





NOAK BRIDGE NEIGHBOURHOOD PLAN

LOCAL GREEN SPACE ASSESSMENT

V2.0 March 2022

BP
Bluestone Planning

Introduction

Noak Bridge Parish Council partially lies within the Metropolitan Green Belt. A parish survey was conducted in 2020, requesting from local residents to provide their opinion on which green spaces they consider to contribute positively towards the local area and what important views they would like to protect. A variety of green spaces and local views were identified by the residents, indicating that the preservation and improvement of local green spaces is valued highly among the local population.

This Local Green Space Assessment has been prepared by Bluestone Planning and its aim is to present the open spaces that were identified within the parish and assess their condition. The assessment was carried out in accordance with the requirements of the NPPF as set out and explained in greater detail below. The open spaces that were determined to be of good quality and provide important views were recommended to be allocated as Local Green Spaces.

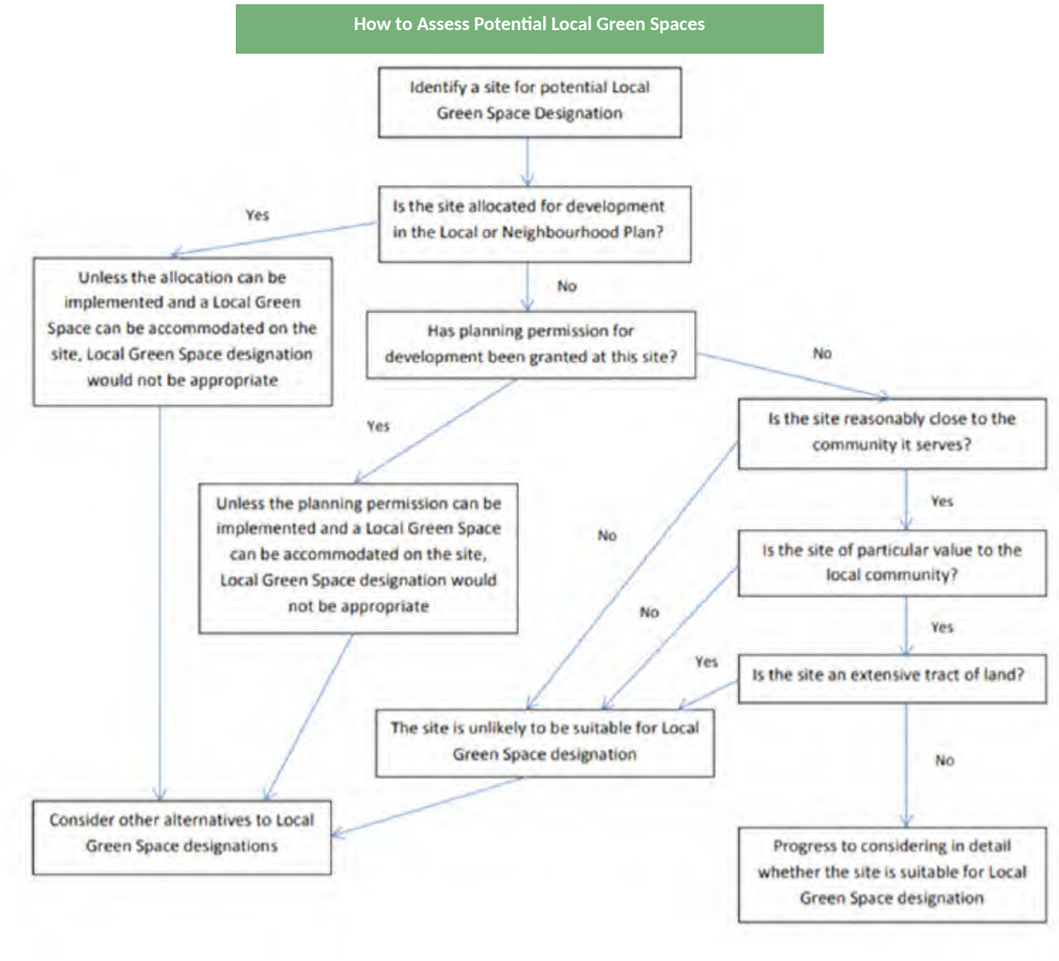
National Planning Policy Framework

In order for a site to qualify for designation as a Local Green Space, it must meet each of the criteria set out in paragraphs 101 to 103 of the National Planning Policy Framework (NPPF), 2021 set out details on Local Green Space designation. These require that the green space in question:

- is in reasonably close proximity to the community it serves;
- is demonstrably special to a local community and holds a particular local significance; (for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife)
- is local in character and not an extensive tract of land.

