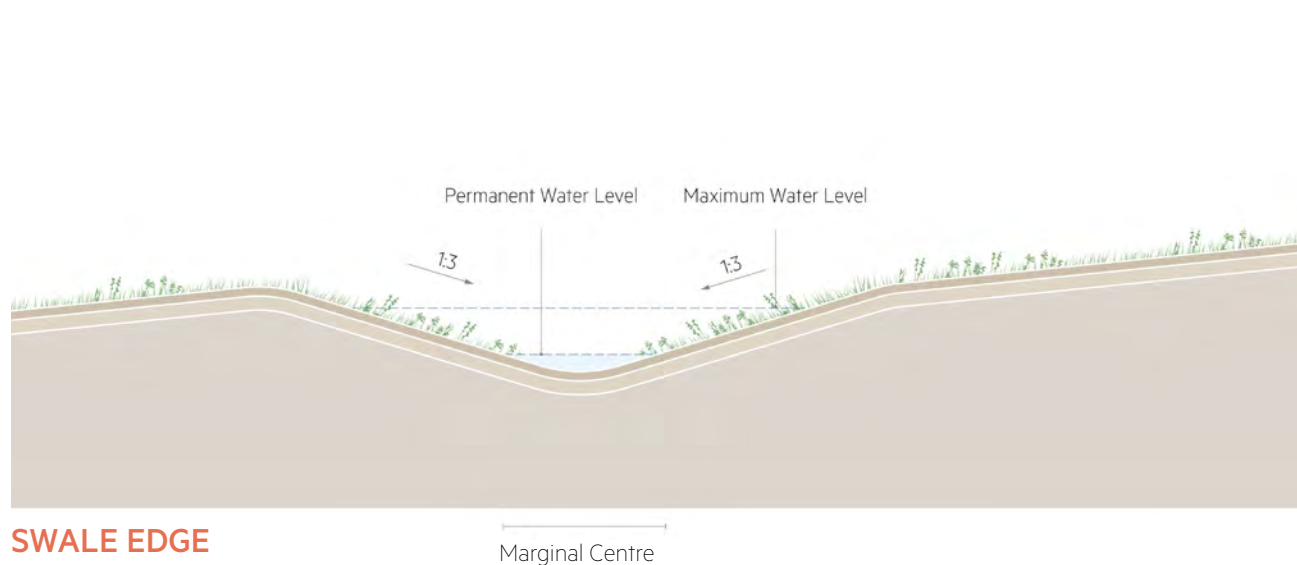


INDICATIVE TREATMENT TRAIN - VILLAGE TO STREAM

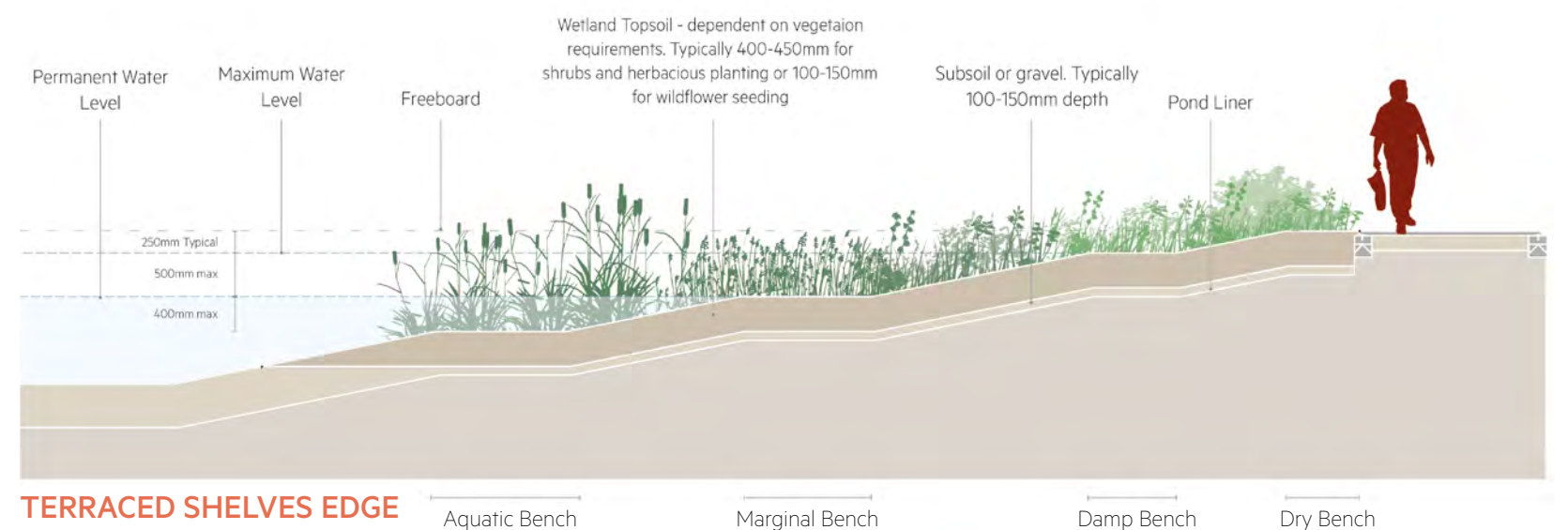


URBAN EDGE

RAINGARDEN EDGE



SWALE EDGE



TERRACED SHELVES EDGE

SLMP - KEY STRATEGIES

PUBLIC OPEN SPACE - KEY PRINCIPLES & OPPORTUNITIES

- LOGICAL DISTRIBUTION ACCORDING TO CONVENIENCE, SENSITIVITY TO ADJACENT FEATURES AND ACCESS ROUTES & SUITABLE TOPOGRAPHY
- VARIETY OF ACTIVITIES FOR DIFFERENT AGE-GROUPS, INTERESTS AND ABILITIES, SEEKING TO PROMOTE COMMUNITY INVOLVEMENT
- WHERE POSSIBLE, FEATURES WITH HIGHER INTENSITY IN TERMS OF ASSOCIATED NOISE, LIGHTING REQUIREMENTS OR PHYSICAL APPEARANCE ARE LOCATED AWAY FROM KEY SENSITIVE ASSETS SUCH AS HERITAGE ASSETS AND KEY ECOLOGICAL CORRIDORS
- SOFT LANDSCAPING AND TOPOGRAPHY USED TO SENSITIVELY INTEGRATE FEATURES AND PROVIDE MITIGATION
- POS FEATURES CAN BE USED TO SOFTEN AND BREAK-UP BUILDING LINES WITHIN CORRIDORS AT VILLAGE EDGES

CHALLENGES

- Managing potential conflict between Sports requirements (access, parking, lighting, associated noise) and ecological objectives and residential use
- Situating Sports features within existing sloping topography to avoid extensive re-grading

KEY QUESTIONS

- What character do you expect the different open space (e.g. play, parks, allotments, semi-natural open space) to be?



Public Open Space precedent Images

SLMP - KEY STRATEGIES

PUBLIC OPEN SPACE - PRECEDENTS

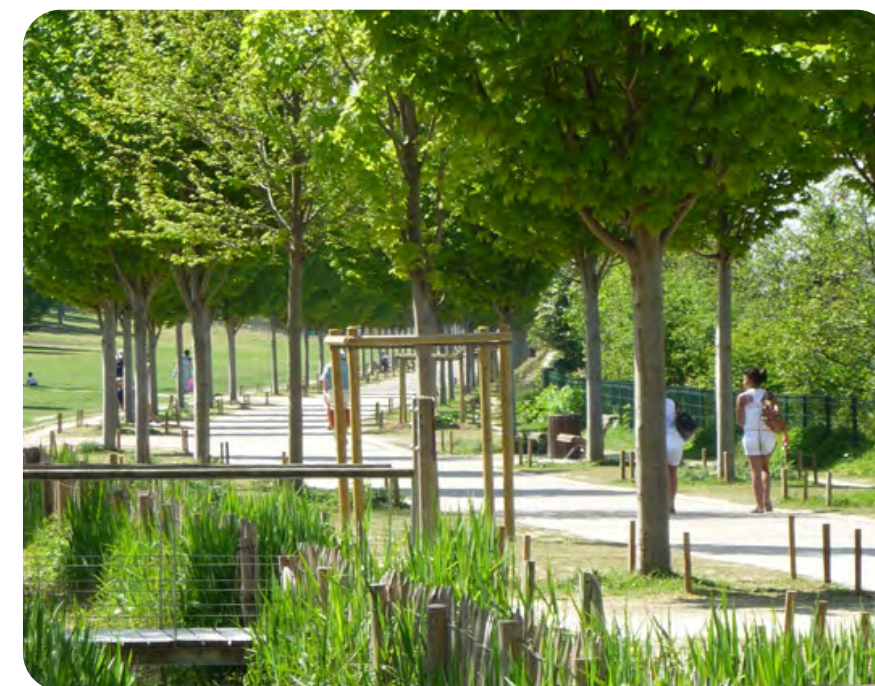
NATURAL & SEMI-NATURAL OPEN SPACE - PARKLAND



NATURAL & SEMI-NATURAL OPEN SPACE - WOODLAND



PARKS AND GARDENS



SPORTS / SCHOOL SPORTS



ALLOTMENTS



AMENITY GREENSPACE



SLMP - KEY STRATEGIES

PUBLIC OPEN SPACE DISTRIBUTION

KEY

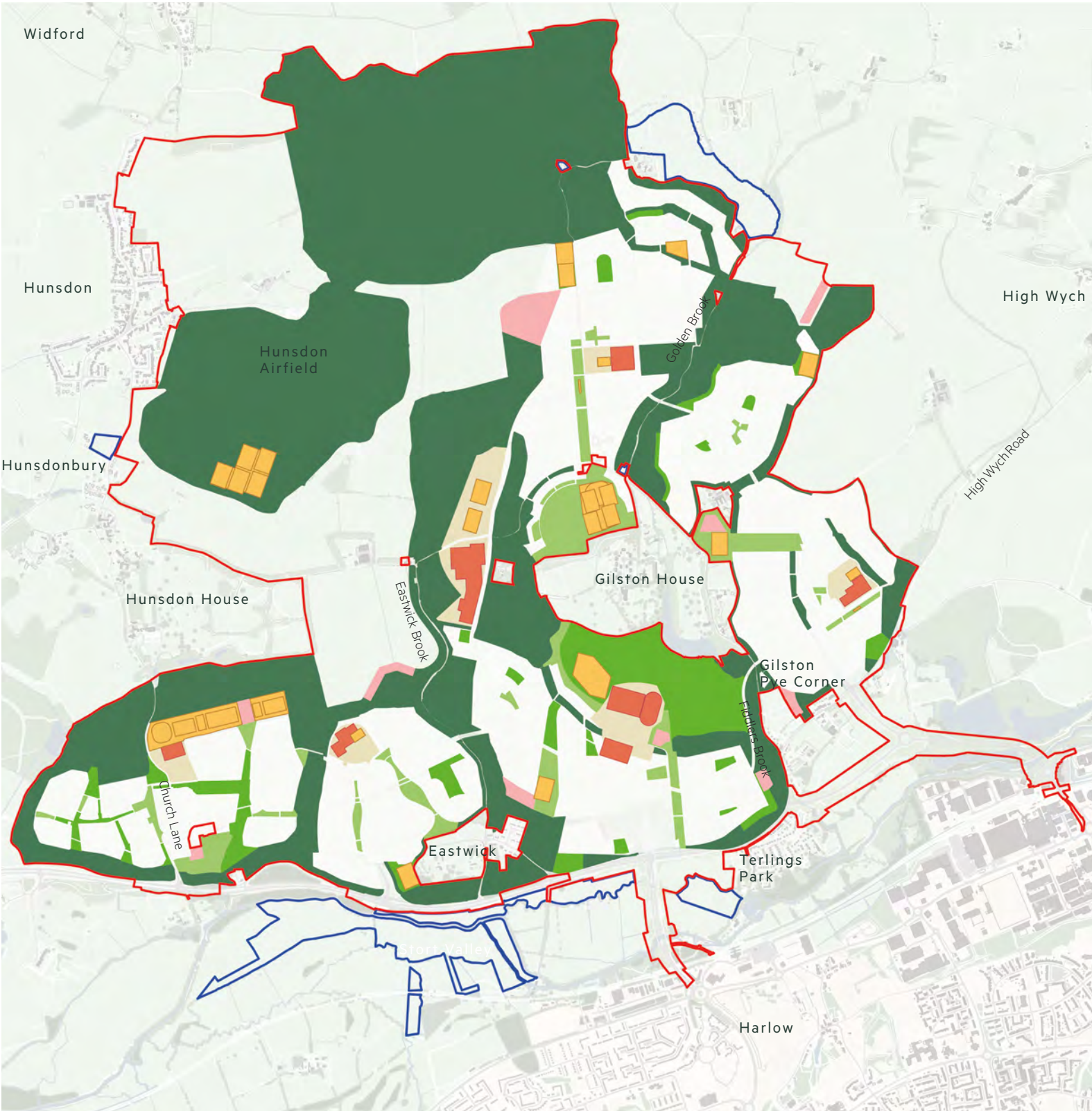
- Combined Application Boundaries for the Gilston Area
- Land within Places for People ownership
- Sports
- Sports - School
- Allotment
- Amenity Greenspace
- Parks and Gardens
- School
- Natural and Semi-Natural Open Space
- Wider agricultural estate (retained habitat)

