

Chapter Six: Landscape character and visual amenity

APPENDIX 6.1:

Landscape and Visual Effects Tables

Table 6.19: Potential Visual Receptors: Overall Sensitivity

View	Visual Receptor Group	Distance from site	Value of view	Susceptibility to Change	Overall Sensitivity	Current View
Views from Within the Site						
9,10,22, 23	Users of Footpath 91 connecting Pouchen End Lane with Chaulden	0m	High - Medium	High	Medium	Views to north include glimpses towards pony paddock and young deciduous plantation (View 9A) and grassland (Views 23A and 23B) Views to east (View 9B and 10A) have sloping pony paddock in foreground with views of the western edge of Chaulden beyond. In the distance, a wooded hillside including the settlement of Felden encloses the view. To the south (View 10B), the attractive valleyside of the River Bulbourne includes Westbrook Hay, Hay Wood and glimpses of Sheethanger Common. To the east, there are glimpses of houses on Pouchen End Lane adjacent to the site's boundary (View 10C), including fencing and non-native plants associated with their gardens, eroding the rural character. At its eastern end there are views towards housing at Middle Hill on the site's eastern boundary.
28	From the Chiltern Way adjacent to the site's eastern boundary.	0m	High	High	High	Public footpath has mature overgrown hedgerow on both sides, including holly. There are however frequent glimpsed views through to the eastern side of the site where the hedgerow is fragmented.
1, 2, 3, 4	Users of Footpath 21 adjacent to northern boundary of site	0m	High	High	High	Views to the east across arable farmland in the foreground contained by mature hedgerow with forest-scale trees. Distant views to wooded ridgeline beyond. Views to the east include the rooflines of housing on the western edge of Chaulden and Warners End set behind mature trees within a hedgerow demarcating the field's eastern boundary.
Views from North						
5,	Users of Pouchen End Lane to the north of the site	0m	High	Medium	Medium	Narrow rural lane with mature deciduous plantation on northern side of lane and tall clipped hedgerow on site's northern boundary, including occasional deciduous native forest-scale hedgerow trees.
Views from west						
6, 7, 8,11	Users of Pouchen End Lane to west of site	0m	High	Medium	Medium	Narrow rural lane with tall clipped hedgerow on both sides, including occasional deciduous native forest-scale hedgerow trees. In places the site's hedgerow boundary is sparse, consisting of post and wire fencing with brambles and bracken only. At Pouchen End, roadside cottages partially screen the site, allowing glimpsed views only.
6, 7, 8,11	Residents of Pouchen End	0m - 85m	High - Medium	High	High - Medium	Views into site with gardens and hedgerow vegetation in foreground.
Views from south of site						
12,13	Users of Chaulden Lane	0m	Medium	High	Medium	At the western end this narrow lane is rural in character with mature hedgerows on both sides including forest-scale trees. The site's boundary includes a roadside bank (Views 12A and 12B). At its eastern end, long stretches of the hedgerow are missing, allowing open views into the Hertfordshire County Council land and the Site beyond. (View 13) When looking east, these views also include the upper storeys and rooflines of properties on Campion Road, Chaulden.
14	Users of Little Hay Golf Complex, including Hertfordshire Way	0m-80m	Medium	High	Medium	The southern extents of the site can be clearly seen in the middle-distance as part of a wider panorama that includes much of Hemel Hempstead immediately beyond. The site's northernmost fields are concealed behind existing hedgerows over the brow of the hill. The golf course dominates the foreground.
-	Train users on West Coast Mainline route to south of site	0.1km	Medium	Low	Low	Glimpsed views across southern area of site from railway embankment.