There were a number of sites that were evaluated and assessed to determine whether they could be allocated as Local Green Spaces. Those that were eventually considered to be suitable, fell into one (or more) of four distinct categories that are shown below:

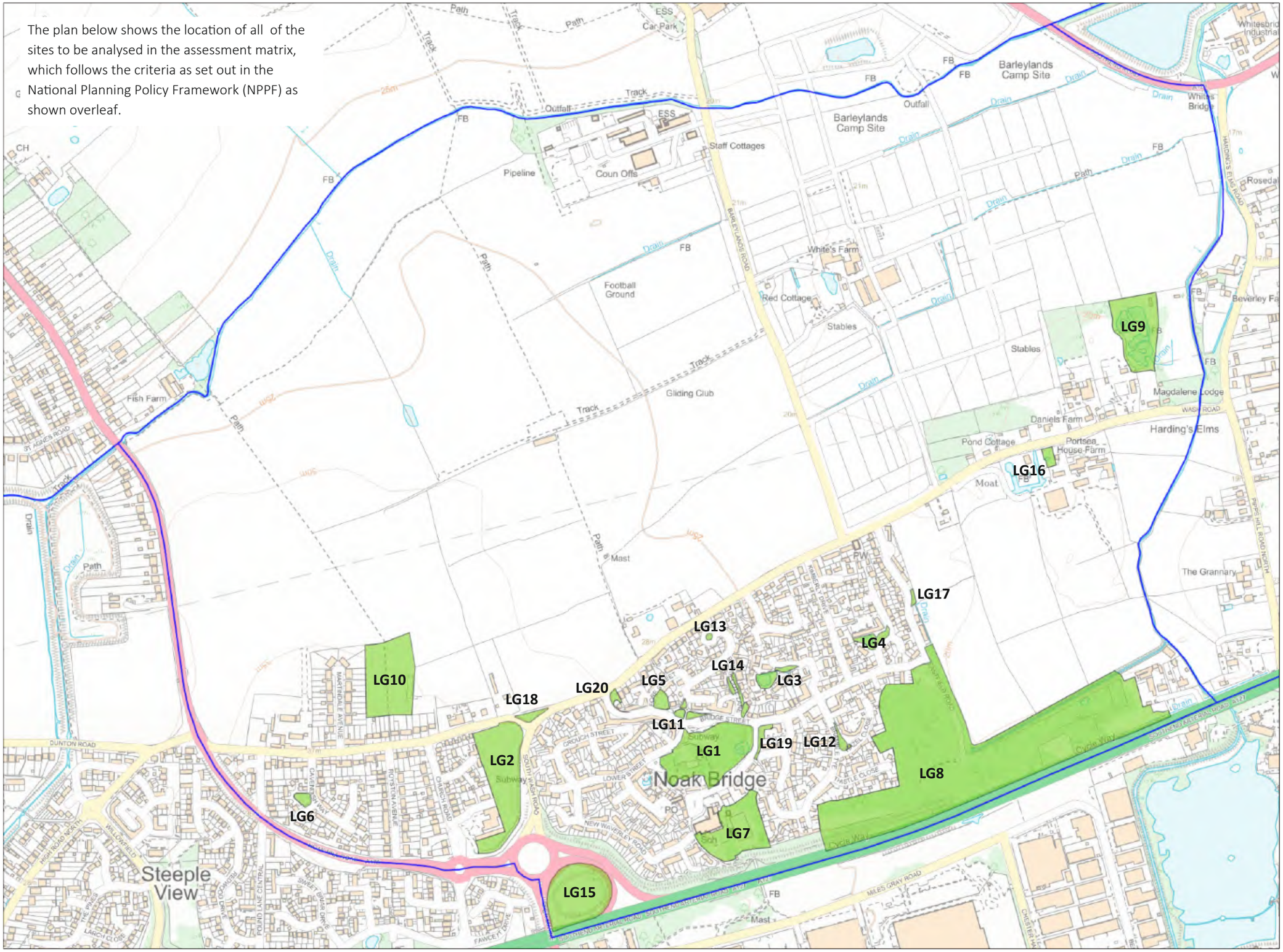
- Those relatively small open space areas located close to major and minor roads within the settlement of Noak Bridge, which are considered to be significant for setting of the local area;
- Those sites that are used for a variety of recreational activities;
- Those located outside of the Noak Bridge 'built environment' but contributing positevely to the wider character of the parish; and
- those which were considered after receiving the consultation responses of the local residents from the survey that was carried out.



The open spaces that were assessed and included in this report are the following and highlighted overleaf:

1. The Noak Bridge Village Green
2. Noak Bridge Sports Field
3. The pond and green space at Durban Lane
4. The pond and green space at Handleys Chase
5. The green space at Fore Street
6. The green space at Cavendish Way
7. The playing field at Noak Bridge Primary School
8. The Noak Bridge Nature Reserve
9. The Willow Park
10. The site to the east of Marindale Avenue
11. The green spaces at Bridge Street
12. The open space at Hazel Close
13. The green space at Saling Green
14. The green spaces at Bridgecote Lane
15. The green space at A176 Roundabout
16. The Laindon Ponds

The plan below shows the location of all of the sites to be analysed in the assessment matrix, which follows the criteria as set out in the National Planning Policy Framework (NPPF) as shown overleaf.