Village 7 Public Open Space				
	Parks and public gardens/ amenity green space	Natural and semi-natural green space	Provision for children/ young people	Allotments
EHC Open Spaces and Sports Facilities Assessment, prepared by Nortoft (2017) (with reference to Policy CFLR1)	1.4 Ha/1000 population within 10min walk (800m)	3.2 Ha/1000 population within 720m	0.25 Ha/1000 population within 10min walk (800m)	0.3 Ha/1000 population within 10min walk (800m)
EHDC Requirement (Ha)	5.31 ha	12.13 ha	0.95 ha	1.13 ha
Current provision (Ha)	21.89 ha	33.40 ha	0.95 ha	1.14 ha

*7.61 ha of Outdoor sports facilities provided informally within Natural and semi-natural green space category

EHDC Open Space Category	Parks & Public Gardens & Amenity Green Space	Natural & Semi-natural Green Space	Children's Play and Provision for Young People	Allotments
EHDC Requirement	1.4 Ha/1000 population PPG: within 710m AGS or PPG: within 480m	3.2 Ha/1000 population within 720m	0.25 Ha/1000 population LEAP: within 400m NEAP: within 1000m Teenage: within 1000m	0.3 Ha/1000 population within 1km
Village 01 Pop: 4160	5.82	13.31	1.04	1.25
Village 02 Pop: 4040	5.66	12.93	1.01	1.21
Village 03 Pop: 2780	3.89	8.90	0.70	0.83
Village 04 Pop: 5220	7.31	16.70	1.31	1.57
Village 05 Pop: 1690	2.37	5.41	0.42	0.51
Village 06 Pop: 3290	4.61	10.53	0.82	0.99
TOTAL EHDC REQUIREMENT (Ha)	29.65	67.78	5.30	6.35
TOTAL PROPOSED INCL AIRFIELD (Ha)*	41.35	344.23	9.28	9.39
TOTAL PROPOSED V1-7 (Ha)	63.24	637.63	64.19	10.53

Public Open Space requirements based on the EHDC Open spaces and sports and recreation SPD 2020
*Village 07 to be added



SLMP Draft Public Open Space Strategy (including indicative Village Provisions based on OPA)

SLMP - KEY STRATEGIES

PLAY STRATEGY - KEY PRINCIPLES & OPPORTUNITIES

- *PLAY TO BE INTEGRATED INTO WIDER LANDSCAPE AND REFLECT OVERALL CHARACTER OF THE SPACE, E.G. WOODLAND PLAY, SUDS WATER PLAY, PLAY RELATING TO COMMUNITY GROWING SPACE*
- *PREFERENCE FOR NATURAL PLAY FEATURES WAS EXPRESSED AT THE WORKSHOP 1 ENGAGEMENT WHICH REFLECT THE RURAL CHARACTER OF THE SITE*
- *CONVENIENCE AND PROXIMITY TO KEY INFRASTRUCTURE SUCH AS BUS ROUTES, PRIMARY FOOTPATHS, SCHOOLS, COMMUNITY CENTRE AND ALLOTMENTS TO BE CONSIDERED. ALL PLAY SPACE SHOULD BE CONVENIENT TO ACCESS BY FOOT/CYCLE/PUBLIC TRANSPORT*
- *PLAY FACILITIES TO INTEGRATE FEATURES FOR A RANGE OF AGES. PROPOSALS FOR YOUTH ACTIVITIES TO CONSIDER EVENING USE ALSO*

CHALLENGES

- **There are good opportunities to integrate play within key landscape spaces such as the Woodland Parks where destination play is proposed, where the overall setting will contribute to the character and enjoyment of the play offer. These objectives need to be carefully balanced with objectives for conservation and habitat enhancement, ensuring the most sensitive areas are not disturbed.**
- **Ensuring a good distribution of convenient facilities with good access to ensure spaces do not become over-use or under-used, which could lead to anti-social behaviour.**
- **Maintenance of facilities & protection from vandalism where lockable play spaces are not appropriate, requiring robust design**

KEY QUESTIONS

- **Which typologies would the communities like to see? Could there be different typologies in different locations to create a wide range of different facilities?**



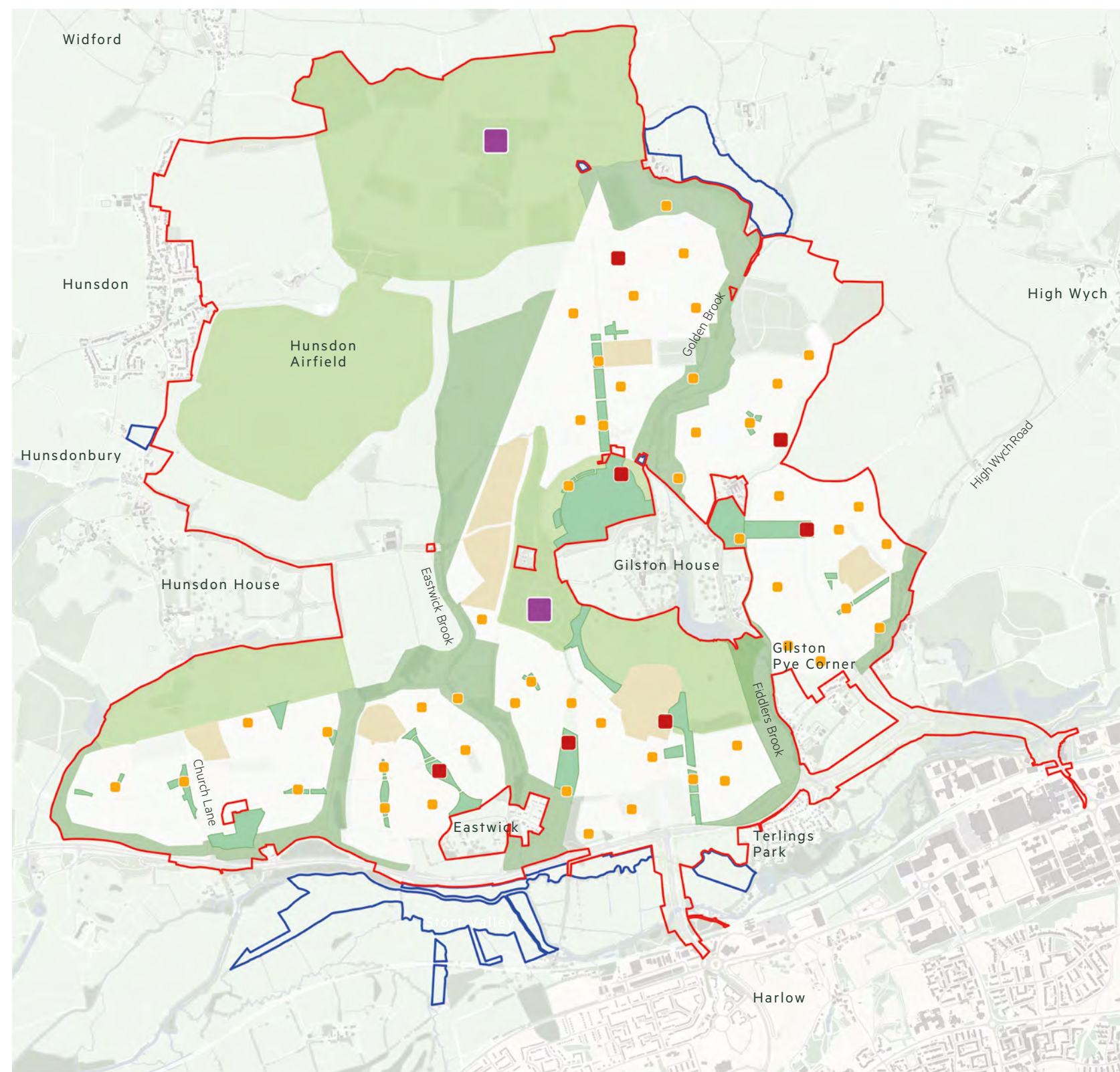
Play precedent Images

SLMP - KEY STRATEGIES

PLAY STRATEGY

KEY

- Combined Application Boundaries for the Gilston Area
- Land within Places for People ownership
- Public Open Space - Natural
- Strategic Green Corridors
- Parks
- School Plots
- Destination Play
- Village Play - Indicative
- Neighbourhood Play - Indicative



SLMP Draft Play Strategy (Including indicative Village Provision based on OPA)

0 250 500 1000m



SLMP - KEY STRATEGIES

SPORTS & LEISURE STRATEGY - KEY PRINCIPLES & OPPORTUNITIES

- *SPORT FACILITIES TO BE CONVENIENTLY LOCATED IN GOOD PROXIMITY TO LOCAL FACILITIES SUCH AS SCHOOLS, COMMUNITY CENTRES, PUBLIC TRANSPORT AND FOOTPATH/CYCLE NETWORK*
- *FACILITIES WITH MORE URBAN CHARACTER (E.G. ALL-WEATHER PITCHES REQUIRING LIGHTING) TO BE SENSITIVELY LOCATED WHERE POSSIBLE WITH CONSIDERATION TO IMPACTS OF NOISE AND LIGHT SPILL ON EXISTING / FUTURE RESIDENTS AND WILDLIFE*
- *SOFT LANDSCAPING AND EARTHWORKS TO BE USED TO INTEGRATE FEATURES INTO THE SITE, AND PROVIDE SCREENING OF SENSITIVE VIEWS AND BUFFERS TO REDUCE LIGHT SPILL WHERE POSSIBLE*
- *FLOOD LIGHTING FOCUSED ON ALL-WEATHER PITCH COMMUNITY FACILITIES ACROSS THE SITE ONLY*

CHALLENGES

- Local concern that facilities may encourage wider population to drive to the site to use Sports facilities, & impact this may have on traffic & parking needs
- Sensitive inclusion of lit sports pitches within the landscape
- Maintenance of sports pitches & determining how facilities are to be managed

KEY QUESTIONS:

- What typologies of edge treatment would you like to see to the sports facilities?
- How do we integrate the public sports pitches in the wider park setting?