View	Visual Receptor Group	Distance from site	Value of view	Susceptibility to Change	Overall Sensitivity	Current View
-	Walkers on short stretch of Grand Union Canal Walk to south-east of site	0.25km	High	High	High	View of southern fields of site from a short section of canal tow path, together with rooftops of adjacent housing on southern edge of Chaulden.
15,16	Users of the A4251 London Road to south of site	0.35-0.5km	Medium	Low	Low	There are glimpses of some of the southernmost fields within the site from this site, however these are partially concealed by embankments and vegetation to the south of the West Coast Mainline railway line, including evergreen conifers.
17, 18	Walkers at Westbrook Hay	0.65km - 0.85km	Medium	High	Medium	This hillside provides some elevated views towards the southern half of the site immediately to the south. The northernmost fields within the site are partially concealed over the brow of the hill, behind existing hedgerows. The existing built environment of Chaulden can also be seen adjacent to the site, providing an urban presence.
19	Walkers at Sheethanger Common	1.5km	High	High	High	The central parts of the site can be glimpsed through mature forest-scale trees from this elevated area to the south of the site.
20	Residents of Felden and Box Lane areas	1.5km	Medium	High	Medium	Glimpsed, distant views to the centre of the site from this hillside residential area. The site is seen in conjunction with Chaulden, as well as the built form and gardens in the foreground.
	Users of the A41 close to Apsley	2.km	Low	Low	Low	Glimpsed views of the southern part of the site beyond the dual carriageway in the foreground and existing housing within Chaulden adjacent to the site.
Views from east of site						
21	Residents of Campion road, Furze Road, Lindlings, Musk Hill adjacent to site boundary	0 - 100m	Medium	High	Medium	Views of the site's southern fields glimpsed between houses or private gardens in the foreground. This part of the site is dominated by horse grazing and a telecommunications mast and has its rural character already eroded.
21	Users of Campion Road, Furze Road, Lindlings, Musk Hill adjacent to site boundary	0 - 100m	Medium	Low	Low	As above
23	Residents of Broom Hill, Rowcroft, Middle Hill	0 - 100m	Medium	High	Medium	Glimpsed views of eastern side of site from rear of properties and glimpses between houses from streets. Views dominated by buildings and streets in foreground and site boundary vegetation.
23	Users of Broom Hill, Rowcroft, Middle Hill	0 - 100m	Medium	Low	Low	As above.
24,25	Residents of Long Chaulden	0 - 100m	Medium	High	Medium	Site frontage appears as short stretch of semi-rural countryside in an otherwise suburban setting. Adjacent street lights, paving, bus stop and signage together with views of houses and parking for the adventure play area provide urban influence.
24,25	Users of Long Chaulden	0 - 100m	Medium	Low	Low	As above.
26, 27, 28	Residents of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase	0 - 100m	Medium	High	Medium	Series of greens and rear gardens have glimpsed views towards the site, however mature hedgerow and forest-scale trees provide a varying degree of screening.

View	Visual Receptor Group	Distance from site	Value of view	Susceptibility to Change	Overall Sensitivity	Current View
26, 27, 28	Users of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase	0 - 100m	Medium	Low	Low	As above.

Table 6.20: Potential Landscape and Visual Receptor Effects: Construction Period

Note: Duration of all effects is: **Medium Term**
 Reversibility of all effects is: **Reversible**

