

EAST RIDING OF YORKSHIRE
LANDSCAPE CHARACTER ASSESSMENT

DRIFFIELD

DRIFFIELD 1:10000 DETAILED ASSESSMENT

Introduction

This report describes the landscape character of the setting of Driffield and assesses the quality of the landscape and the sensitivity of landscape character to detrimental change as a result of development on the urban edge.

The purpose of this study is to identify the areas that have the capacity to accept change as a result of development without detriment to landscape character.

This assessment does not assess the character or quality of urban green space. However, the importance of links between the town and countryside is a consideration.

Landscape Setting

The landscape setting of Driffield is influenced by its location on the eastern edge of Yorkshire Wolds Countryside Character Area and northern fringe of Holderness Countryside Character Area. Due to this location there are a number of different landscape character types surrounding the town that have been identified in the East Riding Landscape Character Assessment. They are:

Landscape Character Type 13 – Open High Rolling Farmland

Landscape Character Type 15 – Wolds Valley Farmland

Landscape Character Type 16 – Sloping Farmland

Landscape Character Type 18 – Drained Floodplain Farmland

To the north and west the edge of the Yorkshire Wolds provides the landscape setting for the town. The landform is undulating with large rectilinear fields surrounded by close clipped hedgerows that are fragmented in places. Closer to the urban edge the field scale becomes smaller. Elmswell Beck valley, east of the town is a lower lying area that is part of the headwaters of the River Hull. This Wolds valley corridor is reasonably well wooded in comparison to the open landscape of the Wolds High Rolling Farmland to the north and Holderness to the south. To the south Elmswell Beck becomes Driffield Beck, hugging the western boundary of the town on its meandering course to the River Hull, south of Driffield.

South and east of Driffield the landform is low lying and flat with large rectilinear fields. Grass fields are found in the River Hull corridor to the south. The Hull, Beverley, Driffield, Bridlington railway line enters the town from the south and exits to the east. Driffield bypass on the west and northwest edge of town acts as the development limit in places.

The Driffield canal enters the town from the south but is no longer navigable for its full length. The canal has contributed to the growth of Driffield as it enabled agricultural products

to be exported out of the district. As a result the town became the centre of agricultural trading activity during the 19th century.

Description of Visual Envelope

The visual envelope for the town varies as a result of landform and vegetation cover. There are views of the town from the higher ground of the Wolds to the north. Views from the west are restricted by landform and screening woodland blocks and structure planting.

Area 1 – North West Driffield, Driffield Spellowgate

The area assessed is located north of the A166 with open agricultural fields to the northwest and the urban edge of Driffield and the A614 Driffield bypass to the south east.

1.1 Landscape Character

The area is located within landscape character area 13D, North Wolds Plateau Farmland. The large undulating fields are under arable production. They have fragmented hedgerow boundaries that are missing in places. Mature hedgerows exist alongside 'Spellowgate' road and around Clay Pit Farm, Spellowgate Farm and the Allotment Gardens area. The A614 Driffield Bypass, runs part through cutting and along embankment through this area with semi mature structure planting visible along this route.

Development within the area is limited to the two existing farms and the area reserved for allotments to the south of Clay Pit Farm. The built edge of Driffield is well screened from distant views by the existing mature planting in gardens on the edge of residential development and the screen planting associated with the road. The church in the centre of Driffield acts as a landmark with views south east down Spellowgate to the church. There are also views south from higher ground to Little Driffield.

Landscape features visible include; telegraph poles, the lane and the bypass and bridge over it. 'Water Forloms' is a stream which runs along the boundary of this area into Driffield. The linear course of the stream is highly visible due to the associated mature trees and scrub growing along its course. Overall the landscape is of a large scale reflecting the characteristics of the Wolds landscape.

Photo plate A is a view of fields between the bypass and the edge of Driffield.

1.2 Assessment of Quality

Based on the above description, the condition of the landscape in the area is assessed as good. The land to the north of the bypass is offered protection and is designated within the East Yorkshire Borough Wide Local Plan as both, River Hull Headwaters Area of Habitat

Protection - EN5, and Wolds Area of Landscape Protection - EN3. The fields to the south of bypass just have protection by policy EN5.

The area also contributes to the link between town and country and is assessed to be a good quality landscape.

