

# East Ayrshire Long Term Development Strategy

## Landscape Assessment of Potential Development Areas

February 2004



**Entec**



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**East Ayrshire Council**

**Strategic Development  
Areas**

Landscape Capacity Assessment for  
Housing Development

February 2004

Entec UK Limited





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# East Ayrshire Council

## Strategic Development Areas

Landscape Capacity Assessment for  
Housing Development

February 2004

Entec UK Limited



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# Executive Summary

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This report has been prepared as part of the wider East Ayrshire Long Term Development Strategy and documents the Landscape Assessment of Potential Development Areas within the Urban Fringes and rural landscapes close to the existing settlements of Kilmarnock, Hurlford, Crookedholm, Crosshouse, Fenwick and Kilmaurs.

The report builds on the *Ayrshire Landscape Assessment* (Land Use Consultants 1998) which identified broad regional areas of landscape character, development constraints and broad management and planning guidelines for future development. This assessment has included a landscape character survey, which has identified more detailed areas of local landscape / townscape character within the Urban Fringe together with the overall rural setting and identity of local settlements within the study area. Each of these areas has been considered in terms of its sensitivity and capacity for housing development by considering potential landscape effects and constraints against possible types of housing development (density, scale, and layout) and the landscape opportunities of particular areas. Each area has been documented on a Landscape Character Survey Form, included in Appendix A at the back of this report. Landscape capacity for development has been divided into five categories as follows:

- Landscape Strategy: Areas Not Suitable for Development;
- Landscape Strategy: Indicative Landscape Areas;
- Areas with Limited Potential for Development;
- Areas with Development Potential, and
- Areas Most Suitable for Development.

By its nature development can cause adverse landscape and visual effects, including settlement coalescence and ribbon development. Poor integration of the urban edge with the surrounding landscape has been identified as a particular issue within the Ayrshire Landscape Character Assessment in some areas. This landscape assessment has identified solutions to these effects and areas worthy of protection due to their strategic landscape importance in preventing settlement coalescence. However, the creation of well integrated townscape and associated spaces can enhance the landscape setting of local communities and provide valuable spaces and urban landscapes in their own right. The expansion of settlements can also assist with regeneration and in some locations, can be seen as a positive effect on the identity of settlements and the wider landscape and Urban Fringe areas.

Approximately 338 hectares of land has been identified as suitable for development that is anticipated to be able to accommodate approximately 6,500 units at lower densities and up to ~8,000 units at a medium density of 25 units per hectare. The largest areas are located at Kilmarnock and Stewarton, although areas with capacity for development have been identified at each of the settlements within the study area.





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# 1. Introduction

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## 1.1 Project Brief

East Ayrshire Council commissioned Entec UK Ltd. to undertake a 'Landscape Assessment of Potential Development Areas' as part of the wider East Ayrshire Long Term Development Strategy. The project brief required a detailed landscape assessment that took account of a range of environmental criteria and local landscape character for the Urban Fringe areas and settlement boundaries of Kilmarnock, Hurlford, Crookedholm, Crosshouse, Fenwick and Kilmaurs. The extent of the required study area is illustrated in Figure 1.

The Landscape Assessment has assessed the local landscape capacity within these areas to accommodate housing development without unacceptable adverse landscape and visual effects on landscape character, landscape designations, and the appearance and landscape setting of settlements within the study area. In particular, the assessment has identified areas of landscape capacity as follows:

- Those landscape features and elements considered worthy of protection and safeguarding from inappropriate future development;
- Those areas, which should be, protected from future development in order to prevent coalescence of settlements and to preserve the rural setting of the settlements themselves.
- Those areas which, with proper management, should be retained as green corridors or future areas of open space serving communities;
- Those areas which should be protected from future development because of their visual prominence. This may include areas of elevated land where new development would be visually intrusive, e.g. set against the skyline or lying directly adjacent to existing roads and the proposed M77 extension route;
- Those areas which should be specifically reserved for screening purposes or as buffer zones in order to minimise the impact of any development on its surroundings;
- Those areas which are not capable of future development because of adverse topography; and
- Those areas of land which, because of their topography, should be reserved for specific purposes other than housing e.g. flat areas reserved for playing field use, etc.

This report will assist the local authority in preparing the Long Term Development Strategy for East Ayrshire, which will be incorporated in the review of the Local Plan.

### 1.1.1 Structure of Report

The structure of this report is divided into five sections including 'Introduction', 'Methodology', 'Landscape Character Assessment', 'Settlements and Landscape Capacity' and 'Summary and Conclusions'.



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## 2. Methodology

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### 2.1 Landscape Capacity Assessment

#### 2.1.1 Landscape Capacity Assessment Methodology

The landscape capacity assessment of potential development areas draws from the *Guidelines on Landscape and Visual Impact Assessment Second Edition* (Landscape Institute and Institute of Environmental Assessment, 2002) and in particular the *Ayrshire Landscape Assessment* (Land Use Consultants, Scottish Natural Heritage Review No.111, 1998). Further reference has been made to the following key publications:

- *Landscape Character Assessment: Guidance for England and Scotland*, (University of Sheffield and Land Use Consultants, 2002).
- *Ayrshire Joint Structure Plan 2000*.
- *SPP3 - Planning for Housing*
- *PAN 44 – Fitting New Housing Development into the Landscape*
- *PAN 52 – Planning for Small Towns*
- *PAN 65 – Planning and Open Space*
- *PAN 60- Planning for Natural Heritage*

The assessment process has been divided into four stages, as follows:

- a Description of the Existing Landscape Resource;
- a report on the assessment of Local Landscape and Townscape Character surveyed within the Urban Fringe and peripheral landscape areas of the study area;
- an Assessment of the Sensitivity of Local Landscape Character to potential housing development and
- an Assessment of Landscape Capacity of the study area for future housing development, taking account of development areas proposed in the adopted East Ayrshire Local Plan 2003.

It should be noted that the areas identified on each of the Landscape Character and Landscape Capacity Plans are indicative of broad strategic locations and should not be regarded as detailed or exact boundaries. These areas may be subject to change as the landscape and adjacent areas evolve. It should also be recognised that areas identified with potential for development do not exclude the need for detailed site assessment and quality of design that responds to the existing landscape and townscape character and site constraints and opportunities. Equally, areas not identified or identified as of limited potential may prove acceptable, subject to a suitable or

‘non-standard’ design solution that specifically protects and enhances landscape / townscape character and qualities and responds to the existing landscape constraints and opportunities.

This assessment excludes small scale development and individual housing plots.

### **Definition of the Study Area**

The study area, illustrated in Figure 1 extends from the settlement boundary as defined in the adopted East Ayrshire Council Local Plan, dated April 2003, to include the landscape setting of settlements and views from the main approach roads and closest hill tops and skylines enclosing the settlements. A red dashed line shown on the Figures indicates the initial outer boundary of the study area. However, this boundary has been treated as flexible and the landscape survey has extended this area to include landscape contributing to the immediate visual setting for each settlement.

### **2.1.2 Description of the Existing (Baseline) Landscape Resource**

A description of the existing (baseline) landscape resource and visual amenity forms a cornerstone of the assessment process and establishes the landscape context and sensitivity of the study area.

This section will refer to broad regional landscape character areas and landscape character types, identified in the Ayrshire Landscape Assessment (Land Use Consultants Scottish Natural Heritage Review No.111, 1998) and illustrated in Figure 2. The description of the existing landscape resource also documents landscape designations, illustrated in Figure 3, and other landscape features, elements and landmarks contributing to the value and sensitivity of the landscape. Each of the following features considered as part of this assessment is listed below.

- Topography – areas of high and or steep ground;
- landscape designations;
- water courses and main areas of woodland;
- existing landscape character areas;
- tourist destinations and local landscape features or landmarks;
- areas of existing built development;
- main transport routes (into and out of the settlements); and
- existing (above ground) industry and utilities, including electrical transmission lines.

The assessment has examined the historical and urban development of the settlements in terms of how they are approached and accessed as well as their form, scale, character and identity.

### **2.1.3 Assessment of Local Landscape Character**

#### **Local Landscape Character Site Survey**

The character assessment of local landscapes within the study area has included areas of landscape, Urban Fringe / adjoining urban edge and townscape character to provide a complete picture of the local landscape characteristics and sensitivity of the study area.



The survey has been conducted on site from roads, footpaths, and public open space, in fair weather, with site photographs recorded by use of a digital SLR camera.

The survey approach has divided the study area into individual units or areas of land that may be reasonably viewed from one location or road circuit and or grouped together as similar areas of local landscape character. Each of the areas and representative photograph locations has been illustrated in Figures 4a, 4b, and 4c. A Character Assessment Survey Form has been prepared in the field for each area and reproduced in Appendix A at the back of this report.

### Character Assessment Survey Forms

Each Character Assessment Survey Form supports and documents the assessment process and conclusions on landscape capacity detailed in this report. An example of the survey form used in this assessment is provided as follows:

**Table 2.1 Character Assessment Survey Form**

Character Assessment Survey Form				
<b>Job No / Client:</b>	11997-01 / East Ayrshire Council		<b>Job Title:</b> Strategic Development Areas Landscape Assessment	
<b>Date / Weather:</b>	9 October 2003 / Fair		<b>Location No:</b>	
<b>Camera Format:</b>	SLR D100 (Digital)		<b>Film/Photo No:</b>	
<b>Essential Character Description:</b> <i>The areas essential character, location and key features.</i>				
Landscape Elements: <i>Component parts of the landscape contributing to its character or distinctive character.</i>				
Landform / Natural features: <i>Describe the landform features and hydrology.</i>				
Land use / Landcover: <i>Including any man-made features and elements as well as vegetation type and pattern.</i>				
Field boundaries / Field Pattern: <i>Boundary type, condition, and scale of fields.</i>				
Heritage Features: <i>Tourist attractions, visible historical features.</i>				
Building materials: <i>Colours and type.</i>				
<b>Aesthetic Factors:</b>				
<b>Scale:</b>	Intimate	Small	Large	Vast
<b>Enclosure:</b>	Tight	Enclosed	Open	Exposed
<b>Diversity:</b>	Uniform	Simple	Diverse	Complex
<b>Texture:</b>	Smooth	Textured	Rough	Very Rough
<b>Colour:</b>	Monochrome	Muted	Colourful	Garish
<b>Balance:</b>	Harmonious	Balanced	Discordant	Chaotic
<b>Movement:</b>	Still	Calm	Lively	Busy
<b>Form:</b>	Straight	angular	Curved	Sinuuous
<b>Remoteness:</b>	Wild / wilderness	Semi-wild	Farmed	Manicured
<b>Security:</b>	Comfortable	Safe	Unsettling	Threatening

**Table 2.1 Cont.Character Assessment Survey Form**

<b>Views and visual focus / landmarks:</b> <i>May include man-made or natural features, also viewers of the area – quantities and direction and types of views.</i>		<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) <i>Describe character of main settlement, adjoining urban edge, visual character, and housing type.</i>			
<b>Landscape Quality:</b>	<i>Condition of landscape elements and intactness of character</i>				
<b>Landscape 'Fit':</b>	<i>How would proposed development fit into this landscape?</i>				
<b>Visual effects (skyline):</b>	<i>What would be the visual effects, would this effects the skyline?</i>				
<b>Loss of vegetation/features:</b>	<i>What would be the landscape effects</i>				
<b>Degree of Urban Integration:</b>	<i>How would the site interact with the adjacent urban edge?</i>				
<b>Landscape Capacity:</b>	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
Design Opportunities:					
Design Constraints:					
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					

The Character Assessment Survey Forms document the following information for each area and have been compiled together with a 1:25,000 OS base map to produce a map of the local landscape character areas. The Character Assessment Survey Forms are divided into three areas as follows:

- i) **Landscape Characteristics** – the first section of the survey from documents the characteristics of the area with reference to the following components.
- *Essential Character:* A brief description of the areas essential characteristics and key features is provided.
  - *Landscape Elements:* A description of the main component parts of the landscape that contribute to local character.
  - *Landform / Natural features:* A description of the landform features and hydrology.
  - *Land use / Landcover:* A description including any man-made features and elements as well as vegetation type and pattern.
  - *Landscape Patterns / Field boundaries:* A description of landscape patterns usually field boundary types, condition, and size of fields.
  - *Heritage Features:* A description of any visible landscape or cultural features, landmarks, and or landscape related tourist attractions.
  - *Building Materials:* A note of the colours and materials commonly used in the area.

- *Aesthetic factors*: These refer to the relative scale, sense of enclosure or openness, diversity, texture, colour, balance, movement, form, remoteness, and sense of security present in the landscape.
- *Views and visual focus / landmarks*: A description of these man-made or natural features, including description of the main views.
- *Adjoining Urban Edge*: Description of the building character / housing type, views and urban edge characteristics of the area.
- *Landscape Quality*: A judgement on the state of repair or condition of the elements of a particular landscape, it's integrity and intactness and the extent to which it's distinctive character is apparent.
- *Landscape Value*: The importance attached to a landscape, often as a basis for designation because of its quality, cultural associations, scenic or aesthetic characteristics. It should be noted that a landscape of high value may not always equate to areas of high landscape quality (particularly if they are designated for other landscape and visual reasons) and that areas of low landscape value may contain areas of higher landscape quality. With the exception of Rowallan there are no designated landscapes within the study area.

ii) **Landscape and Visual Effects** – this section of the survey form considers the potential landscape and visual effects of housing development in that area – particularly loss of rural landscape, vegetation and visual prominence on the skyline.

- *Landscape 'Fit'*: Consideration of how the proposed development would fit or be located in the landscape in broad terms.
- *Visual effects (skyline)*: Consideration of the visual effects and skyline visibility.
- *Loss of vegetation/features*: Consideration of landscape features that would be lost or threatened by development.
- *Degree of Urban Integration*: Consideration of how proposed development would relate to the existing urban edge.

iii) **Landscape Capacity and Sensitivity** – the final section of the survey form considers the capacity of the landscape to accommodate development. Landscape capacity is closely related to landscape sensitivity and this is determined by consideration of landscape value, quality and capacity for development. Areas of higher landscape sensitivity generally have a lower capacity or no capacity (unsuitable) for development whilst areas of lower sensitivity generally tend to have some capacity for development, which may be subject to particular conditions or landscape constraints such as the preservation of an existing tree belt. Areas not suitable for development may also be identified as suitable for inclusion in a landscape strategy to preserve areas of particular landscape value or green space preventing the coalescence of settlements, for example.

- *Landscape capacity*: The capacity of a particular type of landscape character to accommodate change brought about by development without unacceptable adverse effects on its character. Development has been referred to in broad design

terms of scale, height, density, and setting of development within a particular landscape area.

- *Design constraints and opportunities*: identified for each area and considered by reference to the landscape characteristics observed on site.
- *Management Strategy*: Each area is considered in terms of the overall landscape management recommended, which may be either Conserve / Restore / Enhance and or Create New landscape.

The observations and professional judgements made for each area were documented on the survey forms and the identified broad areas of local landscape were mapped onto a 1:25,000 scale OS base map as illustrated in Figures 5a, 5b and 5c. Photographic images of typical or representative areas of local landscape character are illustrated in Figure 6.

#### **2.1.4 Housing Development and Potential Landscape Effects**

In considering the landscape sensitivity to housing development it is important to consider the likely and typical landscape and visual effects brought about by this form of development as these will have a bearing on the sensitivity of one landscape type compared to another.

The Landscape Institute defines landscape effects as ‘*changes to landscape elements, characteristics, character, and qualities of the landscape as a result of development*’ and these may be negative or positive. Visual effects are recognised by the Landscape Institute as a ‘*subset of landscape effects and are concerned wholly with the affect of development on views, and the general visual amenity*’. In addition to these there will be further townscape or urban design effects of development on the urban character and quality as a result of development. Poor integration of the urban edge with the surrounding landscape has been identified as a particular issue within the Ayrshire Landscape Character Assessment that future development and landscape management along the Urban Fringe will need to address.

The potential effects considered as part of this assessment and associated with potential housing development, may therefore include, but are not restricted to, the following:

- *Changes to landscape character* - erosion of landscape character, elements and patterns, particularly those, which form characteristic elements of landscape character along the boundaries of new development, adversely affecting landscape character and the rural setting of settlements.
- *Loss of rare or unique areas of local landscape character and elements.*
- *Skyline Effects* – Development located in visually prominent locations across hilltops or alongside roads that would lead to a visual prominence of urban development adversely affecting the apparent scale, character, and landscape setting of settlements.
- *Poor integration of Urban Fringe and urban edge areas* – The establishment of a new urban edge, through new development that extends the settlement boundaries requires sensitive integration with the surrounding landscape to reduce adverse visual impact.
- *Visual effects from key viewpoints* - a change in the appearance of the landscape as a result of development may be heightened if the viewpoint location is associated with a valued landscape or frequented view such as from a main access road or bridge.



- *Visual coalescence* – The increased inter-visibility of the two of more urban areas within a landscape such that the separate identities and setting of each are affected.
- *Ribbon development* – Extended development along main transport routes at increased distance for the town / village centre adversely effecting the cohesion and legibility of the settlement and adversely affecting the apparent scale, character and setting of settlements.
- *Effects on setting* – Changes to the visual appearance of a particular landscape or townscape character or the ‘sense of place’<sup>1</sup> of a settlement or valued landscape / landmark that is significantly changed in views from the location as well as towards the location from nearby surrounding viewpoints or visual receptors.

### **Housing Development Type**

In broad terms the scale, height, density, layout design and urban edge of proposed development may assist the mitigation of potential adverse landscape and visual effects, for example single storey development may be more appropriate in some areas to visual effects on the skyline. Where appropriate the identification of potential housing sites and associated landscape capacity, may be accompanied by recommendations of scale, height and density of development as follows:

- i) *Scale* – The scale of development is indicated in terms of approximate area on Figures 8a, 8b, and 8c.
- ii) *Height of Development* – may be defined as single storey, two storey, or two storey with some three storey (town-house or ‘feature’ building) development. This recommendation is most likely to be appropriate in areas of higher ground and adjacent to settlements where the height of development is an important characteristic.
- iii) *Density* – Generally the density of development in Urban Fringe areas tends to be lower than development densities closer to the centre of settlements. Housing density along the existing settlement boundaries is very low as most properties have large gardens. Typical densities range from approximately 20 to 30 units per hectare, although lower densities of approximately 20 to 5 also occur particularly in connection with local authority housing and large gardens and older houses. Higher density housing along the urban edge is typical of more recent private housing development with smaller gardens. However, density is also affected by design and higher density development may be appropriate through the use of traditional terraced house forms or other alternative design arrangements that may be proposed as part of a detailed design. Density has been defined for each areas as follows:
  - Low – 5 - 20 units per hectare;
  - Medium – 15 - 30 units per hectare; and
  - High – 25 - 40 units per hectare.
- iv) *Layout* – The layout and design of new development should incorporate quality urban design and landscape features to allow for footpaths and cycleways transport with

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<sup>1</sup> ‘Sense of Place’ Is defined by the Landscape Institute as the essential character and spirit of and area also known as ‘Genus loci’.

integrated links and routes through to the main settlement. The design should also incorporate appropriate levels of open space (courtyards, squares, landscape spaces and landscaping and trees and woodland) that can be linked to the wider settlement or Urban Fringe landscape and existing areas of woodland. The aim should be to avoid the development of 'whole fields' with a uniform housing density with exposed urban edges that are poorly integrated with the existing settlement surrounding landscape and townscape areas.

- v) *Urban Edge* - The edges of new development should ensure appropriate boundary treatment to new gardens and built development and integrate new open space and new woodland with the existing landscape character, and patterns of woodland and hedgerows. Some examples of the existing urban edge are provided in Figure 7. Timber fencing for example, may not be an appropriate boundary treatment to integrate the leading edge of new development into an area of countryside where the boundaries are characteristically marked by hedgerows and woodland shelterbelts, although it may be appropriate to define garden boundaries internal to the development. New public spaces, landscaped areas and access routes should also link to existing patterns of space and access / footpaths.

### **Alternative Development**

Where alternative development uses are more appropriate these have been defined as industry/business and or recreational and community use.

### **2.1.5 Landscape Capacity**

Based on the results of the landscape character survey, the assessment has evaluated the sensitivity of local landscape character along the boundaries of each settlement, and has identified suitable areas for development in terms of their landscape capacity based on the following categories.

- i) Landscape Strategy: Areas Not Suitable for Development;
- ii) Landscape Strategy: Indicative Landscape Areas;
- iii) Areas with Limited Potential for Development;
- iv) Areas with Development Potential; and
- v) Areas Most Suitable for Development.

This assessment excludes small scale development and individual housing plots. Each of the categories of landscape capacity have been described in more detail as follows:

#### **Landscape Strategy: Areas Not Suitable for Development**

This includes valued landscapes, elements, and features considered worthy of protection from future development and areas, which make a substantial and valued contribution to the setting and identity of the settlements. This would also include areas of high sensitivity and land that would not be suitable for development for reasons such as visual prominence, settlement coalescence adverse topography, or proximity to existing or proposed road development as follows:

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- Valued landscapes and areas considered worthy of protection and safeguarding from inappropriate development.
  - Strategic landscapes that should be protected to prevent the coalescence of settlements and preserve the rural setting of particular settlements.
  - Areas excluded due to steep or adverse topography.
  - Areas to be protected from development due to their visual prominence and would result in visually intrusive development set against the skyline or directly adjacent the M77 extension route.