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Chilterns AONB	Low	No direct effect. Negligible adverse effect on setting.	Medium scale	Indirect negligible adverse	Indirect negligible adverse	Site does not lie within the AONB and has no intervisibility with it. The only potential change will be in the glimpsed views from the hill to the south in the vicinity of Sheethanger Common when a very small part of the AONB can be seen in the same panoramic distant view as the site.
Tree Preservation Order 453	High	No tree removal.	N/A	N/A	N/A	Removal of hedgerow at site entrance at The Avenue. Detailed survey to ascertain whether any hedgerow species are large enough to be covered by TPO but none are apparent on the tree survey.
National Landscape Character Areas						
NCA 110 Chilterns	Low	Minor adverse	Medium scale	Low adverse	Minor adverse	Replacement of a very small proportion of the character area that is currently semi-improved grassland and arable farmland with a construction site. Presence of western edge of Hemel Hempstead already influences the character of the area.
Dacorum Landscape Character Areas						
Lower Bulbourne Valley	Medium	Moderate adverse	Medium scale	Medium adverse	Moderate adverse	Replacement of relatively small proportion of the character area that is currently semi-improved grassland with a construction site. Presence of western edge of Hemel Hempstead already influences the character of the area.
Little Heaths Uplands	Medium	Moderate adverse	Site setting	Medium adverse	Moderate adverse	Replacement of relatively small proportion of the character area that is currently arable farmland with a construction site. Presence of western edge of Hemel Hempstead already influences the character of the area.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Landscape Features						
Site landform	Medium	Moderate adverse	Site level	Medium adverse	Moderate adverse	General plateau/ valleyside landform will be retained, however there will be some notable localised earthworks to accommodate the construction of roads, houses and SuDS features.
Site land-use	Medium	Major adverse	Site level	Medium adverse	Moderate adverse	Replacement of grass and arable fields with construction site.
Footpath 20 (Chiltern Way)	High	No direct change. Moderate adverse effect on setting	Site setting	Indirect Medium adverse	Indirect Moderate adverse	The footpath will be unaffected by the construction but will see clear changes to its setting beyond the existing hedgerow on its western side.
Footpath 21	High	No direct change. Major adverse effect on setting	Site level	Indirect High adverse	Indirect Major adverse	The footpath will be unaffected by the construction but will see significant changes to its setting with views of the building works in the foreground.
Footpath 91	High	No direct change. Moderate adverse effect on setting	Site level	Indirect Medium adverse	Indirect Moderate adverse	The footpath will be unaffected by the construction but will see significant changes to its setting with views of the building works in the foreground.
Site trees: Category A	High	No change	Site level	No change	No change	No Category A trees will be affected during the construction process.
Site trees: Category B	Medium	Moderate adverse	Site level	Medium adverse	Moderate adverse	<ul style="list-style-type: none"> Potential removal of Trees 130, 131 or 134 (all English Oak) to facilitate construction of visibility splay at entrance to travellers site. Tree group 84: Removal of 4 trees (oak and ash) and approximately 940 sq.m of scrub understorey (hawthorn, elder, hazel and holly) to facilitate cycle way and SUDS construction off Chaulden Lane
Site trees: Category C & unclassified	Low	Major adverse	Site level	High adverse	Moderate adverse	Removal of: <ul style="list-style-type: none"> Tree Plantation 55: 0.65ha mixed broad leaf plantation. (includes goat willow, rowan, poplar, hazel, beech, viburnum, field maple, cherry, silver birch and English oak. " Tree Group 57: 0.2ha group of silver birch.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
						<ul style="list-style-type: none"> Tree Plantation 80: 2.5ha of mixed broad leaf plantation (includes goat willow, rowan, poplar, hazel, beech, viburnum, field maple, cherry, silver birch, eucalyptus and English oak.) Tree Group 125: 194 linear metre row of poplar Unclassified: 0.45ha 'Christmas tree plantation' Unclassified: 95 lin.m row of ash saplings along Long Chaulden frontage <p>Whilst the removal of Category C trees is generally considered to result in a 'low' adverse effect, the extents of the plantation is judged in this instance to result in an overall 'moderate' effect.</p>
Visual Receptors						
Views within site						
Users of Footpath 21 adjacent to northern boundary of site	High	Major adverse	Site level	High adverse	Major adverse	Significant changes to views, with arable fields and Bulbourne Valley beyond replaced by building works in the foreground.
Users of Footpath 91 connecting Pouchen End Lane with Chaulden	Medium	Major adverse	Site level	High adverse	Moderate adverse	Significant changes to views, with pony paddocks replaced by building works in the foreground.
From the Chiltern Way adjacent to the site's eastern boundary.	High	Major adverse	Site level	High adverse	Major adverse	Clear views of the construction site seen beyond the existing hedgerow on its western side.
Views from north						
Users of Pouchen End Lane to the north of the site	Medium	Moderate adverse	Site setting	Medium adverse	Moderate adverse	Glimpses of construction site seen beyond tall, mature hedgerow.
Views from west						
Users of Pouchen End Lane to west of site	Medium	Major adverse	Site setting	High adverse	Moderate adverse	Construction site seen beyond mature hedgerow. In places where the hedgerow is fragmented these views will be clear.
Residents of eastern side of Pouchen End	High - Medium	Major adverse	Site setting	High adverse	Major - Moderate adverse	Construction site seen beyond garden boundaries, replacing existing pony paddocks and views of housing on edge of Chaulden beyond.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Views from south						
Users of Chaulden Lane	Medium	Major adverse	Site setting	High adverse	Moderate adverse	Construction site seen beyond mature hedgerow. In places where the hedgerow is fragmented these views will be clear.
Users of Little Hay Golf Complex, including Hertfordshire Way	Medium	Major adverse	Medium extents	High adverse	Moderate adverse	Clear, panoramic views to construction site on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead.
Train users on West Coast Mainline route to south of site	Medium	Moderate adverse	Medium extents	Medium adverse	Moderate adverse	Clear, panoramic views to construction site on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead.
Walkers on short stretch of Grand Union Canal Walk to south-east of site	High	Moderate adverse	Medium extents	Medium adverse	Moderate adverse	Clear, panoramic views to construction site within southern part of site beyond hedgerows to the south of Chaulden Lane in the foreground.
Users of the A4251 London Road to south of site	High	Minor adverse	Limited extents	Low adverse	Minor adverse	Glimpsed views of construction on southern part of site seen through gaps in trees and hedgerows to south of site on Bulbourne Valley floor.
Walkers at Westbrook Hay	Low	Major adverse	Medium extents	High adverse	Minor adverse	Clear, panoramic views to construction site on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead.
Walkers at Sheethanger Common	Medium	Moderate adverse	Limited extents	Medium adverse	Moderate adverse	Glimpsed, elevated views to construction site on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead.
Residents of Felden and Box Lane areas	High	Moderate adverse	Limited extents	Medium adverse	Moderate adverse	Clear views to housing and open space on southern part of site will form part of wider panoramic view that includes the western side of Hemel Hempstead in the distance and neighbouring houses in the foreground.
Users of the A41 close to Apsley	Medium	Negligible adverse	Limited extents	Negligible adverse	Negligible adverse	Glimpsed view of construction from a short stretch of highway seen in the context of adjacent Chaulden.
Views from East						
Residents of Campion Road, Furze Road, Lindlings, Musk Hill adjacent to site boundary	Medium	Major adverse	Medium extents	High adverse	Moderate adverse	Oblique and direct views of construction site seen beyond garden boundaries especially from upper storey windows.
Users of Campion	Low	Major adverse	Medium extents	High adverse	Minor	Glimpses of construction site seen through gaps in housing and gardens in the