Local Green Spaces Assessment Matrix

	Name of site (as popularly known)	NPPF 1 - Close proximity to community (yes/no)	NPPF 2 - Demonstrably special to a local community					NPPF 3 - Extensive Tract of land?	Ownership - Owner aware?	Is this site allocated for any other use (yes/no)	Public access	Score	Recommendation	Comments
			Beauty/ Amenity value (yes/no)	Recreation (yes/no)	Historical (yes/no)	Tranquillity (yes/no)	Wildlife (yes/no)							
LG-1	Noak Bridge Village Green	Y	5	5	2	3	2	N	?	N	Y	21	**ALLOCATE**	Protected under Policy BAS R1 of Basildon District Local Plan Saved Policies and Policy HC6 of the Emerging Local Plan
LG-2	Noak Bridge Sports Field	Y	3	4	1	3	2	N	?	N	Y	17	**ALLOCATE**	Protected under Policy HC5 of the Emerging Local Plan, but this is uncertain, therefore designate
LG-3	The pond at Durban Lane	Y	4	2	2	4	2	N	?	N	Y	18	**ALLOCATE**	
LG-4	The pond and green space at Handleys Chase	Y	4	2	0	4	2	N	?	N	Y	16	**ALLOCATE**	Potential TPO on site (10/00916/TPOBAS)
LG-5	Open Space at Fore Street	Y	3	2	2	2	1	N	?	N	Y	14	**ALLOCATE**	
LG-6	Green Space at Cavendish Way	Y	4	2	0	4	1	N	?	N	Y	15	**ALLOCATE**	
LG-7	Noak Bridge Primary School Playing Field	Y	3	1	2	3	1	N	?	N	N	13	**DO NOT ALLOCATE**	School's potential expansion - would be unhelpful to allocate due to the use and future need on site
LG-8	Noak Bridge Nature Reserve	Y	5	4	1	5	3	N	?	N	Y	22	**ALLOCATE**	
LG-9	Willow Park	Y	3	1	0	4	2	N	?	?	N	12	**DO NOT ALLOCATE**	In private ownership with no public access
LG-10	Field to the east of Martindale Avenue	Y	4	2	0	4	1	N	?	N	Y	15	**ALLOCATE**	
LG-11	Bridge Street Green Spaces	Y	3	2	2	2	1	N	?	N	Y	14	**ALLOCATE**	Significant contribution to the setting of the conservation area
LG-12	Hazel Close Open Space	Y	2	2	0	4	1	N	?	N	Y	13	**ALLOCATE**	Outside of conservation area, but is an important setting
LG-13	Saling Green Open Space	Y	2	2	1	5	1	N	?	N	Y	15	**ALLOCATE**	
LG-14	Bridgecote Lane green spaces	Y	2	2	1	3	1	N	?	N	Y	13	**ALLOCATE**	Significant contribution to the setting of the conservation area
LG-15	A176 Roundabout	Y	2	2	0	1	1	N	?	N	Y	10	**DO NOT ALLOCATE**	Protected under Policy BAS R1 of Basildon District Local Plan Saved Policies. Unlikely to be lost, but may be required for highways purposes
LG-16	Laindon Ponds	Y	3	2	1	3	2	N	?	N	N	14	**ALLOCATE**	In private ownership, but significant setting to listed building
LG-17	Green Space at Eastfield Road	Y	3	2	0	3	3	N	?	N	Y	15	**ALLOCATE**	Entrance to village
LG-18	Green Space South of Wash Road	Y	3	2	1	3	1	N	?	N	Y	14	**ALLOCATE**	Entrance to village
LG-19	Medical Centre corner at Bridge St - Ladysmith Way	Y	4	2	2	2	1	N	?	N	Y	15	**ALLOCATE**	Significant contribution to the setting of the conservation area
LG-20	Green on corner of South Wash Road	Y	3	2	2	3	1	N	?	N	Y	15	**ALLOCATE**	

Box Score
0
1
2
3
4
5

Beauty

Score	Required Attributes
1	Limited visual attractiveness, limited variety of natural features, provides a limited contribution to the setting of the local area.
2	Good visual attractiveness, limited variety of natural features but of a good quality, provides a good contribution to the setting of the local area.
3	Good visual attractiveness, variety of natural features of a good quality, provides a good contribution to the setting of the local area.
4	Very good visual attractiveness, good variety of natural features and of a good quality, provides a very good contribution to the setting of the local area.
5	Excellent visual attractiveness, excellent variety of natural features and of good quality, provides an excellent contribution to the setting of the local area.

Recreation

Score	Required Attributes
0	Site has **no public access** and is therefore considered to have no/very limited recreational value.
1	Site is accessible to the public if an entrance fee is paid/or site is privately accessible to a limited group of people.
2	Public access but no evidence submitted of informal or formal use, no notable recreation facilities, **and no information provided/evidence of frequent use.**
3	Public access, evidence of **good range of informal uses**, some limited facilities and/or information provided on/**evidence of reasonably frequent use.**
4	Public access, evidence of good range of informal and formal uses, good facilities (fair condition and range) and/**or information on/evidence of frequent use.**
5	Public access, evidence of a good range of informal and formal uses, excellent facilities (good/excellent condition and range) and **information on/evidence of frequent use.**
	Additional weight to be added if no other similar spaces are within 800m (10 mins) of the space being assessed to ensure that spaces which are more isolated but provide recreational value are recognised for their importance.

