ELLOUGHTON-CUM-BROUGH
Assessment of Landscape Sensitivity

Introduction

This report, which updates the Settlement Studies undertaken as part of the East Riding Landscape Character Assessment (2005), describes the character and sensitivity of the landscape around the edge of Elloughton-cum-Brough to inform land use allocations and to provide evidence for the emerging East Riding of Yorkshire Local Plan 2013-2029.

The assessment of landscape sensitivity has been undertaken in accordance with the attached methodology (Appendix A).

Landscape Setting

Elloughton-cum-Brough is located on the edge of the Yorkshire Wolds (NCA 27), the Humberhead Levels (NCA 39), and The Humber Estuary (NCA 41) National Character Areas identified by Natural England. The landscape surrounding Elloughton-cum-Brough lies within four landscape character types identified in the East Riding Landscape Character Assessment (2005):

- Landscape Character Type 9 – Drained Open Farmland;
- Landscape Character Type 11 – Jurassic Hills Farmland;
- Landscape Character Type 12 – Gropping, Wooded Farmland;
- Landscape Character Type 22 – Farmed Urban Fringe.

Settlement Profile

The villages of Elloughton and Brough, approximately 12 miles west of Hull city centre, combine to form one of the East Riding’s fastest growing areas. Both Brough; originally known as Petuaria during Roman times, and Elloughton have experienced a substantial amount of residential development in the last ten years, effectively growing by a half.

Traditionally, employment in the area has been centred on BAE Systems and horticulture, though nearby developments at Melton Park are anticipated to provide for a more diverse economic base. However, given its location on the motorway (M62) and rail (Hull-Doncaster) network, Brough has become an ideal place to live for commuters working in other locations in East Yorkshire and beyond. Many people from the surrounding area use Brough station to commute to other locations on the rail network.

Though Brough lacks a town centre in the traditional sense, retail and service activity is focused on the Brough Shopping Park, other parts of Welton Road, Elloughton Road and Skillings Lane. A number of investments in services and infrastructure have taken place in recent years, resulting in the development of a new library and customer service centre, together with a parish meeting room within the Petuaria Centre. On the site to the east, the Primary Care Trust has recently developed a health centre, whilst the Police Authority has located a base further along Welton Road. A primary school has been built on Elloughtonthorpe Road within the new housing development.

Leisure and recreation provision is generally good in and around the parish, with Brough Golf Club and Brantingham Parks to the west and Welton Cricket and Hockey Club to the east. Blackburn Leisure and Sports Club and The Burrs playing fields provide open spaces within Brough itself. The public footpaths and bridleways offer ample opportunity for walking and riding.

Key landscape features of Elloughton-cum-Brough include:

- The diverse range of land-uses, with a wide variety of architectural styles and development types;
- The flat low-lying land between the Humber Estuary and the Yorkshire Wolds to the north;
- The prominent transportation corridors (A63 Trunk Road and the Leeds-Hull railway line) which run to the north and south of the settlement;
- The airfield and associated aerospace industry which dominates the area to the south;
- Large scale horticultural production units in the farmland adjacent to the settlement; and
- The attractive historic centres and Golf course between Elloughton and Brough.
Landscape Sensitivity

The following sections describe the landscape around the periphery of Elloughton-cum-Brough. The landscape has been divided into a number of discrete landscape areas (numbered 1-7) each displaying a specific set of unique characteristics that have been assessed collectively to determine its sensitivity. The areas are located on the accompanying settlement plan (Drawing 6).
1.0 AREA 1 – SAND FIELD/TRINITY HOUSE LAND INTRODUCTION

1.1 Introduction

Area 1, to the northwest of Elloughton, is centred on the intersection of Roman Road, ‘Cave Road’ and The Outgang. The area is bordered by the A63 to the northeast, Elloughton and the golf course to the south, Brantingham sands to the southwest, and Moorsle Bilk to the north.

The area is located within Landscape Character Type 11, Jurassic Hills Farmland.