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Road, Furze Road, Lindlings, Musk Hill adjacent to site boundary					adverse	foreground.
Residents of Broom Hill, Rowcroft, Middle Hill adjacent to site boundary	Medium	Major adverse	Medium extents	High adverse	Moderate adverse	Oblique and direct views of construction site seen beyond garden boundaries, especially from upper storey windows.
Users of Broom Hill, Rowcroft, Middle Hill adjacent to site boundary	Low	Major adverse	Medium extents	High adverse	Minor adverse	Glimpses of construction site seen through gaps in housing and gardens in the foreground.
Residents of Long Chaulden adjacent to site boundary	Medium	Moderate adverse	Medium extents	Medium adverse	Moderate adverse	Oblique and direct views of construction site seen beyond garden boundaries especially from upper storey windows.
Users of Long Chaulden	Low	Major adverse	Medium extents	High adverse	Minor adverse	Clear view of construction site seen from site frontage on Long Chaulden
Residents of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase adjacent to site boundary	Medium	Minor - Major	Minor extents – wide extents (at site entrance off The Avenue)	Low - High adverse	Minor – Moderate adverse	Glimpsed views of construction site seen beyond garden boundaries, and hedgerows adjacent to Chilterns Way. Clearer views into construction site seen in vicinity of site access from The Avenue.
Users of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase	Low	Minor - Major adverse	Minor extents – wide extents (at site entrance off The Avenue)	Low - High adverse	Minor adverse	Glimpses of construction site seen through gaps in housing and gardens in the foreground. Clearer views into construction site seen in vicinity of site access from The Avenue.

Table 6.21: Potential Landscape and Visual Effects: Winter Year 0

Note: Duration of all effects is: **Long Term**
 Reversibility of all effects is: **Permanent**

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Chilterns AONB	Low	No direct effect. Negligible adverse effect on setting.	Medium scale	Indirect negligible adverse	Indirect negligible adverse	Site does not lie within the AONB and has no intervisibility with it. The only potential change will be in the glimpsed views from the hill to the south in the vicinity of Sheethanger Common when a very small part of the AONB can be seen in the same panoramic distant view as the site.
National Landscape Character Areas						
NCA 110 Chilterns	Low	Minor adverse	Medium scale	Low adverse	Minor adverse	Replacement of a very small proportion of the character area that is currently semi-improved grassland and arable farmland with a an area of new development and open space. Presence of western edge of Hemel Hempstead already influences the character of the area.
Dacorum Landscape Character Areas						
Lower Bulbourne Valley	Medium	Moderate adverse	Medium scale	Medium adverse	Moderate adverse	Replacement of relatively small proportion of the character area that is currently semi-improved grassland with new built development and open spaces. Presence of western edge of Hemel Hempstead already influences the character of the area.
Little Heaths Uplands	Medium	Moderate adverse	Site setting	Medium adverse	Moderate adverse	Replacement of relatively small proportion of the character area that is currently arable farmland with an area of new development and open space. Presence of western edge of Hemel Hempstead already influences the character of the area.
Landscape Features						
Site landform	Medium	Moderate adverse	Site level	Medium adverse	Moderate adverse	General plateau/ valleyside landform will be retained, however there will be some notable localised earthworks to accommodate the new roads, buildings and SuDS features, especially at the Long Chaulden entrance.
Site land-use	Medium	Major adverse	Site level	Medium adverse	Moderate adverse	Replacement of grass and arable fields with new development and open spaces.
Footpath 20 (Chiltern Way)	High	Moderate beneficial effect on hedgerow	Site setting	Medium beneficial effect on	Moderate beneficial effect on hedgerow	Where the footpath is located within the site it will benefit from new bound gravel surfacing where practical and trimming of hedgerows to enhance surveillance and long term health of plants. There will be clear views to the