### **Landscape Strategy: Indicative Landscape Areas**

This includes areas of land that could make a contribution with further landscaping and areas of vegetation that already make an existing contribution of the landscape setting of the settlements that may not otherwise be particularly valued in their own right. This would include vistas or visual corridors (lines of sight between visual receptors and valued landscapes or land marks) and buffer zones (physical space or 'comfort' distance between development that may be accompanied by screening, landscaping or structure planting) and new or existing woodland and landscape planting. The conservation, management, and creation of these features will be important to establishing a well-integrated urban edge with the surrounding landscape. Also included are areas, which should be protected to preserve the rural setting of settlements and areas suitable to be retained as green corridors or future areas of open space (with appropriate management). Collectively these areas could be part of a shared landscape resource and could contribute to a Landscape Strategy.

- Strategic landscapes that should be protected to preserve the rural setting and landscape character of particular settlements.
- Landscapes to be retained and managed as green corridors and open space (including areas of flat land for recreation) to serve new and existing communities.
- Landscape which should be preserved as screening / buffering to minimise the effects of development on adjacent landscape areas.

### **Areas with Limited Potential for Development**

This would include areas of steep topography that may contain smaller pockets of developable land) and those areas that could, through the application of appropriate design mitigation, such as landscape restoration or woodland planting be considered as suitable for limited development.

### **Areas with Development Potential**

This would include areas of medium to low sensitivity, which have potential for development (complaint with good design standards and associated landscape provision) that could be accommodated within the existing landscape setting of settlements.

### **Areas Most Suitable for Development**

This would include areas of land of lower sensitivity, where development (complaint with good design standards and associated landscape provision) could be seen as a positive contribution to

the settlement in terms of regeneration (repair of urban landscapes and townscape character), strengthening of settlement identity and sense of place.

### **2.1.6 Strategic Development Options: Settlement Coalescence**

Given the proximity of some of the settlements to Kilmarnock cumulative issues have also be examined, for example land appropriate for development in relation to one settlement may not be appropriate in relation to the setting of another. Alternative development strategies have been discussed to determine the advantages or disadvantages of settlement coalescence in strategic landscape terms.

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## 3. Landscape Character Assessment

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### 3.1 Existing Landscape Context

The study area is located within the Ayrshire Basin of East Ayrshire and includes the settlements of Kilmarnock; Crosshouse; Knockentiber; Kilmaurs; Crookedholm; Hurlford; Fenwick and Stewarton, which are illustrated in Figure 1.

### 3.2 Regional Landscape Character

Existing areas of landscape character are mapped in Figure 2 and include the Ayrshire Lowlands, which is the most predominant landscape character in the Kilmarnock area, Lowland River Valley (River Irvine), Plateau Moorlands with Forestry, northeast of Kilmarnock at Whitelee Forest, and the Lowland Hills to the southwest of Dundonald. Reference has been made to the Ayrshire Landscape Assessment (Land Use Consultants, Scottish Natural Heritage Review No.111, 1998) and two areas of landscape character are located within the study area as follows:

- Ayrshire Lowlands
- Lowland River Valley

The assessment makes reference to the existing settlement pattern and identifies the urban edge as a particular issue. Some broad management and planning guidelines are also provided. An extract from the Ayrshire Landscape Assessment, describing the two areas of regional landscape character, within the study area has been provided as follows.

#### 3.2.1 Ayrshire Lowlands (Extract from the Ayrshire Landscape Assessment)

*This landscape type forms an extensive area of agricultural lowland, which occupies much of the Ayrshire basin. Lying between about 10 metres and 150 metres, the area's geology is dominated by coal measures, though basalt, sandstones, limestones, millstone grit, and volcanic intrusions are also present.*

*The landform is surprisingly complex, dissected by many burns and streams draining to incised main river valleys to create an undulating lowland landscape. There is a gentle increase in height from the coastal fringe to the more abrupt transition to upland. Landcover is predominantly pastoral, though with some arable on lower and better soils. Cattle, sheep and ley grassland are common. North of Kilmarnock, a number of place names include the term 'moss', reflecting the presence of peat bogs and mires. While many of these have been drained and reclaimed for agriculture, some areas of peatland remain.*

*Fields within this landscape type, probably dating back to the 18<sup>th</sup> or 19<sup>th</sup> century are often regular in shape and enclosed by beech or hawthorn hedges. For the most part, the hedges are in good condition, a significant asset at a time when hedgerows in many parts of the country are suffering gradual decline. Many field boundaries are also marked by mature hedgerow trees.*

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Again, beech trees predominate. These trees give the landscape a surprisingly wooded character, often forming avenues along minor roads. In places this structure has begun to decline as trees have been felled and not replaced. More extensive woodland is limited, concentrated in river valleys and formed into shelter belts in some of the more exposed areas, or around large estates.

The area's settlement pattern is historic in origin. Unlike Highland areas where a system of joint-tenancy land holding prevailed, resulting in the creation of villages and hamlets, the typical lowland settlement system was based upon larger, more self contained farmsteads with a hinterland of fields. Many existing farms are on historic sites, though buildings are invariably newer and old field systems lost beneath more recent enclosures. Farms are often sited on low hill tops, typically comprising a courtyard with the farmhouse at the centre. Buildings are often limewashed with slate roofs and black painted woodwork. More modern farm buildings, including sheds and barns are rarely intrusive, often dark red or green in colour.

A number of towns and villages are found throughout the lowlands, again many with medieval or earlier origins. Examples include Tarbolton and Kilmarnock. Invariably, the historic cores of such settlements are surrounded with more modern development. This often comprises standard municipal or suburban designs (white render and orange pantiles) which reflect neither the character of the historic core or the surrounding landscape.

The character of this landscape type shows subtle and gradual differences across the area as a whole. Variations mainly reflect topographic and geological differences, with rich pastures, enclosed by dense, well treed boundaries in the lowest parts of the basin, very slowly giving way to wetter, rushier pastures with lower hedges, fewer trees and a stronger moorland influence. At the scale of this assessment, it has not been possible to define the extremes of character as separate landscape types.

### **Forces of change**

In this section we describe the principal types of change that have affected this landscape type in the recent past or which are likely to affect it in the future. Change may be positive or negative in terms of their effect on the landscape. The aim of this section is to gain a clear understanding of the nature and direction of change and its likely impact on the essential character and quality of the landscape. This analysis provides the basis for management guidelines to assist other organisations develop more detailed policies for agriculture, forestry and development.

**Agriculture:** for the most part, this is a stable and prosperous farming landscape with a remarkably intact pattern of fields and hedges. In some instances the deterioration of hedges or the loss of hedgerow trees is evident, possibly signalling the process of decline which has affected many similar areas throughout the UK. It is important to prevent such change if the local character is to be maintained. As noted above, to date, most modern farm buildings have been of a scale and design which integrates well with more traditional groupings of farmhouses, barns and stables.

**Development:** many historic settlements, often located at bridging points in the lowland river valleys, have expanded into this landscape type. Often such growth has been incremental and apparently related more to infrastructure provision than to landscape fit. Of even greater concern is the poor integration of the urban edge with the surrounding countryside. Again, often stark suburban designs have predominated and rarely is any form of screening provided.

*Under such circumstances, these expanded settlements often have quite an extensive impact on the surrounding landscape.*

**Transport:** *several major road corridors cross this landscape type, principally the A77 between Glasgow and Ayr, but also the A735, A736 and the A76. The A77 in particular has been upgraded over time and it now comprises a dual carriageway route for much of its length. There is inevitably a degree of conflict between the pastoral character of this landscape type and the presence of a major road carrying heavy traffic. There have been few successful attempts to tie the improved roads into the structure of the landscape.*

*This landscape type also contains a dense network of minor roads, many of which are very rural in character. Where recent improvements have taken place, modern kerbing has sometimes been introduced at the road edge, introducing an urban feature into the rural landscape. Signage can have a similar effect. On the other hand, Ayrshire retains a large number of milestones, which should be retained.*

### **Management and Planning Guidelines**

*The following guidelines reflect the sensitivities of the landscape and the pressures for change acting upon it. They are intended to provide a broad basis for the development of more detailed management strategies. **The overall aim of such strategies should be to conserve the high quality, pastoral landscape of the Ayrshire lowlands. Retaining the area's legacy of hedges and hedgerow trees is central to this aim.***

#### **Agriculture**

- *maintain pastoral landscape;*
- *maintain and reinstate hedgerows and hedgerow trees;*
- *maintain and enhance avenues/hedgerow trees;*
- *discourage improvements which result in loss of field boundaries or field boundary trees;*
- *encourage farmers and landowners to replant trees along field boundaries, initially along roads, but also between fields;*
- *investigate the potential for establishing herb rich meadows to enhance the area's wildlife interest;*
- *encourage the conservation and sensitive conversion of redundant dairy buildings;*
- *encourage the placement of new farm buildings in locations which do not compromise the symmetry of traditional farmstead courtyard complexes or detract from their hilltop compositions;*
- *use the agricultural development notification scheme to influence the design, colour, materials, screening and location of new farm buildings. Explore the use of planning conditions attached to new buildings to provide screening where appropriate.*

#### **Forestry and Woodland**

- *encourage a phased programme of replanting, managing and, where necessary, felling hedgerow trees, so as to maintain and restore the historic legacy of trees;*

- *conserve riparian woodland and wetland corridors;*
- *encourage the planting of new tree lines;*
- *examine the potential to create an integrated pattern of new small woodlands and woodland belts in the most open areas;*
- *encourage the establishment of new riparian woodlands along the minor watercourses (which are otherwise unobtrusive);*
- *encourage policy woodland management that can maintain the character of designed landscapes where they occur. This may include small scale woodland planting;*

*There may be opportunities for the creation of new woodlands in the area of transition between the more productive parts of the lowland and the surrounding uplands. Where appropriate, therefore, adopt a planting strategy that emphasises the transitional character of the landscape and includes:*

- *expansion/regeneration of native woodlands;*
- *mixture of broadleaf and conifer species;*
- *small to medium sized coupes to reflect the scale of the landscape;*
- *concentration of new woodland on steeper slopes, scarps, in gullies and around the lower slopes;*
- *retention of key views and open space links to higher ground;*
- *consider opportunities for new woodland planting in terms of:*
- *the overall balance of woodland and open space;*
- *the importance of preserving less productive land which has high nature conservation values e.g. mosses or herb rich grasslands;*
- *the importance of key views and features within the landscape;*
- *opportunities to provide screening of urban expansion areas;*
- *opportunities to link isolated areas of woodland.*

### **Development**

- *adopt design requirements for new building, possibly incorporating shelterbelt planting around isolated buildings;*
- *identify potential housing sites and prepare preliminary design/development guidance;*
- *consider positive ways of addressing the interface between settlements and the surrounding countryside. These could include:*
- *defining urban gateways, i.e. preventing sprawl and indeterminable urban edges;*
- *the preservation or creation of green wedges to break up the urban edge;*



- *new buildings which address surrounding areas and provide a high quality 'edge' to the settlements;*
- *screening and controlling views of the towns by strategic planting schemes;*
- *discourage the simplistic grafting of housing estates onto the edge of settlements within field plots. Encourage more imaginative housing schemes, which respond to the existing patterns of layout, structure, massing, and scale while allowing for modern interpretations of traditional styles. This should include terraced and semi-detached houses laid out to define open spaces and roads avoiding suburban solutions;*
- *where development is permitted, encourage construction to consolidate existing villages, hamlets or groups of farm buildings, and favour sheltered locations;*
- *consider the preparation of design guides as supplementary planning guidance;*
- *discourage development in the open countryside;*
- *encourage the appropriate conversion of redundant buildings in the countryside. Guidance should be provided on the way buildings should be converted (including the provision of drives, gardens etc) to prevent the suburbanisation of the countryside;*
- *general presumption against large scale built developments;*
- *provide soft landscape frameworks in advance of building developments to accommodate urban expansion.*

### **3.2.2 Lowland River Valleys (Extract from the Ayrshire Landscape Assessment)**

*The post glacial changes in sea level which created the raised beaches that are characteristic feature of much of the Ayrshire coast, also caused rivers to enter a phase of down-cutting, creating a series of incised river valleys which cross the Ayrshire lowlands. The Garnock, Annick Water, Irvine, Ayr and Doon (together with a large number of smaller rivers and streams) all enter narrow, entrenched valleys as they leave the bold landscapes of the uplands and flow towards the coast. The underlying geology is varied. Most common are boulder clays and coal measures, but near Mauchline, the Ayr cuts through an area of sandstone, creating a dramatic gorge-like valley.*

*The river valleys are generally narrow, often just a few hundred metres wide, but bounded by steep slopes between 10 and 30 metres high. These valley slopes are frequently wooded with stands of beech and semi-natural woodland. Within the valleys, the river flow in tight meanders, often cutting into side slopes and enclosing semi-circles of rich pasture. Field boundaries, where they occur, tend to be hedges.*

*Settlement within the valleys tends to be comparatively limited, though a number of mills are sited alongside rivers, often at bridging points. The village of Sorn occupies a position at the point where the River Ayr leaves the uplands and enters its lowland valley, Kilmarnock is located on the Irvine. The rich woodland of the river valleys has, in a number of examples, been incorporated into the designed landscapes associated with historic houses and large estates.*

*These are small scale landscapes, which, for much of the time, lie hidden within the wider landscape of the undulating Ayrshire lowlands. They often come as a surprise, signalled by a steep twist in the road, and the presence of linear woodlands along the steep valley slopes.*

### **Forces for change**

*In this section we describe the principal types of change that have affected this landscape type in the recent past or which are likely to affect it in the future. Changes may be positive or negative in terms of their effect on the landscape. The aim of this section is to gain a clear understanding of the nature and direction of change and its likely impact on the essential character and quality of the landscape. This analysis provides the basis for management guidelines to assist other organisations develop more detailed policies for agriculture, forestry and development.*

**Agriculture:** *like much of the Ayrshire lowlands, these sections of the river valleys are characterised by stable and relatively prosperous pastoral farming, creating few significant pressures on the landscape.*

**Woodland:** *in the otherwise predominantly un-wooded landscapes of the Ayrshire lowlands, the woodlands found along the steep valley slopes represent an important landscape resource. While many are semi-natural in origin, management should seek to ensure their continued health and survival. Coniferous woodland should generally be avoided in this landscape type.*

**Development:** *settlement in the lowland river valleys is generally of a small scale, often comprising a handful of buildings concentrated at a bridging point, or near a mill. While such locations mean that settlements have a limited impact on the wider landscape (eg Sorn), significant additional development in these locations could undermine both the historic nature of many of these settlements and the small scale nature of the valley landscapes.*

**Recreation:** *the valleys represent a potential recreation resource of some importance, and could provide attractive pedestrian and cycle routes through the Ayrshire landscape, linking many sites of interest. It is important that the creation of such routes should be designed to minimise any landscape impacts.*

### **Management and Planning Guidelines**

*The following guidelines reflect the sensitivities of the landscape and the pressures for change acting upon it. They are intended to provide a broad basis for the development of more detailed management strategies. **The overall aim of such strategies should be to conserve the distinctive and small-scale pastoral and woodland landscapes of the river valleys.***

#### **Forestry and Woodland**

- *encourage a phased programme of replanting, managing and, where necessary, felling hedgerow trees, so as to maintain and restore the historic legacy of trees;*
- *conserve riparian woodland and wetland corridors;*
- *encourage the planting of new tree lines;*
- *encourage small scale woodland planting on steep valley slopes;*
- *use new planting to create a framework to absorb earlier development in the open countryside and other visually intrusive features;*

- *encourage policy woodland management that can maintain the character of the designed landscapes;*
- *enhance parkland feel through small scale woodland planting;*
- *consider opportunities for new woodland planting in terms of:*
  - *the overall balance of woodland and open space;*
  - *the relative importance of different areas of existing woodland (e.g. commercial plantation versus policy woodland) and how this would be influenced by an increase in woodland cover;*
  - *the importance of key views and features within the landscape;*
  - *opportunities for provide screening;*
  - *opportunities to link isolated areas of woodland.*

### **Development**

- *adopt design requirements for new building, possibly incorporating shelterbelt planting around isolated buildings;*
- *encourage new development to re-inforce the existing settlement;*
- *discourage the simplistic grafting of housing estates onto the edge of settlements. Encourage more imaginative schemes which respond to the existing patterns of layout, structure, massing and scale;*
- *encourage developers to use local building materials and to adopt local vernacular in respect of density, massing, design, colour and location while allowing for modern interpretations of traditional styles. Avoid standard designs and layouts;*
- *consider the preparation of design guides as supplementary planning guidance;*
- *discourage development in the open countryside;*
- *encourage the appropriate conversion of redundant buildings in the countryside. Guidance should be provided on the way buildings should be converted (including the provision of drives, gardens etc) to prevent the suburbanisation of the countryside;*
- *general presumption against large scale built developments; and*
- *produce combined development strategies and design guidance for settlements of particular architectural merit and sensitivity.*

## **3.3 Local Landscape Character**

As a result of the site survey, six local landscape character areas have been identified close to and around the Urban Fringes of settlements and each of these are illustrated on Figures 5a, 5b and 5c.

### 3.3.1 Ayrshire Lowlands: Lowland Hills

Lowland Hills are a common feature of the Ayrshire Lowlands landscape character. These areas are generally higher and form the highest ground in the lowlands ranging from 50m to 150m AOD. These areas are generally characterised by gently rounded landform of predominantly pasture and grazing land divided by low hedgerows with post and wire fencing and few trees. A noticeable characteristic is the occurrence of 'hilltop farmsteads' which are often traditional stone built or whitewashed farmhouses and associated buildings often with some woodland shelter, located on the crest of hilltop and overlooking the surrounding and lower farmland. The hilltop farms provide a local landmark and help to identify the area. Views from these areas are usually extensive and can cover long distances to include views of Arran and Ailsa Craig. Particular examples include:

- Busbiehill near Crosshouse;
- Fardalehill and Altonhill near Kilmarnock;
- Jocksthorn and Grassmillside near Onthank, Kilmarnock;
- Fenwick Hill, Fenwick; and
- Blair Hill, Magbiehill and Meikle Corsehill, Stewarton.

These areas often help to enclose settlements as at Stewarton and provide a background horizon to the landscape setting of towns and villages. They are also *generally more sensitive to housing development* as they tend to be more remote or separate from urban areas and often form the local horizon or skyline, visible from roads and settlements. Development in these areas would be highly visible and more likely to lead to adverse effects. The Lowland Hills often form visual watersheds preventing the visual coalescence or inter-visibility of settlements and are therefore strategically important in landscape terms.

### 3.3.2 Ayrshire Lowlands / River / Stream Valleys

Stream valleys coincide with the local burns and rivers in the areas and individual local landscape types have been identified through reference to the particular river or burn. For example the character of the Carmel Water is similar although slightly different to the Annick Water flowing through Stewarton. Generally however, these areas are characterised by low lying meandering valleys and gulleys. The landcover is often heavily grazed grassland with rougher grass and scrub on the steep slopes that provide small scale and intimate spaces of limited interest. Alternatively the valleys may include larger spaces, viaducts and bridges, trees, and woodland creating more interesting and attractive spaces. Examples are provided as follows:

- River Irvine;
- Fenwick Water near Fenwick;
- Carmel Water near Crosshouse and Kilmaurs;
- Annick Water near Stewarton; and
- Cessnock Water, near Hurlford.

The River Irvine is the main area of Lowland River Valley within the study area and stretches from Crookedholm in the east to Gatehead in the west.

These areas are *generally more sensitive to housing development* due to their intimate scale and complex, meandering landform that would be unsuitable for development without hydro engineering. These areas do however provide a sense of identity and potentially attractive visual focus that may be complementary to new adjacent development and associated green spaces. These areas also have some potential in terms of recreation and amenity.

### 3.3.3 Ayrshire Lowlands: Pasture Lands

This is the most common, local landscape character area, within the Ayrshire Lowlands and extends to the urban edges of all settlements within the study area. The landscape character is typical of the Ayrshire Lowlands regional landscape area and is characterised by pasture fields with some improved pasture, rough pasture and arable crops with fields bounded by hedgerows / post and wire fencing and occasional trees, shelterbelts and woodland. This landscape is generally *less sensitive to housing development* due to its lower elevation, widespread occurrence and general lack of sensitive or vulnerable landscape features.

### 3.3.4 Ayrshire Lowlands: Estate Landscape

There are several areas of Estate Landscape within the Ayrshire Lowlands and they are usually the remnants of a former estate or historic garden and designed landscapes. Rowallan to the north of Kilmarnock is perhaps the best example and is listed in the Inventory of Gardens and Designed Landscapes. Other examples include the following estates or areas, some of which have been abandoned or sub-divided, but may include listed buildings, historic features and protected woodland and trees.

- Caprington castle, Kilmarnock;
- Treesbank House, Kilmarnock;
- Craufurdland Castle, Kilmarnock;
- Kameshill / Kirklandside Hospital, near Crookedholm;
- Templetonburn, north of Crookedholm;
- Robertland Castle, Stewarton;
- Lainshaw House, Stewarton;
- Dean Castle Country Park, Kilmarnock; and
- Tour, Kilmaurs.

Common features include mature estate and policy woodland forming shelterbelts, estate boundaries, serpentine and curved areas, and roundels or copses, avenues and parkland. Generally the estates are not open to the public and the listed buildings are not widely visible from outwith the estate. However, the landscape character and quality of these areas often provides an enhanced setting for adjacent settlements and recreational areas such as riverside footpaths and in the case of Dean Castle the Dean Castle Country Park. These landscapes are

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generally of a higher quality and *generally more sensitive to housing development* due to their uniqueness and historical, architectural, scenic and horticultural value.