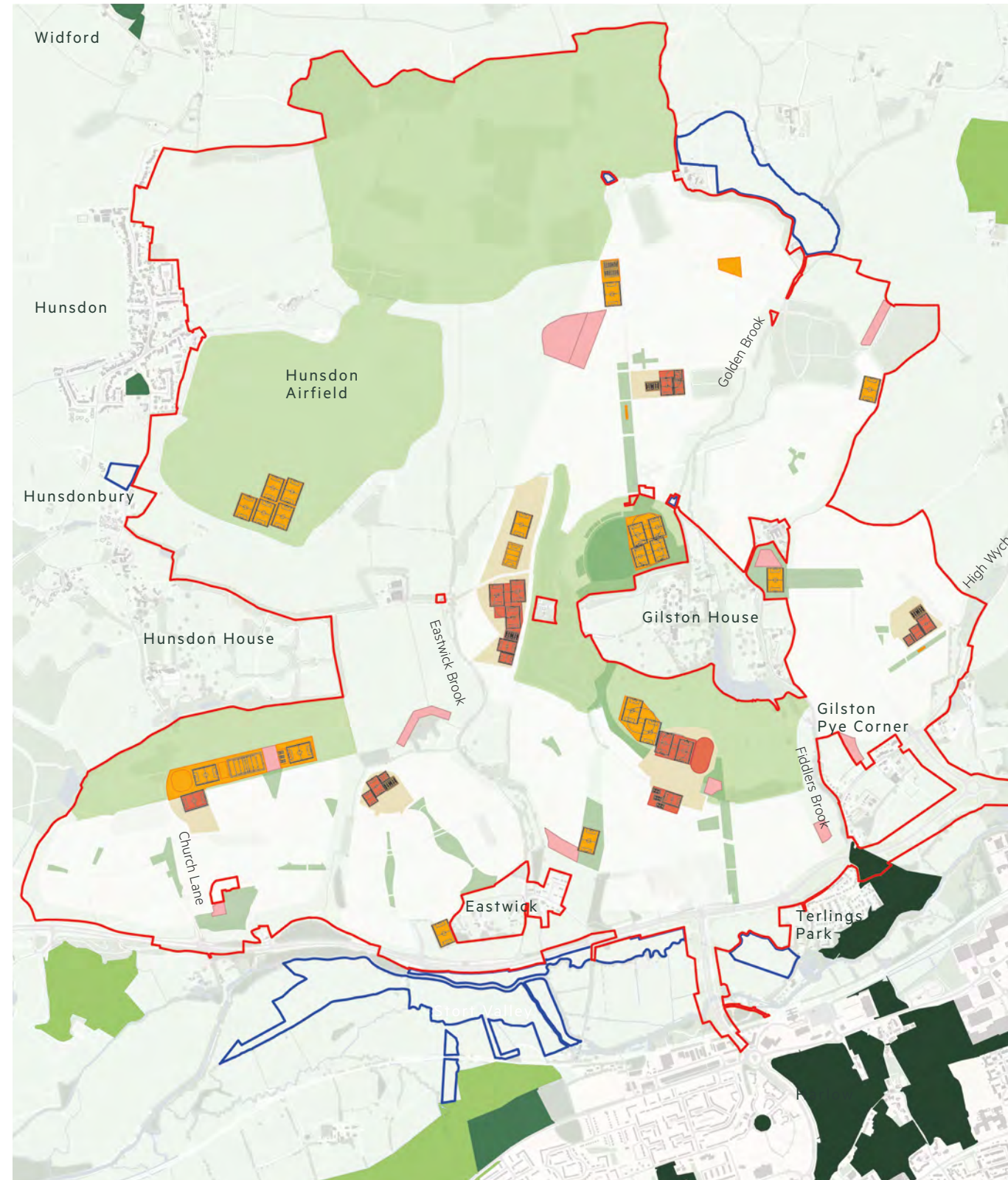
Sports precedent Images

SLMP - KEY STRATEGIES

SPORTS & LEISURE STRATEGY (INCLUDING SCHOOL SPORTS)

KEY

- Combined Application Boundaries for the Gilston Area
- Land within Places for People ownership
- Proposed Sports
- Proposed Sports - School
- Proposed Parks
- Proposed Public Open Space - Natural
- Proposed Allotment and Community Growing
- Existing Golf Course
- Existing Public Park or Garden
- Existing Playing Field
- Existing Primary & Secondary Education and Sports & Leisure Centre
- Other Sports Facilities (Existing)



SLMP Draft Sports and Leisure Strategy (including Schools)

0 250 500 1000m



SPORTS PROVISION*

Football:

- Develop Hub at Village 07.
- 1x Senior All Weather Pitch (AWP) at Village 01 Secondary school
- 1x Senior AWP at Village 05 Secondary school
- 5x Village playing fields with one Senior pitch each
- 2x Senior pitches at Gilston Park
- 4x Junior pitches overlaid around cricket pitches at Gilston Fields
- Up to 4x Senior pitches at the Airfield Park

Cricket:

- 2x senior cricket pitches at Gilston Fields
- 1x senior cricket pitch at Gilston Park

Rugby:

- Specific rugby provision is not required for the Gilston Area.

Hockey:

- 1x Senior AWP at Village 5 school site.

Tennis:

- 8x tennis courts at Village 04 as a club with ancillary facilities including clubhouse and car parking.

Bowls:

- 2x 6-rink greens at Village 04 with clubhouse, ancillary facilities and car parking.

Athletics:

- Marked running route potentially linked to routes to the central hub & Stort Valley

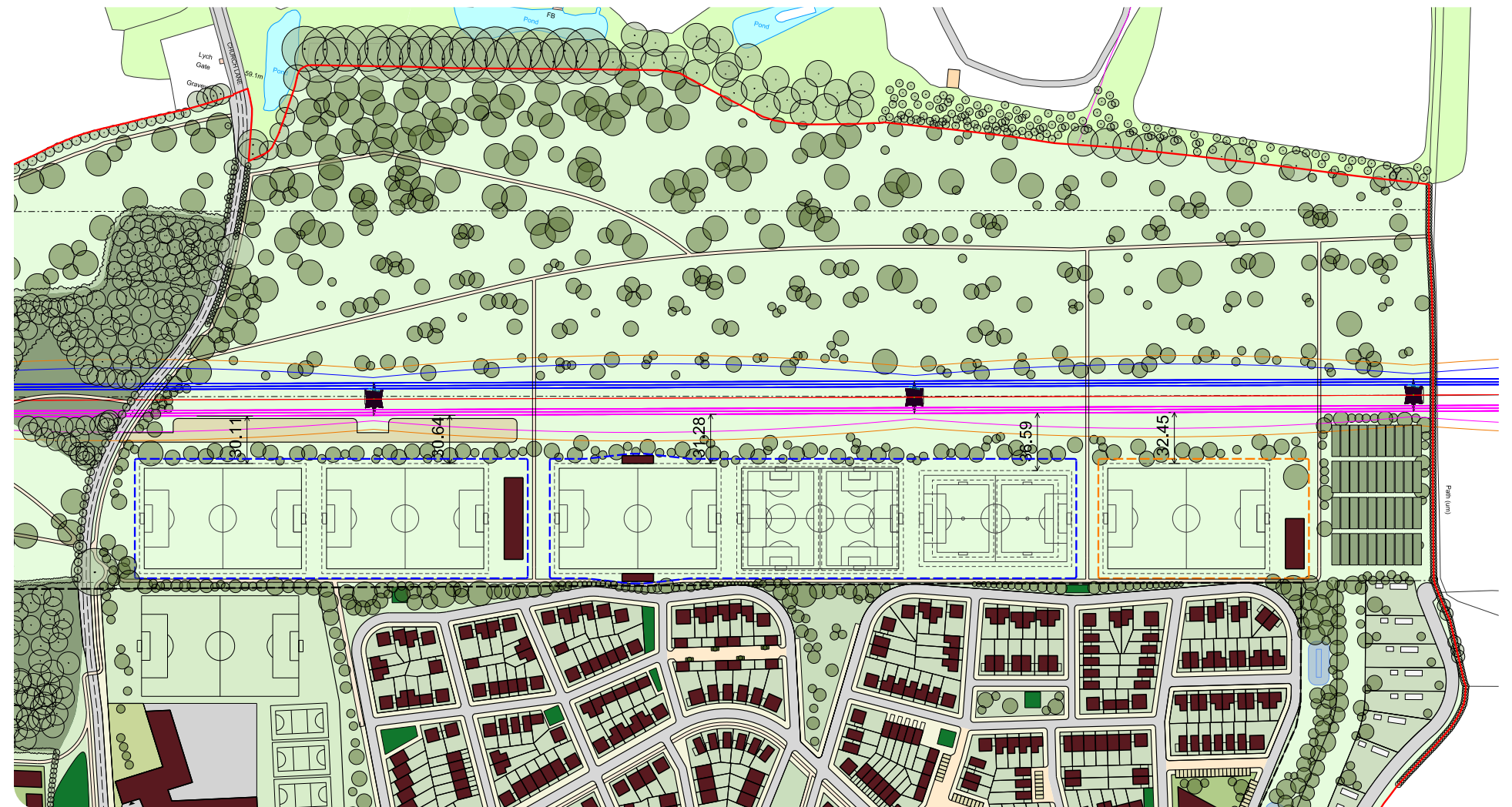
*As defined within OPA proposals, based on Open Space, Sport & Recreation SPD, and ongoing consultation with Sports England and EHDC Officers

SLMP - KEY STRATEGIES

SPORTS & LEISURE STRATEGY - VILLAGE 7 SPORTS HUB

V7 SPORTS HUB KEY PRINCIPLES & OPPORTUNITIES

- THE NUMBER AND TYPE OF PITCHES HAS BEEN FORMULATED IN DISCUSSION WITH KEY STAKEHOLDERS SUCH AS SPORT ENGLAND AND THE FOOTBALL FOUNDATION.
- CREATE OPEN LANDSCAPE, CLOSE TO HEATHLAND IN CHARACTER, WITH SPORADIC BIRCH AND PINE TREE PLANTING AS EDGE TREATMENT TO FOOTBALL HUB



Village 7 Sports Hub - Draft Indicative Proposal



SLMP - KEY STRATEGIES

ECOLOGY & BIODIVERSITY STRATEGY - KEY PRINCIPLES & OPPORTUNITIES

THE BIODIVERSITY STRATEGY AIMS TO:

- PROTECT AND ENHANCE THE MOST ECOLOGICAL VALUABLE AREAS OF THE SITE
- CREATE NEW HABITATS
- CONNECT HABITATS
- DELIVER BIODIVERSITY NET GAIN
- CONNECT PEOPLE WITH NATURE
- ESTABLISH ECOLOGICAL CONNECTIONS TO VILLAGES

CHALLENGES

- Potential conflict with other uses, including sports, dog-walking
- Maintaining good ecological connectivity as part of the design for STC crossings of the Tributary Valleys
- Establishing suitable maintenance regimes which meet habitat objectives whilst providing a sustainable model for land management
- Ensuring Biodiversity Net Gain is upheld

KEY QUESTIONS

- What should the balance between accessible areas and areas for biodiversity be like?
- Are there any areas where human use could be limited to allow biodiversity to thrive. If there are areas dedicated to biodiversity, how do we safeguard these and limit human intervention (e.g. people or dogs damaging these)