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
		management and path surfacing. Moderate adverse effect on setting		hedgerow management & path surfacing. Medium adverse effect on setting.	management & path surfacing. Moderate adverse effect on setting.	new housing on the eastern side of the site fronting a green corridor that will run parallel to the path.
Footpath 21	High	Moderate beneficial effect on path surfacing. Major adverse effect on setting.	Site level	Medium beneficial effect on path surfacing. Indirect High adverse effect on setting.	Moderate beneficial effect on path surfacing. Major adverse effect on setting.	The footpath will benefit from a new bound gravel surfacing. The path will run through a green corridor but will have clear views to the new housing on the northern edge of the site.
Footpath 91	High	Moderate beneficial effect on path surfacing. Moderate adverse effect on setting.	Site level	Medium beneficial effect on path surfacing. Indirect Medium adverse effect on setting.	Moderate beneficial effect on path surfacing. Indirect Moderate adverse effect on setting.	The footpath will benefit from a new bound gravel surfacing widening it to 3m, to accommodate cycles and pedestrians. The path will run through the new Pouchen End Park but will have clear views to the new housing that will front the park.
Site trees: Category A	High	No change	Site level	No change	No change	No Category A trees will be affected during the construction process.
Site trees and hedgerows: Category B	Medium	Moderate adverse	Site level	Medium adverse	Moderate adverse	Removal of trees and hedgerows described in Table 6.20. Whilst new planting may have taken place. This will not have matured.
Site trees and hedgerows: Category C	Low	Minor adverse	Site level	Low adverse	Moderate adverse	Removal of trees and hedgerows described in Table 6.20. Whilst new planting may have taken place. This will not have matured.
Visual Receptors						
Views within site						
Users of Footpath 21 adjacent to northern boundary of site	High	Major adverse	Site level	High adverse	Major adverse	Clear changes to views, with arable fields and Bulbourne Valley beyond replaced by a green corridor in the foreground and new housing immediately beyond.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Users of Footpath 91 connecting Pouchen End Lane with Chaulden	Medium	Major adverse	Site level	High adverse	Moderate adverse	Clear changes to views, with pony paddocks replaced by the new Pouchen End Park in the foreground and new housing beyond.
From Footpath 20 (Chiltern Way) adjacent to the site's eastern boundary	High	Major adverse	Site level	High adverse	Major adverse	Clear views of green corridor and new housing seen beyond the existing hedgerow on the western side of the footpath.
Views from north						
Users of Pouchen End Lane to the north of the site	Medium	Moderate adverse	Site setting	Medium adverse	Moderate adverse	Glimpses of new development site seen beyond existing mature hedgerow.
Views from west						
Users of Pouchen End Lane to west of site	Medium	Major adverse	Site setting	High adverse	Moderate adverse	New housing glimpsed beyond mature hedgerow . In places where the hedgerow is fragmented these views will be clear.
Residents of eastern side of Pouchen End	High - Medium	Major adverse	Site setting	High adverse	Major - Moderate adverse	New housing and park seen beyond garden boundaries, replacing existing pony paddocks and views of housing on edge of Chaulden beyond.
Views from south						
Users of Chaulden Lane	Medium	Major adverse	Site setting	High adverse	Moderate adverse	New housing, traveller's site and open space seen beyond mature hedgerows. In places where the hedgerow is fragmented and new access points are created there will be clear views into the site.
Users of Little Hay Golf Complex, including Hertfordshire Way	Medium	Major adverse	Medium extents	High adverse	Moderate adverse	Clear view to new housing and park on southern part of site will form part of wider panoramic view that includes the western side of Hemel Hempstead.
Train users on short stretch of West Coast Mainline route to south of site	Low	Moderate adverse	Medium extents	Medium adverse	Minor adverse	Clear, panoramic views to new housing and park on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead.
Walkers on short stretch of Grand Union Canal Walk	High	Moderate adverse	Medium extents	Medium adverse	Moderate adverse	Clear, panoramic views to new housing and park within southern part of site beyond hedgerows to the south of Chaulden Lane in the foreground.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
to south-east of site						
Users of the A4251 London Road to south of site	Low	Minor adverse	Limited extents	Low adverse	Minor adverse	Glimpsed views of new housing within the southern part of the site seen through gaps in trees and hedgerows to the south of the site on Bulbourne Valley floor.
Walkers at Westbrook Hay	Medium	Major adverse	Medium extents	High adverse	Moderate adverse	Clear views to new housing and open spaces within the southern part of the site will form part of wider panoramic view including the western side of Hemel Hempstead.
Walkers at Sheethanger Common	High	Moderate adverse	Limited extents	Medium adverse	Moderate adverse	Glimpsed, elevated views to new housing and open space on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead.
Residents of Felden and Box Lane areas	Medium	Moderate adverse	Limited extents	Medium adverse	Moderate adverse	Clear views to new housing and open space on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead in the distance and neighbouring houses in the foreground.
Users of the A41 close to Apsley	Low	Negligible adverse	Limited extents	Negligible adverse	Negligible adverse	Glimpsed view of the southern part of the site will be visible from a short stretch of highway seen in the context of adjacent Chaulden.
Views from East						
Residents of Campion Road, Furze Road, Lindlings, Musk Hill adjacent to site boundary	Medium	Major adverse	Medium extents	High adverse	Moderate adverse	Oblique and direct views of new park with housing beyond will be seen behind garden boundaries especially from upper storey windows.
Users of Campion Road, Furze Road, Lindlings, Musk Hill adjacent to site boundary	Low	Major adverse	Medium extents	High adverse	Minor adverse	Glimpses of new park with housing beyond seen through gaps in housing and gardens in the foreground.
Residents of Broom Hill, Rowcroft, Middle Hill adjacent to site boundary	Medium	Major adverse	Medium extents	High adverse	Moderate adverse	Oblique and direct views of new housing and green corridors seen beyond garden boundaries, especially from upper storey windows.
Users of Broom Hill, Rowcroft, Middle Hill adjacent to site boundary	Low	Major adverse	Medium extents	High adverse	Minor adverse	Glimpses of new park with housing beyond seen through gaps in housing and gardens in the foreground.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Residents of Long Chaulden adjacent to site boundary	Medium	Moderate adverse	Medium extents	Medium adverse	Moderate adverse	Oblique and direct views of new public open space with housing beyond seen behind garden boundaries especially from upper storey windows.
Users of Long Chaulden	Low	Moderate adverse	Medium extents	High adverse	Minor adverse	Clear view of new open space with housing behind seen from site frontage on Long Chaulden
Residents of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase adjacent to site boundary	Medium	Minor - Major adverse (at site entrance off The Avenue)	Minor extents – wide extents (at site entrance off The Avenue)	Low - High adverse	Minor – Moderate adverse	Glimpsed views of green corridor and new housing beyond seen through garden boundaries, and the hedgerows adjacent to Chilterns Way. Clearer views into the site will be seen in the vicinity of site access from The Avenue.
Users of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase	Low	Minor - Major adverse (at site entrance off The Avenue)	Minor extents – wide extents (at site entrance off The Avenue)	Low - High adverse	Minor adverse	Glimpses of green corridor and new housing seen through gaps in housing and gardens in the foreground. Clearer views of the new housing and green corridor will be seen in the vicinity of the site access from The Avenue.