1.2 Landscape Character Sensitivity

The area lies on the southernmost west-facing scarp slope of the Yorkshire Wolds. The gently undulating fields are used for both arable farming and large commercial scale horticultural production, with large glasshouses and playing fields around the rugby club. The glasshouses have a low elevation and are reasonably well screened from the surrounding landscape by mature vegetation. Hedgerows within the area are in good condition with few gaps.

The parkland estate trees of Brantingham Thorpe Park are also visible on the rising ground to the northeast, along with other large woodland blocks on the rising slopes. In the immediate area, large mixed plantation blocks can be seen on Brantingham Common. Other landscape features seen within the area include drainage ditches, minor roads, major roads, telegraph poles and pylons. Overall, the landscape in the area is of a moderate scale and semi-enclosed by the rising Yorkshire Wolds to the north.

The landscape quality within this area is assessed as ordinary. The large covered glasshouses and the A63 within the area impact on the quality, although these are reasonably well screened from the surrounding landscape by mature belts of vegetation. There are no notable landscape features that distinguish the character of this area from the character of the surrounding landscape apart from detractors such as the glasshouses on the edge of Elloughton-cum-Brough. The scale and style of these are not characteristic and the buildings are considered a detractor. They are, however, reasonably well screened.

The landscape character sensitivity for this area is assessed as: Medium

1.3 Visual Sensitivity

There is no residential development within the area and the nearest settlements of Brantingham and Elloughton are both screened by mature vegetation around their edges.

Visually, the area is well screened and apart from the transient view from the A63 (and to a lesser extent, ‘Cave Road’ and the minor roads that cut through it) the area is not visible from the wider landscape.

Overhead electricity transmission lines that cross the area detract visually from the more rural parts of the landscape.

The visual sensitivity for this area is assessed as: Medium

1.4 Landscape Value

The area is not subject to landscape designations or policies aimed at protecting landscape quality. The area is of low recreational and amenity value. It is mostly farmland, which, apart from a single footpath between ‘Cave Road’ and Ellerker to the north, is not accessible to the public.

Landscape value for this area is assessed as: Low

1.5 Overall Landscape Sensitivity

The landscape is considered to be ordinary, with farmland interspersed with large horticultural glasshouses, which, from a distance, are not dissimilar to the industrial/distribution facilities found elsewhere along the A63 west of Hull.

The area is considered to be of low landscape value and is not directly overlooked by residential properties. It has some capacity to accommodate further development, including large scale industrial buildings, subject to appropriate screening and ensures open countryside is maintained between Elloughton and Ellerker.

The overall landscape sensitivity is assessed as: Medium

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<tr>
<th>Area 1 – Sand Field/Trinity House Land Introduction</th>
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Elloughton-cum-Brough Page 3 of 10
2.0 AREA 2 – ELLoughtON HILL

2.1 Introduction

Area 2, to the northeast of Elloughton, lies to the north of the A63 between Brantingham Thorpe Park and the village of Welton.

The area lies between the undulating Landscape Character Type 11, Jurassic Hills Farmland and the steeply sloping Landscape Character Type 12, Sloping, Wooded Farmland to the northeastern edge of the A63.

2.2 Landscape Character Sensitivity

The area comprises a mix of farmland (crop production) towards Welton and parkland associated with Brantingham Thorpe, a distinctive parkland landscape to the northwest.

East of the A63 the land rises steeply towards the Yorkshire Wolds. The landscape is reasonably well wooded, particularly the parkland areas of Brantingham Thorpe Park and the areas around Elloughton Wold, which contain mixed plantations. There are a number of well-maintained hedgerows along field boundaries that contain many mature trees. There is extensive semi-mature woodland alongside the A63, which screens the busy road from the farmland and parkland to the north.

The quality of landscape within this area is generally ordinary to good. The three fields between the A63 and Welton Low Road on the edge of Elloughton are considered to be slightly less attractive due to the proximity of the A63 and the lower amount of tree cover in this area. The area, however, does have some mature hedges and large hedge trees that are attractive landscape features.

The area around Brantingham Thorpe to the northeast of the A63 is particularly attractive and of high sensitivity.