1.3 Assessment of Sensitivity and Capacity

The settlement edge is well defined and screened from the surrounding landscape by the topography and existing vegetation that follows the top of the cutting of the A614, Driffield Bypass and the vegetation in the gardens that border the surrounding fields. One field that may be under pressure from development is the field immediately to the north of Lowndes Park (see photo plate A). This field however is protected under Policy EN5 and acts as a transitional zone between the town and the rural landscape. A large amount of mature trees are found in this area, particularly along the course of the stream and footpath which give the area an attractive character.

The A614 acts as a barrier with its associated planting and helps to protect the rural landscape to the northwest both visually and physically from the extension of the urban edge. The landscape character of the area west of the bypass would be adversely affected by development that would result in the loss of characteristic agricultural land use, landscape pattern and impacts on views potentially extending the visual envelope of the town. This area has a high sensitivity to new development.

Area 2 – North End Bridge

The area assessed is bordered by agricultural fields to the north and south west and the settlement edge of Driffield to the east and south.

2.1 Landscape Character

The area is located within landscape character area 13D, North Wolds Plateau Farmland. The area contains a mix of land uses including small arable fields, North End Bridge ponds, weirs, woodlands and footpath. The vegetation and associated tree planting growing along the course of 'Water Forloms' stream and around the weirs at North End Bridge are a particular feature of the area. Mature vegetation on the A614 embankment which cuts through the area helps to screen the road from the settlement edge and the town from the surrounding landscape. Mature hedges are found along the B1249 Scarborough Road running into Driffield, but there are few hedgerows elsewhere. The landscape to the north of the A614 is typical of that found within the Wolds in that it is open rolling farmland with few trees and hedges. The more southern part of this area is included in the Driffield Conservation Area and is an important link between town and country.

2.2 Assessment of Quality

The quality of landscape within this area is classified as good to high. Good in the area north of the A614 and high in the area to the south of the A614, the North End Bridge Weirs area. The area to the north of the A614 has local protection in policies EN3 and EN5, while the area to the south of the A614 has EN5 designations. The North End Bridge area of Woodland and Weirs is also within the Driffield Conservation Area, EN19. Tree cover, hedgerows and landscape pattern are in good condition contributing the quality of the landscape in this area.

2.3 Assessment of Sensitivity and Capacity

The vegetation in the vicinity of 'Water Forloms' stream and the North End Bridge provide a valuable green corridor stretching into Driffield, their landscape value makes this area highly sensitive to development resulting in no capacity for development without detrimental change to landscape character. The fields adjacent to this area offer a transitional zone between the settlement and the countryside while also providing protection from development encroaching too close to the stream corridor. Again these fields have no capacity for development without detriment to landscape character.

The A614 acts as a barrier with its associated planting and helps to protect the landscape both visually and physically from the urban edge extending. Development north of this 'boundary' would encroach on the rural character of the setting of Driffield.

Area 3 - Long Lane and Field House Farm

The area assessed is bordered by Field House Farm and the A614 to the north, Long Lane and agricultural fields to the east and south and the Highwood residential estate to the west.

3.1 Landscape Character

This area is located with on the edge of landscape character area 13D, North Wolds Plateau Farmland and landscape character area 16D, Nafferton Sloping Farmland. The area is generally flat sloping gently south eastwards. The dominant land use is arable farming. Mature plantation belts entirely surround the medium sized field between the A614 and Long Lane. This characteristic results in the area having a small scale enclosed feel. It is easily accessible to the surrounding settlement. The field has an attractive appearance due to the mature trees surrounding the area, but these cannot reduce the impact of the constant traffic noise from the A614.

To the north of the A614 is Field House Farm, this is a large farmstead surrounded by paddocks and a screening plantation set back from the A614. Behind this are large open agricultural fields typical of the Wolds.

3.2 Assessment of Quality

The quality of landscape within this area is assessed to be good. The area to the north of the A614 is identified in the East Yorkshire Borough Local Plan as an area of high landscape value and is protected by policy EN3. The area to the south of the A614 has no local protections. The quality of the landscape to the south of the A614 is high due the extent of mature tree cover that encloses the area sscreening the landscape from views both into and out of the area. (See photo plate B.)