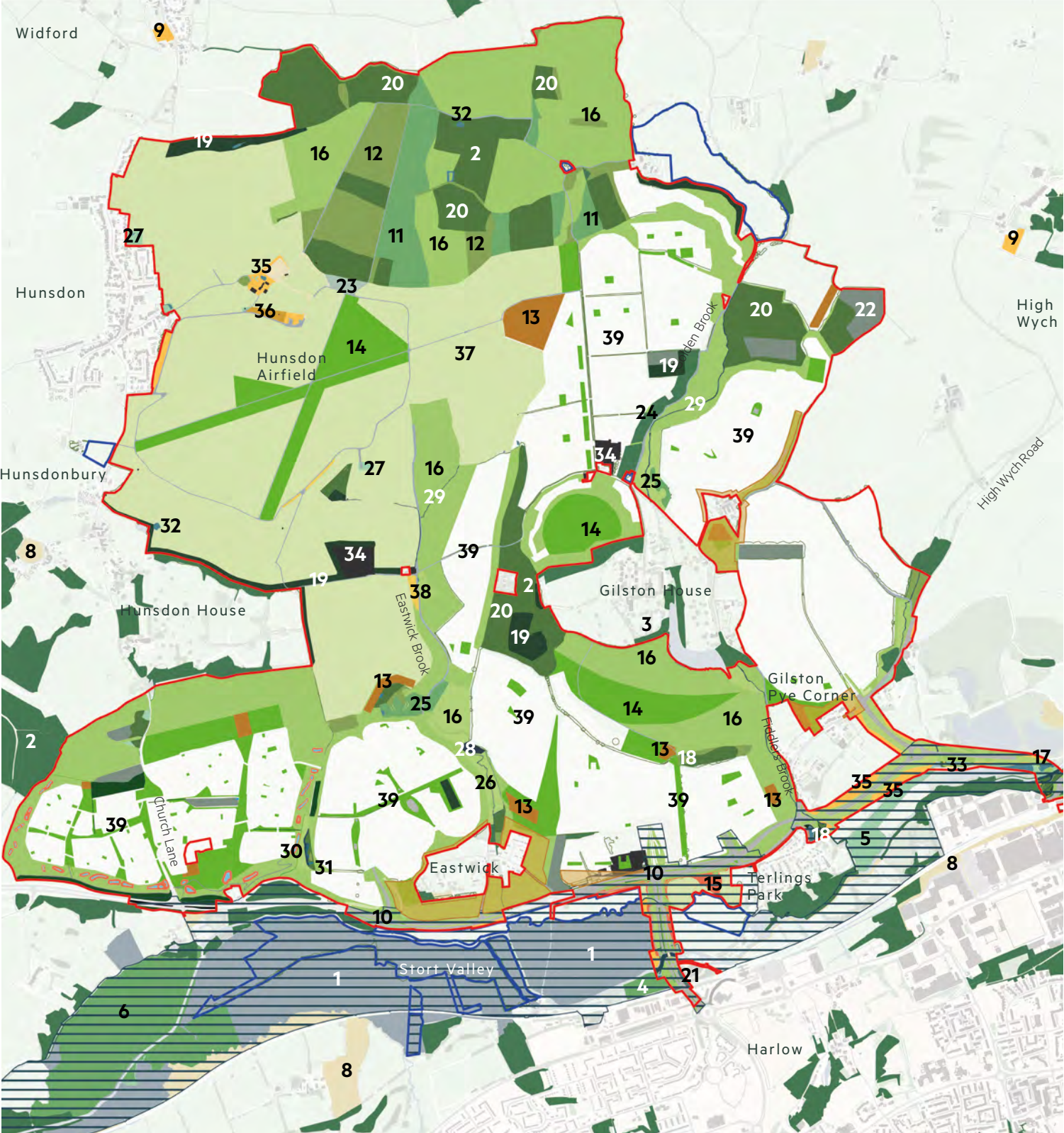


Biodiversity and Ecology precedent Images

SLMP - KEY STRATEGIES

ECOLOGY & BIODIVERSITY STRATEGY

KEY	
	Combined Application Boundaries for the Gilston Area
	Land within Places for People ownership
	Village Corridor
1	Coastal and Floodplain Grazing Marsh
2	Broadleaved Deciduous Woodland
3	Mixed Mainly Broadleaved Deciduous Woodland
4	Good Quality Semi-Improved Grassland
5	Lowland Fens
6	Lowland Meadows
7	No Main Habitat but Additional Habitats Present
8	Traditional Orchards
9	Village Corridors
	Stort Valley
10	Created Habitats - Hard-standing
	Created Habitats - Track
11	Created Habitats - Broadleaved Parkland - Scattered Trees
12	Created Habitats - Broadleaved woodland plantation
13	Created Habitats - Allotments
14	Created Habitats - Cultivated disturbed amenity grassland
15	Created Habitats - Marshy grassland
16	Created Habitats - Semi-improved neutral grassland
17	Created Habitats - Standing Water
18	Enhanced Habitats - Broadleaved Parkland Scattered Trees
19	Enhanced Habitats - Broadleaved woodland plantation
20	Enhanced Habitats - Semi Natural Broadleaved Woodland
21	Enhanced Habitats - Coniferous woodland plantation
22	Enhanced Habitats - Mixed Woodland Plantation
23	Enhanced Habitats - Cultivated disturbed amenity grassland
24	Enhanced Habitats - Improved Grassland
25	Enhanced Habitats - Semi-Improved Neutral Grassland
26	Enhanced Habitats - Poor semi-improved Grassland
27	Enhanced Habitats - Dense Continuous Shrub
28	Enhanced Habitats - Fen
29	Enhanced Habitats - Running Water
30	Enhanced Habitats - Bryophyte dominated spring
31	Enhanced Habitats - Flush and Spring - Acid Neutral Flush
32	Enhanced Habitats - Standing Water
33	Enhanced Habitats - Swamp
34	Retained Habitats - Buildings
35	Retained Habitats - Poor semi-improved Grassland
36	Retained Habitats - Improved Grassland
37	Retained Habitats - Cultivated disturbed arable land
38	Retained Habitats - Other tall herb and fen - ruderal
39	Indicative Village POS based on OPA Proposals



SLMP - KEY STRATEGIES

TO BE COORDINATED WITH VECTOS INPUT

ACCESS & MOVEMENT STRATEGY - KEY PRINCIPLES & OPPORTUNITIES

THE SLMP WILL SET OUT STRATEGIES FOR:

- PROWS
- PERMISSIVE PATHS
- CYCLE ROUTES
- STC INTEGRATION
- EXISTING LANES
- LIGHTING
- CREATE NEW CYCLE AND WALKING ROUTES TO PROMOTE SUSTAINABLE, ACTIVE LIFESTYLES
- LINK THE EXISTING AND PROPOSED WALKING AND CYCLING INFRASTRUCTURE
- ESTABLISH LINKS TO THE EXISTING SETTLEMENTS

CHALLENGES

- The increase of 'traffic' and footfall of existing PROW along existing settlements needs to be considered
- A sensitive design solution needs to be found for dealing with the interface between the existing lanes and the newly proposed Sustainable Transport Corridor

KEY QUESTIONS

- Are there any connections you would like to see improved or established?
- What changes to existing infrastructure would need to be made to promote sustainable, healthy and active lifestyles.
- Consider the design criteria for sensitive integration of the STC into the wider landscape



Access and Movement precedent Images

SLMP - KEY STRATEGIES

ACCESS & MOVEMENT STRATEGY

KEY

Combined Application Boundaries for the Gilston Area

Land within Places for People ownership

Strategic Transport Corridor

Railway Station

Railway Track

National Cycle Network On Road

National Cycle Network Traffic Free

Countryside and Rights of Way

Public Rights of Way Bridleway

Public Rights of Way Byway Open to All Traffic

Public Rights of Way Footpath

Public Rights of Way Restricted Byway

A Road

B Road

Local and Secondary Access Road

Local & Minor Road

Restricted Local Access Road

Harcamlow Way

Indicative walking and cycling Improvements to Burnt Mill Lane

Indicative walking and cycling link to Hunsdon and Widford

Indicative walking and cycling improvements to Sambridgeworth

Indicative walking and cycling improvements to Roydon Station

SLMP Draft Access & Movement Strategy

Places for People

grant associates

Taylor Wimpey

GSLM605 GILSTON STRATEGIC LANDSCAPE MASTERPLAN - WORKING GROUP - WORKSHOP 2 16/09/2021

SLMP - KEY STRATEGIES

LIGHTING STRATEGY - KEY PRINCIPLES & OPPORTUNITIES

STRATEGY:

- *SITE CONTEXT REQUIRES SENSITIVE INTEGRATION OF NECESSARY LIGHTING TO REDUCE ADVERSE IMPACTS ON RESIDENTS AND LOCAL ECOLOGY USING BEST PRACTICE PRINCIPLES TO REDUCE LIGHT SPILL*
- *LIGHTING TO BE FOCUSED ON KEY ACCESS ROUTES ON OPEN SPACE ONLY - E.G. LOW LEVEL SHROUDED LAMPS, FILTERS AND MOVEMENT DETECTION TO POTENTIALLY BE CONSIDERED*



CHALLENGES

- Sensitive integration of lighting needs within rural residential context
- Managing potential impacts of necessary Sports Lighting at all-weather Community Use pitches

KEY QUESTIONS

- The first Working Group session raised the community's ambition to safeguard the enjoyment of dark sky. Are there any specific areas where this applies?



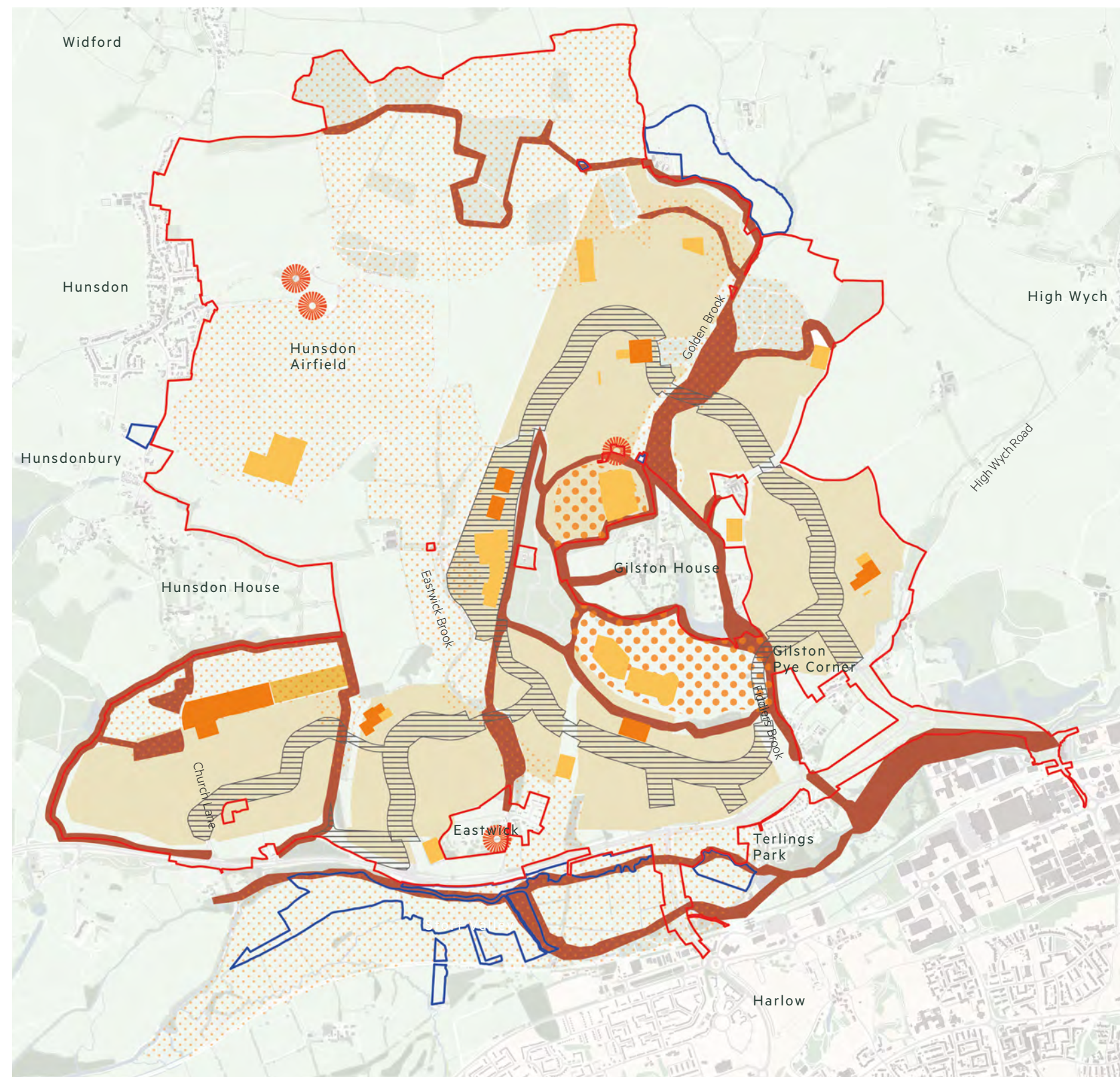
Lighting precedent Images

SLMP - KEY STRATEGIES

LIGHTING STRATEGY

KEY

- Combined Application Boundaries for the Gilston Area
- Land within Places for People ownership
- Sports - Public Access - Sensitive lighting where appropriate
- Sports - Sports lighting
- Sustainable Transport Corridor
- Areas of minimal lighting intervention
- Parks - Sensitive Lighting
- Villages
- Bat Habitat Areas
- ☼ Potential lighting of select heritage features



SLMP Lighting Strategy

0 250 500 1000m



WORKSHOP 2

DETAILED THEMES

- Advance Planting Strategy
- Landscape Buffers and Village Interfaces
- Heritage Assets Trail
- Special Sites (G&T sites, cemetaries)
- Food Production & Employment within the Landscape
- Woodland Creation & Management



SLMP DETAILED THEMES

ADVANCE PLANTING STRATEGY

- KEY
- Combined Application Boundaries for the Gilston Area
- Land within Places for People ownership
- Lime Avenue Advance Planting
- Areas of Advance Planting
- Areas of Advance Planting - Hedges and Trees
- 0.1

Hedgerow & orchard plantation with nurse trees for shelter
- 0.2

Woodland Coppice
- 0.3

Cock Robin Lane extension & mixed native hedgerow planting
- 0.4

Shelterbelt/woodland spinney to future Secondary School
- 0.5

Hedgerow enhancements to landscape buffer to Village 03
- 0.6

Creation of woodland block as Visual Mitigation of Village 05 from the Eastwick moat SAM sites
- 0.7