The constant traffic noise from the busy A63 trunk road is a major detractor.

The landscape character sensitivity for this area is assessed as: High

2.3 Visual Sensitivity

Apart from the major settlement of Elloughton-cum-Brough, which is largely screened by vegetation alongside the A63, there are very few visual receptors in the area. Views from the nearby settlements of Welton and High Hill are also largely screened by vegetation.

Whilst close views of Area 2 are reasonably well screened from the settlements, long distance views of the escarpment are possible from settlements further to the south on the banks of the Humber.

The area is visible from the High Road, which runs parallel to the A63, and defines the northeast boundary of Area 2.

The area is also visible from the two ‘gateway’ bridges at Elloughton and Brough which cross over the A63 offering elevated views of the surrounding areas.

The visual sensitivity for this area is assessed as: Low

2.4 Landscape Value

The area lies within the Yorkshire Wolds Important Landscape Area on the lower slopes of the Wolds escarpment. It is split into two separate parts by the Elloughton Dale Conservation Area. Brantingham Thorpe is of historical importance and is an attractive landscape feature, worthy of protection.

A recreational route (Beverley 20) runs along High Road north-eastern edge of the area.

Landscape value for this area is assessed as: High

2.5 Overall Landscape Sensitivity

The area to the northeast of the A63 lies within the Yorkshire Wolds ILA. It is an important part of the Wolds escarpment, which is visible from much of the Humber estuary. Brantingham Thorpe Park is particularly attractive and very sensitive to most types of development. The fields between Elloughton and Welton act as an important buffer between the noisy A63 trunk road and the attractive rising ground to the north.

Overall, the area as a whole is sensitive to development that would impact on the historic setting of the parkland, the Hall at Brantingham, the rural setting of Yorkshire Wolds and the prominent escarpment to the north.

The overall landscape sensitivity is assessed as: High

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<tr>
<th>Area</th>
<th>Landscape Character Sensitivity</th>
<th>Visual Sensitivity</th>
<th>Landscape Value</th>
<th>Overall Landscape Sensitivity</th>
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3.0 AREA 3 – LAND EAST OF COMMON LANE

3.1 Introduction

Area 3 lies to the east of Brough between the A63 and the Ferriby to Brough railway line.

The area assessed is within Landscape Character Type 11, Jurassic Hills Farmland, Character Area C, Elloughton-cum-Brough to North Ferriby Urban Edge Farmland.

3.2 Landscape Character Sensitivity

The area comprises expansive arable land to the east of Common Lane, where there are mature hedgerows and mature hedgerow trees that frame views towards the Humber Bridge, a prominent landscape feature to the east. Due to the mature vegetation in the area east of Common Lane and its flat low-lying topography, the area feels less visually exposed than other areas south of the A63. Other landscape features found within the area include footpaths, tracks, telegraph poles, communications masts and the railway.

The quality of landscape to the east of Common Lane and the horticultural glasshouses is reasonably good. This is due to mature hedges and trees and its largely unspoilt agricultural character, although the industrial scale of the glasshouses off Common Lane does detract from the area.

The landscape character sensitivity for this area is assessed as: Medium

3.3 Visual Sensitivity

Area 3 is reasonably well screened, even from the A63, which runs along the northern edge of the area (mature poplar alongside the road form an effective visual barrier).

The residential development to the west of Common Lane is largely screened by intervening vegetation. Apart from some isolated dwellings on Poolbank Lane to the east, there are no residential properties overlooking the area.

The extensive glass houses to the northeast form an abrupt and prominent urban edge, which contrasts with the flat open landscape.

The visual sensitivity for this area is assessed as: Low

3.4 Landscape Value

The area is not subject to landscape designations or policies aimed at protecting landscape quality. The area is of low recreational and amenity value. It is mostly farmland that is not accessible to the public.

Common Lane is popular with dog walkers and is a link between the Yorkshire Wolds Way at Welton and the Trans Pennine Trail on the banks of the Humber Estuary.

The landscape is important as a buffer between Brough and the industrial development south of Melton, preventing coalescence of the areas.