3.3 Assessment of Sensitivity and Capacity

Due to the enclosed nature of the field between Long Lane and A614 this area is assessed to have a low sensitivity and a high capacity for residential development, providing that the existing tree cover is retained and enhanced where appropriate to screen any development from the surrounding landscape. The area would have higher sensitivity to industrial and commercial development as this type of development is not characteristic of the urban edge in this area.

To the north of the A614 the vegetation around Field House Farm screens the farm and paddocks from the surrounding landscape. Development of an agricultural nature in this area may be accommodated without detriment to landscape character providing it is screened by existing woodland. Overall the landscape to the north of the A614 is assess to have high sensitivity to built development as it would affect views and encroach onto open countryside.

Area 4 – Recreation Ground and Eastfield Farm

The area is located on the north side of Driffield and is bordered by Long Lane to the north, Eastfield Farm to the east and allotments, a Cemetery, residential properties and a school to the south and west.

4.1 Landscape Character

The area is located in landscape character area 16D, Nafferton Sloping Farmland. Fields are medium sized, gently undulating under cereal crop production. The other major land use is the recreation ground, the allotments and the cemetery. There are a number of mature hedges with trees that are in good condition forming the boundaries around the various land uses. The diversity of land uses within the area contributes to a discordant feel. Development and vegetation cover give the area an enclosed feel however views are offered to the rising ground of Nafferton Wold to the north.

Photo plate C is a view of the urban edge in this area.

4.2 Assessment of Quality

The quality of landscape within this area is assessed to be ordinary. There are no distinctive features or characteristics in the area and the mix of land uses gives the area a discordant appearance. The mature hedgerows and vegetation around the edge of settlement is a particular feature of note.

4.3 Assessment of Sensitivity and Capacity

The sensitivity of landscape character in this area varies. The field to the west of the area between the existing residential properties and the recreation ground would have a low sensitivity and high capacity for residential development (see photo plate C). This capacity assessment is subject to the existing mature perimeter and hedge planting within the area being retained and enhanced as part of any development. The fields to the east of the recreation ground around Eastfield Farm would have a high sensitivity and low capacity for development due to their location separate from the edge of Driffield within the open farmed landscape.

Area 5 – Field House and Bridlington Road

The area assessed is the area on the far north eastern side of Driffield centred on Bridlington Road, to the east of Alfred Bean Hospital and Field House.

5.1 Landscape Character

This area is located within the landscape character area 16D, Nafferton Sloping Farmland. The landform within this area at the foot of the Wolds dip slope to the north is gently rolling. Large arable fields with fragmented hedgerow boundaries are characteristic. There are views to the west towards Driffield and south towards Holderness. A small number of fragmented hedgerows are present with minimal tree cover both along field boundaries and on the edge of Driffield. Landscape features of note include tracks, lanes, telegraph poles and pylons with distant views towards the church on the horizon.

5.2 Assessment of Quality

The quality of landscape within the area is assessed to be ordinary. The landscape in this area is typical of this landscape character type however it has few features of note with a distinct lack of hedges and tree cover in comparison to other areas around the town's perimeter.

5.3 Assessment of Sensitivity and Capacity

The fields within this area form an important visual and green buffer between Driffield and the village of Nafferton. Existing residential commitments are currently under construction in

the fields to the south of Bridlington Road and Field House Farm. Existing vegetation and tree belts will be retained in this area however the new development is still visible from the surrounding landscape. Due to the topography to the east views are possible into these allocated housing areas resulting in the landscape having a medium sensitivity to new built development.

Area 6 – The Chase and Meadow Gates

The area is located on the eastern side of Driffield and is contained by the school, playing fields and residential development to the north, existing plantation blocks to the east, woodland and railway to the south and residential areas to the west.

6.1 Landscape Character

This area is located within the landscape character area 16D, Nafferton Sloping Farmland. The area is located on the edge of a modern housing estate. Adjacent fields are large and currently under agricultural use. Mature vegetation along the boundaries of this area are a particular feature with hedges and tree planting along the boundary to the school playing fields screening views into and out of the playing fields. A number of plantation blocks form interest within the fields and help to break up the large scale field pattern (see photo plate D). The existing fields are segregated from the surrounding flat low lying landscape by a large plantation strip to the north east. The church spire at Nafferton is visible over this plantation strip to the north east from this location. A strip of vegetation exists along the line of the railway near Meadow Gates level crossing, which helps to contain views out of the area giving the area a semi enclosed outlook.