Historic

Score	Required Attributes
0	The site meets none of the sub-criteria
1	The site meets one of the sub-criteria
2	The site meets two of the sub-criteria
3	The site meets three of the sub-criteria
4	The site meets four of the sub-criteria
5	The site meets all of the sub-criteria

Sub-criteria	
	Site is located within an **area of high archaeological potential.**
	Site makes a positive contribution to the setting of a **locally listed building.**
	Site makes a positive contribution to the setting of a **nationally listed building.**
	Site makes a positive contribution to the setting of a **scheduled ancient monument.**
	Site makes a positive contribution to the setting of a **conservation area**

Tranquility

Score	Required Attributes
1	Major and constant disturbance. The site is heavily affected by a main road/or by neighbouring uses with regular disturbance. Total lack of self-containment and screening.
2	Frequent disturbance. The site has some disturbance by a main and/or multiple roads and/or by neighbouring uses with regular disturbance. Limited self-containment and screening.
3	Some disturbance. The site is located on a major and/or minor road with some neighbouring uses causing disturbance. Limited self-containment and screening. Scale of site may mean there are undisturbed parts.
4	Limited disturbance in at least part of site, e.g. site is located within residential area with low levels of noise and visual intrusion from associated residential or recreational activities. Degree of self-containment and screening limit noise disturbance in site.
5	No notable sources of disturbance. No visual or audible intrusion. High degree of self-contain limit noise and disturbance.

Wildlife

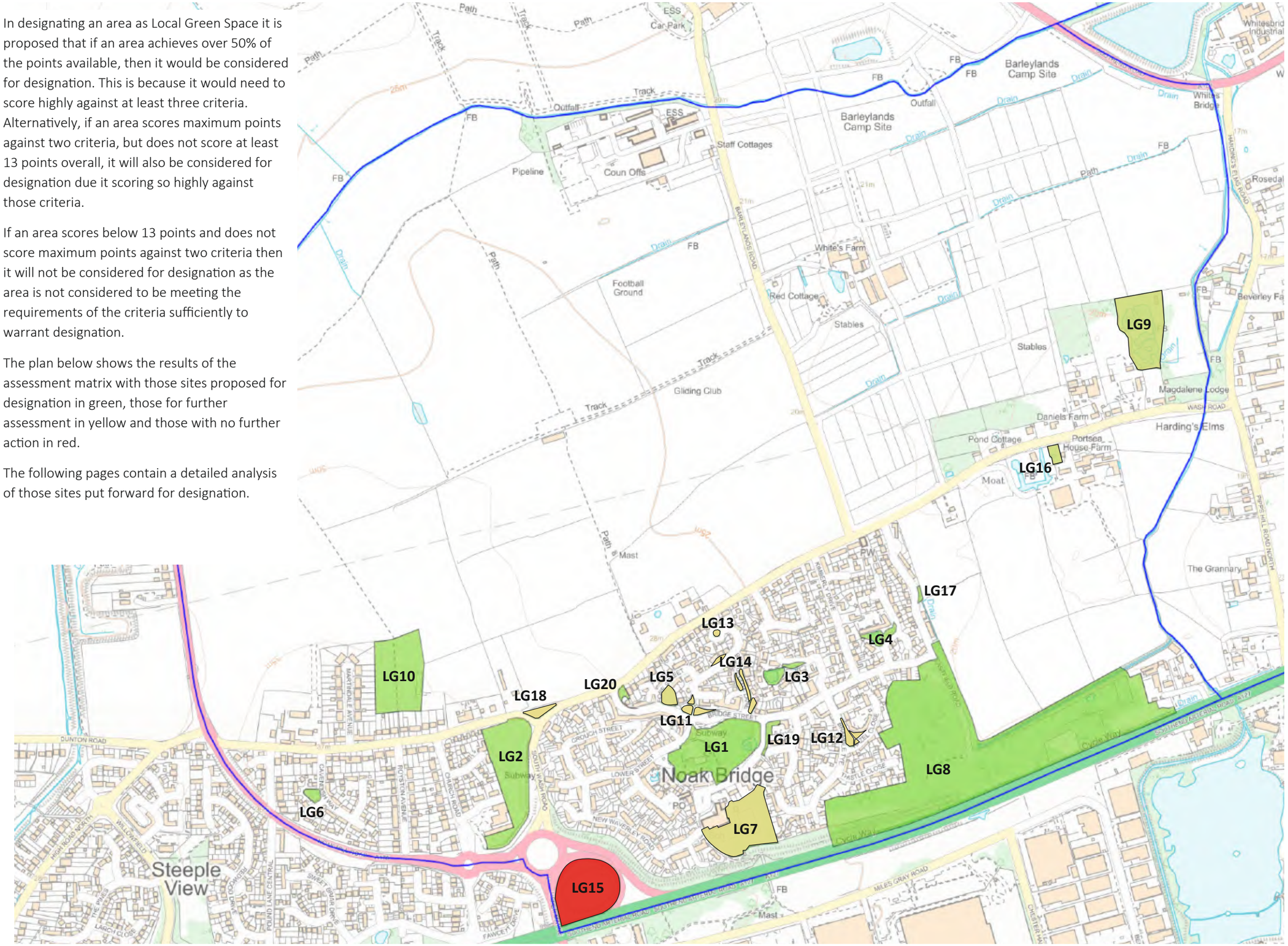
Score	Required Attributes
1	None or limited evidence submitted in relation to wildlife observed on the site, and the open space is not in, or in close proximity to any designated area of ecological significance. There is however an assumed level of wildlife value to the site (habits or species).
2	Good evidence submitted in relation to wildlife observed on site but open space is not in or close proximity to any designated area of ecological significance.
3	Good level of evidence submitted in relation to wildlife on site, and open space is located in close proximity to, or is designated as, an area of local ecological importance of Local Nature Reserve.