Village 06 spinney and hedgerow enhancement
- 0.8

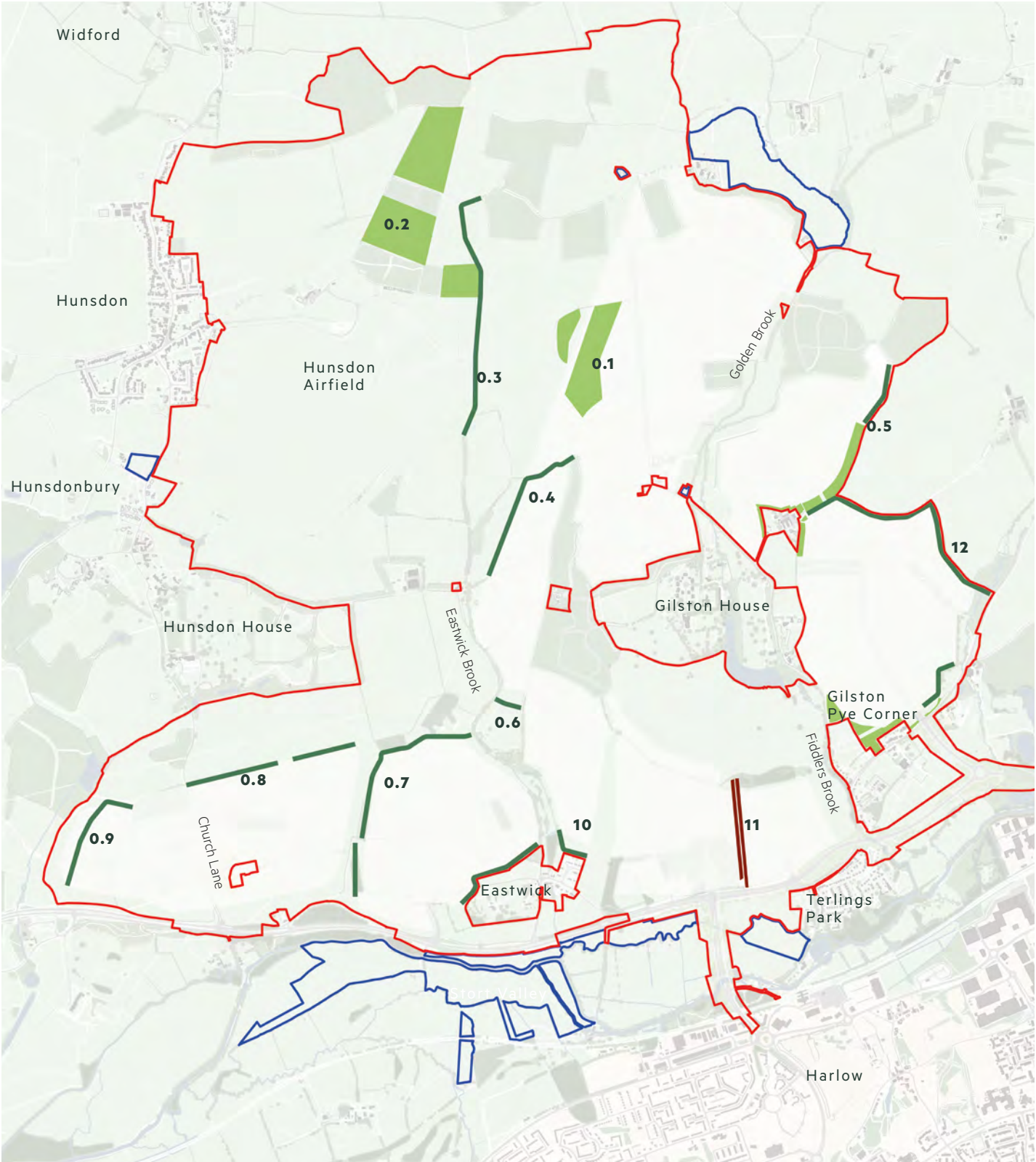
Village 07 ridgeline hedgerow & spinney
- 0.9

Village 07 hedgerow & spinney planting (TBA with V7)
- 10

Eastwick Village 'landscape buffer'
- 11

Historic Lime and Horse Chestnut Avenue restocking
- 12

Village 02 boundary hedgerow enhancements and woodland buffers



SLMP Draft Advance Planting Strategy



Year 0



Year 1



Year 3



Year 7-10

SLMP DETAILED THEMES

LANDSCAPE BUFFERS AND VILLAGE INTERFACES

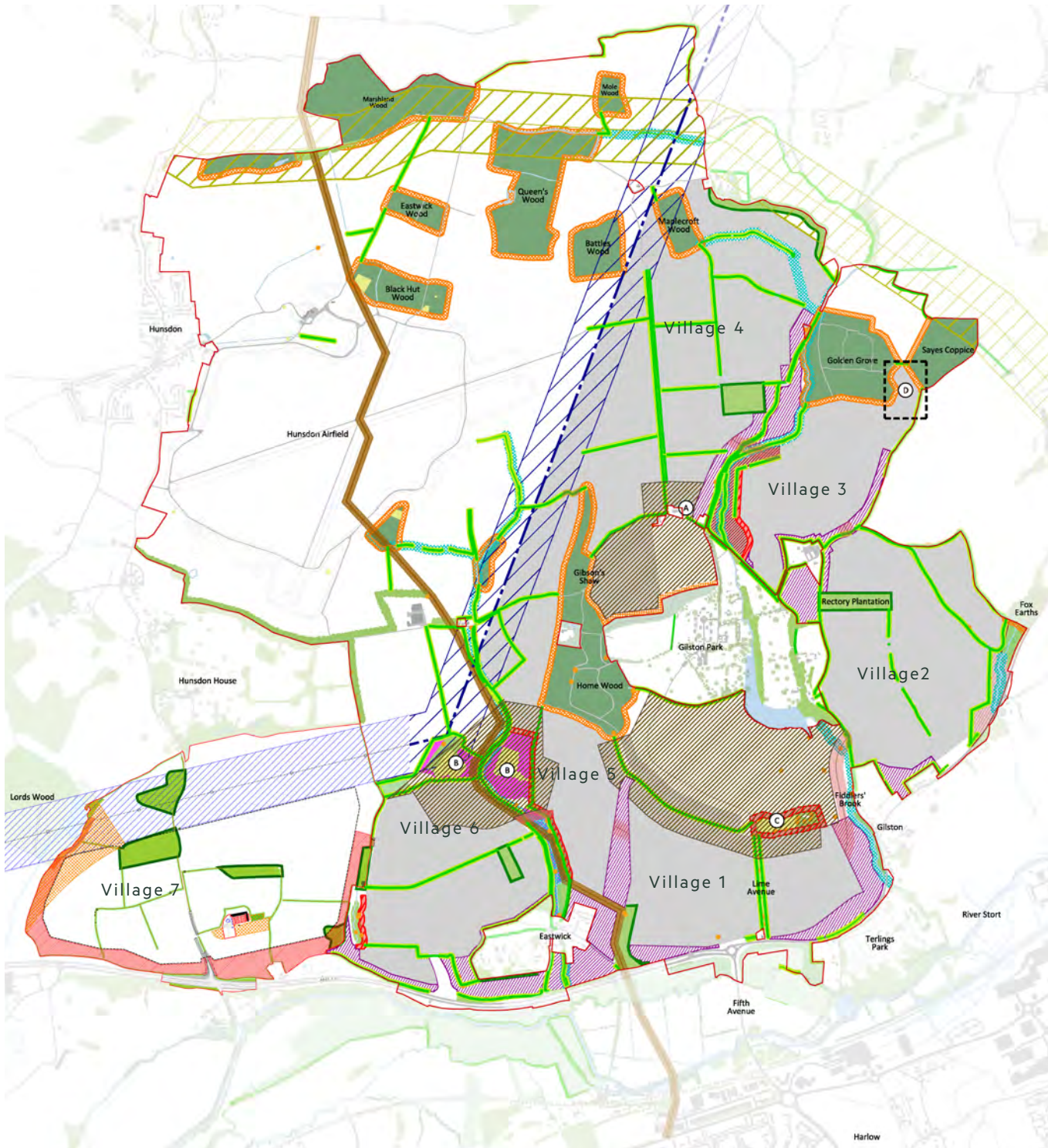
KEY - Village 1-6 Parameter Plan 02

- Application Site Boundary
- Village Developable Areas
- Village Corridors
- 20m Buffer to Existing Ancient Woodlands
- 20m Buffer to Existing Waterways
- 10m Buffer to Existing Woodlands
- 5m Buffer to Existing Hedgerows
- 16m Easement Either Side For Water Main
- 135m Easement Either Side For Gas Main
- 118m Easement Either Side For Electricity Pylons
- Sensitive Development Area - Refer to Development Specifications For Further Detail
- 20m Wide Ecological Buffers
- Local Wildlife Sites
- Permanent Pasture
- Veteran Trees
- Scheduled Ancient Monuments
- Line of Sustainable Transport Corridor within Limit of Deviation (Refer to Parameter Plan 4)
- Village 7 Indicative Boundary (Subject to Separate Planning Application)

- OTHER ASSETS
- St. Mary's Church (Grade I Listed Building)
 - Eastwick Moated Sites (Scheduled Monument)
 - Mount Moated Site (Scheduled Monument)
 - Ecologically Sensitive Area
- Refer to Development Specification

KEY - Village 7 Parameter Plan 02

- Application Site Boundary
- V7 Developable Area
- Minimum Village Buffer
- Woodlands
- Sensitive Development Area (see Development Specification)
- Minimum 20m Buffer to Existing Ancient Woodland
- Minimum 10m Buffer Either Side of Existing Woodlands
- Minimum 5m Buffer Either Side of Existing Hedgerow/Tree Line/Bramble
- Existing Hedgerow/Tree Line/Bramble removed to accommodate new A414 Junction Layout and Church Lane Diversion
- 400 Kv Electricity Pylons 118m Easement
- Existing Hedgerow/Tree Line/Scrub
- Retained Buildings
- Existing Brickhouse Farm House and Stable Range Retained in Current Use
- Buildings proposed for demolition
- Notable/Veteran Tree to be retained
- Orchard



Overlay of Gilston Park Estate OPA Parameter Plan 02. Village Corridors, Constraints and Developable Areas Combined with Village 7 OPA Parameter Plan 02. Buffers and Development Zones