6.2 Assessment of Quality

The quality of landscape within this area is classified as good. The landscape is typical of the character type and is in good condition as a result of the intact nature of the woodland plantations both within and around the area, resulting in a good quality landscape. The area also plays an important role to the setting of the town, particularly the areas woodland plantation that screens views of the urban edge.

6.3 Assessment of Sensitivity and Capacity

Due to the location of the fields, the natural physical boundaries and various land uses around the fields the area would have a low sensitivity and high capacity to development even though the area is of good landscape value. Development in this area should retain existing landscape features and include areas of green open space. This would help to screen development and integrate it with the wider landscape including the open fields associated with the educational buildings. The existing eastern plantation block serves as a screen and acts as a natural barrier between the settlement and the open agricultural fields that lead to

Nafferton. The fields to the east of this block would have high sensitivity to development that would result in urban characteristics extending into the open countryside.

Area 7 – Meadow Road / Wansford Road

The area borders the railway line and Meadow Road to the north, Meadow Stream to the east and Wansford Road and Chesney Farm to the south and west.

7.1 Landscape Character

The area is located within landscape character type 18; Drained Floodplain Farmland, character area A - River Hull Corridor. The flat medium sized fields are used for both arable and pasture. A number of mature hedgerows are found within the area, both along the road and field boundaries, which contain a number of mature hedgerow trees. Other boundaries found around the farmstead include both post and rail and post and wire fences. A major landscape detractor is the large electricity sub station on Wansford Road and the associated mix of pylon styles that run into and out of the area cross the landscape to the east. The large farmstead, Chesney Farm and its associated buildings are a built feature of the area, as are the new residential developments under construction around The Beechwood. This new residential development is well screened from Wansford Road and the surrounding landscape as the existing hedgerow and hedge trees have been retained and reinforced with structure planting. Meadow Stream meanders to the east of the area and drains into the nearby Driffield Canal. A feature is the mature trees and hedgerows that run along the course of the canal. Due to the low lying nature of the land and the mature vegetation around the area it is of a moderate scale and semi enclosed.

7.2 Assessment of Quality

The quality of landscape within this area is assessed as ordinary to good. The quality is ordinary to the west and south of the area in the vicinity of the new residential development, Chesney Farm, and the electricity sub station, and of a good quality to the east of the area around Meadow Stream and the open agricultural fields, (which also has statutory protections in the form of policy EN5, River Hull Headwaters area of habitat protection))

7.3 Assessment of Sensitivity and Capacity

The landscape character of this area is assessed to have high sensitivity to a further extension of built development other than that which is currently taking place. The area is an important approach to Driffield from the east and existing development already impacts on this approach. Current development that is taking place is reasonably well screened and surrounded on three sides by existing development. Any extension to development in this area would extend the urban characteristics into the countryside and reduce the quality of the landscape setting of this approach to the town.

Area 8 – Out Gang and The Bottoms

The area is located south of Driffield. Wansford Road is the northern boundary of the area and the River Hull is the southern boundary.

8.1 Landscape Character

The area is located within landscape character type 18; Drained Floodplain Farmland, character area A - River Hull Corridor. The area contains variety of different land uses including small / medium sized pastoral fields to the north in the Out Gang area. These fields are surrounded by a large amount mature tree planting in particular a large belt along Wansford Road and the Canal. The area also contains stretches of remnant hedgerows which have matured into lines of mature trees around old field boundaries. The canal and river in close proximity provide an attractive landscape feature within the area, the low lying wetland around the River Hull is designated a National Nature Reserve and is a particularly attractive landscape feature, with small trees and meadow grassland present (see photo plate E). A footpath follows the course of the canal along the raised embankment. A number of buildings are found within the area including farmsteads, residential, and industrial land uses. The large units at Bell Mills are prominent on the sky line to the north, which detracts from the area both visually and as a result of associated industrial noise. The area is of a small scale but with a diverse character and number of land uses.