### **3.3.5 Ayrshire Lowlands: Urban Fringe**

The occurrence of this landscape character is not common and is mainly restricted to the south western edges of Kilmarnock and parts of Hurlford. These areas are characterised by areas of particularly prominent industrial or urban development and areas of poor quality, neglected or vacant grassland, and scrub on the perimeter of settlements. Examples include the following:

- areas to the west and southeast of Hurlford;
- areas to the northeast of Treesbank House and adjacent industrial estate;
- areas close by the Riccarton estate, the A71, the Abattoir, and
- areas near to the Moorfield Industrial Estate.

These areas are *generally less sensitive to housing development* but may entail wider landscape constraints, particularly where the areas are located close to existing industry and may be more appropriate to other forms of development or landscape management.

Crosshouse Hospital is also included in this category due to the scale and prominence of this modern large scale hospital development, although the hospital grounds are well maintained and include amenity landscape planting.

### **3.3.6 Ayrshire Lowlands: Transport Corridor**

This local landscape character designation relates to the main road and rail corridors in particular the A71, A77 and M77. Areas adjacent to these routes would generally be unsuitable for housing development without adequate landscape screening and secure fencing / boundary demarcation.

## **3.4 Landscape Designations**

There are three Local Plan Policies that relate particularly to landscape related designations in the study area, and each of these is listed as follows.

### **3.4.1 Landscape Character**

Although East Ayrshire contains a wide variety of landscapes, parts of which are considered to be of high landscape value, there are no statutory landscape designations within the area. Local Plan Policies ENV11, 12, and 13 all relate to Sensitive Landscape Character Areas within the region, and these designations are mainly located to the south of the study area. Policy ENV14 relates to development proposals within rural areas not identified within the local plan maps. In these cases development is required to have a minimum impact on the rural environment and the protection of agricultural lands, built heritage, the setting of historic Gardens and Designed Landscapes, scheduled monuments, nature conservation areas, water quality and areas of peat are specifically listed.

### 3.4.2 Gardens and Designed Landscapes: Rowallan

The Rowallan Estate is listed in the inventory of Gardens and Designed Landscapes and it may be that other landscapes will be added to the inventory in the future. The Local Plan Policy for this area is listed below:

*'Policy ENV5 - The Council will seek to protect, preserve, and enhance Historic Gardens and Designed Landscapes. In instances where the proposed development affects an Historic Garden or Designed Landscape which is included in the 'Inventory of Historic Gardens and Designed Landscape in Scotland' a landscape management plan will require to be submitted as an integral part of any application submitted to the Council for consideration.'*

### 3.4.3 Trees and Native Woodland

Policy ENV15 states that the Council will actively seek to preserve and supplement existing broadleaf and native tree species throughout East Ayrshire. In particular, the Council will:

- Strongly encourages the protection and positive management of ancient and semi-natural woodland, existing hedgerows and new hedgerow planting;
- Protect those individual, groups and areas of trees which contribute significantly to the landscape quality through the serving of Tree Preservation Orders;
- Encourage the development of Community Woodlands within, in close proximity to, and forming linkages between settlements;
- Encourage tree hedgerow planting or broadleaf or native species.

### 3.4.4 Conservation Areas

There are a number of Conservation areas within the study area and these include Kilmarnock and Stewarton where the designated area is contained in the centre of the development and not visible from outwith the settlement boundary. Three other Conservation Areas at Kilmaurs, Fenwick and Leigh Fenwick are partly visible from the surrounding landscape and will have open views ensuring that the quality and character of the existing landscape will potentially have a bearing on the setting of these areas and associated listed buildings. Policy ENV 4 is listed as follows:

*'Policy ENV 4 - The Council will seek to ensure that all development within or affecting the setting of a Conservation Area or affecting the appearance or setting of a listed building, is sympathetic to the area or building concerned in terms of layout, size, scale, design, siting, materials and colour of finish. Wherever possible, all proposals should seek to preserve, enhance or incorporate features, which contribute positively to the character or appearance of the area and have due regard to the architectural and historic qualities of the area or building concerned.'*

### 3.4.5 Other Environmental Policies

Further reference has been made of the Local Plan Policies relating to built heritage and the environment as follows:

- Built Heritage Policies:
  - Policy ENV1: Listed Buildings and Conservation Areas
  - Policy ENV6, 7, 8, and 9: Townscape and Design Policies



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## 4. Settlements and Landscape Capacity

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### 4.1 Kilmarnock

#### 4.1.1 Townscape and Historical Context

Kilmarnock is the largest town within East Ayrshire, with a population of ~44,000, located within the Ayrshire Lowlands regional landscape character on the confluence of the Kilmarnock Water (combined Fenwick Water and Craufurdland Water) and the River Irvine, ~19 km northeast of Ayr. The town is strategically located at the junction of the A77 (M77 extension), A76, and A71 and has direct rail links with Glasgow and the west coast main line.

The town is thought to have been established in the 7th century by an Irish missionary (St Ernan) and Kilmarnock developed in medieval times around the Leigh Kirk. Nearby Dean Castle (now the Dean Castle Country Park), was built c.1300 by the Earls of Kilmarnock, and the town gained burgh status in 1591. The town continued to expand and by the mid-18th century was regarded as the leading centre of Scottish woollens. Coal mining, iron founding, engineering, malting and the manufacture of carpets later became important and in 1820 John Walker established a licensed grocery whose company later adopted the whisky brand name Johnnie Walker in 1907. Places of interest include the Kay Park with its monument to Robert Burns (1879), the Leigh Park, the Dick Institute and Dean Castle Country Park. With the decline of traditional industries and coal mining some parts of the town have suffered from varying degrees of degeneration and the northwest of Kilmarnock, Riccarton, Shortlees and New Farm Loch have been identified in the Local Plan as areas for priority treatment and improvement. The town centre is considered to have attractive qualities and is also recognised as a popular retail centre of which parts have been up-graded over recent years. The town centre includes three central Conservation Areas, two of which are of Outstanding status.

The urban form of Kilmarnock is elongated and formed from a central or nucleated core (now the main retail area with a number of churches and Victorian / Edwardian stone buildings, parks, cemeteries and the Burns Monument). Development of the settlement has been completely checked by the A77 to the east and due to the potential effects of community severance and settlement coalescence the containing influence of the road on the settlement development has been retained in the current Local Plan. Development has not extended particularly far to the west and this may be connected with the railway lines and Mount House estate (Golf Course) which may also have assisted in curtailing development in this direction. Development to the north and south has been restricted by the presence estate landscapes at Dean Castle Country Park, Caprington, and Treesbank along the river valleys of the River Irvine, Fenwick Water and Craufurdland Water. Development has however expanded to the north (east and west of Dean Castle Country Park) in the form of local authority housing estates at Onthank and New Farm Loch and to the south at Shortlees and Riccarton, given the settlement its elongated form. More recently these areas have seen private housing development on the settlement edges particularly in the north. Development dating from the 1950's has led to a wide variety of building materials and style although each are fairly characteristic, for example modern private housing in brick and older local authority housing in harling with red pantiles or grey roof tiles.

The main constraints on the future development and form of Kilmarnock include a need to avoid potential settlement coalescence with neighbouring small villages, in particular Kilmaurs, Crosshouse, and Crookedholm. A further concern is a desire to retain the urban form of the settlement and avoid excessive linear or ribbon development along the A77 / M77 corridor towards Glasgow typical of commuter or dormitory towns.

#### **4.1.2 Local Landscape Setting**

The predominant local landscape character of the Urban Fringe landscape around Kilmarnock is Ayrshire Lowland - Pasture Land although there are also areas of more distinctive landscape character to the north and south. Each of these areas has been assessed and documented on the following character assessment survey sheets:

- Kilmarnock north towards Fenwick – sheets 6 to 8;
- Kilmarnock north at Dean Castle and the A77 – sheets 12 to 14;
- Kilmarnock northwest – sheets 42, 43 and 50;
- Kilmarnock west – sheets 33, 35 and 39; and
- Kilmarnock south – sheets 24 to 33.

#### **Local Landscape character: Pasture Lands**

These areas are characterised by rolling pasture fields, bounded by low and intermittent hedgerows, with some post and wire fencing and occasional mature trees / woodland. The landscape overall is of medium quality, with pockets of lower quality associated with the industrial development and areas of vacant or unmanaged grassland in parts of the Urban Fringe. Whilst the Pasture Lands are generally less sensitive to housing development, their landscape characteristics avail limited opportunities for the landscape integration of new housing development along the Urban Fringes of existing settlements. This is due to the generally open character of the landscape with limited screening in the form of trees, woodland and tall hedgerows. There are a number of examples of existing urban edges that abut directly with the landscape and appear exposed or poorly integrated with the adjacent landscape character and setting (local authority housing at Altonhill and more recent private housing development at Northcraig, illustrated in Figure 7). Examples of well integrated housing development with more attractive landscape settings by contrast includes Grange near Mount House (Figure 7) and local authority housing development at Onthank where new community woodland is being established.

#### **Local landscape Character: Lowland Hills**

There are three areas of Lowland Hill (survey sheets 42, 43 and 50) on the north western edges of Kilmarnock, these include Fardalehill to the west, Altonhill to the northwest and Grassmillside / Tannahill to the north near Northcraig. Each of these are elevated, and relatively exposed with long views across the landscape and characterised by the presence of hilltop farmsteads. These areas often form visual watersheds, preventing the visual coalescence and inter-visibility of settlements and are therefore strategically important and unsuitable for housing development.

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**Local Landscape Character: Lowland Stream Valleys**

These include the Fenwick Water and Craufurdland Water, extending from the Dean Castle Country Park (survey sheets 6, 12, and 13) and the River Irvine Corridor (survey sheets 28 and 30) to the south.

**Local Landscape Character: Estate Landscapes**

The Estate Landscapes (survey sheets 6, 12, 26, and 28) are closely associated with the Lowland Stream Valleys to the north and south of Kilmarnock. To the north, the Fenwick Water and Craufurdland Water contain an almost continuous area of Estate Landscapes including Dean Castle Country Park and parts of Craufurdland Castle further to the north. These areas are considered to be unsuitable for development and currently provide an attractive landscape setting and amenity value for the north eastern part of Kilmarnock. To the south the landscape setting of Kilmarnock is enhanced by the presence of estates of Caprington, Mount House and Treesbank.

**Local Landscape Character: Urban Fringe**

These areas are characterised by areas of prominent industrial development and areas of poor quality, neglected or vacant grassland, and scrub on the perimeter of settlements. The areas include land to the northeast of Treesbank House and adjacent industrial estate (survey sheet 26); areas close by the Riccarton estate (survey sheet 29) and A71, Abattoir (survey sheet 30 and 31); and areas near to the Moorfield Industrial Estate (survey sheet 33). Crosshouse Hospital is also included by virtue of its visual prominence and urban character (survey sheet 39).

**Local Landscape Character: Transport Corridors**

These include the A77 (survey sheet 14), which contains the eastern edge of Kilmarnock, the A76, A71, and the railway lines to the east.

The main approach road into Kilmarnock from the north is via a slip road off the A77 leading onto the B7038. The route passes blocks of plantation woodland on either side of the A77 at Moss Wood and Wardknowe Plantation before entering the recently developed Rowallan Business Park on the northern edge of town. With the exception of the roundabout at the business park there is a limited sense of arrival and opportunities exist to enhance the 'gateway' / entrance experience into Kilmarnock. Further access points to the south, off the A77 are more direct and a large roundabout is located at Bellfield interchange. Access from the south is via the B7038, which passes a golf course and estate landscapes before entering Kilmarnock near an industrial estate. The A76 provides more immediate access to the town centre whilst the B7081 provides access to the west from Crosshouse and the A75 provides access from Kilmaurs. Traffic approaching Kilmarnock from both of these directions will experience views of exposed urban edges near Altonhill and Fardalehill.

**4.1.3 Existing Urban Edge Character**

The existing urban edge of Kilmarnock is relatively well integrated with the adjacent landscape setting and incorporates established vegetation at Beansburn and to the north New Farm Loch near Dean castle Country Park. Much of the eastern edge is tightly contained by the A77 and partly screened/integrated through the presence of roadside landscaping. Other areas of well integrated urban edge include Grange and Mount House golf course, parts of Onthank where community woodland has been established, and parts of Caprington adjacent to the estate

landscapes. Areas of exposed and less well integrated urban edge occur at Riccarton and parts of Shortlees, Moorfield Industrial Estate, Bonnyton and Altonhill and parts of Onthank and Northcraig. Landscape enhancement and or the establishment of Community Woodland would be beneficial in these areas. Existing housing densities are fairly uniform at between ~20 and 30 units per ha. with slightly high densities present in the most recent, private housing developments, which typically have smaller gardens.

#### 4.1.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003

Sixteen areas of new housing development (2,720 houses) are proposed within the current Local Plan, effectively exhausting areas of vacant or suitable land within the settlement boundary. Those located on the edge of the settlement are listed in Table 4.1.

**Table 4.1 Kilmarnock: Residential Development Proposed in the Current Local Plan**

Site Ref	Location	Capacity	Area (hectares)
130H	Southcraig, north Kilmarnock	103	3.18
131H	Toponthank north Kilmarnock	365	13.97
136H	Altonhill west, Kilmarnock	350	40.55
145H	Mount House / Springhill Farm (part High Amenity site)	360	30.75
146H	Dundonald Road south Kilmarnock	37	1.41
148H	Maxholm, southwest Kilmarnock	120	8.77

#### 4.1.5 Strategic Development Options

Kilmarnock has a number of constraints to further development and expansion including the A77 to the east, a tendency for linear development to the north, the potential for settlement coalescence with Kilmaurs and Crosshouse to the west and the presence of attractive estate landscapes to the south. Greatest opportunity for development appears to exist in the north, west, and parts of the south. To avoid adverse effects on the existing landscape character a number of strategic development options were examined, as illustrated in Table 4.2.

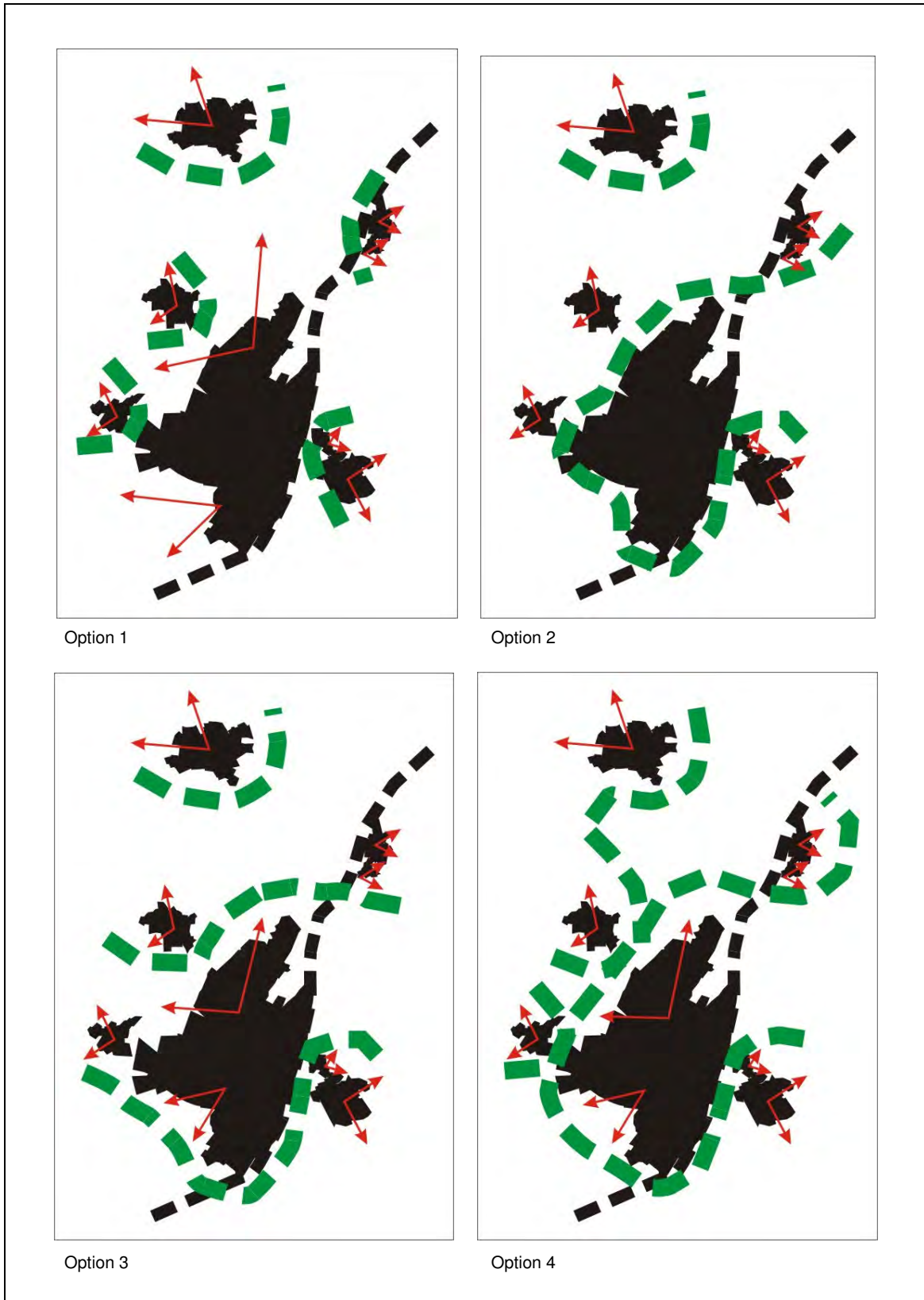
##### Option 1: Development at All Settlements

This would most likely result in settlement coalescence between Kilmarnock and Kilmaurs, Kilmarnock and Crosshouse, and Kilmarnock and Hurlford / Crookedholm with the associated loss of townscape and settlement identity and rural landscape character and setting. Ribbon development between Fenwick and Kilmarnock could also occur to the north along the A77.

##### Option 2: Restricting Development at Kilmarnock

Option 2 considered whether Kilmarnock had reached its capacity for expansion, in landscape terms and wherever the restriction of development at Kilmarnock, in favour of development at the smaller settlements should be considered in whole or in part. This was considered to be unsuitable and over restrictive of the future development needs of Kilmarnock.

Table 4.2 Strategic Development Options



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### **Option 3: Managed Settlement Coalescence**

This option considered the consequences of controlled coalescence of Kilmarnock and Crosshouse with infill development between Crosshouse Hospital and adjacent flats together with higher levels of landscaping and structure planting. The rural setting of Crosshouse has already been partly eroded and this option would effectively extend the character of the estate landscapes at Mount House towards Crosshouse Hospital together with high amenity / mixed housing development and landscape spaces. Crosshouse would effectively become a suburb of Kilmarnock, and would exchange a rural identity for an urban identity, particularly in the east and near the hospital, but may gain from enhanced landscape amenity and public spaces.

### **Option 4: Landscape Strategy for Development**

This was considered to be the preferred option for the landscape assessment of strategic development areas and allows development to be sought at each settlement, but also seeks to identify strategic landscape areas to prevent settlement coalescence and excessive linear development, north along the A77. Development at Kilmarnock should seek to reinforce the settlement boundary and enhance the quality and integration of existing urban edges with the adjacent landscape.

#### **4.1.6 Kilmarnock (North): Landscape Capacity**

Approximately 90.3 hectares of land has been identified in the northern fringes of Kilmarnock with potential for housing development, whilst other areas have been identified as strategically important in landscape terms for the prevention of settlement coalescence and the preservation of the landscape setting of Rowallan. Existing Pasture Land adjacent to the North Craig reservoir and the Rowallan Business Park has been identified as of greatest landscape capacity for development due to the relatively lower sensitivity of adjacent landscape. Further north however the land rises to form an area of Lowland Hill or ridge that acts to visually contain and separate the urban edge of northern Kilmarnock from the Rowallan estate and its rural setting. Development would be limited by this ridge line and should not be visible from areas beyond.

Further south higher ground at Altonhill performs a similar function of containing and providing a rural setting for this area of Kilmarnock, whilst together with estate woodland further west, visually separating the town from Kilmaurs.

To the west high ground at Fardalehill separates Kilmarnock from Crosshouse and development between this area of Lowland Hill and the western edge of Kilmarnock would be closer to the settlement centre and railway line, although road access is restricted. The landscape quality of the Pasture Lands adjoining the western and northern edges of Kilmarnock is low to medium due to the urban influences of the existing settlement edge, which is poorly integrated into the landscape and the sensitivity of these areas generally to further housing development is low. However, the adjacent Lowland Hills (Altonhill, Fardalehill and high ground at North Craig) are strategically important and of a higher sensitivity to housing development.

Table 4.3 lists each of the identified development areas in an approximate order of preference together with some outline development recommendations. The outline development recommendations are not intended to be prescriptive, as a range of design solutions for each of the sites will be feasible, however, they are intended to highlight potential design constraints and opportunities for each of the sites. Each site or area will require the development of a masterplan or detailed design that takes account of the wider settlement design.