In designating an area as Local Green Space it is proposed that if an area achieves over 50% of the points available, then it would be considered for designation. This is because it would need to score highly against at least three criteria. Alternatively, if an area scores maximum points against two criteria, but does not score at least 13 points overall, it will also be considered for designation due it scoring so highly against those criteria.

If an area scores below 13 points and does not score maximum points against two criteria then it will not be considered for designation as the area is not considered to be meeting the requirements of the criteria sufficiently to warrant designation.

The plan below shows the results of the assessment matrix with those sites proposed for designation in green, those for further assessment in yellow and those with no further action in red.

The following pages contain a detailed analysis of those sites put forward for designation.



LG1 - The Noak Bridge Village Green and Coppice Lane Pond





NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The site is located in the heart of the "built environment" of Noak Bridge, within its Conservation Area. Immediately to the south lies the village hall, primary school and the post office. It is the central focus of the village.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site was originally designed as the Village Green when the settlement was constructed. Due to the level of tree planting and subsequent tree cover, it now forms a small woodland area in part with the Coppice Lane pond and surrounding seating area to the east.

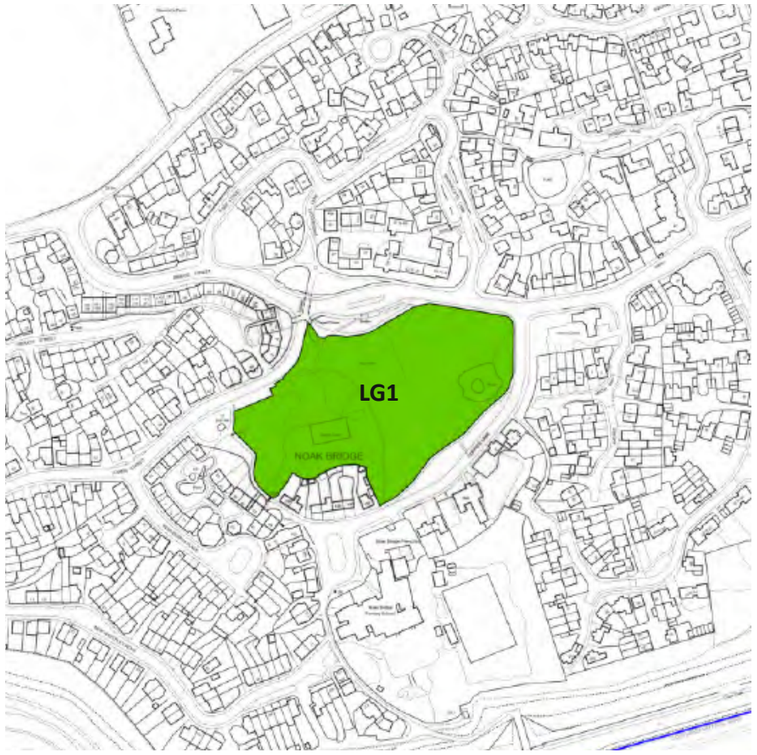
The remainder of the site is open and there are a variety of informal and formal recreational and sporting activities within the site including a multi-sports court and children's play area. This makes it an ideal location for the local community to exercise and socialise or for quiet reflection.

The site is populated by numerous mature trees and hedges as well as a large pond area. Not only do these elements enhance the beauty and rural appearance of the village, but also add to the range of biodiversity on site.

The site is also accessible for all residents and visitors with a range of formal pathways around and through the site.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)





NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site is approximately 1.7ha, and is well defined.

Planning History
There is no recorded planning application that would restrict the allocation of the green spaces. The site is also not allocated for development in any Adopted Local Plan Policies.

The site is currently protected as an open space under Saved Policy R1 of the Basildon District Local Plan. In addition, it is projected to continue being protected under Policy HC6 of the Emerging Local Plan.

Conclusion

*Accordingly, it is considered that the **local green space should be designated**.*

LG2 - Noak Bridge Sports Field





NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The area is located to the west of the village, but within the main residential area.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site is a large open sports field contained by mature trees which are considered significant to the setting of the local area.

The area is valued by the local community for its recreational activities including a football pitch and purpose built dog agility area. It also hosts several community and sports events taking place each year.

An underpass provides access to the site from the east under South Wash Road and a formal paved footway leads directly into the green space. It is publicly accessible.





NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site is approximate 1.76 ha and is well defined

Planning History

There is no recorded planning application that would restrict the allocation of the green spaces. The site is also not allocated for development in any Adopted Local Plan Policies.

It is currently protected under Saved Local Plan Policy R1 and it is may continue being protected under Emerging Local Plan Policy HC5 should this be adopted.