8.2 Assessment of Quality

The quality of landscape within this area is assessed as good to high. The quality is good in the Out Gang area between Driffield Canal and Wansford Road. Parts of this area are within the Driffield Conservation Area and designated under policy EN5, River Hull Headwaters Area of habitat protection. The quality is high within the Driffield Canal and River Hull corridor. The area is subject to EN5 designation as well being a National Nature Conservation Site. The distinctiveness of the canal and river Hull corridor and the intactness of landscape features contribute to quality.

8.3 Assessment of Sensitivity and Capacity

The small scale landscape character of River Hull corridor is highly sensitive to detrimental change as a result of built development or change of land use. The pastoral character of the area and the River Hull corridor would be lost if development were to take place. As a result the area has low capacity for development in landscape terms. The Out Gang area, between the canal and Wansford Road may less sensitive to built development and have a medium capacity as it is well screened from surrounding areas by existing mature belts of vegetation. However, proposals for this area would need to be considered with reference to its conservation area designation. Woodland would need to be retained and the existing statutory designations would need to be considered. However, a change of land use in this area would impact on the landscape setting of Driffield.

Area 9 – Skerne Road and Bell Mills

This is a small area on the southern edge of Driffield. The area borders existing residential areas and industrial units to the north, Bell Mills and the River Hull corridor to the east, Bell Mills plantation and open agricultural land to the south and the railway line to the west.

9.1 Landscape Character

The area is located within landscape character type 18; Drained Floodplain Farmland, character area A - River Hull Corridor. The landscape within the area is influenced by the Bell Mills factory, the River Hull and Bell Mills Plantation. The low lying wide valley area has a variety of man made structures that have adapted the course of the river so that it could be utilised by the mill. The Bell Mills plantation is a prominent mature landscape feature and restricts views into and out of the area. The small amount of open semi improved agricultural land is used for rough grazing. Buildings found within the area include residential properties and areas of industrial units and land available for employment development. The attractive area is of a small scale and enclosed by the surrounding diverse land uses with the noise from the mill a detractor.

To the western boundary of this area is the Beverley to Driffield Railway line. It crosses the River Hull in this area but is screened by existing vegetation. The area is attractive and contributes to the landscape setting south of the town.

9.2 Assessment of Quality

The quality of landscape within this area is assessed as ordinary to good. The quality is ordinary in the fields to the south of Chestnut Avenue and the industrial units where development impacts upon the visual amenity of the area. Around the River Hull corridor and Bell Mills Plantation quality is assessed to be good due to existing vegetation and the influence of the river.

The whole of this area is subject to policy EN5, River Hull Headwaters Area of habitat protection in the East Yorkshire Borough Local Plan. Bell Mills Plantation and river corridor have a SSSI statutory ecological designation.

9.3 Assessment of Sensitivity and Capacity

There is only a small amount of open agricultural land within this area. The fields to the south of Chestnut Avenue and the industrial units would have a low sensitivity and high capacity for development as they are well screened from the surrounding landscape however care would need to be taken to ensure the development did not encroach too close to the river corridor and Bell Mills Plantation which would be highly sensitive and have no capacity for development without detriment to landscape character.

Area 10 - The Butts

The area south of Driffield, is bordered by the existing settlement to the north, the railway line to the east, Driffield Beck, the River Hull and Trout Hatcheries to the south and Beverley Road to the west.

10.1 Landscape Character

The area is located within landscape character type 16 Sloping Farmland, character area A, Southwest Driffield Parkland and Golf Course. The large and medium sized fields are gently undulating and used for a mixture of improved pasture and cereal crops. A small plantation exists along the boundary of the railway and helps to screen the railway from the surrounding landscape and residential properties. Driffield Beck and the River Hull form an attractive feature running through and to the south of the fields. A large number of individual mature trees and a plantation can be found along the banks of the beck and the footpath. The hedges that surround the fields along Beverley Road are of a good condition and help screen views to the new housing areas. A mature hedges form field boundaries and contain a number of mature trees. Post and wire fences are found along the course of Driffield Beck. The route of the dismantled railway can be clearly seen from the air, which explains the boundaries of the existing residential properties that back onto this area. Existing features visible from this area include minor and major roads, street lamps, telegraph poles, communications mast and a petrol station.

The area is of a moderate scale and semi enclosed due to the surrounding mature vegetation that ensures distant views are only possible to the A184 to the southwest.