SLMP DETAILED THEMES

LANDSCAPE BUFFERS AND VILLAGE INTERFACES



Design precedent for landscape buffers



Design precedent for landscape buffers



Local example of landscape buffer and village interface



Local example of landscape buffer and village interface



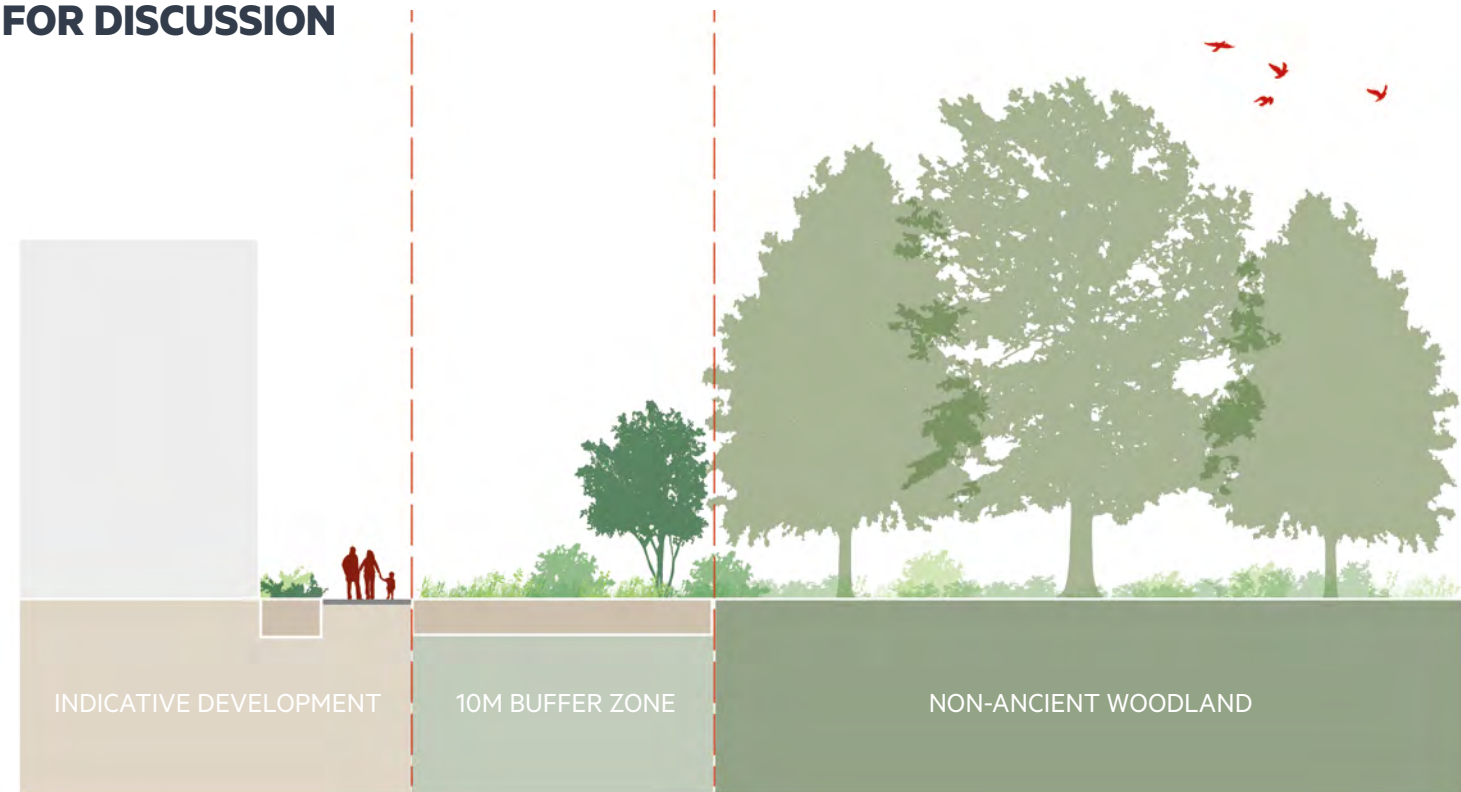
Local example of landscape buffer and village interface

SLMP DETAILED THEMES

LANDSCAPE BUFFERS AND VILLAGE INTERFACES - EXAMPLES FOR DISCUSSION

EXISTING NON-ANCIENT WOODLAND BUFFERS

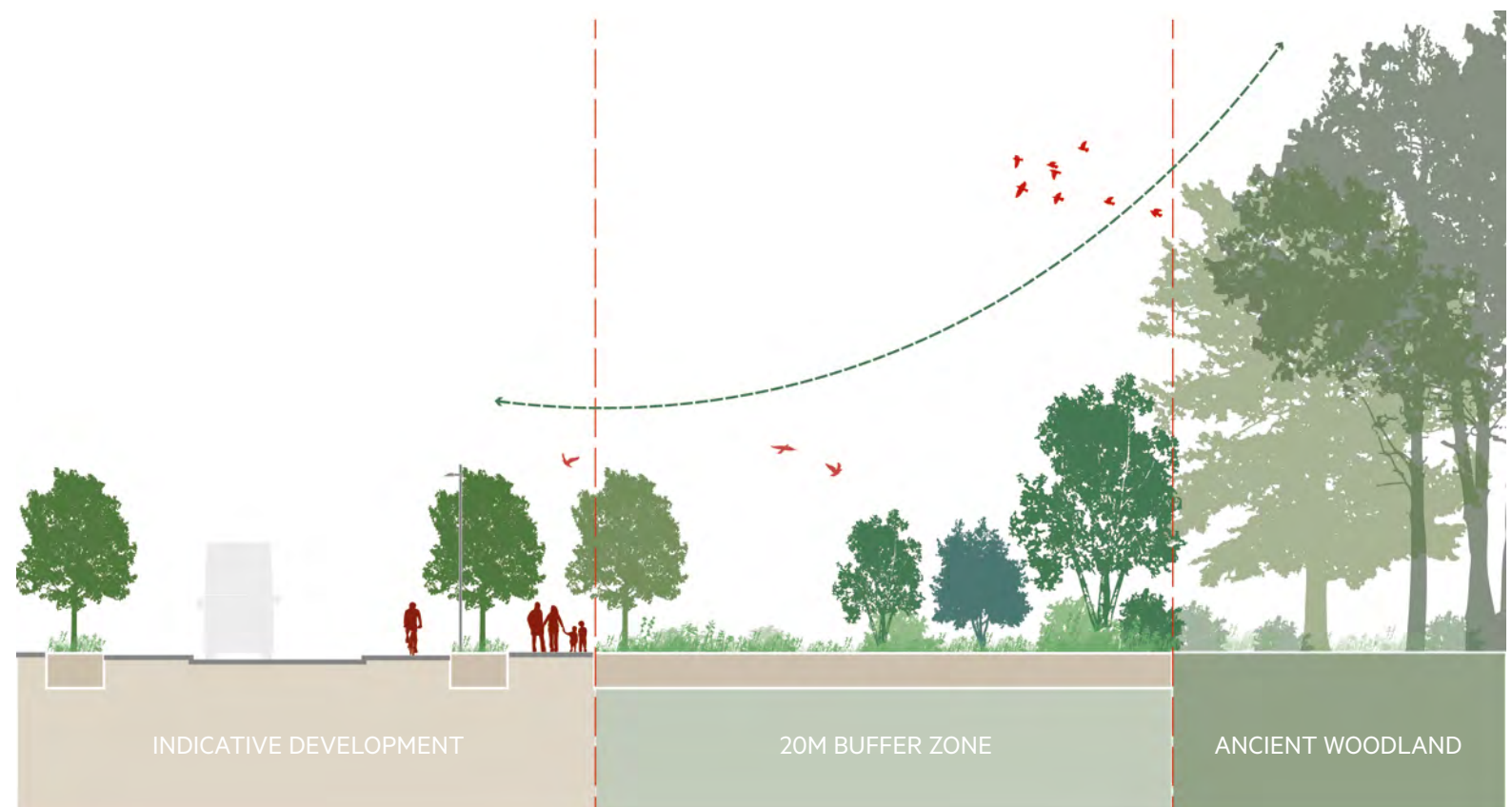
- 10M BUFFER ZONE TO COMPRISE THE FOLLOWING:
- APPROPRIATE VEGETATION, E.G. NATIVE SCRUB, HEDGEROW AND MEADOW GRASSLAND PLANTING
- BUFFER TO BE FREE OF ANY BUILT INTRUSION, WITH THE EXCEPTION OF FOOTPATHS AND WELL DESIGN STREET FURNITURE AND PLAY EQUIPMENT



SLMP Draft Typical Non-Ancient Woodland Buffer

EXISTING ANCIENT WOODLAND BUFFERS

- 20M BUFFER ZONE TO COMPRISE THE FOLLOWING:
- APPROPRIATE VEGETATION, E.G. NATIVE SCRUB, HEDGEROW AND MEADOW GRASSLAND PLANTING
- BUFFER TO BE FREE OF ANY BUILT INTRUSION, WITH THE EXCEPTION OF FOOTPATHS AND WELL DESIGN STREET FURNITURE AND PLAY EQUIPMENT



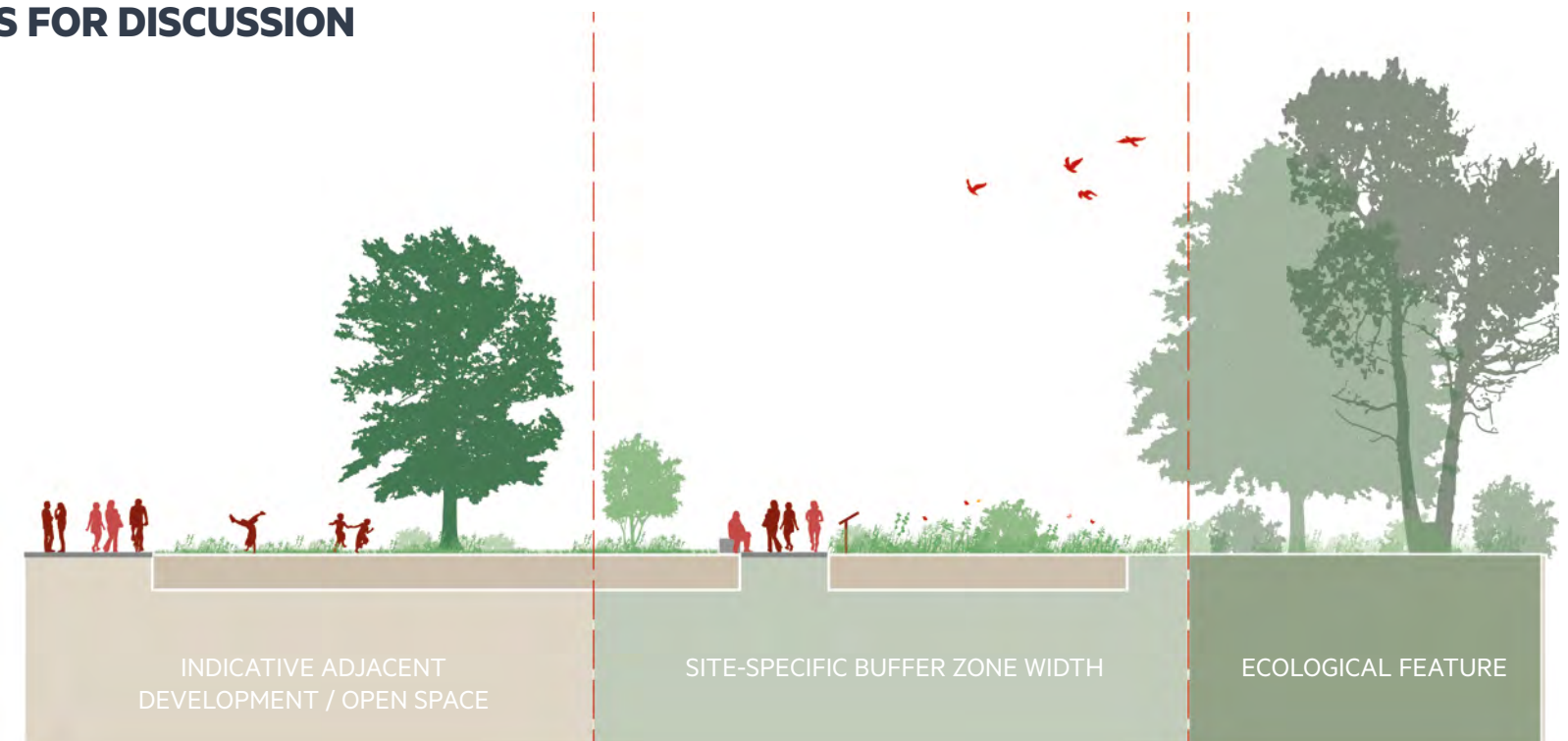
SLMP Draft Typical Ancient Woodland Buffer