Table 6.22: Residual Landscape and Visual Effects: With additional mitigation: Summer Year 15

Note: Duration of all effects is: **Long Term**
 Reversibility of all effects is: **Permanent**

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Chilterns AONB	Low	No direct effect. Negligible adverse effect on setting.	Medium scale	Indirect negligible adverse on setting	Indirect negligible adverse on setting	Site does not lie within the AONB and has no intervisibility with it. The only potential change will be in the glimpsed views from the hill to the south in the vicinity of Sheethanger Common when a very small part of the AONB can be seen in the same panoramic distant view as the site.
National Landscape Character Areas						
NCA 110 Chilterns	Low	Negligible adverse	Medium scale	Negligible adverse	Negligible adverse	Replacement of a very small proportion of the character area that is currently semi-improved grassland and arable farmland with a an area of new development and open space. Presence of western edge of Hemel Hempstead already influences the character of the area. The new open spaces will be designed to maximise biodiversity and reflect the character of the local area.
Dacorum Landscape Character Areas						
Lower Bulbourne Valley	Medium	Minor adverse	Medium scale	Low adverse	Minor adverse	Replacement of relatively small proportion of the character area that is currently semi-improved grassland with new built development and open spaces. Presence of western edge of Hemel Hempstead already influences the character of the area. New open spaces will include native grassland, trees and a community orchard, reflecting the wider local character.
Little Heaths Uplands	Medium	Minor adverse	Site setting	Low adverse	Minor adverse	Replacement of relatively small proportion of the character area that is currently arable farmland with an area of new development and open space. Presence of western edge of Hemel Hempstead already influences the character of the area. New open spaces will include woodland, native grassland and two new ponds, reinforcing the wider local character.
Landscape Features						
Site landform	Medium	Minor adverse	Site level	Low adverse	Minor adverse	General plateau/ valleyside landform will be retained, however there will be some localised earthworks to accommodate the new roads, buildings and SuDS features. No significant retaining walls will be required. The visual effects of these changes will soften over time due as grass, shrubs and trees