10.2 Assessment of Quality

The quality of landscape within this area is assessed to be good. This is due to the Driffield Beck and River Hull passing through the area and providing an attractive landscape setting with the associated mature vegetation that lines the course. Mature plantations and trees are also found around the perimeter which contributes to the landscape character. The area is subject to policy EN5, River Hull Headwaters Area of habitat protection in the East Riding Borough Local Plan. The beck and river have a SSSI designation.

10.3 Assessment of Sensitivity and Capacity

Development within this area would impact on views from the A164 Beverley Road and potentially extend the visual envelope of the town as the area is on slightly rising landform towards the town centre. As a result of the potential impact on views and the large amount of mature trees in the immediate area this area is assessed to have a medium sensitivity and capacity for development that ensures that existing vegetation is retained and enhanced. The area has low capacity for development that would result in the loss of vegetation.

Area 11 – South West Driffield, Show Field

The area to the southwest of the town is bordered by Driffield Beck to the north, Driffield Beck, the auction ground and show field to the east, the A164 to the south and the A614 to the west.

11.1 Landscape Character

The area is located within landscape character type 16 Sloping Farmland, character area A, Southwest Driffield Parkland and Golf Course. The flat area consists of large flat improved pasture fields, the auction ground, show field and rugby ground. The main feature of the landscape is the mature vegetation and trees that follow the meandering course of Driffield Beck. This vegetation entirely screens the existing residential development and the town beyond (see photo plate F). The auction ground, rugby ground and show field utilise large areas of land within this area however these impact little on the overall character as when not in use they are grassed fields and have a similar appearance to the grazed fields characteristic elsewhere. There are few hedges within the area with post and rail or wire fences on the boundary with the main road. New tree planting has also been implemented alongside the A614 however this has yet to establish. Other features within the area include street lamps, telegraph poles and the major road, which is also a detractor due to the constant traffic noise. Screen planting along the side of the A614 also prevents views to the west towards the civic amenity site and Kelleythorpe Industrial Estate.

11.2 Assessment of Quality

The quality of landscape within this area is assessed to be good. This is due to the open aspect of the landscape and the attractive belt of woodland that follows the course of Driffield Beck. The area is subject to the policy EN5, River Hull Headwaters Area of habitat protection in the East Yorkshire Borough Local Plan while the Driffield Beck area is a National Nature Conservation Site with a SSSI designation.

The area is also valued for its community use. Driffield show attracts a large number of visitors in July and the show ground has other uses during the year.

11.3 Assessment of Sensitivity and Capacity

Due to the topography of the area and its visual exposure to the main road the area would have low capacity and a high sensitivity to new built development as it would impact greatly on the open character of the landscape as a whole, which should be maintained.

Area 12 – Little Driffield, Broad Balk Junction

The area located on the west side of Driffield is bordered by open agricultural fields to the north, residential properties of Driffield to the east, Driffield Beck to the south and Little Driffield to the west.

12.1 Landscape Character

The majority of the area is located within landscape character type 15 Wolds Valley Farmland, character area C – Elmswell Beck Corridor. The area is gently undulating, containing small and medium sized arable and pastoral fields. In the south of the area a number of mature hedgerows along field boundaries which have been dissected by the A614 bypass. A major landscape feature within the south of the area is 'The Keld' (pond) area and Kings Mill weir and its surrounding mature trees. Mature trees also follow the course of little Driffield Beck and plantations exist around the village of Little Driffield to screen views. Settlement within the area is limited to 'The Beeches' farmstead which is surrounded by paddocks and tree planting, with the two settlements to the east and west of the road that are screened by existing mature vegetation. Old lanes are found within the area which were closed when the bypass was built and these are now used as footpaths. Other landscape features include street lamps, telegraph poles and the major road which acts as a detractor due to the constant traffic noise. The landscape is of a small scale and semi enclosed due to the close proximity of settlements and the mature vegetation around the field boundaries.

12.2 Assessment of Quality

The quality of landscape within this area is assessed to be good, this is due to the mature hedgerows and hedge trees and the Kings Mill and The Keld areas. The close proximity of the busy A614 however does have a detrimental effect on quality. The area is again subject to the Local Plan Policy EN5, River Hull Headwaters Area of habitat protection, and Driffield Beck has a SSSI designation. A large area of land to the north of Kings Mill is also allocated for proposed open space.