**Table 4.3 Kilmarnock (North): Landscape Capacity for Development**

<b>Landscape Capacity for Future Housing Development : North Kilmarnock</b>			
<b>Development Area<sup>2</sup></b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
<b>Areas Most Suitable for Development</b>			
50/1. Southcraig	385	19.26	Mixed 1-2 storey housing of medium density would be suitable, incorporation internal landscape spaces and a new landscaped edge to Northcraig Reservoir.
13/2. Borland Bridge	70	3.46	Gap development of medium to low density housing, integrated into existing small scale landscape spaces, but retaining areas of existing trees and woodland.
<b>Areas with Potential</b>			
50/3. South Onthank	110	5.70	Mixed 1-2 storey housing of medium density would be suitable, incorporating a new urban edge / settlement boundary and integrating and extending new community woodland.
43/4. Altonhill	350	18.4	Mixed 1-2 storey housing of medium density would be suitable, avoiding Altonhill and providing a new, landscape integrated urban edge that may incorporate community woodland and buffer woodland planting / space along the railway line.
50/5. Northcraig	300	20.2	Mixed 1-2 storey housing of lower density would be suitable and may reduce to single storey development along the edge and avoiding hill tops and highest ground. Development should include a new, landscape integrated urban edge with community woodland and new landscaped edge to Northcraig Reservoir.
42/6. Fardalehill	450	23.28	Mixed 1-2 storey housing of medium density would be suitable, avoiding Fardalehill and providing a new, landscape integrated urban edge that may incorporate community woodland and buffer woodland planting / space along the railway line.
<b>Total</b>	<b>1,665</b>	<b>90.30</b>	

#### **4.1.7 Kilmarnock (North) Landscape Strategy: Prevention of Coalescence**

The main focus of the landscape strategy for this area should be to prevent the physical and visual coalescence of settlements. A swath of landscape has been identified between the A77 in the north to Crosshouse in the southwest, broadly following the Carmel Water and including Lowland Hills at Altonhill, Fardalehill and Northcraig and the Estate landscapes of Rowallan and Tour at Kilmaurs. It is recommended that this area be conserved and protected from development to preserve the rural landscape setting and character of adjacent settlements. Further housing development, as identified in this assessment will form the northern and north western limits of urban expansion and as such will require the provision of a well defined urban edge that is well integrated with the adjacent landscape character and setting. Such development should be accompanied by a landscape master plan or similar and may incorporate increased woodland planting and or Community Woodland planting.

<sup>2</sup> The first figure relates to the Character Assessment Survey Form number and the second figure relates to the development area number in order of preference.

Landscape to the north east between the Fenwick Water and Craufurdland Water links the estate landscapes of Dean castle Country Park and Craufurdland Castle and provides a 'green wedge' extending into the town. This area is of high sensitivity to housing development and is best suited for recreation and amenity uses. Increased woodland screening along the A77 in this area would provide further enhancement by enclosing space and masking road traffic sounds.

Land to the extreme north of Kilmarnock, at the B7038/A77 junction is an important landscape area in that it contains the approach to Kilmarnock from the north. Opportunities for and enhanced 'gateway' or entrance experience exist.

**Table 4.4 Kilmarnock (North): Landscape Capacity for Development**

<b>Kilmarnock (North): Areas not Suitable for Housing Development and Indicative Landscape Areas</b>	
<b>Location</b>	<b>Outline Management Recommendations</b>
7. Grassmillside	An area of high ground / Lowland Hills between Grassmillside and Northcraig Reservoir form a visual watershed containing Kilmarnock to the south. The conservation of this area and use as potential Community / Farm woodland is recommended as part of a wider landscape strategy to preserve and enhance the existing landscape setting of settlement and prevent coalescence.
8. Moorfield	Increased woodland structure planting and perimeter screening or landscaping is recommended to reduce the prominent of this area in the landscape.
9. Altonhill	As per 7. Grassmillside, conserve and enhance Lowland Hill.
10. Fardalehill	As above.
11. Craufurdland Water	Area of field and pasture beyond Dean castle Country Park, conservation and extension of the Country Park is recommended to preserve the landscape setting of the area and the edges of the Country Park (removal of urban chain link fencing).
12 A77 / B7038	Opportunity for gateway and entrance enhancement to the main approach into Kilmarnock from the north. The Gateway would also signal a limit to the northern expansion of the town.

#### **4.1.8 Kilmarnock (South): Landscape Capacity**

Landscape capacity is limited by the A77 and need to prevent settlement coalescence with Crosshouse and retain the existing landscape setting of Kilmarnock (River Irvine, Caprington, and Treesbank estate landscapes). Development potential is limited to areas of lower quality landscapes and in particular, the Urban Fringe landscapes at Riccarton and Treesbank, which would have a low sensitivity to development. Further, higher quality and more sensitivity spaces contained by trees also exist and these have not be included as potential development areas, due to their importance in preserving the Estate Landscape character (which is made up of open spaces and woodland areas). There may however, be some potential for development, providing the overall Estate Landscape character of these areas is preserved and this would require a more detailed assessment of these areas within the estate boundaries.



Some limited development may be possible at Bridgehouse Farm, between the existing urban edge and the A77, however the site is partly constrained by the existence of high ground and the proximity of the A77 which would require additional buffer planting and woodland screening.

**Table 4.5 Kilmarnock (South): Landscape Capacity for Development**

<b>Landscape Capacity for Future Housing Development : South Kilmarnock</b>			
<b>Development Area</b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
<b>Areas Most Suitable for Development</b>			
29/1. Riccarton	200	10.2	Mixed 1-2 storey housing of medium density and incorporating landscape integration of the housing development with the estate and valley landscape setting through the regeneration of Urban Fringe landscape / rough grassland.
<b>Areas with Potential</b>			
26/2. Treesbank	180	9.06	As above.
<b>Areas with Limited Potential</b>			
24/3. Bridgehouse Farm	80	4.0	Mixed 1-2 storey housing of medium density avoiding areas of highest ground and integrated with areas of landscape space and new woodland planting.
<b>Total</b>	<b>460</b>	<b>23.26</b>	

#### **4.1.9 Kilmarnock (South) Landscape Strategy: Preservation of Setting**

A broad swath of Estate Landscape (Caprington, Treesbank, and the golf course) is located to the south of Kilmarnock beyond the A76. This landscape is generally of a higher quality and provides an attractive rural setting the southern part of Kilmarnock. The landscape strategy for this area is to conserve the landscape setting and estate character of this area with some enhancement woodland planting encouraged, to provide screening of industrial development (the Abattoir, Moorfield, and other industrial estates).

**Table 4.6 Kilmarnock (South): Landscape Capacity for Development**

<b>Kilmarnock (North): Areas not Suitable for Housing Development and Indicative Landscape Areas</b>	
<b>Location</b>	<b>Outline Management Recommendations</b>
4. River Irvine	Increased (Community) woodland planting is recommended to screen the abattoir and enhance the setting and amenity value of the River Irvine / southern edge of Kilmarnock.

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## 4.2 Kilmaurs

### 4.2.1 Townscape and Historical Context

Kilmaurs is a medium sized village with a population of approximately 2,750 located two miles northwest of Kilmarnock. The village church dates from 1170 and the village received its charter as a burgh of barony in 1527. The chief industry in the 19<sup>th</sup> and early 20<sup>th</sup> centuries was hosiery supported by coal mining.

The form of the village is nucleated and centred on two principle junctions north and south of Main Street, which forms the central space of the village, marked by a tollbooth, and is also designated a Conservation Area. The ordnance survey map of the village, dated 1860, illustrates that the historical form of the village is still little changed today and is mainly located to the east of the railway-line arches and station which cut through the village. Generous areas of public open space are located on the eastern side of the village in the vicinity of Kilmaurs Place whilst the church is located on the south eastern edge adjacent to Tour House and associated estate landscape.

Since the 1960's the village has expanded mainly to the west, beyond the railway line and serves as a dormitory suburb to Kilmarnock and Glasgow. The form of the housing includes crescents, octagonal layouts, and rows of local authority housing interspersed by some private chalet house and bungalow development from the 1970/80's. The character of this area is suburban and there is little in the way of public urban or landscaped spaces within the western half of the village, although many of the houses have large gardens.

### 4.2.2 Local Landscape Setting

Overall the village of Kilmaurs is reasonably attractive and contains a number of landmark buildings, historical urban spaces and higher quality areas of local landscape character, particularly in the south and east. Local landscape character includes Pasture Lands, Lowland Hills and valleys and some Estate landscape.

#### **Local Landscape Character: Pasture Lands**

Kilmaurs village is set primarily within rolling Ayrshire Lowlands / Pasture Lands local landscape character (survey areas 44 to 49) with higher ground (Ayrshire Lowlands / Lowland Hills, survey area 47) located to the north and east. Rolling pasture fields bounded by hedgerows, some post and wire fencing and occasional mature trees predominate along the urban edge with most properties bounded by hedgerows, occasional trees, and low level vegetation. Much of this pastoral landscape and urban edge is of medium quality and provides a distinctly rural setting to the village. Views from the approach roads, (A735 from the north, B751 from the south and three minor roads from the west and north) take in views of housing on the edge of the village although there is little in the way of landmark buildings or townscape features and the church tower is not widely visible from outwith the village. The approach from the south along the B751 is noticeable by the railway crossing although this also is not a distinctive, townscape element and a pocket of industrial development is located to the east, partly screened by railway embankments.

The village has a railway station on the Glasgow/Kilmarnock line and the rail approaches to the village are mainly concealed by cuttings, although much of the railway line through the village is on railway arches, providing an elevated view of the village.

### **Local Landscape Character: Lowland River/Stream Valleys (Carmel Water)**

The Carmel Water (survey area 49) runs through the eastern half of the village from the northeast, past Kilmaurs Place to the southeast, through the Estate Landscape character near the church to the south of the village. Access into the village from the A77 and the northeast, is gained from the B751 which passes the Estate landscapes of Rowallan and the Carmel Water before crossing Kilmaurs Bridge (over the Carmel Water) to access the village. The valley landform and a 'sense of enclosure' along this route are further enhanced by the adjacent hills at Jocksthorn and Newlands.

### **Local Landscape Character: Estate Landscape (Tour)**

The Estate Landscape character (survey area 44) includes Tour House and grounds and extends southwest along the Carmel Water to include wooded landscapes around the village church. The OS map includes reference to a number of historical features including '*Lady's Well*', '*Glencairn Aisle*', a '*Dovecot*', and some '*Earthworks*'. The landscape character of this area is of a high quality and the well wooded and the many fine mature trees and the landform of the Carmel Water add considerably to the local landscape quality and setting of these features.

Access to the village from the A735 includes a distinct sense of arrival that is reinforced by the wooded Estate Landscape of Tour, which is set on a bend in the road, opposite the church. The village church has an impressive square tower that is visible as a landmark building within the area, although it is not widely visible from outwith the village.

### **Local Landscape Character: Lowland Hills**

Lowland Hills (survey area 47 and 43) to the north and east of the village provide some containment and many of these are marked by traditional hilltop farmsteads such as Jocksthorn, Newlands and Wheatrig. Lowland Hills at Jocksthorn, Altonhill, and Grassmillside are of strategic landscape importance to the setting of Kilmaurs in that they form the visual watershed between the north western edge of Kilmarnock and Kilmaurs. Of these Jocksthorn is the most important to Kilmaurs as this hill also provides the visual containment and is visible from within the village. Altonhill and Grassmillside provide visual containment when viewed from Kilmarnock and are not visible from within the village.

#### **4.2.3 Existing Urban Edge Character**

The urban edges of Kilmaurs are well integrated with the surrounding landscape elements of trees, woodland and hedgerows, whilst garden boundaries are generally well established and mature, particularly in the east. In the west, the urban edges are younger in terms of landscape setting and establishment of garden vegetation. Existing housing density along the Urban Fringe ranges from 30 to 6 units per hectare with 20 to 30 units per hectare (medium density) being most common.

#### **4.2.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003**

Two small areas of low density housing (providing an addition of 74 houses) are proposed within the current Local Plan; on two areas of Pasture Land, on the western and north western edge of the village.

Proposed development and village expansion has been kept relatively low due to recognised constraints on public services.

#### **4.2.5 Landscape Capacity**

In landscape terms, the village could expand by approximately a quarter of its current size with most development occurring on the western side of the village. Capacity is estimated at up to 530 housing units with an addition of 27.12 ha. to the village area. This expansion is unlikely to directly effect the landscape setting of the Conservation Area and the higher quality landscape setting of the eastern half of the village. Expansion would be most visible from the B751 approach road and should be developed to enhance the village approaches and entrance experience together with development of urban and landscaped spaces around the station and within the western half of the village, to enhance the local townscape and village setting.

Further piecemeal development and expansion of the village at a smaller scale is unlikely to be able to provide the benefits of planned expansion as described above and would be less able to alter or enhance the suburban character developing on the western edge of Kilmaurs.

##### **Western Kilmaurs: Higher Capacity**

Greater landscape capacity for development is present along the western half of the village where the local landscape is less sensitive (medium to low) due to the presence of a relatively common, medium quality local landscape character type (Pasture Lands) and the low lying topography.

In urban design terms this landscape character, the existing suburban character and the general setting of the village is better suited to housing development. The south western quadrant in particular, would allow development equidistant from the village centre (preserving the nuclear form of the village) and offers a potential design opportunity for development of increased access and the creation of public space (urban or landscape) around the village station. The suburban/dormitory character of this area and the lack of public open space (urban or landscape) are clear urban design constraints to the expansion of this area and the quality of the developing Urban Fringe and townscape quality. New development in this area will need to accommodate and provide for a greater provision of open space whilst maintaining a reasonable net housing density of approximately 15-30 units per ha. although pockets of higher density (20-40 units per ha.) may be appropriate on the edge of internal urban spaces and development areas.

##### **Eastern Kilmaurs: Lower Capacity**

In landscape terms, the local landscapes along the eastern half of the village are of a higher sensitivity to housing or other urban development due to the generally higher quality of these landscapes, the local topography of areas like Carmel Water, the elevation and strategic landscape importance of Jocksthorn and the landscape and visual sensitivity and historical setting of estate landscapes to the south.

In terms of urban design, development on the eastern half would be closest to the village amenities, but challenging in that the design would need to add to the towns existing urban quality without detracting for the existing landscape quality and townscape setting of many of the buildings/Conservation Area and urban edge of Kilmaurs. There is limited land with potential for development on this side of the village and the considerable design constraints would preclude typical, higher density detached housing development in favour of more traditional housing styles, building materials, variable densities and the creation of urban and landscape public spaces, linked to the village centre.

Table 4.7 lists each of the identified development areas in an approximate order of preference together with some outline development recommendations. Each site or area will require the development of a masterplan or detailed design that takes account of the wider village design.

**Table 4.7 Kilmaurs: Landscape Capacity for Development**

<b>Landscape Capacity for Future Housing Development</b>			
<b>Development Area</b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
<b>Areas Most Suitable for Development</b>			
45/1. Kilmaurs Station	~200	9.07	<p>Mixed 1-2 storey housing would be suitable, built onto a masterplan for village extension incorporating new access with urban legibility and the strategic location of 1 or 2 landmark buildings. Medium housing density is recommended with pockets of higher density internal to the site.</p> <p>Part of this area should be allocated for the provision of hard and soft public space around the station with links to the village centre. Formal screening and buffer planting is recommended along the railway line and the establishment of a mature, urban edge character would be required to preserve the rural setting and character of the village. The design of recreational space on the edge of the village could alter the rural landscape character of the area and care would need to be taken with its design, location, and visibility.</p>
45/2. Crofthead	~75	3.97	<p>Mixed 1-2 storey housing would be suitable, built onto a masterplan for village extension. Development should enhance the 'village street' and entrance experience to the village on the western access road. Medium to low housing density is recommended with pockets of lower density on the edge of the site.</p>
48/3. North Railway	~45	1.83	<p>Mixed 1-2 storey housing would be suitable, built into a 'gap' field severed by the railway line. Development should enhance the main access road. Low to medium housing density is recommended with a buffer area of tree planting provided along the railway line.</p>
<b>Areas with Potential</b>			
45/4. Towerhill	~45	2.89	<p>Site constraints include the proximity of this area to adjacent estate landscapes (setting issues) and a pocket of local industry. Lower density 1-2 storey housing would be suitable, subject to visual effects on adjacent landscape setting.</p> <p>Buffer landscape planting to screen and integrate with the Estate Landscape and the Carmel Water is recommended.</p>
46/5. Langmuir	~80	5.06	<p>Site constraints include the proximity to higher ground. Medium to low density 1-2 storey housing would be suitable.</p> <p>The establishment of a mature and well integrated urban edge would be required to preserve the rural setting and the creation of some internal space or 'streetscape' village character would be required to 'break up' the residential area.</p>
48/6. Standalane	~40	2.02	<p>Mixed 1-2 storey housing would be suitable with development preserving and enhancing the main access road. Medium to low housing density is recommended with the establishment of a mature, urban edge to preserve the rural setting and character of the village.</p>

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**Landscape Capacity for Future Housing Development**

Development Area	Capacity (units)	Area ha.	Outline Development Recommendations
			<b>Areas with Limited Potential</b>
48/7. Carmel Water	~45	2.29	Site constraints include slightly higher ground, close to the Conservation Area and the Carmel Water with limited access. Improved access with medium to low density 1-2 storey housing would be suitable, subject potential visual effects on the Conservation Area.  Landscape space and planting to define the Carmel Water and the establishment of a mature, urban edge to preserve the rural setting and character of the village is recommended.
<b>Total</b>	<b>~530</b>	<b>27.12</b>	

#### 4.2.6 Landscape Strategy: Preservation of Setting

Preservation of the rural setting of Kilmaurs and the prevention of coalescence of the village with the north western edge of Kilmarnock are the principal requirements for a landscape strategy in this area. Collectively the higher quality local landscapes of Tours (Estate), Jocksthorne (Lowland Hill) and Carmel Water (Lowland Stream Valley) form a robust and relatively clear block of landscape, aligned to the southeast of the village. These areas are directly related to the setting of the village and the prevention of coalescence. Further to the southwest an area of Pasture Lands provide an area from which views of Kilmaurs church tower and the edge of Kilmarnock are visible in the landscape. The area also corresponds with an overhead transmission line. This area and the Lowland Hills at Altonhill and Grassmillside provide a visual watershed, separating Kilmaurs from northwest Kilmarnock and form the outer limit to the setting of Kilmaurs.

The potential for visual coalescence is most acute along the A735 between Altonhill and Tours. Currently the urban edges of both Kilmaurs and Kilmarnock are sharply defined and Kilmaurs is screened by the wooded character of Tours. Beyond Altonhill, the urban edge of Kilmarnock is currently exposed and open to the adjacent fields, with further expansion proposed in the current local plan. The Lowland Hill at Altonhill is all that prevents visual coalescence, through the appearance of 'ribbon development' as one travels along the A735 between the two settlements.

Figure 8b identifies a zone of various local landscape characters, currently separating Kilmaurs from northwest Kilmarnock. The preservation and enhancement of these areas is recommended as part of the landscape strategy to preserve the setting of Kilmaurs. Particular attention to strengthen and preserve the rural separation of the two settlements is recommended along the A735 in the vicinity of Altonhill. Landscape enhancement should be encouraged to reinforce the Lowland Hill character of Altonhill whilst an increase in tree planting is recommended within the lower lying areas and along the A735 road corridor. Woodland planting may also be beneficial, but the main aim should be to enhance the sense of open space between the two settlements rather than to establish blanket woodland.

Table 4.8 provides some outline management recommendations for each of these areas.

**Table 4.8 Kilmaurs: Landscape Strategy Areas**

<b>Areas not Suitable for Housing Development and Indicative Landscape Areas</b>	
<b>Location</b>	<b>Outline Management Recommendations</b>
8. Carmel Water	The Carmel Water and Kilmaurs Mill Bridge provide an attractive landscape setting and gateway to the village from the B751 (access to the A77). The visual and landscape quality of this area could be further enhanced by increased tree planting along the Carmel Water and architectural control and enhancement of built development on the edge of Kilmaurs.
9. Jocksthorh	Conservation of the landscape quality and character of this Lowland Hill is recommended to preserve the setting of the village and Conservation Area. Landscape enhancement could include hedgerow and tree planting, whilst woodland planting should be avoided to maintain the open character and views of this area.
10. Tour/Kirkland	Conservation of the landscape quality and character of this Estate / Stream valley landscape is recommended to preserve the setting of the church, historic features and the Conservation Area.

## 4.3 Knockentiber

### 4.3.1 Townscape and Historical Context

Knockentiber is a small settlement to the north of Crosshouse on the B751 with a population of approximately 350. Historically the settlement has developed from a handful of larger houses to a small settlement through the addition of post-war local authority housing and more recently, smaller areas of private development.

The form of the village is of a simple linear development along the B751 and includes a central green space and two minor road junctions. The northern end of the village is older and is approached via a bridge over a disused railway (now footpath / cycleway), whilst the southern end of the village is abruptly marked by the gable ends of two houses adjacent to the sign for 'Knockentiber'. The character of the village is strongly influenced by low density local authority housing (ranging from 10-25 units per ha.) which covers the majority of the village, there are no urban or historical spaces other than the central green area whilst mature trees and vegetation are lacking.

### 4.3.2 Local Landscape Setting

#### **Local Landscape Character: Pasture Lands**

The village is predominantly set within low lying Pasture Lands and the setting of the village, particularly the western edge, is enclosed to the north by the disused railway line and associated trees and woodland and to the west by Busbiehill. Longer views are available south and east across the Carmel Water towards Crosshouse Hospital and Kilmarnock beyond.

#### **Local Landscape Character: Lowland Stream Valleys (Carmel Water)**

The eastern edge of the village backs onto the Carmel Water, which is partly screened, by small areas of shelterbelt and scattered trees. Beyond Carmel Water, approximately 1.5 km of Pasture Lands and Fardalehill (Lowland Hill) separate Knockentiber from the urban edge of

Kilmarnock, however scattered development at Greenhill Smallholdings and the rear of the Crosshouse Hospital are visible to the southeast at approximately 500m distance. This area, although physically remote from the settlement, has an Urban Fringe character due to the scale and urban character of the hospital complex and adjacent housing / urban edge visible at Crosshouse.