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
						establish.
Site land-use	Medium	Major adverse	Site level	Medium adverse	Moderate adverse	Replacement of grass and arable fields with new housing and open spaces. The latter will include a net increase in native grassland, recreational space however will see the reduction in the area currently given over to young tree plantation.
Footpath 20 (Chiltern Way)	High	Moderate beneficial effect on hedgerow management and path surfacing. Neutral effect on setting	Site setting	Medium beneficial effect on hedgerow management & path surfacing. Neutral effect on setting.	Moderate beneficial effect on hedgerow management & path surfacing. Neutral effect on setting.	Where the footpath is located within the site it will benefit from new bound gravel surfacing where practical and trimming of hedgerows to enhance surveillance and long term health of plants. There will be clear views to the new housing on the eastern side of the site, fronting a green corridor that will run parallel to the path. As new vegetation within the green corridor and private gardens matures this will create an attractive, albeit different setting to the path.
Footpath 21 (adjacent to northern boundary of site)	High	Moderate beneficial effect on path surfacing. Neutral effect on setting.	Site level	Medium beneficial effect on path surfacing. Indirect Neutral effect on setting.	Moderate beneficial effect on hedgerow management & path surfacing. Indirect neutral effect on setting.	The footpath will benefit from a new bound gravel surfacing. The path will run through a green corridor but will have clear views to the new housing on the northern edge of the site. As new vegetation within the green corridor and private gardens matures this will create an attractive, albeit different setting to the path.
Footpath 91 (through centre of site, connecting Pouchen End with Chaulden)	High	Moderate beneficial effect on path surfacing. Neutral effect on setting.	Site level	Medium beneficial effect on path surfacing. Neutral effect on setting.	Moderate beneficial effect on path surfacing. Neutral effect on setting.	The footpath will benefit from a new bound gravel surfacing widening it to 3m, to accommodate cycles and pedestrians. The path will run through the new Pouchen End Park but will have clear views to the new housing that will front the park.
Site trees: Category A	High	No change	Site level	No change	No change	No Category A trees will be affected during the construction process.
Site trees and hedgerows: Category B	Medium	Negligible beneficial	Site level	Negligible beneficial	Negligible beneficial	Removal of trees and hedgerows described in Table 6.20. Planting of new high quality woodland, street trees, parkland trees and scrub planting throughout the 15ha network of open spaces will mitigate the removal of these trees. After 15 years these will have established well and be providing a

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
						mature setting to the development.
Site trees and hedgerows: Category C	Low	Neutral	Site level	Neutral	Neutral	Removal of trees and hedgerows described in Table 6.20. The assumed planting within the new public open spaces as set out on the Illustrative Green Infrastructure Strategy shows that whilst the plantation won't be replaced, new woodland planting, street tree and tree and scrub planting throughout the open space network will replace the original trees with higher quality albeit fewer new specimens.
Visual Receptors						
Views within site						
Users of Footpath 21 adjacent to northern boundary of site	High	Neutral	Site level	Neutral	Neutral	There will be clear views to the new housing on the eastern side of the site, fronting a green corridor that will run parallel to the path. As new vegetation within the green corridor and private gardens matures this will create an attractive, albeit different setting to the path.
Users of Footpath 91 connecting Pouchen End Lane with Chaulden	Medium	Neutral	Site level	Neutral	Neutral	The path will run through a green corridor but will have clear views to the new housing on the northern edge of the site. As new vegetation within the green corridor and private gardens matures this will create an attractive, albeit different setting to the path.
From Footpath 20 (Chiltern Way) adjacent to the site's eastern boundary	High	Neutral	Site level	Neutral	Neutral	The path will run through the new Pouchen End Park but will have clear views to the new housing that will front the park. As the new park matures this it will provide an attractive semi-rural setting to the footpath.
Views from north						
Users of Pouchen End Lane to the north of the site	Medium	Neutral	Site setting	Neutral	Neutral	The retention of the existing mature hedgerow combined with proposed new tree planting within the green corridor adjacent to this lane will effectively screen views of the new homes beyond, conserving the rural character of views within the lane and giving it a slightly more wooded feel.
Views from west						
Users of Pouchen End Lane to west of site	Medium	Neutral	Site setting	Neutral	Neutral	The retention of the existing mature hedgerow combined with proposed new tree and hedgerow planting within the green corridor adjacent to this lane will effectively screen views of the new homes beyond during the summer months and allowing glimpsed views during the winter. This will provide an attractive albeit different view to the area.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Residents of eastern side of Pouchen End	High - Medium	Neutral – Minor adverse	Site setting	Neutral – Low adverse	Neutral – Low adverse	New housing and park seen may be seen beyond garden boundaries, replacing existing pony paddocks and views of housing on edge of Chaulden beyond. New planting adjacent to the garden boundaries will soften views of the new homes, especially during the summer months.
Views from south						
Users of Chaulden Lane	Medium	Minor adverse	Site setting	Low adverse	Minor adverse	New housing, traveller's site and open space will be seen beyond mature hedgerows and proposed new planting within green corridors on southern edge of site. At the new access points there will be some clear views into the site, including the new housing.
Users of Little Hay Golf Complex, including Hertfordshire Way	Medium	Moderate adverse	Medium extents	Medium adverse	Moderate adverse	Clear view to new housing and park on southern part of site will form part of wider panoramic view that includes the western side of Hemel Hempstead. As trees mature and soften views of the development it will appear as an extension of the mature suburb of Chaulden to the east.
Train users on short stretch of West Coast Mainline route to south of site	Low	Moderate adverse	Medium extents	Medium adverse	Minor adverse	Clear view to new housing and park on southern part of site will form part of wider panoramic view that includes the western side of Hemel Hempstead. As trees mature and soften views of the development it will appear as an extension of the mature suburb of Chaulden to the east.
Walkers on short stretch of Grand Union Canal Walk to south-east of site	High	Minor adverse	Medium extents	Medium adverse	Minor adverse	Clear, panoramic views to new housing and park within southern part of site beyond hedgerows to the south of Chaulden Lane in the foreground. Maturing tree planting adjacent to the site's southern and eastern boundaries will soften views of the housing.
Users of the A4251 London Road to south of site	Low	Negligible adverse	Limited extents	Negligible adverse	Negligible adverse	Glimpsed views of new housing within the southern part of the site seen through gaps in trees and hedgerows to the south of the site on Bulbourne Valley floor.
Walkers at Westbrook Hay	Medium	Moderate adverse	Medium extents	Medium adverse	Moderate adverse	Clear views to new housing and open spaces within the southern part of the site will form part of wider panoramic view including the western side of Hemel Hempstead.
Walkers at Sheethanger Common	High	Minor adverse	Limited extents	Low adverse	Minor adverse	Glimpsed, elevated views to new housing and open space on southern part of site will form part of wider panoramic view including western side of Hemel Hempstead. As trees mature the housing will visually recede and integrate with the adjacent mature suburb of Chaulden.
Residents of Felden and Box Lane areas	Medium	Minor adverse	Limited extents	Low adverse	Minor adverse	Clear but distant views to new housing and open space on southern part of site will form part of wider panoramic view including western side of Hemel