Conclusion

*Drawing all of the above, it is determined that the **land should be designated as a Local Green Space.***

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LG3 - The pond and green space at Durban Lane

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The site is located to the eastern side of the centre of the village.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

It is located in a predominantly residential area, at the end of a cul-de-sac. It consists of a wildlife pond and a green area surrounding it.

It is a key focal point for this part of the settlement, with housing clustered around it. The area is well managed and contributes greatly toward the character of the local area. A paved footway leads directly into the green space and it is publicly accessible.

There are limited sources of noise that can be identified and those are associated with the surrounding residential uses.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site measures 0.14 ha in total area.

There are a number of trees within and around the site, which is in keeping with the character of the area. Some low walls on some parts of the green space are also visible.

Planning History

There is no recorded planning application that would restrict the allocation of the green spaces. The site is also not allocated for development in any Adopted Local Plan Policies.

Conclusion

The site is located in a well-contained area surrounded by residential properties. The existence of both the blue and green infrastructure, contributes positively towards both the enhancement and preservation of the local wildlife and rural character of the area. Consequently, it is considered that the site ***should be designated as a Local Green Space.***











LG4 - The pond and green space at Handleys Chase

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The site is located to the eastern side of the village, just outside its Conservation Area. Located on the rear of the housing development on Handleys Court.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site consists of a small pond and green space with seating around its edge and lies within a predominantly residential area.

There are number of trees which are protected under the Tree Preservation Order within the site which contribute positively to the setting of the local area.

The site is well maintained and considered of good quality.

It is a site for quiet reflection, away from noise, as it is located away from the main roads and contained by residential properties.

A paved footway leads directly into the green space and it is publicly accessible.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site measures 0.12 ha in area and is well defined

Planning History

The only planning history available relates to the works carried out on two trees protected under the Tree Preservation Order on site(ref. 10/00916/TPOBAS).

The site is also not allocated for development in any Adopted Local Plan Policies.

Conclusion

The site is a good quality amenity space that enhances the beauty of the area. Therefore, it is considered that the site ***should be designated as a Local Green Space.***

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LG5 - The Green Space at Fore Street

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located at the junction of Fore Street and Bridge Street, which is the main road that crosses through the centre of the village. It comprises of a large open green space to the north of the Village Green. It is located within the village's Conservation Area.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The green space is considered of good quality and well used by the local community. In particular, local residents use the space for dog walking and for picnics in summer months.

Housing both on Bridge Street and Fore Street overlook the space and it forms an essential setting to this part of the village.

It is intended that formal seating would sited on the land in the future.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site is a small area of land amounting to 0.1 ha and has clear boundaries.

Planning History
There are no previous or current applications or permissions which would preclude designation.

Conclusion

*Given the above, it is considered that the site **should be designated as a Local Green Space.***











LG6 - The green space at Cavendish Way

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located to the western edge of the village and is accessible from Cavendish Way. It lies within a predominantly residential area.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site contains a number of mature trees and an area of maintained grass enclosed by fencing. Residential properties directly overlook the site, which provides significant benefits in this regard.

The green space is considered of a very good quality amenity space that contributes positively to the local character.

This green space is the only open space available for the people that reside in this part of the parish, making it significant for the local community.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site is approximately 0.7 ha and is located to the south western area of the Parish.

Planning History

There is no recorded planning application that would restrict the allocation of the green spaces. The site is also not allocated for development in any Adopted Local Plan Policies.

Conclusion

The green space is considered of a very good amenity open space that contributes positively to the rural appearance of the village. Therefore, it is deemed that the green space ***should be designated as a Local Green Space.***









LG8 - The Noak Bridge Nature Reserve

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The Nature Reserve covers the south east edge of the Parish and extends to the east, next to the playing field of the village's school .

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The nature reserve is considered to be an amenity space of considerable value and one of the most significant environmental features of the parish.

It is well known for the range wildlife and contains a number of bat boxes, bird boxes, insect hotels and solitary bee chambers, which can be found all over the area.

The site contains a variety of wildlife habitats with meadows, wetlands, ponds and woods.

There are a number of events that frequently take place in the site. Working parties are a regular community activity and it is a location that brings the community together.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The reserve is approximately 8 ha and is located to the south eastern section of the village. It is owned and maintained by the Basildon District Council and the Noak Bridge Nature Reserve Society.

It is accessible from public footpaths that extend to the north and west as well as other informal paths.

Planning History

There is no recorded planning application that would restrict the allocation of the green spaces. The site is also not allocated for development in any Adopted Local Plan Policies.