#### **4.3.3 Existing Urban Edge Character**

The urban edge to Knockentiber is generally immature and exposed with most housing and associated garden areas abruptly finishing at the end of field boundaries and delineated by a variety garden fencing and occasional low hedgerows and small trees.

#### **4.3.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003**

One area of low density housing development is proposed in the current Local Plan, on the northern edge of the village (an addition of 32 houses) within an area of Pasture Lands, local landscape character. The area to the north of this site is required for tree planting.

#### **4.3.5 Landscape Capacity**

Landscape capacity at Knockentiber is relatively high and there is sufficient capacity to effectively double the size of the village with a total developable area of up to 11.78 ha. that could accommodate approximately 150 houses.

##### **Pasture Lands: Higher Capacity**

Pasture Lands to the east and west of the village have a relatively high capacity for development due to the containment and sense enclosure already provided by the topography and existing tree and woodland along the disused railway line. The landscape character within these areas is common and the quality is medium to low.

In urban design terms, development would be challenging and large-scale expansion of the village to fulfil the identified landscape capacity would require the creation of a village masterplan. However, the settlement as a whole would benefit from the implementation of a village masterplan in terms of landscape enhancement, in-fill development along the main street, the creation of urban space and east/west expansion to create a more nucleated urban form.

##### **Carmel Water: Lower Capacity**

The local Stream Valley landscape character of the Carmel Water provides some local identity and variety to the area and extends south to connect into Crosshouse. This landscape feature is important as a linear landscape corridor and provides some separation and containment from potential coalescence with Crosshouse and the hospital. Landscape capacity for housing development in this area is low due to the valley landform, greater rarity, and uniqueness of local landscape character and the strategic importance of the valley to the setting and containment of the village.

Although housing development in this area would not be appropriate, strategic landscape enhancement and recreational development for access (walking riding or cycling) would be appropriate as part of a wider landscape and recreational strategy. The disused railway line, whilst not providing any capacity for housing development is strategically important to the



setting and containment of the village and the enhancement and conservation of tree and woodland planting along the length of this feature would also be beneficial.

Table 4.9 lists each of the identified development areas in an approximate order of preference together with some outline development recommendations and suggestions. Each area will require the development of a detailed design that refers to a wider village design masterplan.

**Table 4.9 Knockentiber: Landscape Capacity for Development**

<b>Landscape Capacity for Future Housing Development</b>			
<b>Development Area</b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
			<b>Areas Most Suitable for Development</b>
41/1. Knockentiber East	~50	4.28	Mixed 2 storey development ranging from high density along the main street to low density along the new settlement edge. Buffer and corridor landscape planting to be provided along the disused railway and Carmel Water to preserve and enhance the setting of these areas.
40/2. Knockentiber West	~100	7.50	Mixed 2 storey development of medium density to contain internal urban space and through connection to the main street. Buffer landscape planting to be provided along the disused railway and new urban edge character (trees / woodland) to be established to enhance the setting of the village.
<b>Total</b>	<b>~150</b>	<b>11.78</b>	

### 4.3.6 Landscape Strategy: Setting Enhancement

Table 4.10 provides some outline management recommendations for this section of the Carmel Water, which should relate to a wider village masterplan.

**Table 4.10 Knockentiber: Landscape Strategy Areas**

<b>Areas not Suitable for Housing Development and Indicative Landscape Areas</b>	
<b>Location</b>	<b>Outline Management Recommendations</b>
3. Carmel Water	Provide landscape management and planting to enhance the urban edge and recreational access to this area. Opportunity to provide woodland screen to hospital and Crosshouse village along top of opposite Camel Water bank.

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## 4.4 Crosshouse

### 4.4.1 Townscape and Historical Context

Crosshouse is a medium sized village or settlement with a population of approximately 2400 located approximately 1 km to the west of Kilmarnock. Historically Crosshouse was a small settlement that was enlarged to provide housing for local coalminers in the 19<sup>th</sup> cent. The form of the village is fairly nuclear and is located on the crossroads of the B751 (from Kilmaurs), the B7081 (from Kilmarnock) and the Carmel Water, which flows southwest through the village. The old village centre is relatively small and this perhaps reflects the original size of the village prior to the 19<sup>th</sup> cent. expansion. The church at Crosshouse is a noticeable landmark with a square tower, visible from the northern and eastern approach roads.

A mix of further post war local authority and private housing development has taken place over more recent decades on larger 'estates' to the south and north of the village, typified by fairly uniform housing types, density and road layout. A central area of public open space and playing fields are provided within the southern half of the village.

Crosshouse Hospital (1982) is located just outside the north eastern edge of the village along the B7081. The scale and character of this development is in marked contrast to the village and surrounding rural landscapes, particularly the hospital incinerator stack and amenity landscaping provided along one side of the B7081.

### 4.4.2 Local Landscape Setting

#### **Local Landscape Character: Pasture Lands**

Pasture Lands provide the local landscape setting for the eastern, southern and north western edges of the village. The landscape quality is generally medium with a pocket of higher landscape quality in the vicinity of Carmel Bank to the southwest. Lower quality landscape is evident along the Urban Fringes to the east where there are fewer mature trees and hedgerows have been replaced with post and wire fencing. The local landscape character provides a rural setting to the settlement, particularly when viewed from the approach roads, from the south and east.

#### **Local Landscape Character: Lowland River/Stream Valleys (Carmel Water)**

The Carmel Water flows through the village and separates Crosshouse from Knockentiber, whilst providing an attractive rural feature that contributes to the local setting of the northern and western edges of the village. Despite the urbanising influences of the hospital to the north and a pocket of industry to the southwest, the Carmel Water is strategically important to the character and local setting of the village.

#### **Local Landscape Character: Urban Fringe (Crosshouse Hospital)**

The urban character of Crosshouse Hospital, the B7081 (amenity landscaping and street lighting) and a group of 5-6 storey flats visually reinforce the potential coalescence of Crosshouse with Kilmarnock and provide a heightened sense of Urban Fringe or amenity landscape setting to the eastern part of the Crosshouse. Although the quality of landscaping along the south of the hospital is relatively high, its character is distinctly urban / amenity and is only present along the southern boundary.

The rural character and setting of Crosshouse village has been eroded along the eastern edge of this settlement and the remaining areas of rural landscape (Pasture Lands) are of a lower landscape quality. The remaining land dividing Kilmarnock from Crosshouse requires a decision to be made as to whether managed settlement coalescence should be allowed or strategic and concentrated landscape management employed. The aim of landscape management would be to restore landscape quality and enhance the provision of a robust landscape buffer zone dividing the two settlements. The development of an Estate Landscape character would be most appropriate for this location given the proximity of urbanising influences and the character of this landscape type would work well with the provision of recreation space and facilities.

#### **Local Landscape Character: Lowland Hills**

High ground is located to the west and north west of the village at Busbiehill, which is visible beyond the village from the approach roads. Although not particularly high (55m AOD) the views from the top of Busbiehill are extensive and the whole of Crosshouse and its setting are visible from this location. A smaller ridge or Lowland Hill is located to the south of the village at Windyedge. The road cutting of the B751, through this ridge provides a strong 'entrance' experience to the southern edge of the village, although a communications mast is present as a detracting feature. The ridge at Windyedge provides strategic containment of the village and forms an important landscape barrier to development further south.

#### **4.4.3 Existing Urban Edge Character**

On the whole the existing Urban Fringe character is generally immature, and characterised by combinations of low hedgerows, fencing and occasional pockets of mature vegetation and trees. The existing housing density ranges from approximately 15 units per ha. in the local authority housing areas to 30-35 units per ha. in developments to the south of the village.

#### **4.4.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003**

Three areas of housing development are proposed within the settlement boundary to provide and additional 55 housing units. The proposed density ranges from high to medium, with a small site of low density housing for five houses. Further mixed development (either industry class 4, residential or recreational development) is proposed in two low lying areas adjacent to the Carmel Water.

It is considered that there will be a continued pressure for housing development in the village, due to the proximity of the settlement to Kilmarnock.

#### **4.4.5 Landscape Capacity**

It is considered that the local landscape character has the capacity to accommodate housing development up to approximately one third the size of Crosshouse with greatest capacity being located on the northwest and eastern edges of the village. Development of this scale would add an additional 25.87 ha. of land and approximately 460 housing units to the settlement boundary.

#### **North Western and Eastern Crosshouse: Higher Capacity**

Greater landscape capacity for development is available in the northwest quadrant of Crosshouse on a relatively even area of Pasture Land below Busbie Cottages. The landscape sensitivity is lower due to the presence of a relatively common, medium quality landscape

character type. In terms of urban design, this site would reinforce the nuclear form of the settlement, is relatively close to the village centre, and could be accessed from the B751.

Further capacity for development is available along the eastern edge of the village on lower quality and less sensitive landscape character that has been heavily influenced by urban elements on the edge of Kilmarnock and at Crosshouse Hospital. The potential for settlement coalescence within this area is an important design constraint and extent of development in this area would depend upon the production of masterplan for the management of the remaining land between the two settlements and the hospital.

Development within these areas would be required to provide attractive internal spaces, through routes, and the establishment of a mature urban edge.

### **South Eastern Crosshouse: Lower Capacity**

Areas with lower or slightly lower landscape capacity occur along the south western edge of the settlement. Landscape sensitivity is slightly higher in area 4 (shown on Figure 8b) due to the higher ground (Lowland Hill) at Windyedge that would cause development to be visible on the skyline.

Development of land adjacent to the Carmel Water is constrained by area, topography and the higher landscape quality at Carmel Bank. These factors combine to produce an area of higher landscape sensitivity with development along the Carmel Water perhaps better suited to open space provision and recreational use.

**Table 4.11 Crosshouse: Landscape Capacity for Development**

<b>Landscape Capacity for Future Housing Development</b>			
<b>Development Area</b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
<b>Areas Most Suitable for Development</b>			
38/1. Busbie Cottages	~180	6.37	Development of mixed 2-storey medium to high density housing, subject to development of a detailed masterplan for village extension. Opportunities to create pedestrian links to the village centre, provide some internal space and establish a new urban edge to enhance village setting and provide landscape links to the Carmel Water should be undertaken.
<b>Areas with Potential</b>			
35/2. Annandale	~280	9.77	Site constraints include the proximity of this area to the Kilmarnock and the potential for settlement coalescence. Development of mixed 2-storey medium to high density housing, subject to development of a landscape masterplan for the management of this area. Opportunities to create access to the village centre, provide some internal space, and establish a new urban edge to enhance village setting should be undertaken.
36/3. Holm	~40	2.23	Mixed 2 storey housing would be suitable with development preserving and enhancing the main access road and entrance to the village. Medium to low housing density is recommended with the establishment of a mature, urban edge to preserve the rural setting and character of the village.

### Landscape Capacity for Future Housing Development

Development Area	Capacity (units)	Area ha.	Outline Development Recommendations
34/4. Windyedge	~125	6.26	High ground to the south is a design constraint and the height and or extent of development should be controlled to avoid skyline development. Elsewhere mixed 2 storey housing would be suitable with medium to low housing density. The establishment of a mature, urban edge to preserve the rural setting and character of Carmel Water / Carmel Bank is recommended.
			<b>Areas with Limited Potential</b>
36/5. Carmel Bank	~17	1.24	Mixed 2 storey housing with low housing density and the establishment of a mature, urban edge to preserve the rural setting and character of Carmel Water / Carmel Bank is recommended.
<b>Total</b>	<b>~460</b>	<b>25.87</b>	

#### 4.4.6 Landscape Strategy: Prevention of Coalescence

Two areas of landscape strategy (Annandale and Crosshouse Hospital) have been recommended that focus on the prevention of settlement coalescence and a further area of potential landscape enhancement is suggested along the Carmel Water valley. Each of these would require the development of more detailed landscape masterplans and or management statements.

**Table 4.12 Crosshouse: Landscape Strategy Areas**

#### Areas not Suitable for Housing Development and Indicative Landscape Areas

Location	Outline Management Recommendations
6. Carmel Water	Landscape enhancement of this area of local landscape quality is recommended with the establishment of a mature urban edge along existing areas of housing which overlook the valley. Enhancement of this area should be developed as part of a wider landscape management plan from the Carmel Water.
7. Annandale	Development of a landscape masterplan to manage the prevention of settlement coalescence and the creation of an Estate Landscape and recreational spaces to link into the adjacent estate landscapes of Mount House and the golf course is recommended. Alternatively managed coalescence may be developed under a different landscape strategy for the area.
8. Crosshouse Hospital	An opportunity to continue the landscape planting in the form of structure woodland, particularly along the northern and eastern boundary of the hospital grounds is recommended to screen and reduce the urban influence of this area of more rural landscape to the north.

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## 4.5 Crookedholm

### 4.5.1 Townscape and Historical Context

Crookedholm is located approximate 300m to the east of Kilmarnock beyond the A77, north of Hurlford and the bridge over the River Irvine on the B7073. It is appropriately named as the River Irvine sweeps round in a series of meanders, forming an irregular area of flat "holm" land with the ground rising in a steep slope behind on the north bank.

The population of Crookedholm is approximately 975 and although separate from Hurlford, the two settlements share many amenities with Crookedholm for example, containing two churches.

The historical form of the southern (oldest) part of the village has changed little since the 1860 OS map record, and has been tightly constrained by the banks of the River Irvine.

Existing housing density within the settlement ranges from high (30-40 units per ha.) in the north) to low (10-20 units per ha.) in the oldest areas of the village

### 4.5.2 Local Landscape Setting

#### **Local Landscape Character: River/Stream Valleys (River Irvine)**

The River Irvine (survey area 22) runs through the southern edge of Crookedholm from the northeast and forms a natural divide between the village and the town of Hurlford. Access into the village along the B7073 from the A71 passes the edge of the river valley with areas of mature woodland. This area south of Crookedholm, between the A77 and the edge of Hurlford, has a medium to high landscape quality with remnants of estate woodland creating enclosed spaces and screening adjacent roads. The area of River Valley to the east of Crookedholm is more open and gently sloping with less tree cover and is of medium quality.

A railway line runs over the River Irvine past the village providing an elevated view of the village and river valley.

#### **Local Landscape Character: Pasture Lands**

Crookedholm village is set within Lowland River Valley / Pasture Lands local landscape character (survey areas 15 and 16). Rolling pasture fields with hedgerows surround Crookedholm to the north, east and west with some scattered trees, mature hedgerows and low level vegetation at the urban edge. Much of this landscape is of a locally medium quality with areas of a lower quality to the northwest (survey area 16) at the urban edge. Views from the B7073 through the centre of the village are minimal and existing housing and vegetation at Hurlford screens out views from the A71.

### 4.5.3 Existing Urban Edge Character

Crookedholm has little or no Urban Fringe character, the areas of pasture on the urban edge to the east are of a lower landscape quality with minimal vegetation on the urban edge. Existing housing density along the Urban Fringe areas is approximately 20 – 30 units per hectare (medium density).

#### 4.5.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003

One area of additional housing development (providing 25 houses), accompanied by peripheral tree planting is proposed in the current Local Plan on the western edge of the village.

Crookedholm has been identified as an area for priority integrated action and improvement.

#### 4.5.5 Landscape Capacity

In landscape terms, the village could expand by approximately a half of its current size with most development occurring on the eastern side of the village. Capacity is estimated up to 415 units with the addition of 13.83 hectares. This expansion is unlikely to directly effect the landscape setting of the River Irvine to the south. Expansion would be most visible from the minor road to the north around Templetonburn with some views from the southbound A77 road. Any potential expansion to the village will require a landscape strategy to provide an enhanced setting and new urban edge integrated with the surrounding landscape and existing settlement areas as a whole.

##### North and West Crookedholm: Lower Capacity

In landscape terms the local landscapes between the western edge of village and the A77 is of medium quality with scattered trees on the periphery along the road corridor. The topography of this area is undulating, with Crookedholm located above the level of the A77. The higher ground at Ralstonhill would make this landscape sensitive to development due to potential visibility on the skyline.

##### Eastern Crookedholm: Higher Capacity

Greater landscape capacity for development is present along the north and eastern half of the village where the local landscape is less sensitive (medium with lower areas) due to the presence of medium quality local landscape character type (Pasture Lands) and relatively more sheltered and low lying topography.

**Table 4.13 Crookedholm: Landscape Capacity for Development**

Landscape Capacity for Future Housing Development			
Development Area	Capacity (units)	Area ha.	Outline Development Recommendations
<b>Areas Most Suitable for Development</b>			
16/1. East Crookedholm	~117	3.87	Development of mixed 2 storey medium to high density housing, subject to development of a detailed masterplan for village extension. Provision of access to existing recreation ground with pedestrian links to the village centre. Create mature landscape buffer at urban edge to preserve rural setting
<b>Areas with Potential</b>			
16/2. East Crookedholm	~98	4.92	The River Irvine flood plain is a possible constraint in this area. Medium to low density housing is recommended with the establishment of mature urban edge to preserve the rural setting and

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**Landscape Capacity for Future Housing Development**

Development Area	Capacity (units)	Area ha.	Outline Development Recommendations
15/3. Northwest Crookedholm	~100	5.05	character of the River Irvine. High ground in the north is a design constraint extent of development should be controlled to avoid skyline development. Mixed 2 storey / single storey housing is recommended with medium to low density. Establishment of mature urban edge to act as screen and reinforce road corridor planting
<b>Total</b>	<b>~315</b>	<b>13.84</b>	

#### 4.5.6 Landscape Strategy: Setting Preservation and Enhancement

The valley of the River Irvine is of huge importance to the setting and local identity of the Crookedholm and this is particularly noticeable along the southern boundaries of the settlement. The preservation and enhanced landscape management of these areas is recommended to conserve the landscape qualities and visual setting of these areas.

Land to the west, between Crookedholm and the A77 requires conservation and protection from development that would otherwise lead to the visual coalescence of Crookedholm and Kilmarnock. The existing rural landscape in this area provides attractive space along the A77 and also acts a buffer between the settlement and the transport corridor. Consolidation of the existing urban edge along the western boundary of Crookedholm is recommended as further development in this direction would become visible over the brow of the hill and the current western urban edge should be considered as the limit to urban expansion in this direction.

Settlement expansion should be concentrated along the eastern edges of the village and new integrated urban edges should be established as part of new development.

**Table 4.14 Crookedholm: Landscape Strategy Areas**

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**Areas not Suitable for Housing Development and Indicative Landscape Areas**

Location	Outline Management Recommendations
11. River Irvine	The River Irvine valley south of Crookedholm provides an attractive landscape setting as well as a significant green buffer between the A77 road and Hurlford preventing coalescence of settlements. Landscape management which may included enhancement planting is recommended adjacent to the river at east Crookedholm would improve the landscape setting as well as forming a new boundary to any proposed development.



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## 4.6 Hurlford

### 4.6.1 Townscape and Historical Context

Hurlford is a small town located approximately 1 km to the east of Kilmarnock to the south of Crookedholm on the River Irvine. The population of the town is approximately 4,440. Historically the town developed rapidly in the 19<sup>th</sup> century following the establishment of a local foundry where Fire clay and ironstone were worked extensively until production ceased in the 1970's. A ship's propeller has been erected in the town centre as a reminder of the past industrial heritage of Hurlford.

The town has developed around the A71 and B7073 main transport links, which intersect adjacent to the River Irvine and Crookedholm. The overall structure town is nucleated with a mixture of housing ranging from older pre war buildings to post war local authority houses. There has been some industrial development on the southern edge of Hurlford adjacent to the railway.

### 4.6.2 Local Landscape Setting

#### **Local Landscape Character: Pasture Lands**

Pasture lands character forms a green buffer on the eastern edge of the town up to the River Irvine and Cessnock Water as well as the southwestern edge adjacent to the railway line (survey areas 17, 18, and 21). The landscape quality is generally medium with pockets of lower quality adjacent to the Urban Fringe. The lower quality landscape is evident along the Urban Fringes to the east and southwest where there are remnants of past industrial use and sparse trees and woodland.

#### **Local Landscape Character: Stream / Burn Valleys (Cessnock Water)**

The Cessnock Water, a tributary of the River Irvine, runs past the Urban Fringe and Pasture Land areas to the south and east of Hurlford (survey areas 18 and 19). Access into town from the A71 and A76 passes the locally medium to lower quality landscape of East and North Hurlford. Vegetation and land cover in these areas is of a lower quality with broken hedgerows and scattered scrub/woodland vegetation.

#### **Local Landscape Character: Urban Fringe**

The eastern edge of Hurlford (survey area 18) consists of undulating rough grassland and vacant land with some broken hedgerows along the urban edge. There is also evidence of past industrial uses adjacent to the disused railway and the landscape is generally of a lower quality.

The southern edge of Hurlford (survey area 19) consists of a predominantly flat area of rough grassland with little or no tree cover. The edge of the settlement in this area is poorly defined and made up of a mix of amenity grassland, garages, garden fences, and adjoining rough grassland along the edge of the Cessnock Water valley.

#### **Local Landscape Character: Lowland Hills**

High ground is located to the south of the town adjacent to existing industry around Barleith Farm and Haining Mains. Although not particularly high (60m AOD) the hill is a prominent feature from the A76 road, the railway line forms a cutting through the hill.