SLMP DETAILED THEMES

LANDSCAPE BUFFERS AND VILLAGE INTERFACES - EXAMPLES FOR DISCUSSION

ECOLOGICAL BUFFERS

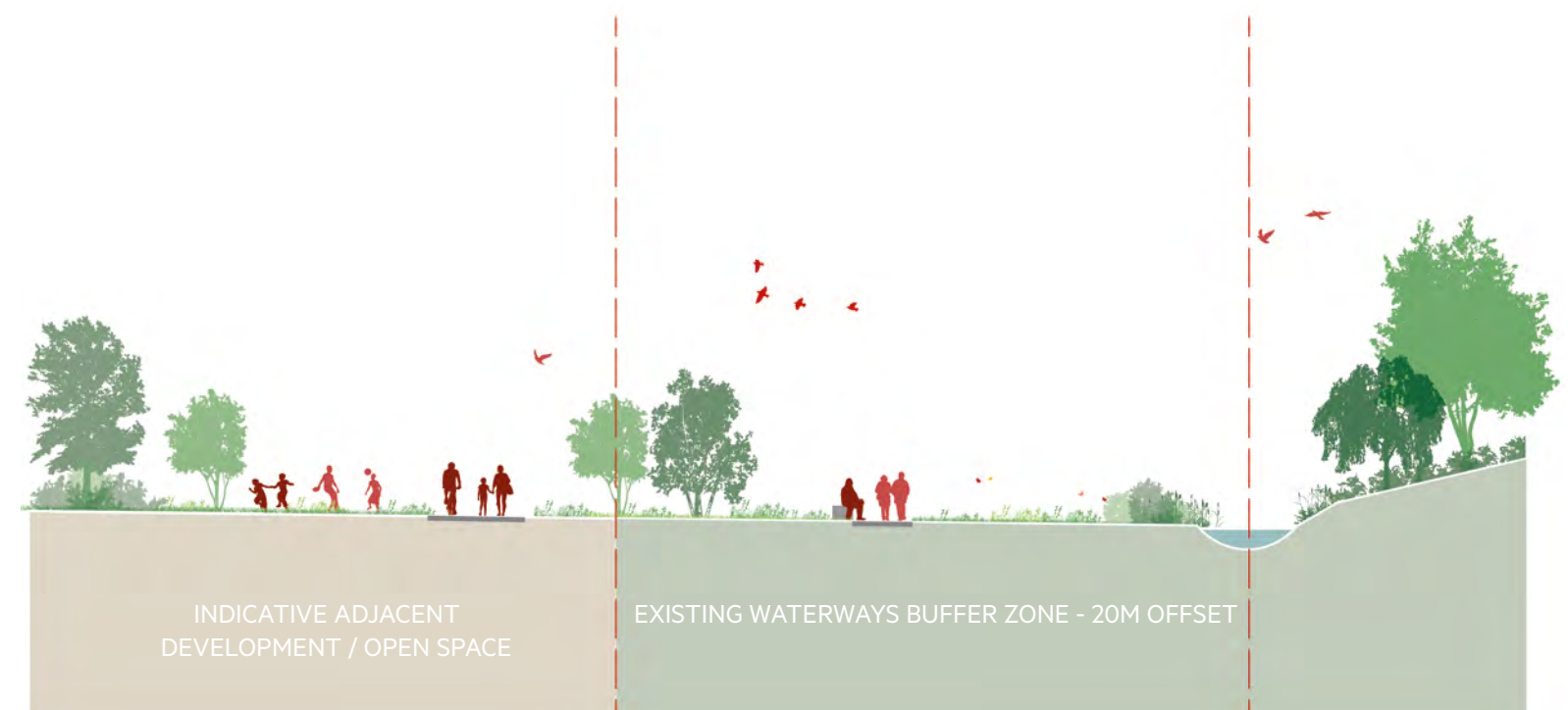
- *BUFFER ZONES TO COMPRISE THE FOLLOWING AREAS:*
- *STONE BASIN SPRING, GILSTON VALLEY RIPARIAN CORRIDOR, THE CHASE, LOCAL WILDLIFE SITES*
- *BUFFER WIDTH AND VEGETATION TYPE TO BE DETERMINED AS APPROPRIATE TO EACH LOCATION*



SLMP Draft Example Ecological Buffer (The Chase)

EXISTING WATERWAY BUFFERS

- *20M BUFFER ZONE TO COMPRISE THE FOLLOWING:*
- *SEMI-NATURAL VEGETATION, E.G. WETLAND, GRASSLAND, SCRUB, TREES*
- *BUFFER TO BE FREE OF ANY BUILT INTRUSION, WITH THE EXCEPTION OF FOOTPATHS AND WELL DESIGN STREET FURNITURE AS APPROPRIATE AND INTERFACE WITH THE STC CORRIDOR*



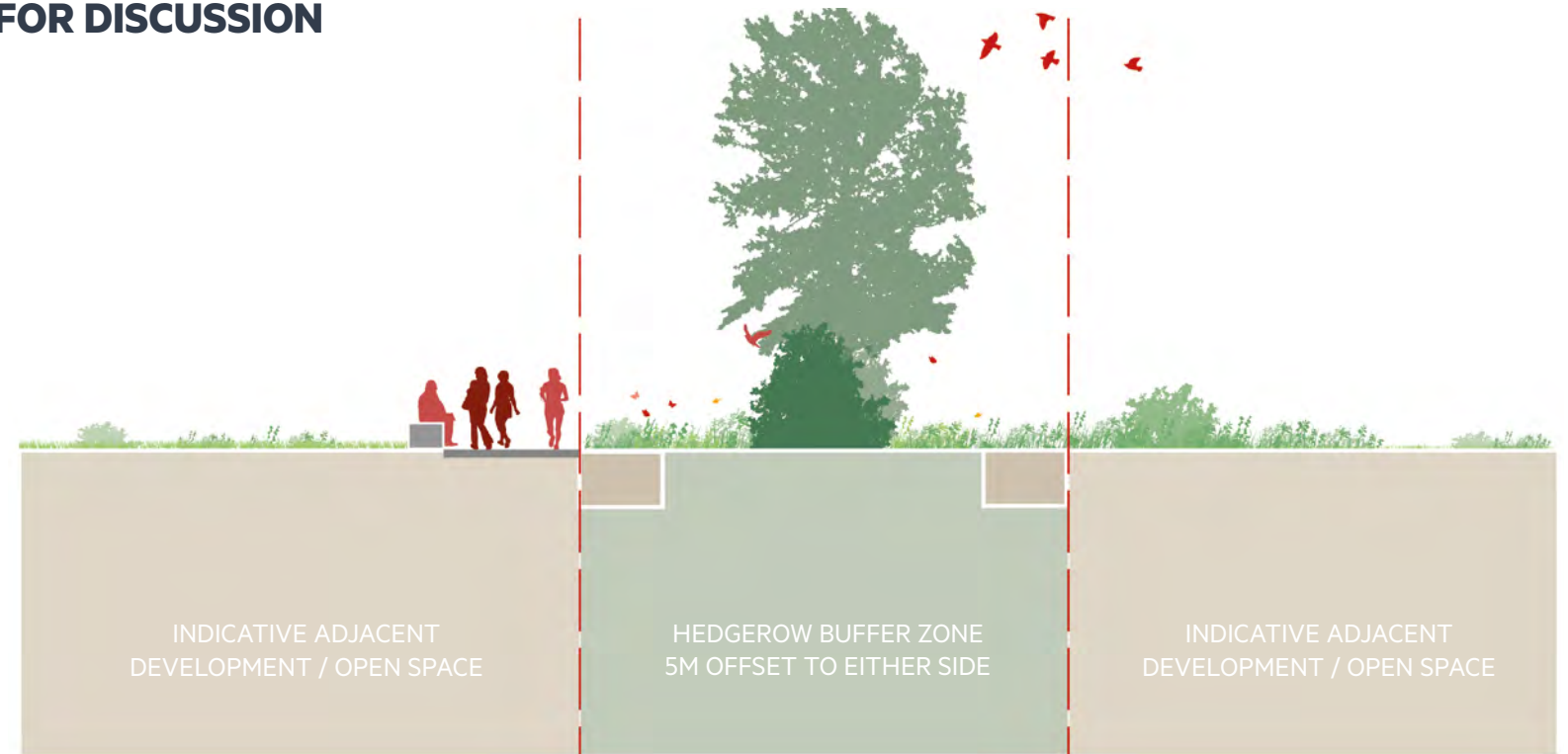
SLMP Draft Typical Watercourse Buffer

SLMP DETAILED THEMES

LANDSCAPE BUFFERS AND VILLAGE INTERFACES - EXAMPLES FOR DISCUSSION

EXISTING SIGNIFICANT HEDGEROW BUFFERS

- 5M BUFFER ZONE FROM THE CENTRE OF THE EXISTING HEDGEROW TO THE EDGE OF THE ROOT PROTECTION ZONE
- TO COMPRISE SHRUBS AND/OR GRASSLAND
- BUFFER TO BE FREE OF ANY BUILT INTRUSION, WITH THE EXCEPTION OF FOOTPATHS AND WELL DESIGN STREET FURNITURE AND PLAY EQUIPMENT



SLMP Draft Typical Existing Significant Hedgerow Buffer

SLMP DETAILED THEMES

LANDSCAPE BUFFERS AND VILLAGE INTERFACES - EXAMPLES FOR DISCUSSION

INTERFACE WITH VILLAGE CORRIDORS

- DEVELOPED STRATEGICALLY AT SLMP STAGE AND ALSO AND VILLAGE MASTERPLAN STAGE



SLMP Draft Example Village Corridor (V1 / V5 Corridor)



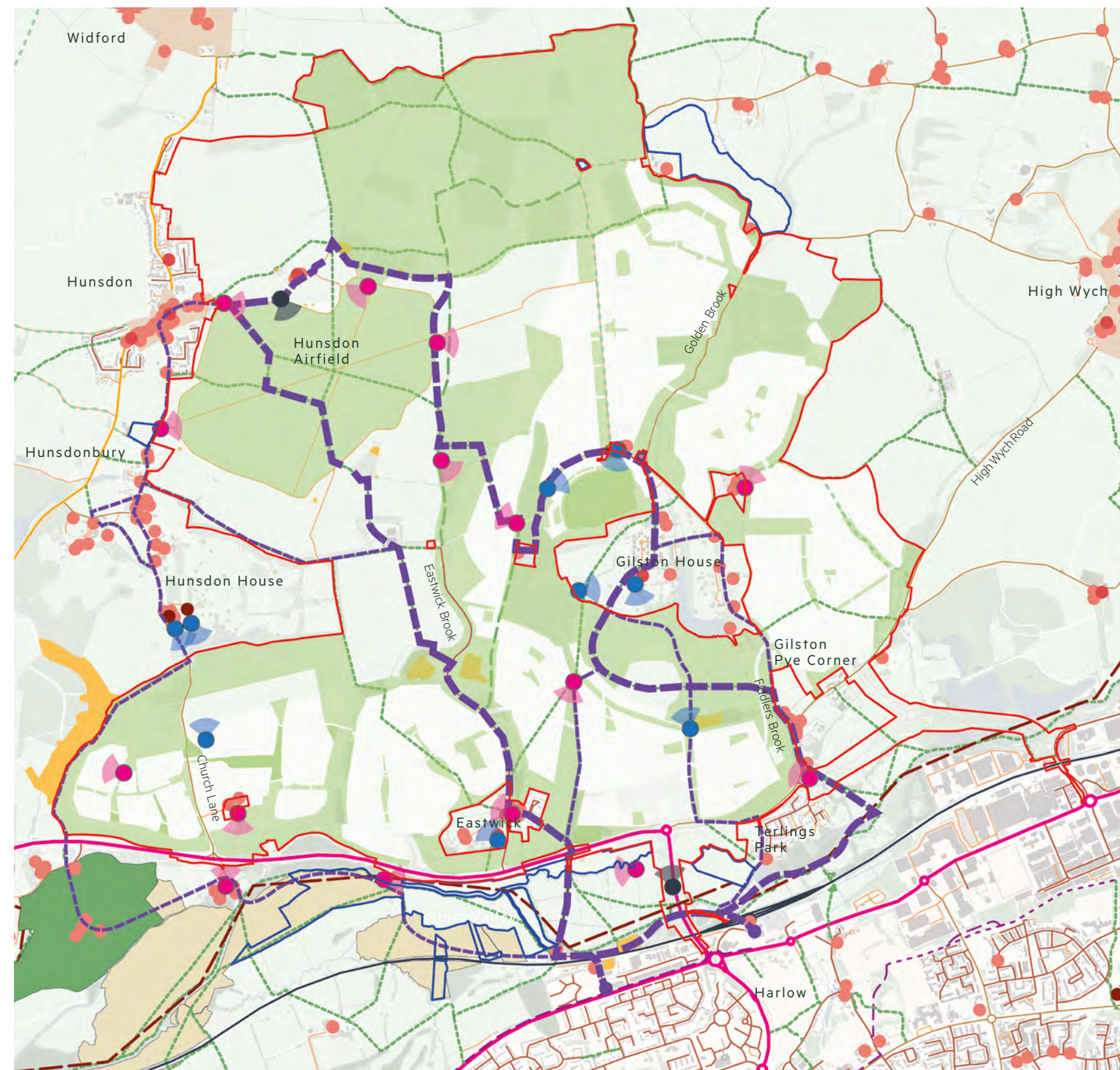
SLMP Draft Example Village Corridor (Golden Brook Corridor)