Conclusion

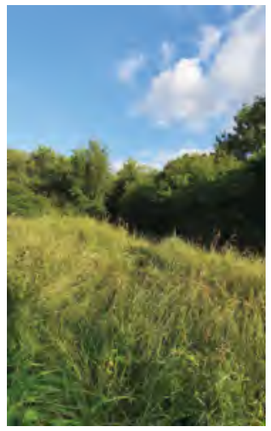
The nature reserve consists of an excellent quality open space that provides both environmental and social benefits to the local community. Accordingly, it is considered that the nature reserve ***should be designated as a Local Green Space.***

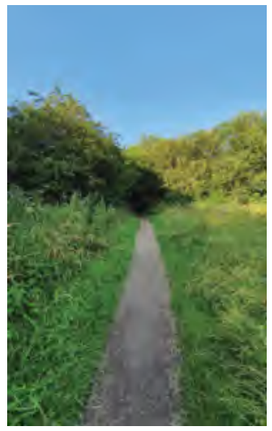














LG10 - The open space east of Martindale Avenue









NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The open space is situated to the west of the village and lies to adjacent to a residential development. It is accessible from a public footpath near Wash Road.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The field is largely enclosed on all boundaries by mature planting. It holds great significance to the local community, as it is a place that has public access via a Public Right of Way across the site. It provides instant access to the open countryside and Rights of Way network beyond as well as important views towards the wider countryside.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site measures 1.3 ha in area and consists of an open field that is closed from the west and south side. It is a place that is well used by the local community,

Planning History

There is no recorded planning application that would restrict the allocation of the green spaces. The site is also not allocated for development in any Adopted Local Plan Policies.

Conclusion

*Given the above it is considered that the green spaces **should be designated as a Local Green Space.***

LG11 - The green spaces at Bridge Street

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green spaces are located along Bridge Street, which is the main road that crosses through the centre of the village. They comprise of one medium green space to the junction of Bridge Street and Wash Road and three smaller ones above the Village Green. All of them are located within the village's Conservation Area.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The green spaces are considered to contribute positively towards the setting of the local area. They are also considered to hold significant value to the preservation of the character of the area.

They are contained by low brick wall and large mature hedges and trees, which further add to the unique rural character of the area.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The green spaces are approximately 0.12 h in total area. There are several trees within the boundaries of the green spaces, which contribute significantly to the character of the local area.

Planning History

There is no recorded planning application that would restrict the allocation of the green spaces. The site is also not allocated for development in any Adopted Local Plan Policies.

Conclusion

Given the above it is considered that the green spaces ***should be designated as a Local Green Space.***











LG12 - The open space at Hazel Close

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located to the south eastern edge of the village, near the Nature Reserve and outside the Conservation Area.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site is located in a predominately residential area and is overlooked from Bramble Tye Road and Hazel Close.

It is an integral element of the design of the area is of key visual amenity due to the mature trees. Such trees make a positive contribution to the character of the local area including views out of the conservation area.

Residents in the flats adjacent also use the space in the summer as additional recreation space. The individual green spaces are connected by a paved footway, which crosses between them.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The site measures approximately 0.09 ha. It is a place which is visited frequently from the local community that reside in the surrounding area.

.Planning History

There is no recorded planning application for the site. The site is also not allocated for development.

Conclusion

Given the above, it is considered that the site ***should be designated as a Local Green Space.***









LG13 - The green space at Saling Green

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located to the northern edge of the village, within its Conservation area. It lies within the centre of a residential neighbourhood.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site originally contained a focal circular green space centred around a tree. This tree was subsequently lost, but has since been replanted. It is considered an essential part of the design of this area and the amenity value should not be lost.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.
The site is 0.014 ha in area and is located at the centre of a residential neighbourhood.

There is a big tree on the centre of the green space which keeps with the character of the area.

Planning History
There is no planning history publicly available for the site. The site is also not allocated for development in any of the plans of the Development Framework.

Conclusion

The green space lies within the Noak Bridge Conservation Area and provides significant environmental and amenity benefits to the local community of the area. Accordingly, it is deemed that the green area ***should be designated as a Local Green Space.***









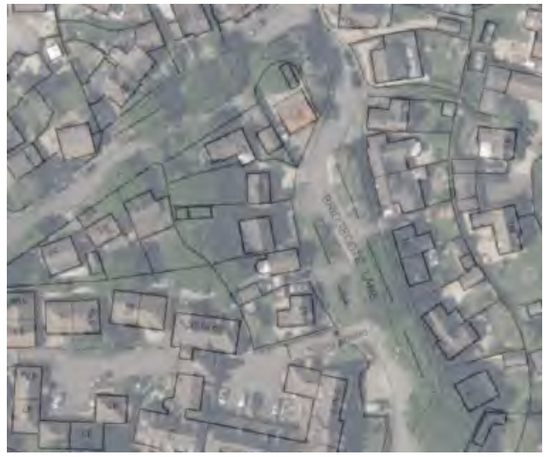


LG14 - The green spaces at Bridgecote Lane









NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green spaces are located along Bridgecote Lane, within the Conservation Area of the village. They consist of small parcels of land with trees and hedges on each side of the road.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The green spaces are considered of good quality, that greatly contribute to the setting of the character of the area and formal an integral part of the design and road layout.

The trees and hedgerows contain parts of the original planting which was integrated as part of the original development.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

The green spaces measure 0.1 ha in area in total. They can be defined as small open spaces contained by several large trees and hedges, which is a common characteristic in the wider area.



Planning History

There are no planning applications associated with the sites. The site is also not allocated for development in any of the plans of the Development Framework.