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### **Local Landscape Character: Estate Landscape (Kirkland)**

The Estate Landscape character (survey area 22 and 23) extends from the River Irvine north west of Hurlford along the edge of the A77 to Kirklandside Hospital. The landscape exists as a fragmented patchwork of woodland and shelterbelts most of which is within the River Irvine valley. The landscape quality is generally medium, although the presence and visibility of adjacent transport routes and industry detract from this area.

### **4.6.3 Existing Urban Edge Character**

On the whole the existing Urban Fringe character is sparse with little mature vegetation characterised by fencing, broken hedgerows and low level vegetation. Existing housing density along the Urban Fringe areas is approximately 20 – 30 units per hectare (medium density).

### **4.6.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003**

The town is expected to come under increased pressure for residential and industrial development, due to its proximity to Kilmarnock and the A77. A rail halt and or station is also recommended. Four areas of new, medium to high density housing are proposed within the settlement boundary to provide an additional 110 housing units. Further land is proposed for industrial development (8.45 ha.) in the south western edge of the town.

### **4.6.5 Landscape Capacity**

It is considered that the local landscape character has the capacity to accommodate housing development up to approximately one quarter the size of Hurlford with greatest capacity being located on the north and west of the town. Capacity is estimated at up to ~550 housing units

#### **Northern and Eastern Hurlford: Higher Capacity**

Greater landscape capacity for development exists at the eastern edge of the town where local landscape character is less sensitive (medium to low) due to presence of Urban Fringe and medium to low quality local landscape character type (Pasture Lands). In terms of urban design this site would reinforce the nuclear form of the settlement, is close to the town centre, and could be accessed from the A71.

Further capacity for development is available along the northern edge of the settlement near Elvinside Farm on medium quality Pasture Land. Proximity to the River Irvine flood plain may however, be a constraint to development in this area.

#### **Southern Hurlford and Torrance Lodge: Lower Capacity**

The local landscapes on the western edge of the town at Torrance Lodge are less sensitive due to the presence of Urban Fringe and low quality pastureland. This area is land locked by two main roads and the railway corridor, the cemetery is also close to Torrance Lodge which will constrain major development in this area. Development south of the town will be constrained by the low-lying nature of the ground and proximity to the river.

In terms of urban design, development on the western edge would be detached from the main town by the railway corridor and would also require the establishment of structure planting to act as a screen or buffer between the cemetery and railway corridor.

**Table 4.15 Hurlford: Landscape Capacity for Development**

<b>Landscape Capacity for Future Housing Development</b>			
<b>Development Area</b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
<b>Areas Most Suitable for Development</b>			
17/1. North Hurlford	~125	5.0	Mixed 2 storey development of medium density to incorporate existing mature woodland features. New boundary planting and integration of the settlement edge with the wider landscape and River Irvine valley is recommended.
18/2. East Hurlford	~220	8.80	Mixed 2 storey housing of a medium density would be suitable, built onto a masterplan for village extension and perhaps incorporating gateway landscape features at the entrance to the town adjacent to A71 road. Community woodland planting and or landscape management is recommended along the new and existing settlement boundaries to achieve enhanced integration of the urban edge with the Cessnock Water valley.
<b>Areas with Potential</b>			
21/3. Torrance Lodge	~113	4.80	Mixed 2 storey development of medium density with substantial buffer planting at new urban edge to establish boundary planting at the railway corridor and cemetery.
19/4. South Hurlford	~95	4.75	Mixed 2 storey housing would be suitable with medium to low density housing and establishment of a mature boundary to the new urban edge.
<b>Areas with Limited Potential</b>			
16/5	~15	0.71	Some limited potential exists along the north part of the settlement adjacent to the River Irvine, but this area is restricted in terms of space and proximity to the river. The area may be better suited for amenity / recreational development.
<b>Total</b>	~568	24.06	

#### **4.6.6 Landscape Strategy: Setting Enhancement**

Enhancement of the rural setting of Hurlford is the main requirement for a landscape strategy in this area. Five areas of landscape strategy have been recommended and each of these would require the development of a more detailed landscape management plan. Landscape to the north east of Hurlford offers the greatest landscape potential for new development that will require appropriate integration of the urban edge with the surrounding Pasture Lands. To the south and east greater potential exists for landscape enhancement, management and promotion of amenity and recreational uses. Areas of Pasture, Urban Fringe and Lowland Hill are all linked by the Cessnock Water River Valley that also defines the limits of settlement expansion and new development in this direction. Barleith Hill in particular provides some localised screening and containment of the distillery and southern part of the settlement.

Land to the west, between the A77 / A71 junction, cemetery and Kirklandside Hospital should continue to be managed and conserved to prevent settlement coalescence with Kilmarnock, the existing woodland at the hospital for example is protected by a Tree Preservation Order.

**Table 4.16 Hurlford: Landscape Strategy Areas**

<b>Areas not Suitable for Housing Development and Indicative Landscape Areas</b>	
<b>Location</b>	<b>Outline Management Recommendations</b>
6. Skerrinton Mains	Conservation and enhancement of the landscape quality and character of this Pasture Land.
7. Cessnock Water	Management and enhancement of this area could be developed as part of a wider landscape management plan for Cessnock Water. Development of landscape features such as hedgerows and woodland planting / management adjacent to the disused railway may be one example of enhancing this area.
8. Barleith	Retention of the undeveloped Lowland Hill character is recommended.
9. Torrance Lodge	Enhancement planting at railway corridor and existing settlement boundary at Torrance Lodge to screen transport corridors to improve landscape setting at this edge of the town. Woodland planting is recommended to tie in with mature Estate Landscape at the River Irvine and Kirklandside Hospital.
10. Kirklandside Hospital	The Kirklandside Hospital and River Irvine valley to the north west of Hurlford provides a green wedge between the A77 road and Crookedholm. Management of existing mature woodland (protected by TPO) is recommended adjacent to existing urban edge. Further planting could also be undertaken to screen the railway corridor.

## 4.7 Fenwick and Leigh Fenwick

### 4.7.1 Townscape and Historical Context

Fenwick and Leigh Fenwick are located approximately 3-4 km to the northeast of Kilmarnock and to the east of the A77. The population of Fenwick and Leigh Fenwick is approximately 1,050 and the village centres of both Fenwick and Leigh Fenwick are designated as Conservation Areas. The historical parts of the settlements are linear in form as they were previously located along the old A77 route and Fenwick and the Kings Arms Hotel in the centre of the village served as a staging post on route to Glasgow. Many of the existing buildings in both settlements exhibit vernacular architectural styles and Fenwick Kirk is a particular example.

Development at Fenwick has expanded initially to the east of the village although two estates of private housing, dating from the 1970's and 80's are located to the north and south of the village, with the southern most one crossing the Fenwick Water. A ribbon of larger private housing development has also extended along a minor road connecting into Leigh Fenwick.

The smaller of the two settlements, Leigh Fenwick is almost entirely designated a Conservation Area and exhibits little of no settlement expansion in recent years. Although separate, Leigh Fenwick relies on the larger Fenwick for much of its amenities and community services.

### 4.7.2 Local Landscape Setting

#### Local Landscape Character: Pasture Lands

Pasture Lands provide the over-riding character of the local landscape setting on the southern and eastern edges of the villages adjacent to the Fenwick Water and Craufurdland Water

River/Stream Valleys (survey areas 2, 3, 4 and 5). Much of this landscape is medium quality consisting of scattered trees and hedgerows and is representative of typical Ayrshire Lowlands landscape character. There are six traditional farmsteads located on slightly higher ground and evenly spaced across the landscape and an enclosing arc, to the east and south and these include Skernieland, Wylieland, and Wylielandhill, Midland and Aikenhead. Each of these farmsteads is set within relatively well managed farmland that forms the immediate setting the settlement.

#### **Local Landscape Character: Lowland River/Stream Valleys (Fenwick Water)**

The Fenwick Water stream (survey areas 1, 3, 4 and 5) runs through Fenwick and Leigh Fenwick from north to southwest. Overall the landscape quality is medium with lower areas (survey area 1) at Leigh Fenwick where the valley landscape appears to be less managed or of a poorer quality and is characterised by some over mature trees and pockets of scrub / rougher pasture. The river valley provides an important focal point opportunity and source of local identity and amenity value within the settlement boundary, although the village form has historically has built up to focus on the route of the former A77.

#### **Local Landscape Character: Lowland Hills**

The higher areas of ground are located to the north and west of the village adjacent to the A77 road (survey areas 10 and 11). Views from Fenwick Hill (145m AOD) to the west of the village are extensive with views over Kilmarnock and further towards the coastline. The areas of high ground to the northeast and northwest provide containment of the Fenwick which is substantially reinforced by the route of the A77/M77 transport corridor.

### **4.7.3 Existing Urban Edge Character**

On the whole the existing urban edge character is varied with mature trees, hedgerows, coniferous woodland, low level vegetation and fence lines. The existing housing density is generally low with higher density in the north and central areas of the Fenwick.

### **4.7.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003**

There is one area of medium density housing proposed within the settlement boundary to provide an additional 50 housing units. There is also a proposal to extend Fenwick Cemetery.

### **4.7.5 Landscape Capacity**

In landscape terms, Fenwick could expand by approximately a third of its current size with most development occurring on the eastern side of the village. Capacity is estimated at ~279 units spread across 14.17 hectares of existing low-lying Pasture Land. Development at Leigh Fenwick would be much more limited (~86 units) with development restricted both by available land and in design terms by the proximity of the Conservation Area and a number of listed buildings.

The A77 / M77 expansion creates a strong physical barrier and it is recommended that this be reinforced by the creation of a landscape buffer zone or area of increased woodland planting. Development along this edge of the settlement should be restricted.

### Eastern Fenwick and Leigh Fenwick: Higher Capacity

Greater landscape capacity for development is available along the north western and western edge of the village due to the containment provided by the topography to the north. In terms of urban design, development should be planned and designed as part of an overall village masterplan to include and establish a new urban edge. This site has potential to continue the terracing effect that already exists in Fenwick. The inclusion of a taller (3-4 storey) landmark or feature building may also add to the townscape character of the village particularly when viewed from the surrounding landscape.

Further capacity for small pockets of development exists around Leigh Fenwick on lower quality and less sensitive landscape character areas to the south and north west.

### Western and Southern Fenwick: Lower Capacity

The M77 road corridor and topography will limit expansion of the settlement to the west and the landscape setting should be enhanced to the south at Leigh Fenwick to prevent settlement coalescence.

**Table 4.17 Fenwick and Leigh Fenwick: Landscape Capacity for Development**

<b>Landscape Capacity for Future Housing Development: Fenwick</b>			
<b>Development Area</b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
<b>Areas Most Suitable for Development</b>			
3/1. Fenwick Water	~98	4.92	Mixed 1-2 storey housing would be suitable, built onto masterplan for village extension. Medium to low density housing is recommended with an integrated urban edge to preserve the rural setting.
<b>Areas with Potential</b>			
2/2. Whylielandhill	~150	7.51	Site constraints include the proximity to higher ground at Whylielandhill. Medium to low density housing is recommended in the lower-lying areas with the establishment of mature urban edge to preserve the rural setting
<b>Areas with Limited Potential</b>			
3/3. Fenwick Water	~12	0.82	One storey housing with low density and the establishment of a mature urban edge to preserve the rural setting and character of Fenwick Water is recommended.
10/4. Fenwick South	~19	0.92	The main site constraint is the M77 road, which creates a strong physical boundary and is currently being upgraded. 1-2 storey housing with medium to low housing density would be suitable subject to visual effects on the Conservation Area.
<b>Total</b>	<b>~279</b>	<b>14.17</b>	

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**Landscape Capacity for Future Housing Development: Leigh Fenwick**

Development Area	Capacity (units)	Area ha.	Outline Development Recommendations
			<b>Areas Most Suitable for Development</b>
1/1. Leigh Fenwick	~15	0.71	A small area of potential development is recommended on the corner or junction of the B751 with the B7061 and enclosed to the west by woodland planting or buffer landscape between the edge of the settlement and the A77 / M77.
1/2. Fenwick Bridge	~42	2.12	Medium to low density housing is recommended with the establishment of mature urban edge to preserve and enhance the rural setting or the village and the adjacent Fenwick Water valley.
			<b>Areas with Potential</b>
10/3. Leigh Fenwick North	~29	1.45	Some medium to low density housing could also be accommodated to the north of the village providing this was well integrated into the existing settlement and screened from the A77 / M77.
<b>Total</b>	<b>~86</b>	<b>4.28</b>	

#### 4.7.6 Landscape Strategy: Preservation of Setting and Prevention of Coalescence

There are three components to the landscape strategy for Fenwick and Leigh Fenwick. The first of these would be to encourage and promote the creation of a landscape buffer zone between the A77 / M77 corridor and the western edges of the settlements and the preservation of existing landscape, currently separating Fenwick and Leigh Fenwick. This may be expressed as woodland and or smaller fields enclosed by woodland and would enhance and protect the amenity, setting and separate identity of both villages.

The second strategy would be to establish a broad swath of landscape to the west of the A77 / M77 and to the south of Leigh Fenwick as unsuitable for development ensuring that core areas of these villages will be retained to the east of the road corridor. Establishment of this landscape zone would provide further safeguards against the potential for ribbon development and settlement coalescence with Kilmarnock, further to the south.

A third strategy might be to develop the landscape and amenity potential of the Fenwick Water as it passes through the two village and possibly link this to recreational routes (foot paths and or cycleways) leading to the Dean Castle Country Park.

**Table 4.18 Fenwick and Leigh Fenwick: Landscape Strategy Areas**

<b>Areas not Suitable for Housing Development and Indicative Landscape Areas</b>	
<b>Location</b>	<b>Outline Management Recommendations</b>
4/5. Leigh Fenwick	Preservation of this pocket landscape to prevent coalescence between the two small settlements. Enhancement of this area should be part of a wider landscape management plan or strategy for the two villages as described in outline above.

## 4.8 Stewarton

### 4.8.1 Townscape and Historical Context

Stewarton, (population 6691) is pleasantly situated in open countryside 6 miles north of Kilmarnock. The town motto ‘Knit Weel’ reflects Stewarton’s long connection with the wool trade and a major centre of bonnet manufacture for over 4 centuries being known as the "Bonnet Toon". From the 19th century, it produced other textiles such as woollens, lace and hosiery; Stewarton has also engaged in engineering and copper production.

The overall the landscape setting of Stewarton is of a rural town nestled within a group of enclosing hills that presents a pleasant setting or view of the town from the approach roads. The relationship of the town to its landscape setting may be compared to a saucer with the outer limits of the town contained by the saucer lip or brim which prevents visibility of the town from ‘spilling out’ across a wider area of countryside. The setting of Stewarton provides a strong sense of identity and is considered worthy of retention and conservation as part of this assessment.

Historically the town was established on the cross roads of the A735, B778 and the B769, adjacent to the Annick Water on relatively low lying ground. The establishment of a railway station and the impressive viaduct in the 1860’s further reinforced this transport node and development has expanded fairly evenly in all directions to create a nucleated settlement that is contained by the surrounding hills. Post-war development has more than doubled the size of the town and has tended to be in the form of local authority and or private housing estates. The urban edges of these areas are often straight edged and poorly integrated with the surrounding landscape and the estates are often separated from the town centre by a network of river / stream gulleys relating to the Annick Water.

### 4.8.2 Local Landscape Setting

#### **Local Landscape Character: Lowland Hills**

The Lowland Hills (survey areas 52-57) are located to the north, east and southeast of the town and provide strong containment at the settlement boundary forming a ‘saucer like effect’ around the town. Lowland Hills at Causeyhead, Meikle Corsehill, and High Peacockbank are important landmarks whilst other areas of enclosing high ground at Little Cutstraw and the Spot contribute to the setting of Stewarton within the Lowlands landscape. The limits of development have been reached on the northern edge of the town, on areas of high ground in the



vicinity of Meikle Corsehill where development can be said to be at the 'edge of the saucer' and long distant views as far as Ailsa Craig are possible.

#### **Local Landscape Character: Pasture Lands**

Undulating Pasture Lands provide the local landscape setting to the south, west and north west of the town. The landscape quality is generally medium with pockets of higher quality to the south adjacent to Annick Water and the Lainshaw House estate landscapes. These areas are generally more sheltered, extensive and of generally lower to development. Areas to the west and northwest have been identified as offering greatest landscape capacity for housing development.

#### **Local Landscape Character: Lowland River/Stream Valleys (Annick Water )**

The Annick Water is the main river running through the town, the East Burn and Clerkland Burn run into the Annick Water from the north. To the north east of the town the Annick Water is surrounded by Lowland Hills local landscape character (survey areas 53 and 54). Access into the centre of the town is from the B769 from the northeast, and the valley landform and surrounding hills at Causeyhead are prominent features within the landscape. Valley landscapes to the north and east offer limited potential for development due to the topography and may be better suited to landscape development for amenity and recreational use.

#### **Local Landscape Character: Estate Landscape (Lainshaw House)**

The Estate Landscape character (survey area 60) includes Lainshaw House and grounds, which extend from the southwest corner of Stewarton along the Annick Water and include mature woodland and shelterbelts at Anderson's Mount. The landscape character of this area is of a medium to high quality with dense woodland and mature shelterbelts. The railway viaduct crosses the Annick Water adjacent to this area and provides an attractive local landmark.

### **4.8.3 Existing Urban Edge Character**

Generally the urban edges of Stewarton are mixed in terms of their quality and integration with the surrounding landscape. Examples of mature well integrated urban edges exist in the south and east, whilst less well integrated and straight urban edges remain more exposed in parts of the west and northern areas of the town.

### **4.8.4 Urban Development: East Ayrshire Council Local Plan Adopted 2003**

There are currently twelve areas of proposed housing development within the settlement boundary, listed in Table 4.19 below, providing a total of 247 additional housing units.

**Table 4.19 Stewarton: Residential Development Proposed in the Current Local Plan**

<b>Site Ref</b>	<b>Location</b>	<b>Capacity</b>	<b>Area (hectares)</b>
183H	Roertland Mill	14	0.62
185H	Nerther Robertland	50	1.39
186H	Rigghead	10	0.19

Site Ref	Location	Capacity	Area (hectares)
187H	Lianshaw Street	6	0.16
190H	Draffen	41	2.56
191H	Draffen House	11	0.31
217H	High Street	8	0.09
218H	Old Glasgow Road	6	0.35
230H	Old Glasgow Road	25	5.40
231H	Dean Street	6	0.06
240H	Cutsburn Road	10	1.60
241H	Dalry Road	60	5.86

#### 4.8.5 Landscape Capacity

In landscape terms, the town could expand to almost double in size with most development occurring in north and west of the town. Capacity is estimated at ~1987 housing units spread over an area of 103 ha. The principle aim of development will be to retain the sense of containment and enclosure provided by the perimeter Lowland Hills surrounding the settlement.

##### **Western and North Western Stewarton: Higher Capacity**

Greater landscape capacity for development is present along the western and north western edge of the town within this low-lying medium quality Pasture Land. Existing woodland and shelterbelts would provide an enhanced setting and structure for new housing development. In terms of urban design, this site would reinforce the nuclear form of the settlement, access to the centre of the town would be via the B778, passing under the railway viaduct.

Further capacity for development is available along the north western edge of the town on lower quality less sensitive landscape adjacent to Corsehill Castle. Any future development should incorporate the ruin as a feature and include landscape and access improvements to enhance and the local setting of this site.

##### **Southern and Northern Stewarton: Lower Capacity**

Areas of lower landscape capacity occur along the southern, eastern and northern edges of the settlement. The perimeter hills to the north, east, and south would cause development to be visible on the skyline and these areas are also of strategic importance to the overall setting of Stewarton. The highest of these areas, visually enclosing the settlement would not be suitable for development for these reasons.

Some potential for development exists within the lower lying Pasture Lands to the north (near Waterhead) and along part of the valley landscape (near Darlington Bridge) to the north. More limited development has been identified on sloping land to the east and in areas of higher landscape sensitivity to the south, near Lianshaw house and the railway viaduct.

Table 4.20 Stewarton: Landscape Capacity for Development

<b>Landscape Capacity for Future Housing Development</b>			
<b>Development Area</b>	<b>Capacity (units)</b>	<b>Area ha.</b>	<b>Outline Development Recommendations</b>
<b>Areas Most Suitable for Development</b>			
58/1. Kirkmuir Farm	~638	31.9	Low-lying area with shelterbelts and mature woodland capable of providing an established setting for new development and enhancing the existing urban edge / environs of the cemetery. Medium to low density housing is recommended.
57/2. Corsehill Castle	~340	17	Part of this area should be allocated for the provision of footpaths around the existing ruin. Medium to low density housing is recommended with the establishment of a well-integrated urban edge, connecting into existing woodland.
<b>Areas with Potential</b>			
52/3. Cutstraw	~294	14.7	Medium to low density 1-2 storey housing is recommended subject to localised higher ground at Meikle Cutstraw and the existing earthworks. The new urban edge would be visible from the B778 approach road and would require to be well integrated with the establishment of tree and woodland planting.
59/4. Lainshaw Mains	~206	10.3	Existing woodland provides an enhanced setting and should be preserved and integrated into housing proposals. Medium to low density 1-2 storey housing would be recommended with single storey development on the higher areas and avoiding skyline.
55/5. Darlington Bridge	~220	11	Potential height constraints and sloping ground mean that single storey medium to low density housing would be more suitable. Landscape enhancement and integration of the urban edge with the adjacent East Burn is recommended.
<b>Areas with Limited Potential</b>			
61/6. High Peacockbank	~100	6.7	Preservation of the existing landscape setting around Annick Water and Lainshaw viaduct. New development to include a landscape plan for the enhancement of spatial quality and setting of the viaduct. Some limited low density 1-2 storey housing may be suitable.
60/7. Lainshaw House	~40	4	Medium to high landscape quality and mature woodland in this area should limit development to low density 1-2 storey housing. As above new development to include a landscape plan for the enhancement of the viaduct.
52/8. Cutstraw	~67	3.35	Medium to low density housing may be suitable, the site is limited by sloping topography and need to avoid over prominence on the sky line when viewed from adjacent areas.
55/9. Darlington Bridge	~19.5	1.3	Mixed 1-2 storey development may be suitable, although this will be limited to single storey development on higher ground to avoid development breaking the skyline. Landscape enhancement and or management of the East Burn should be included as part of the design layout to provide integration and enhanced setting.
54/10. Causeyhead	~62	3.1	High ground on the edge of the settlement is major constraint to development. Landscape enhancement to the Annick Water should be included as part of the development. Medium to Low density housing 1-2 storey housing is recommended.
<b>Total</b>	<b>~1987</b>	<b>103.5</b>	

#### 4.8.6 Landscape Strategy: Preservation of Setting

Preservation of the rural setting of Stewarton is the main principle requirement for a landscape strategy in this area. The ring of Lowland Hills to the north, east and south east provides an attractive rural setting for the town. Figure 8a identifies an arc of Lowland Hills partly encircling the town, which would be unsuitable for development as this would threaten the existing character and landscape setting of Stewarton.