SLMP DETAILED THEMES

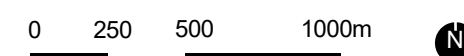
HERITAGE ASSET TRAIL

KEY

- Conservation Areas
- Registered Parks and Gardens - Grade II
- Scheduled Monuments
- Listed Building - Grade I
- Listed Building - Grade II*
- Listed Building - Grade II
- Railway Station
- Railway Track
- National Cycle Network On Road
- National Cycle Network Traffic Free
- Countryside and Rights of Way
- Public Rights of Way Bridleway
- Public Rights of Way Byway Open to All Traffic
- Public Rights of Way Footpath
- Public Rights of Way Restricted Byway
- A Road
- B Road
- Local and Secondary Access Road
- Local & Minor Road
- Restricted Local Access Road



SLMP Heritage Trail



SLMP DETAILED THEMES

FOOD PRODUCTION & EMPLOYMENT IN THE LANDSCAPE

KEY PRINCIPLES & OPPORTUNITIES

- INVESTIGATE OPPORTUNITIES FOR A CIRCULAR ECONOMY
- OPPORTUNITIES FOR AN ACTIVE FARMING BUSINESS AT THE CORE OF THE RETAINED LAND USE. THIS COULD BE COMMUNITY RUN AND MANAGED
- THE FARMING BUSINESS (TO BE DEFINED) COULD USE SUSTAINABLE FARMING SYSTEMS BASED ON REGENERATIVE AGRICULTURE TO INCREASE BIODIVERSITY, ENRICH THE SOIL, IMPROVE WATER CATCHMENTS AND ENHANCE ECOSYSTEMS SERVICES.
- THE LAND USE STUDY COULD INVESTIGATE OPPORTUNITIES FOR USING THE LAND TO PRODUCE LOCALLY GROWN NUTRITIONALLY DENSE FOOD FROM THE FOLLOWING ENTERPRISES:
 - MARKET GARDENS
 - ORCHARDS
 - FREE RANGE POULTRY
 - BEEF HERD
 - PIGS
 - SHEEP FLOCK
 - AGRO-FORESTRY
- THE SLMP WILL INVESTIGATE SELLING THE FOOD OUTPUT LOCALLY ON SITE IN A NEW FOOD HUB WHICH COULD ALSO SUPPORT OTHER LOCAL CRAFT PRODUCERS AND RETAILERS
- LABOUR FOR THE FARMING BUSINESS COULD BE THROUGH A COMBINATION OF LOCAL FULL TIME, PART TIME, VOLUNTEERS AND INTERNS
- INVESTIGATE OPPORTUNITIES FOR FACILITIES TO TEACH PEOPLE OF ALL AGES ABOUT FOOD AND FARMING AND OFFER LAND BASED TRAINING COURSES
- IN ADDITION TO PROVIDING FOOD THE FARMING BUSINESS COULD ALSO HELP WITH PHYSICAL AND MENTAL HEALTH AND WELL BEING – INDIRECTLY THROUGH PEOPLE WORKING ON THE LAND AND THROUGH SPECIFIC COURSES.
- KEY CONSIDERATION IS TO OPERATE RESOURCE NEUTRAL BUSINESS I.E CARBON POSITIVE
- CONSIDERING ALL LAND USES MOVING FORWARD INCLUDING ARABLE AND GRASSLAND ALTHOUGH LIKELY TO SEE EXTENSIVE AREAS OF GRASSLAND
- INTEGRATED LAND USE TO LINK LAND USES AND HABITATS SUCH AS AGRO-FORESTRY AND SILVO-PASTURE

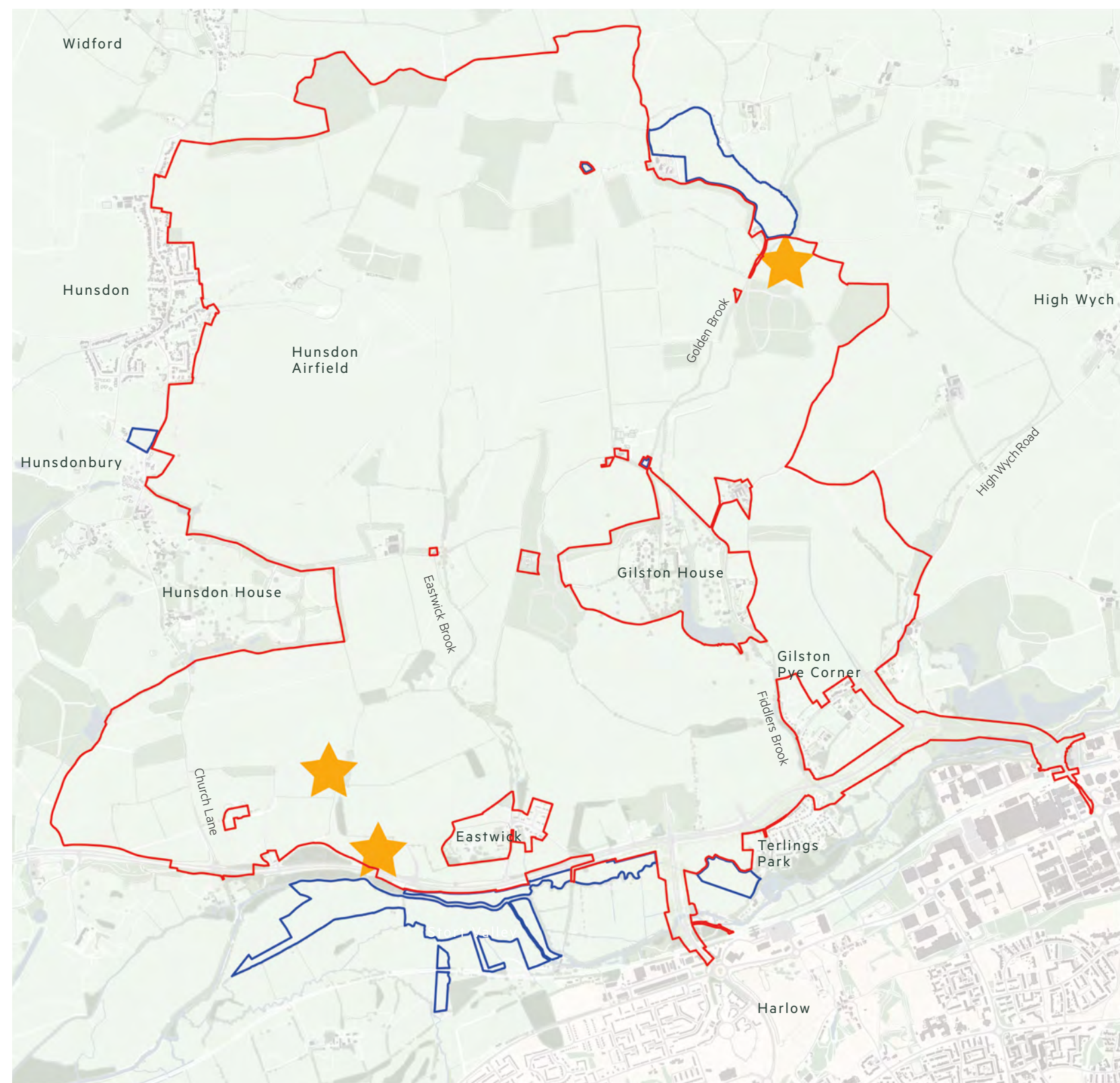


SLMP DETAILED THEMES

SPECIAL SITES - GYPSY AND TRAVELLERS

KEY

- Combined Application Boundaries for the Gilston Area
- Land within Places for People ownership
- ★ Indicative location of proposed Gypsy and Travelers Sites



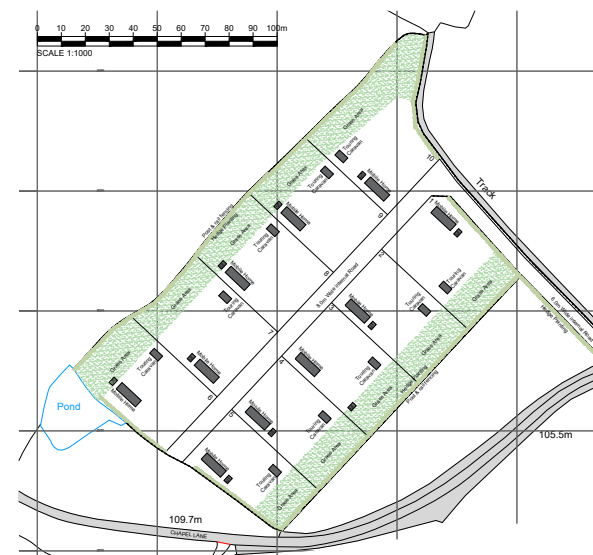
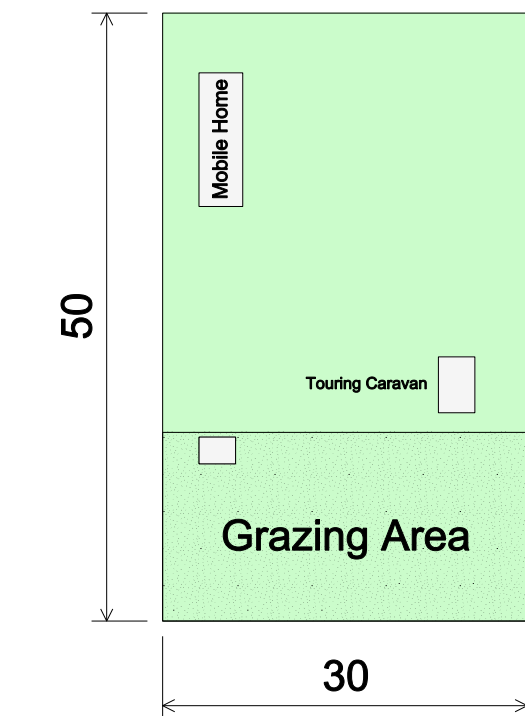
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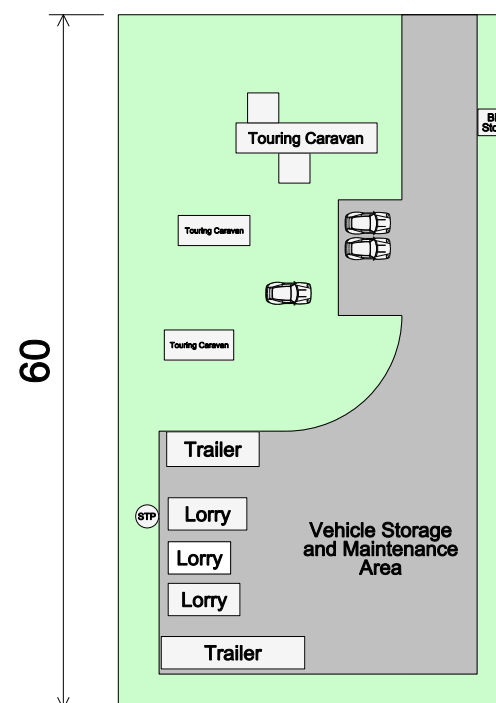
SLMP DETAILED THEMES

SPECIAL SITES - GYPSY AND TRAVELLERS

VILLAGE 7 DRAFT STUDY



Typical G&T Pitch Layout from Reference Planning Application



Model TSP Site and Plot Layout from the Showmen's Guild of Great Britain



Indicative V7 Proposal

GROUP ACTIVITIES - FEEDBACK TO WIDER GROUP



SUMMARY & NEXT STEPS



SLMP WORKING GROUP - WORKSHOPS 3 - 4

VIRTUAL ONLINE / IN PERSON WORKSHOPS TBC

SESSION 3 - NOVEMBER 2021

WORKSHOP FOCUS

- Report back on Landscape Strategies from Workshop 2
- A detailed look at each Character Area within the SLMP study

Strategies:

- Eastwick Wood Country Park
- Hunsdon Airfield Park
- Strategic Green corridors – Eastwick valley, Golden Brook / Fiddlers Brook valley Pole Hole Brook
- Community Parks - Gilston Park, Home Wood & Gibson's Shaw, & Gilston Fields
- Landscape within Sensitive Development Areas
- Village corridors (including Eastwick village, Pye Corner, Channoeks)
- Stort Valley (at a strategic level)

SESSION 4 - JANUARY 2021

WORKSHOP FOCUS

- Report back on Character Area Studies from Workshop 3
- Presentation of Engagement findings
- Presentation of Design Code Examples chapters of the Gilston Strategic Landscape Masterplan
- Stewardship Strategy



Gilston Strategic Landscape Masterplan