12.3 Assessment of Sensitivity and Capacity

The area contains a number of important landscape features including Driffield Beck and The Keld and associated woodland which would be highly sensitive to built development. As a result the area has low capacity to accept change as a result of development without detriment to existing landscape character and quality. The area also acts as an important green buffer between Driffield and Little Driffield which would be important to maintain to preserve each of the settlements' distinctive character. The footpaths within this area are also used for informal recreational activities such as dog walking which is a valuable resource for the local community.

SUMMARY

Driffield has a varied landscape setting that provides a diversity of characteristics that contribute to landscape quality and sensitivity. Generally this assessment has identified higher quality landscapes that have low capacity for development to be located mainly on the west and south of the town particularly in the vicinity of water courses, i.e. Elmswell Beck, Driffield Beck and the River Hull. Water courses contribute to the distinctiveness of landscape character and as a general rule have high sensitivity to landscape change as a result of built development.

The areas of greatest capacity for new built development in landscape terms tend to be located to the east of the town and between the urban edge and the A614 to the north of the town.

General Guidelines

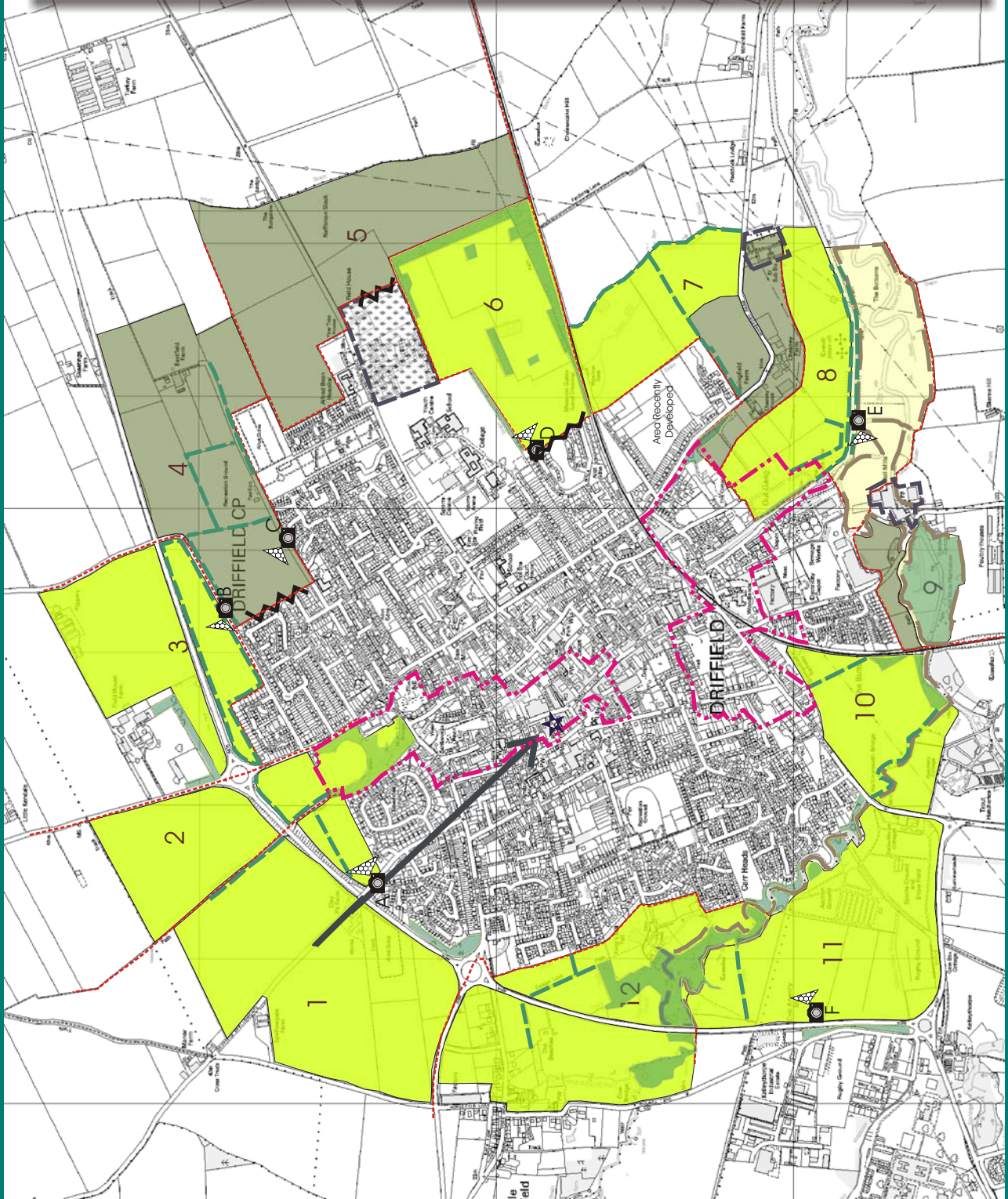
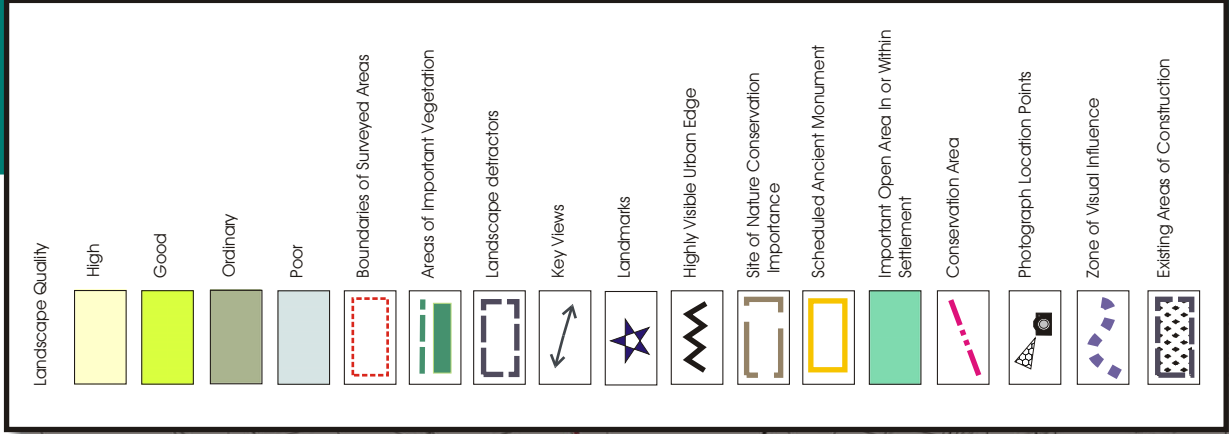
If development occurs retain existing hedgerows and field boundary patterns within development patterns, including mature trees. Existing planting should be enhanced by new structure planting to 'soften' the urban edge and create a buffer between built development and the rural landscape.