The preservation and enhancement of many of these areas is recommended as part of a landscape strategy to preserve the setting of Stewarton. Particular attention to the enhancement and conservation of River/Stream Valleys is recommended this will improve their amenity and recreation value. The protection and extension of existing woodland and landscape spaces should also be encouraged to assist the development of a well integrated urban edge.

**Table 4.21 Stewarton: Landscape Strategy Areas**

<b>Areas not Suitable for Housing Development and Indicative Landscape Areas</b>	
<b>Location</b>	<b>Outline Management Recommendations</b>
11. Peacockbank (Annick Water and Viaduct)	The railway viaduct, existing woodland and adjacent topography provide an attractive landscape setting when approaching the town from the A735 and B769. The landscape quality of the space and setting around the viaduct could be further enhanced through landscape design and management.
11. Lainshaw House	Conservation of landscape quality at the Estate Landscape of Lainshaw House. The mature woodland and shelterbelts provide an attractive landscape setting when approaching town from the southwest on the B769 road.
12. High Peacockbank	Conservation of the landscape quality un-developed character of this area of Lowland Hill is recommended to preserve the setting of the town.
13. Cutstraw	The Lowland Hills provide an attractive rural setting for town, which create a saucer like effect enclosing the settlement. New urban edge planting may be extended to tie in with the Annick Water and further enhance the setting of this area.
14. Annick Water	Conserve and enhance landscape quality within the valley of the Annick Water by woodland planting and improvements to public access.
15. Causeyhead	Conservation of this area of Lowland Hill is recommended to preserve the setting of the town.
16. East Burn	Landscape enhancement planting within the East Burn valley to enhance the urban edge and recreational value of this area.
17. Clerkland Burn	Landscape enhancement planting within the Clerkland Burn valley to enhance the urban edge and recreational value of this area.
18. High Cross	Conservation of this area of Lowland Hill is recommended to preserve the setting of the town.
19. Hillhousemuir / Kirkmuir Farm	Conserve and enhance existing shelterbelt and hedgerow planting with improvements to existing urban edge at the cemetery.

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## 5. Summary and Conclusions

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### 5.1 Summary

East Ayrshire Council commissioned Entec UK Ltd. to undertake a 'Landscape Assessment of Potential Development Areas' as part of the wider East Ayrshire Long Term Development Strategy. The project brief required a detailed landscape assessment that took account of a range of environmental criteria and local landscape character within the Urban Fringe areas and settlement boundaries of Kilmarnock; Hurlford; Crookedholm; Crosshouse; Fenwick and Kilmaurs.

#### 5.1.1 Methodology and Landscape Assessment

The landscape capacity assessment of potential development areas draws from the *Guidelines on Landscape and Visual Impact Assessment Second Edition* (Landscape Institute and Institute of Environmental Assessment, 2002) and builds on the *Ayrshire Landscape Assessment* (Land Use Consultants 1998). The Ayrshire Landscape Assessment identified broad regional areas of landscape character, development constraints and broad management and planning guidelines for future development. This assessment has included a landscape character survey, which has identified more detailed areas of local landscape / townscape character within the urban fringe together with the overall rural setting and identity of local settlements within the study area. Each of these areas has been considered in terms of its sensitivity and capacity for housing development by considering potential landscape effects and constraints against possible types of housing development (density, scale, and layout) and the landscape opportunities of particular areas.

The potential effects considered as part of this assessment and associated with potential housing development, may therefore include, but are not restricted to, the following.

- Changes to landscape character;
- loss of rare or unique areas of local landscape character and elements;
- skyline effects;
- poor integration of urban fringe and urban edge areas;
- visual effects from key viewpoints and approach roads;
- visual coalescence;
- ribbon development, and
- effects on setting.

Each area has been documented on a Landscape Character Survey Form, included in Appendix A at the back of this report. Landscape capacity for development has been divided into five categories as follows:

- Landscape Strategy: Areas Not Suitable for Development;
- Landscape Strategy: Indicative Landscape Areas;
- Areas with Limited Potential for Development;
- Areas with Development Potential, and
- Areas Most Suitable for Development.

The landscape assessment identified six areas of local Urban Fringe landscape characters, three of which, the Lowland Hills, Estate Landscapes and River/Stream Valleys had a lower capacity for development and two of which, the Pasture Lands and urban fringes, had a generally higher capacity for development. Transport corridors were identified as a further area of local landscape character and were deemed unsuitable for housing development.

### 5.1.2 Summary of Landscape Capacity Assessment Results

Approximately 338 hectares of land has been identified as suitable for development that is anticipated to be able to accommodate approximately 6,500 units at lower densities and up to ~8,000 units at a medium density of 25 units per hectare. The largest areas are located at Kilmarnock and Stewarton, although areas with capacity for development have been identified at each of the settlements within the study area. A summary of the Landscape Capacity Assessment for each settlement is provided below and in Table 5.1.

**Table 5.1 Summary of Landscape Capacity Assessment**

Settlement	Capacity (units)	~Area ha.	Capacity for Development	Landscape Strategy
<b>Kilmarnock</b>	~2140	115	Mainly to the north and west with some potential to the south.	Prevention of coalescence with neighbouring settlements
<b>Kilmaurs</b>	~530	27.12	Mainly to the west of the village	Preservation of setting
<b>Knockentiber</b>	~150	11.78	Mainly to the west of the village	Setting and village enhancement
<b>Crosshouse</b>	~460	25.87	Mainly to the south, west and north	Prevention of coalescence
<b>Crookedholm</b>	~315	13.84	Mainly to the east and northeast	Setting Enhancement
<b>Hurlford</b>	~553	23.35	Mainly to the east	Setting Enhancement
<b>Fenwick</b>	~279	14.17	Mainly to the east	Preservation of setting and prevention of coalescence
<b>Leigh Fenwick</b>	~86	4.28	Mainly to the south	As above.
<b>Stewarton</b>	~1987	103.5	Mainly to the east	Preservation of setting
<b>Total</b>	<b>~6,500</b>	<b>338.91</b>		

#### **Kilmarnock**

Kilmarnock has a number of constraints to further development and expansion including the A77 to the east, a tendency for linear development to the north, the potential for settlement

coalescence with Kilmaurs and Crosshouse to the west and the presence of attractive estate landscapes to the south. Greatest opportunity for development appears to exist in the north, west and southern parts of the town.

Approximately 115 hectares of land has been identified in the northern fringes of Kilmarnock with potential for housing development, whilst other areas have been identified as strategically important in landscape terms for the prevention of settlement coalescence and the preservation of the landscape setting of Rowallan. Existing Pasture Land adjacent to the North Craig reservoir and the Rowallan Business Park has been identified as of greatest landscape capacity for development due to the relatively lower sensitivity of adjacent landscape. Further north however the land rises to form an area of Lowland Hill or ridge that acts to visually contain and separate the urban edge of northern Kilmarnock from the Rowallan estate and its rural setting.

Further south higher ground at Altonhill and Fardalehill performs a similar function of containing and providing a rural setting for this area of Kilmarnock, whilst together with estate woodland further west, visually separates the town from Kilmaurs. To the southeast landscape capacity is limited by the A77, the need to prevent settlement coalescence with Crosshouse, and the desire to retain the existing landscape setting of Kilmarnock (River Irvine, Caprington, and Treesbank Estate landscapes).

The main focus of the landscape strategy for this area should be to prevent the physical and visual coalescence of settlements through the conservation of broad swaths of land stretching from the A77 / Crosshouse in the southwest, north along the Carmel Water and including the Lowland Hills of Altonhill, Fardalehill, Northcraig and the Estate landscapes of Rowallan and Tour at Kilmaurs. Further areas were identified at Dean Castle Country Park and Craufurdland Castle. The approach to Kilmarnock from the north along the B7038 / A77 junction was identified as an opportunity for the development of an enhanced 'gateway' or entrance experience.

### **Kilmaurs**

In landscape terms, the village could expand by approximately a quarter of its current size with most development occurring on the western side of the village. Capacity is estimated at up to 530 housing units with an addition of 27.12 ha. to the village area. This expansion is unlikely to directly effect the landscape setting of the Conservation Area and the higher quality landscape setting of the eastern half of the village. Expansion would be most visible from the B751 approach road and should be developed to enhance the village approaches and entrance experience together with development of urban and landscaped spaces around the station and within the western half of the village, to enhance the local townscape and village setting.

Preservation of the rural setting of Kilmaurs and the prevention of coalescence of the village with the north western edge of Kilmarnock are the principal requirements for a landscape strategy in this area. Collectively the higher quality local landscapes of Tours (Estate), Jocksthorn (Lowland Hill) and Carmel Water (Lowland Stream Valley) form a robust and relatively clear block of landscape, aligned to the southeast of the village. These areas are directly related to the setting of the village and the prevention of coalescence.

### **Knockentiber**

Landscape capacity at Knockentiber is relatively high and there is considered to be sufficient capacity to effectively double the size of the village with a total developable area of up to 11.78 ha. that could accommodate approximately 150 houses.

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Strategic landscape enhancement and recreational development for access (walking riding or cycling) has been considered as appropriate for the Carmel Water area.

### **Crosshouse**

It is considered that the local landscape character has the capacity to accommodate housing development up to approximately one third the size of Crosshouse with greatest capacity being located on the northwest and eastern edges of the village. Development of this scale would add an additional 25.87 ha. of land and approximately 460 housing units to the settlement boundary.

Two areas of landscape strategy (Annandale and Crosshouse Hospital) have been recommended that focus on the prevention of settlement coalescence and a further area of potential landscape enhancement is suggested along the Carmel Water valley. Each of these would require the development of more detailed landscape masterplans and or management statements.

### **Crookedholm**

In landscape terms, the village could expand by approximately a half of its current size with most development occurring on the eastern side of the village. Capacity is estimated up to 415 units with the addition of 13.83 hectares. This expansion is unlikely to directly effect the landscape setting of the River Irvine to the south. Expansion would be most visible from the minor road to the north around Templetonburn with some views from the southbound A77 road. Any potential expansion to the village will require a landscape strategy to provide an enhanced setting and new urban edge integrated with the surrounding landscape and existing settlement areas as a whole.

The valley of the River Irvine is of huge importance to the setting and local identity of the Crookedholm and this is particularly noticeable along the southern boundaries of the settlement. The preservation and enhanced landscape management of these areas is recommended to conserve the landscape qualities and visual setting of these settlements.

### **Hurlford**

It is considered that the local landscape character has the capacity to accommodate housing development up to approximately one quarter the size of Hurlford with greatest capacity being located on the north and west of the town. Capacity is estimated at up to ~550 housing units

Enhancement of the rural setting of Hurlford is the main requirement for a landscape strategy in this area. Five areas of landscape strategy have been recommended and each of these would require the development of a more detailed landscape management plan. Landscape to the north east of Hurlford offers the greatest landscape potential for new development that will require appropriate integration of the urban edge with the surrounding Pasture Lands. To the south and east greater potential exists for landscape enhancement, management and promotion of amenity and recreational uses.

### **Fenwick and Leigh Fenwick**

In landscape terms, Fenwick could expand by approximately a third of its current size with most development occurring on the eastern side of the village. Capacity is estimated at ~279 units spread across 14.17 hectares of existing low-lying Pasture Land. Development at Leigh Fenwick would be much more limited (~86 units) with development restricted both by available land and in design terms by the proximity of the Conservation Area and a number of listed buildings within the settlement.



The A77 / M77 expansion creates a strong physical barrier and it is recommended that this be reinforced by the creation of a landscape buffer zone or area of increased woodland planting. Development along this edge of the settlement should be restricted.

A third strategy might be to develop the landscape and amenity potential of the Fenwick Water as it passes through the two villages and possibly link this to recreational routes (foot paths and or cycleways) leading to the Dean Castle Country Park.

### **Stewarton**

In landscape terms, the town could expand to almost double in size with most development occurring in north and west of the town. Capacity is estimated at ~1987 housing units spread over an area of 103 ha. The principle aim of development will be to retain the sense of containment and enclosure provided by the perimeter Lowland Hills surrounding the settlement.

Preservation of the rural setting of Stewarton is the main principle requirement for a landscape strategy in this area. The ring of Lowland Hills to the north, east and south east provides an attractive rural setting for the town. Figure 8a identifies an arc of Lowland Hills partly encircling the town, which would be unsuitable for development as this would threaten the existing character and landscape setting of Stewarton.

The preservation and enhancement of many of these areas is recommended as part of a landscape strategy to preserve the setting of Stewarton. Particular attention to the enhancement and conservation of River/Stream Valleys is recommended, as this will improve their amenity and recreation value. The protection and extension of existing woodland and landscape spaces should also be encouraged to assist the development of a well integrated urban edge.

## **5.2 Assessment Conclusions**

In conclusion, the assessment has identified both broad areas suitable for development and areas, which are not suitable for development in landscape terms. However, the issues uncovered by the assessment raise some important questions about the evolution of settlements, the form, and design of future development and the preservation of urban landscape settings. Three questions have been examined covering settlement coalescence, design control of future development and landscape conservation.

### **Settlement Coalescence**

The first of these questions returns the strategic consideration of potential development between Crosshouse and Kilmarnock where settlement coalescence is already beginning to occur between Crosshouse and Kilmarnock.

- *Should future development be restricted with the aim to prevent and even reverse coalescence in this area and enhance the rural landscape setting?*
- *On the other hand should settlement coalescence in this location be accepted and managed to control its character, whilst retaining and enhancing the identity of Crosshouse as a new suburb of Kilmarnock?*

No community consultation has been undertaken as part of this assessment and it may be that this question needs further examination as to how each scenario could be managed and achieved and both of these solutions would require a strong landscape / planning strategy. This

assessment has concentrated on the prevention of settlement coalescence and the landscape strategy to increase the sense of separation between the two settlements would require preservation of Lowland Hills and Pasture Land as well as implementation of community woodland planting or similar. As a general recommendation, 'amenity' or urban style landscape planting should be avoided in favour of more rural and/or estate style landscape planting to enhance the rural landscape characteristics of the area.

### **Design Control of Future Development**

The second question deals with how future development and development control may be managed and achieved as follows.

- *Potential areas of development at each settlement are such that existing settlements may double in size how can the design of this be controlled to prevent loss of urban or townscape quality?*

Proposed development at many of the villages and smaller settlements, if taken forward will require the creation of a co-ordinated settlement masterplan that addresses both issues of urban design (integrating new development with the existing townscape) and landscape design (integrating new development with the landscape setting). Development guidelines or planning strategies may be developed or referred to as follows.

- Landscape treatment of new urban edges;
- townscape and urban integration;
- creation of new settlement boundaries and community woodland strategies; and
- potential for gateway features and enhancement of the approaches to settlements

### **Landscape Protection**

The final question deals with how landscapes identified as not suitable for development, may be protected and managed to achieve the objectives of preserving the rural setting and character of settlements and preventing the coalescence of settlements with each other. Each of these areas, if taken forwards will require development of a more detailed landscape strategy and policy development. The control and management of these landscapes should not only be viewed as strategies to promote urban ideals, but also as strategies that promote the continuity of healthy agrarian landscapes within the urban fringe and encourage responsible community access.

The areas identified form broad swaths of landscape linked by rivers and streams and six broad areas of landscape strategy can be identified overall as follows.

- Kilmarnock / Crosshouse Landscape Setting
- Carmel Water – Rowallan to Crosshouse
- Crookedholm and Hurlford - River Irvine
- Fenwick Water
- Stewarton – Encircling Hills and Annick Water

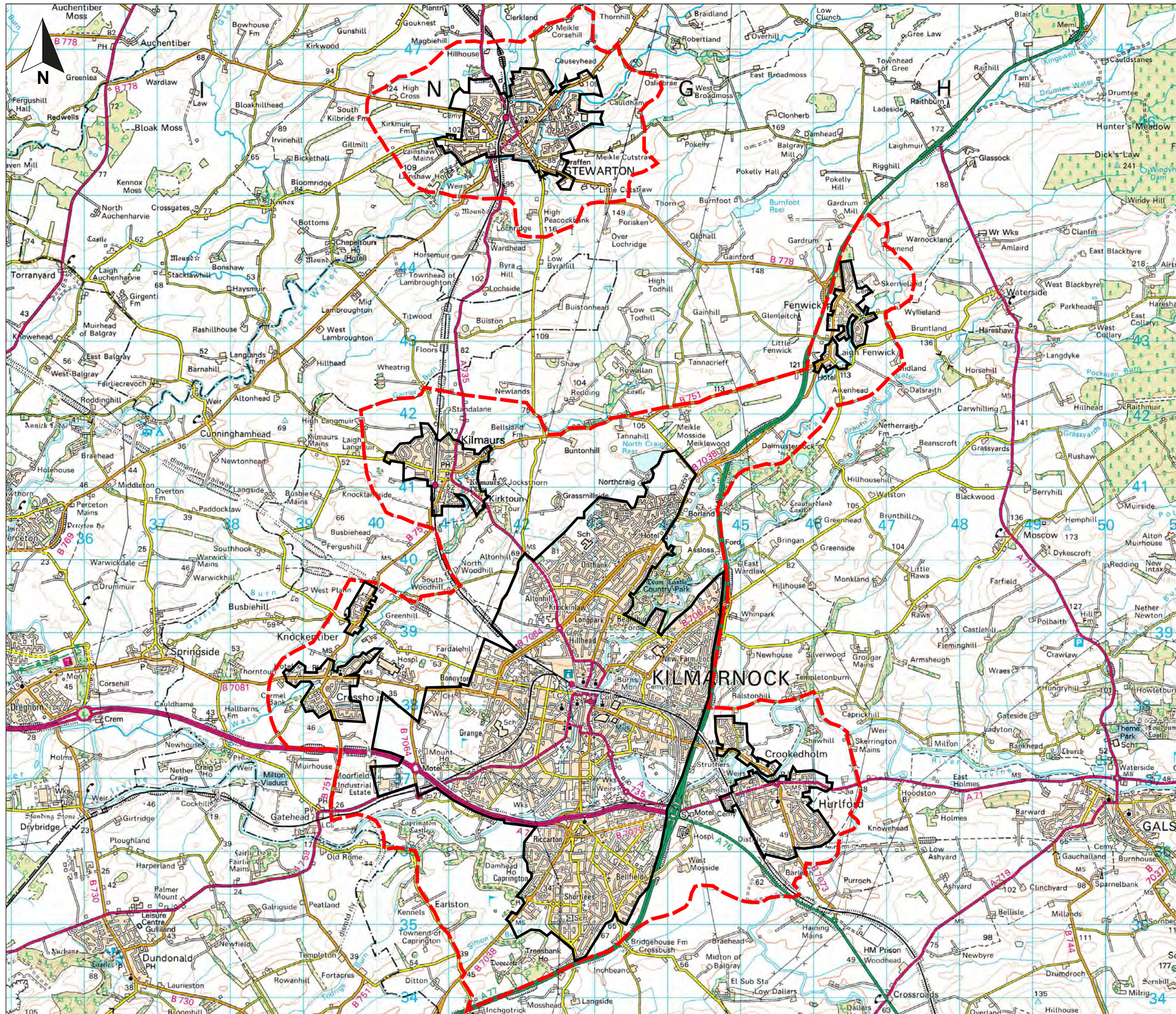
None of these areas would qualify for national or regional landscape designations such as National scenic Areas, Areas of Great Landscape Value or Sensitive Landscape character Areas,

and protecting these landscapes for their quality (medium to low) as a local designation is likely to be open to challenge. However existing policies (ENV14) that aim to protect the setting of historic Gardens and Designed Landscapes and listed buildings will still have an important role to play.

It is likely that a new Local Plan Policy would need to be developed, concentrating on achieving the specific objectives of that landscape area. For example, preservation of the rural landscape character type to preserve settlement setting and or prevent settlement coalescence. This might lead to the creation of 'Greenbelt' or 'Strategic Gap' type policies backed up by Community Woodland, TPO legislation and or designated recreational / open-space and access proposals to manage and enhance the existing landscape. The development of managed Community Woodland or indeed community landscapes that may encompass a wider variety of landscape types, may be one approach to provide physical reinforcement of policy. Bio-diverse landscapes, managed to promote wildlife habitat may also in the longer term come under the added protection of wildlife legislation.