Landscape value for this area is assessed as: Medium

3.5 Overall Landscape Sensitivity

Visually, the area is well screened; the area is not visible from the wider landscape. Area 3 is considered to be ordinary and does not include any notable landscape features.

The area to the east of Common Lane is considered to be of low sensitivity and therefore has some capacity to accommodate further development. However, this area is an important green buffer between the settlement of Elloughton-cum-Brough and the new industrial areas to the east at Melton.

Any new development would need to consider and protect the setting of the recreational route along Common Lane to ensure its setting is not unduly compromised (including retention of the existing hedgerows).

The overall landscape sensitivity is assessed as: Medium

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<th>Area 3 - Land East of Common Lane</th>
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4.0 AREA 4 – ELLoughton INgs/AIRFIELD

4.1 Introduction

Area 4, to the south of Brough, is bordered by the railway line to the north, Common Lane to the east, the River Humber to the south and the BAE complex to the west.

The area is within Landscape Character Type 22, Farmed Urban Fringe of the Humber Estuary Landscape Character Type.

4.2 Landscape Character Sensitivity

The area is centred on the BAE airfield and associated production facility, which comprises large scale industrial buildings to the west of a tarmac runway, with taxiways and hard standings set within extensive areas of mown grass. The area around the airfield perimeter consists of flat, open grassland. Apart from Oak Plantation to the northeast of the airfield, the area has very few trees or hedgerows. Between the airfield and the rail line to the north, the land is under arable production, with small fields surrounded by mature hedgerows and hedgerow trees.

In terms of scenic quality, the landscape within this area is considered to be poor. This is in part due to the exposed location, lack of cohesive landscape pattern, sparse vegetation cover and the presence of man-made features that detract from the ‘natural’ landscape.

The landscape character sensitivity for this area is assessed as: Low

4.3 Visual Sensitivity

Despite its size, much of the low lying area is not visible from the housing on the southern edge of Brough or the wider landscape, although distant views are possible from the high ground on the Yorkshire Wolds to the north of the A63 and some of the recently constructed houses north of the rail line have views across part of the area. The southern part, alongside the estuary, is also visible from the Trans Pennine Trail. Although overall the area is considered to be visually remote.

The visual sensitivity for this area is assessed as: Low

4.4 Landscape Value

Despite its isolated location on the banks of the Humber Estuary, the area includes two strategic recreational routes:

- The Trans Pennine Trail, running along the raised embankments of the River Humber foreshore; and
- Common Lane, popular with dog walkers and a link between the Yorkshire Wolds Way at Welton and the Trans Pennine Trail on the banks of the Humber Estuary.

Welton Ings, a flooded excavation to the east of the airfield, is used for recreational sailing.

Landscape value for this area is assessed as: Medium

4.5 Overall Landscape Sensitivity

Overall, the landscape quality is considered to be low and the large flat area has capacity to accommodate development.

The land to the north of the airfield is slightly higher quality due to the increased tree cover in this area and is partially visible from recently constructed houses to the north of the railway line. Development in this location should seek to retain or reintroduce the small field patterns to the north of the airfield.

Elsewhere the area does have the capacity to accommodate large scale development without significantly changing the character of the ‘estuary landscape’.

It would be important to retain the few ‘natural’ features that are currently present in the area and enhance the setting of Common Lane, the Trans Pennine Trail and the lake at Welton Ings.

The area is physically and visually remote, although it does have some recreational/amenity value.

The overall landscape sensitivity is assessed as: Low

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<tr>
<th>Area 4 – Elloughton Ings/Airfield</th>
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5.0 Area 5 – Brantingham Sands

5.1 Introduction

Area 5, to the west of Brough, includes land between the River Humber and the edge of Brough.

The area is located within Landscape Character Type 9, Drained Open Farmland.

5.2 Landscape Character Sensitivity

The flat, agricultural landscape comprises medium to small arable fields and pasture. There are very few trees in the farmland, which contrasts with the heavily vegetated area to the north around Avenue Plantation and along the boundaries of the properties on Cave Road. The belts of mature trees along the western fringes of Brough screen the settlement from the wider countryside.