Where development has to take place it is important to consider the scale of the buildings and integration into the surrounding landscape. Abrupt edges with little or no vegetation should be discouraged and replaced with more organic softer boundaries that integrate the development into the surrounding landscape. This could be in the form of linear parks and paths around new settlements, or simply by planting semi mature trees within the gardens around the edge of new development, to help to minimise the visual impact of new development on the wider landscape.

Refrain from developing near to the River Hull, Driffield Canal and Driffield Beck corridor as these areas are of a high landscape value and the headwaters are unique in the area. These areas however could be developed to encourage more recreational uses of this attractive local area, ie increased access and management conservation practices implemented.

Consider sites that are infill rather than extending built areas into the wider landscape, sites that are already surrounded by a variety of different land uses should be used first rather than building out into open countryside. This would utilise the screening properties of existing development and associated vegetation.

DRIFFIELD LANDSCAPE ANALYSIS



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Plate A: View of field to the north of Lowndes Park residential area adjacent to Driffield Spellowgate



Plate B: View looking north over field adjacent to Long Lane and the Highwood residential area



Plate C: View over the field to the north of Allotment Lane



Plate D: View looking north east from 'The Chase' over the Meadow Gates area



Plate E: View looking west over the River Hull towards Driffield and Bells Mill



Plate F: View over fields adjacent to the A614 looking north west towards the edge of Driffield