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
						Hempstead in the distance and neighbouring houses in the foreground.
Users of the A41 close to Apsley	Low	Negligible adverse	Limited extents	Negligible adverse	Negligible adverse	New housing will be scarcely appreciated, being softened by new hedgerow and parkland trees around and within the development.
Views from East						
Residents of Campion Road, Furze Road, Lindlings, Musk Hill adjacent to site boundary	Medium	Neutral	Medium extents	Neutral	Neutral	Oblique and direct views of new park with housing beyond will be seen behind garden boundaries especially from upper storey windows. The park will include the community orchard, and new tree planting.
Users of Campion Road, Furze Road, Lindlings, Musk Hill adjacent to site boundary	Low	Neutral	Medium extents	Neutral	Neutral	Oblique and direct views of new park with housing beyond will be seen behind existing houses and gardens in the foreground. The park will include the community orchard, and new tree planting.
Residents of Broom Hill, Rowcroft, Middle Hill adjacent to site boundary	Medium	Neutral – Minor adverse	Medium extents	Neutral - Low adverse	Neutral - Minor adverse	Oblique and direct views of new housing and green corridors seen beyond garden boundaries, especially from upper storey windows. Trees within the green corridors will soften views of new homes. Changes to view will depend on the degree of open space in the foreground.
Users of Broom Hill, Rowcroft, Middle Hill adjacent to site boundary	Low	Neutral – Minor adverse	Medium extents	Neutral - Low adverse	Neutral - Minor adverse	Glimpses of new park with housing beyond seen through gaps in housing and gardens in the foreground.
Residents of Long Chaulden adjacent to site boundary	Medium	Neutral	Medium extents	Neutral	Neutral	Oblique and direct views of new public open space with housing beyond glimpsed behind maturing trees and pond. Views include existing private gardens and Long Chaulden highway within foreground.
Users of Long Chaulden	Low	Neutral	Neutral	Neutral	Neutral	Oblique and direct views of new public open space with housing beyond glimpsed behind maturing trees and pond. Views include Long Chaulden highway within foreground.
Residents of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase adjacent to site boundary	Medium	Neutral - Minor adverse (at site entrance off The Avenue)	Minor extents – wide extents (at site entrance off The Avenue)	Neutral - Low adverse	Neutral - Minor adverse (site entrance)	Very limited views of green corridor and new housing beyond seen through garden boundaries, and the hedgerows and new green corridors adjacent to the Chilterns Way. Clearer views into the site will be seen in the vicinity of site access from The Avenue.

	Sensitivity	Size/ Scale	Geographical Extent	Overall Magnitude	Overall Level of Effect	Rationale
Users of Newlands Road, The Meadows, The Avenue, Poppy Close & Squirrel Chase	Low	Minor adverse (at site entrance off The Avenue)	Minor extents – wide extents (at site entrance off The Avenue)	Neutral - Low adverse	Neutral - Minor adverse (site entrance)	Very limited views of green corridor and new housing beyond seen between existing houses in the foreground. Clearer views into the site will be seen in the vicinity of the site access from The Avenue.