There are very few hedgerows in the area apart from on the eastern edge, where these have matured to form small belts of trees. The area is sparsely populated. With the exception of the large commercial glasshouses on the edge of the village (Stockbridge Road), there are no buildings within Area 5.

A number of notable drainage ditches run through the low-lying farmland, including Ellerker Drain and Brantingham Drain.

The landscape is rather featureless and in terms of scenic quality, its value is generally low, improving towards the edge of Brough as a result of the increased vegetation cover that forms an attractive transitional zone between the intensively farmed arable landscape to the south and west and the settlement edge of Brough to the east. The farmland away from the village, particularly to the west of Brantingham Drain, is typical of the open agricultural landscape found within the area.

The landscape character sensitivity for this area is assessed as: Medium

5.3 Visual Sensitivity

The area is visually exposed, with open views across the River Humber, (which is partially screened by the rail and river embankments). However, there are very few residential receptors or roads in or adjacent to the area.

Views from houses on the edge of Brough are mostly screened by intervening vegetation and there are no residential properties within the farmland.

The visual sensitivity for this area is assessed as: Low

5.4 Landscape Value

The area is not subject to landscape designations or policies aimed at protecting landscape quality. The area is of low recreational and amenity value. It is mostly farmland that is not accessible to the public, apart from the Trans Pennine Trail, which runs along the raised embankments of the River Humber foreshore.

Landscape value for this area is assessed as: Medium

5.5 Overall Landscape Sensitivity

The landscape does have some capacity to accommodate development if the mature vegetation and open space towards Brough (Area 6) was retained and did not encroach into the open countryside to the west.

The overall landscape sensitivity is assessed as: Medium

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<th>Area 5</th>
<th>Landscape Character Sensitivity</th>
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6.0 AREA 6 – CAVE ROAD AND GOLF COURSE

6.1 Introduction

Area 6, on the western edge of Brough, includes open land either side of Cave Road and includes Brough Golf Club.

The area is located within Landscape Character Area 11C Elloughton-cum-Brough to Hessie Urban edge Farmland.

6.2 Landscape Character Sensitivity

The area comprises a golf course and large gardens and paddocks on the southwest edge of Brough. The area is characterised by large houses set in large gardens with high quality amenity space and extensive tree cover, including a number of large mature specimens that give the area a green and ‘leafy’ appearance. Much of the open space on the edge of the settlement is within private ownership and comprises paddocks and gardens, but also includes a narrow strip of farmland immediately adjacent to the settlement edge (north of Brantingham Drain).

The area is considered to be attractive and the scenic quality is considered to be high.

The landscape character sensitivity for this area is assessed as: High

6.3 Visual Sensitivity

The area is visually exposed with many residential receptors; travellers along Cave Road and golf course users all experiencing close proximity views of the area. The farmland between the edge of the village and Brantingham Drain is less exposed, although development in this area would be visible from the adjacent houses on the edge of the village.

The visual sensitivity for this area is assessed as: High

6.4 Landscape Value

The old part of the settlement to the northeast of the golf course contains a number of large ‘period’ houses and is designated as a Conservation Area.

The Brough Golf Club is a valuable recreational facility.

Landscape value for this area is assessed as: High

6.5 Overall Landscape Sensitivity

The mature semi-urban landscape is considered to be of high quality and is important as a recreational area. It also creates an attractive gateway to the settlement from the west. Consequently, the area is sensitive to change and has low capacity to accommodate further development. The farmland/large private grounds on the southern edge of the settlement contain a number of large mature trees and are slightly less sensitive and could contain a small amount of low rise infill development that does not detract from the setting of the existing houses.

The overall landscape sensitivity is assessed as: High

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<th>Area 6 – Cave Road and Golf Course</th>
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Elloughton-cum-Brough Page 8 of 10
7.0 AREA 7 – WELTON LOW ROAD AND THE A63

7.1 Introduction

Area 7, on the northern edge of Elloughton-cum-Brough, encompasses land between the A63 and housing on the edge of the town.