Conclusion

*Given the above, it is considered that the spaces **should be designated as a Local Green Space.***

LG16 - The Laindon Ponds

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located to the east of the parish alongside Wash Road. It is located within the historic settlement area around Laindon Ponds.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

Laindon Ponds is a Grade II Listed Farmhouse which dates back to the 1500s. It is surrounded by a moat. Over time the setting of this building is slowly being eroded by commercial development to the south and the potential new residential development to the west. There are now few areas which remain open to the east and west as shown on the historic maps. The area shown as potential Local Green Space is visible from the public highway and is viewed as part of the context of the Listed Building. It is considered to be of significant historical interest to the area given its age and that much of the older properties in the area have now been redeveloped.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

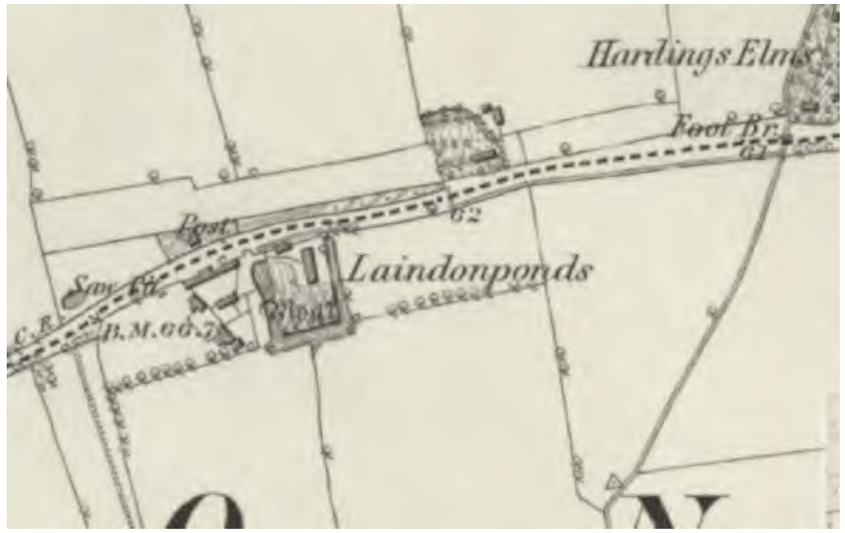
It is a small area of land amounting to 1221 sq m and having clear boundaries

Planning History

There are no recorded planning applications of relevance in relation to the site.

Conclusion

Given the above, it is considered that the site ***should be designated as a Local Green Space.***









LG17 - The Green Space at Eastfield Road

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located to the east of the parish alongside Eastfield Road. It is located on the edge of the built up area and surrounded by residential properties.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site was originally a builder's compound for the wider estate development which was then specifically planted up as an amenity green space. The trees have matured on the site and further new tree planting has taken place. This has resulted in a verdant green space which adds significant character to the local area.

Should further development take place to the east of the site, residents would like to see this as a future pedestrian cycle link to the land beyond.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

It is a small area of land amounting to 211 sq m and having clear boundaries

Planning History

There are no recorded planning applications of relevance in relation to the site.

Conclusion

*Given the above, it is considered that the site **should be designated as a Local Green Space.***









LG18 - The Green Space South of Wash Road

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located at the entrance to the main settlement area at the junction of Wash Road and Station Road. It is surrounded by residential areas.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The land contains a number of mature trees and a small Noak Bridge village sign and associated planted area. It was a planned amenity area and as such it is seen as a prominent and important area to the local community.

The edge of the site forms the boundary of the conservation area and this site forms an important setting to the designated heritage asset.

The site is also located within the Noak Bridge Conservation Area and identified as being of importance within the Conservation Area Appraisal (Basildon Council 2010)

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

It is a small area of land amounting to 366 sq m and having clear boundaries

Planning History

There are no recorded planning applications of relevance in relation to the site.

Conclusion

*Given the above, it is considered that the site **should be designated as a Local Green Space.***









LG19 - The Green at Medical Centre corner at Bridge St - Ladysmith Way

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located in the centre of the parish alongside the Medical Centre on Bridge Street.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The site is opposite to the village green and is a heavily wooded area. The site is within the conservation area and forms an important amenity area to the surrounding development.

The built form in this area is contained by planting and it is a key element of this character area. It is considered to have a significant visual benefit and should be preserved.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

It is a small area of land amounting to 600 sq m and having clear boundaries

Planning History

There are no recorded planning applications of relevance in relation to the site.

Conclusion

Given the above, it is considered that the site ***should be designated as a Local Green Space.***









LG20 - The Green Space on the Corner of South Wash Road

NPPF Criteria 1: The designation should only be used where the green space is in reasonably close proximity to the community it serves.

The green space is located to the east of the parish alongside South Wash Road. It is located at a gateway between the two different parts of the settlement.

NPPF Criteria 2: The designation should only be used where the green area is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife.

The land contains a number of mature trees and the Noak Bridge village sign. As such it is seen as a prominent and important area to the local community.

The edge of the site forms the boundary of the conservation area and this site forms an important setting to the designated heritage asset.

NPPF Criteria 3: The designation should only be used where the green area concerned is local in character and is not an extensive tract of land.

It is a small area of land amounting to 211 sq m and having clear boundaries

Planning History

There are no recorded planning applications of relevance in relation to the site.

Conclusion

Given the above, it is considered that the site ***should be designated as a Local Green Space.***