The area is located within Landscape Character Area 11C: Elloughton-cum-Brough to Hessle Urban edge Farmland.

7.2 Landscape Character Sensitivity

The area includes a narrow strip of farmland between the A63 and Welton Low Road, Broadacre Park and playing fields of Welton and Drough Sports Club. A dominant feature of the area is the 'grade separated junction' off the A63, which is the main vehicular entrance to Elloughton-cum-Brough.

The open space on the northern edge of the town is dominated by the A63, the elevated junction and adjacent houses, which collectively have an urbanising effect on the farmland, parkland and playing fields. In particular, the traffic noise from the trunk road impacts on the more peaceful residential areas.

Vegetation around the junctions softens its appearance, although it remains a prominent structure that is emphasised further by the street lights.

The landscape character sensitivity for this area is assessed as: Low

7.3 Visual Sensitivity

The area is visible from the road and from the adjacent residential properties; consequently, its visual sensitivity is reasonably high. However, hedges alongside Welton Low Road mean the farmland to the north is comparatively well screened.

The visual sensitivity for this area is assessed as: Medium

7.4 Landscape Value

The area is not subject to landscape designations or policies aimed at protecting landscape quality. The Welton and Brough Sports Club is a valuable community facility and the open space provides an important gateway to the town. The farmland between the A63 and Welton Low Road is of lower value, although it does provide separation between the trunk road and the town.

Landscape value for this area is assessed as: Medium

7.5 Overall Landscape Sensitivity

The area is not of the highest scenic value and is heavily influenced by the adjacent trunk road and housing that urbanise the area.

Broadacre Park and the adjacent playing fields create a pleasant green entrance to the town, and the playing fields are a popular recreational facility. These areas are more sensitive to development than the farmland between the A63 and Welton Low Road, which does have some capacity to accommodate residential scale development, if the perimeter hedgerow was retained.

The overall landscape sensitivity is assessed as: Medium

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<tr>
<th>Area 7 – Welton Low Road and the A63</th>
<th>Landscape Character Sensitivity</th>
<th>Visual Sensitivity</th>
<th>Landscape Value</th>
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9.0 SUMMARY

The sensitivity of the landscape around Elloughton-cum-Brough is summarised below:

### Summary of Landscape Sensitivity Around Elloughton-cum-Brough

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<tr>
<th>Area</th>
<th>Landscape Character Sensitivity</th>
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Elloughton-cum-Brough is contained to the north by the A63 trunk road and the rising foothills of the Wolds, and to the south by the River Humber.

Land to the north of the A63 lies within the Yorkshire Wolds Important Landscape Area.

The landscape around the town is varied (it lies within four different landscape character types) although is considered to be mostly medium to low sensitivity, with some capacity to accommodate further development, especially if it would enhance or reinforce the settlement boundary. Generally, land to the south of the rail line has the greatest capacity to accommodate development, along with an isolated strip of farmland between the A63 and Welton Low Road on the northern edge of the settlement.

The areas identified as being of the highest sensitive in terms of landscape quality and therefore least able to accommodate development are:

- Land around Cave Road and the golf course, including the farmland immediately adjacent to it; and
- Land to the north of the A63, which forms the southern edge of the Yorkshire Wolds Important Landscape Area.

**General Guidelines**

Existing development pattern within Elloughton-cum-Brough combines the historic centres of Brough and Elloughton, resulting in a single settlement with two town centres. As both centres have expanded as far as they can north and south, the eastern and western fringes will come under increased pressure. The golf course and large mature gardens on the western fringe form an attractive green transitional zone that should be retained.

Any development to the east of the settlement should aim to maintain separation between Brough and Melton Park Industrial Estate and retain the existing hedgerows, woodland blocks and hedgerow trees in the development layout. Structure planting to enhance existing woodland and aid landscape integration should be included in development proposals.

Where development borders the open countryside, it would be beneficial to create a transitional zone around its edge, possibly incorporating linear parks and paths, with extensive screen planting.

It would be preferable to infill some of the open space alongside the A63 rather than extending built areas into the open countryside.