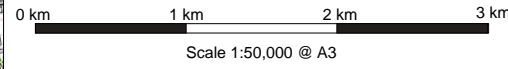






**Key**

- Study Area
- Settlement Boundary  
Defined by the Adopted East Ayrshire Local Plan, dated April 2003.

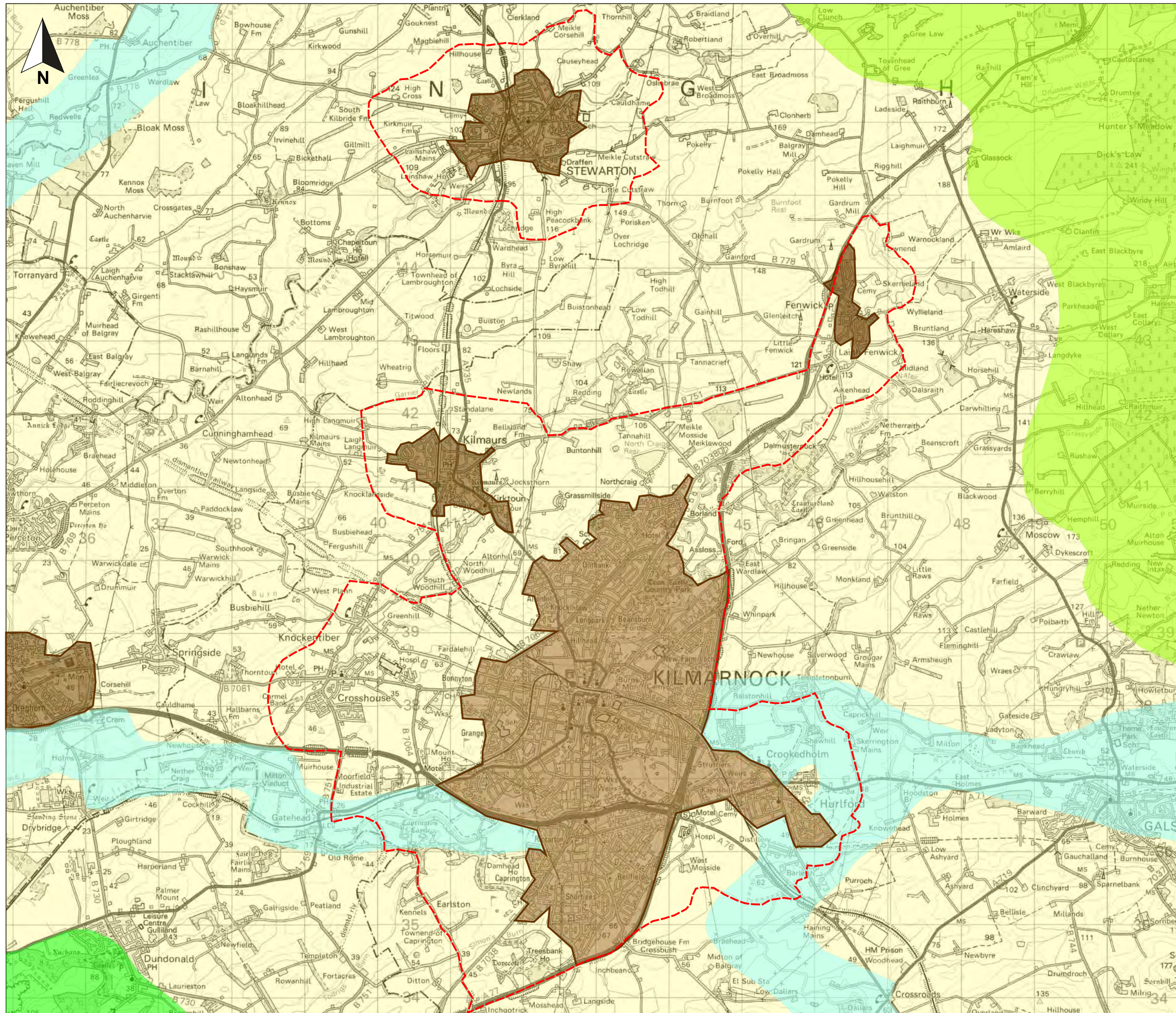


East Ayrshire Council  
Strategic Development Areas

**Figure 1**  
Study Area

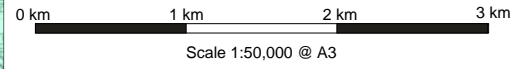






**Key**

- Study Area
- Urban Area
- Landscape Character Areas:**
- Ayrshire Lowlands
- Lowland River Valley
- Plateau Moorlands with Forestry
- Lowland Hills

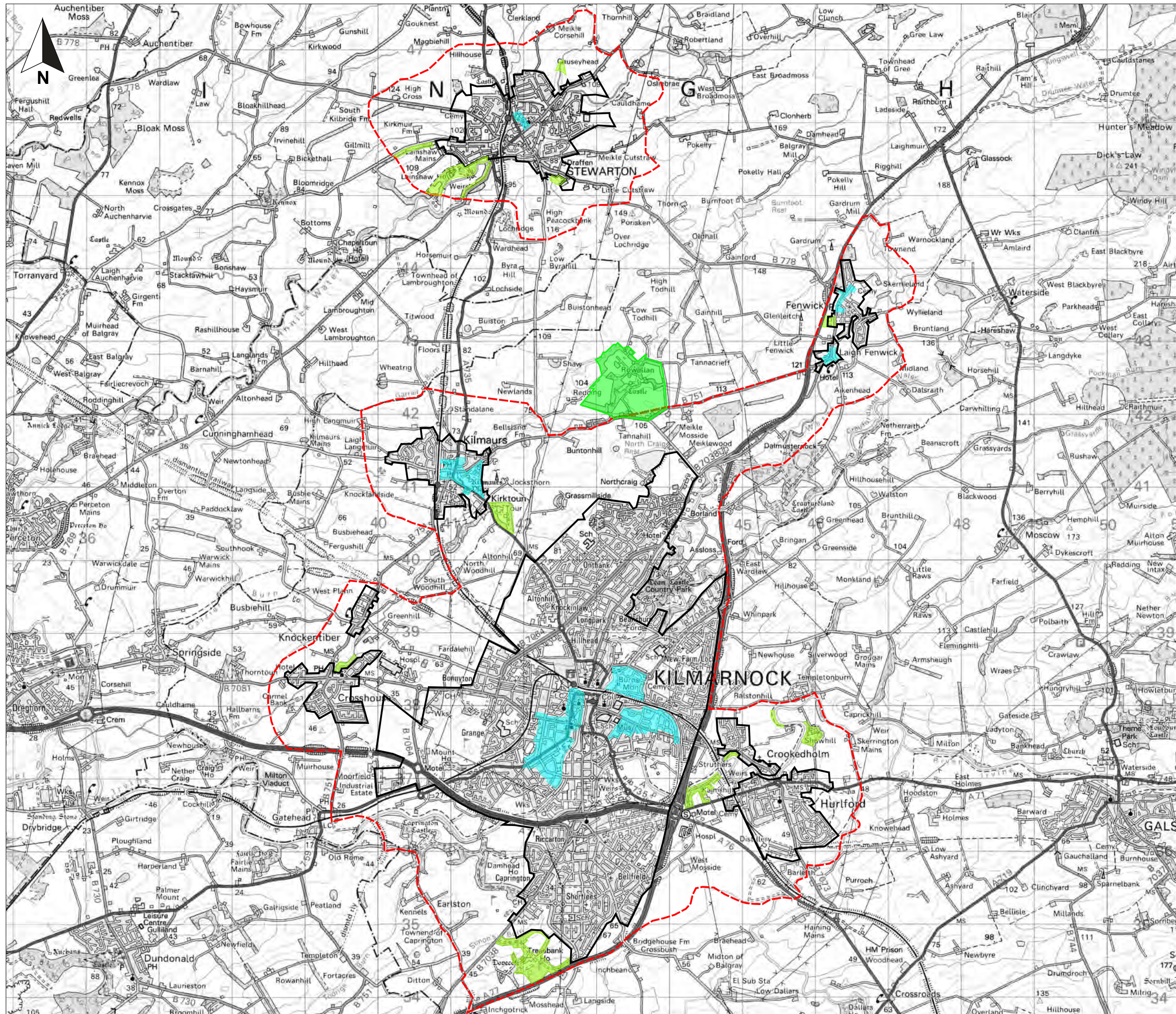


East Ayrshire Council  
Strategic Development Areas

**Figure 2**  
Regional Landscape Character Areas

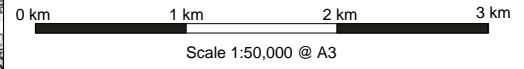






**Key**

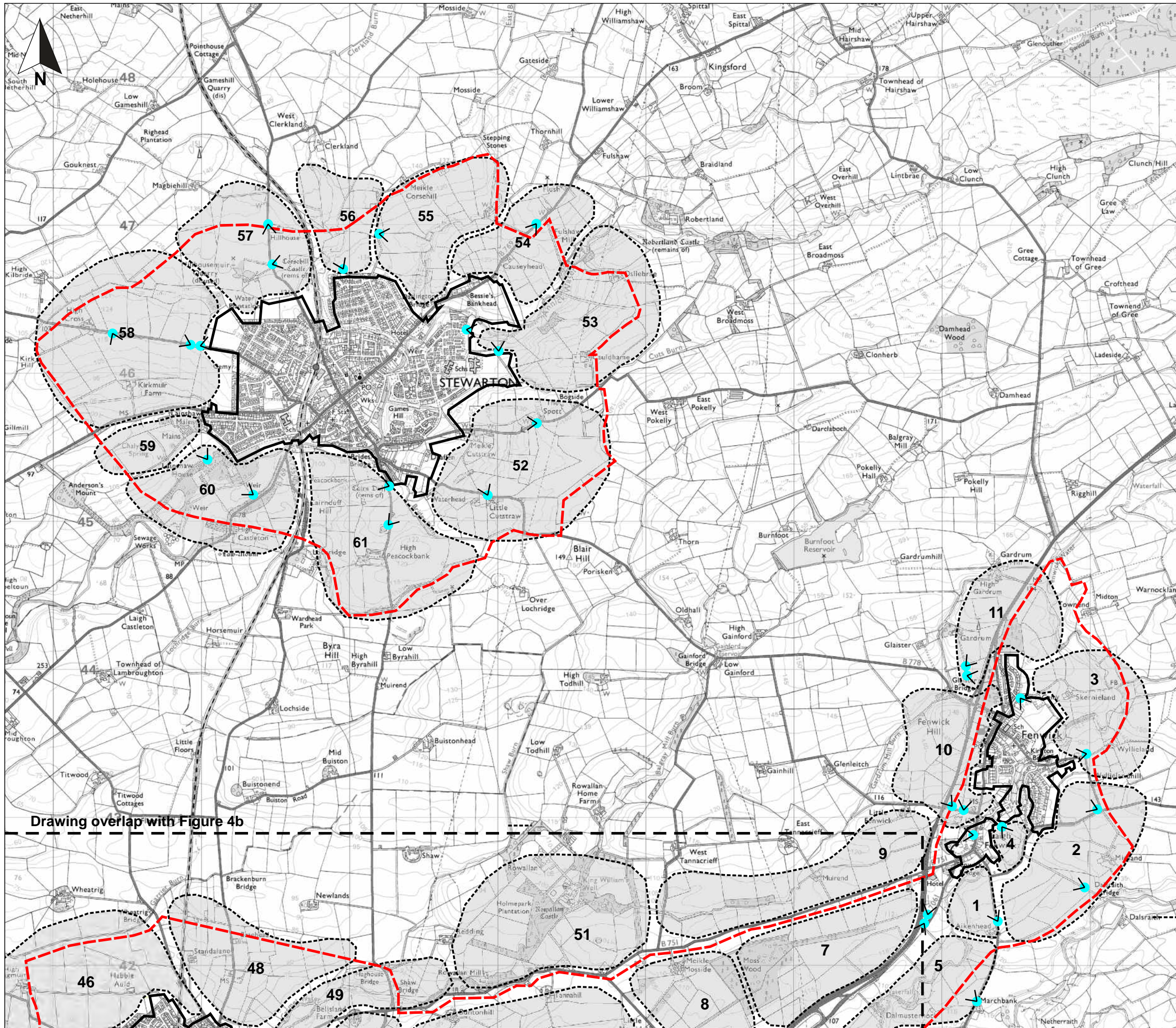
- Study Area
- Settlement Boundary
- Landscape Designations**
- Gardens and Designed Landscapes (Rowallan)
- TPO's
- Conservation Areas








East Ayrshire Council  
Strategic Development Areas

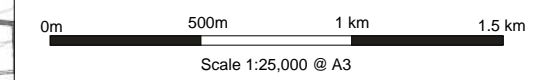
**Figure 3**  
Landscape Designations





**Key**

-  Study area outer boundary
-  Settlement boundary
-  Numbered assessment survey areas
-  Drawing overlap
-  Viewpoint locations



East Ayrshire Council  
Strategic Development Areas

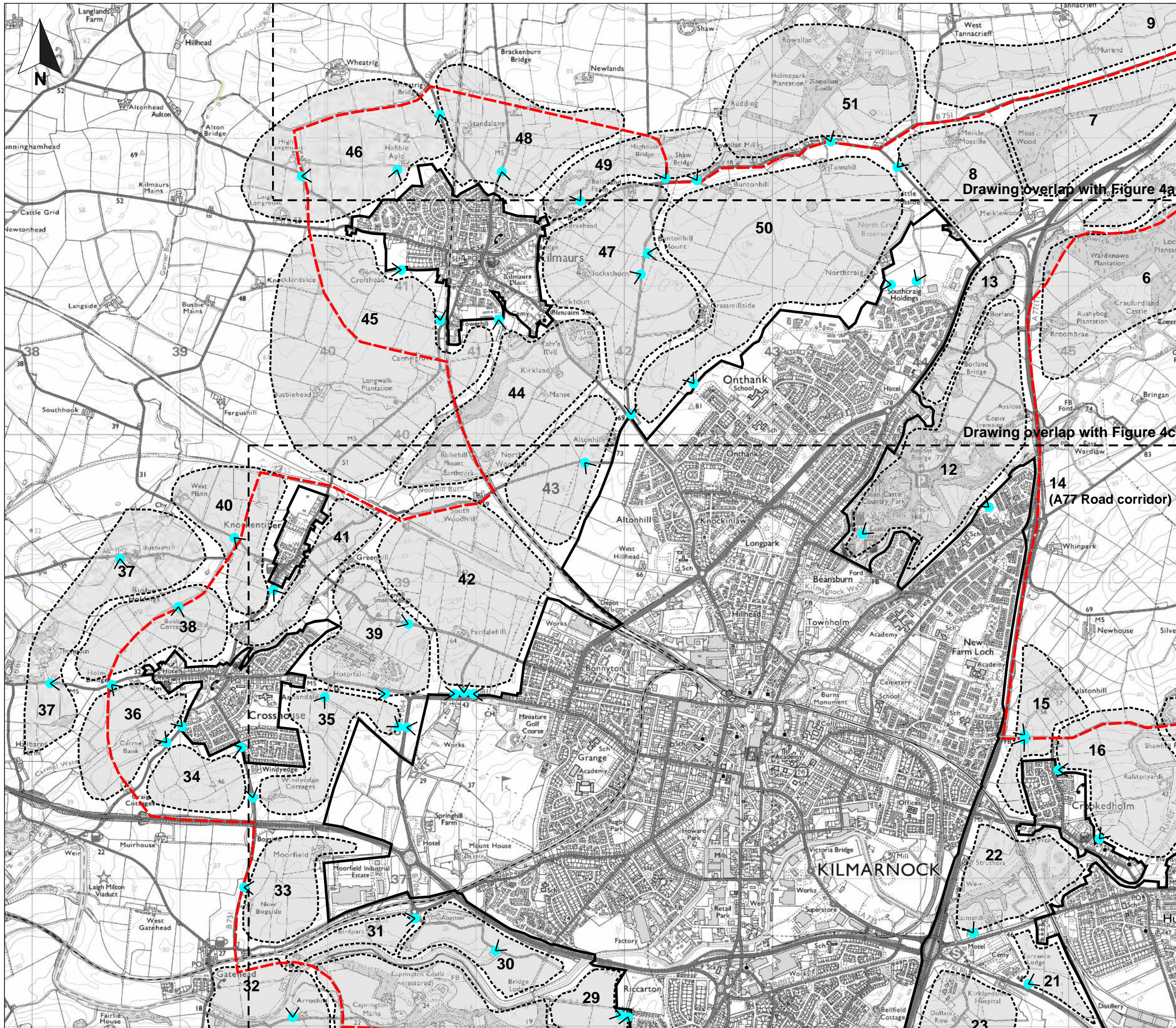
**Figure 4a**  
Site Survey Areas:  
Stewarton and Fenwick

October 2003  
11997-G004.cdr rylor



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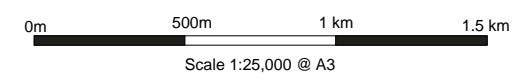


- Key**
- Study area outer boundary
  - Settlement boundary
  - 8 Numbered assessment survey areas
  - Drawing overlap

Drawing overlap with Figure 4a

Drawing overlap with Figure 4c

14 (A77 Road corridor)



East Ayrshire Council  
Strategic Development Areas

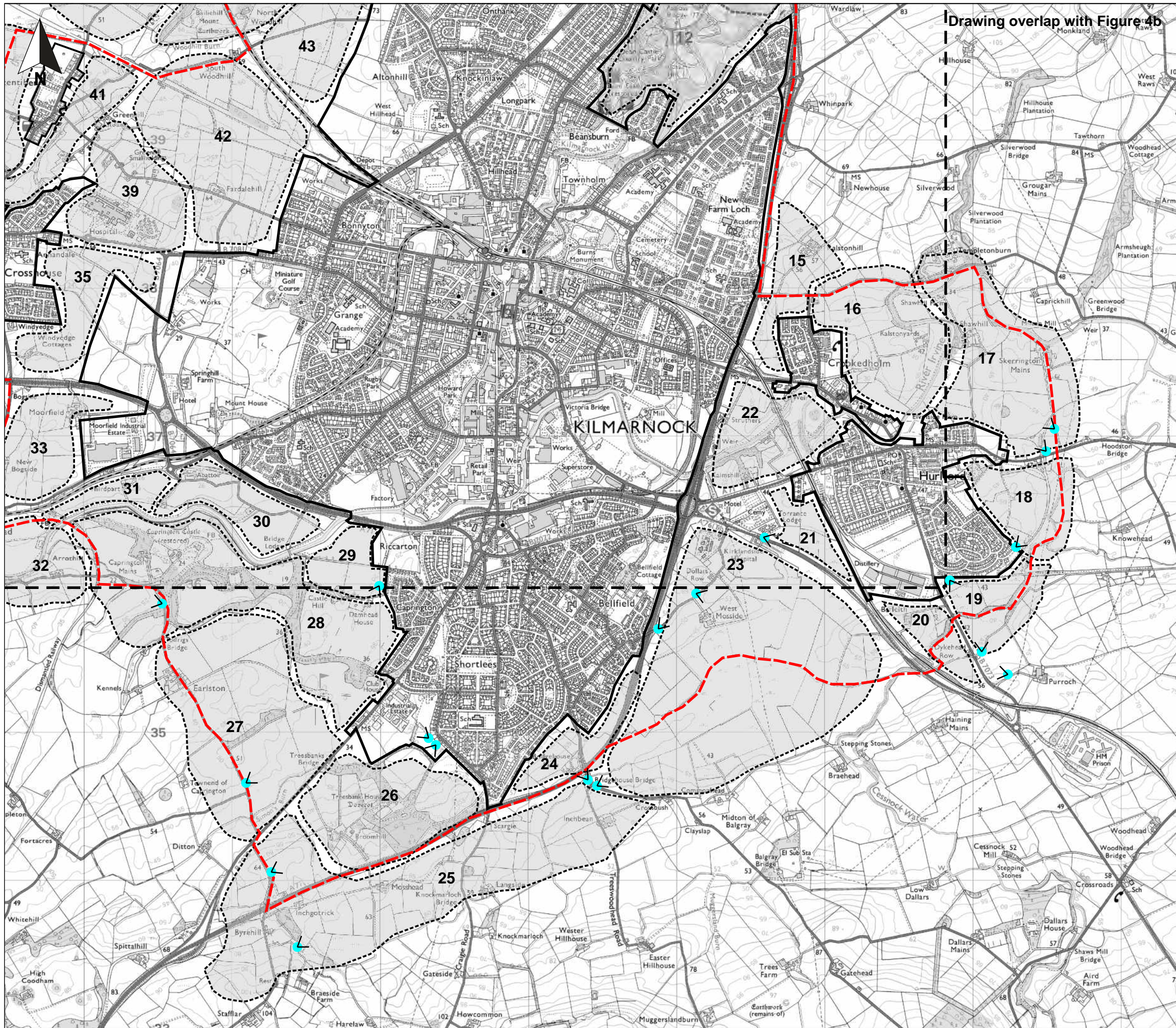
**Figure 4b**  
Site Survey Areas:  
Kilmaurs and West Kilmarnock

October 2003  
11997-G005.cdr rylor








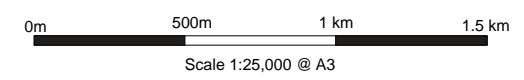
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Drawing overlap with Figure 4b

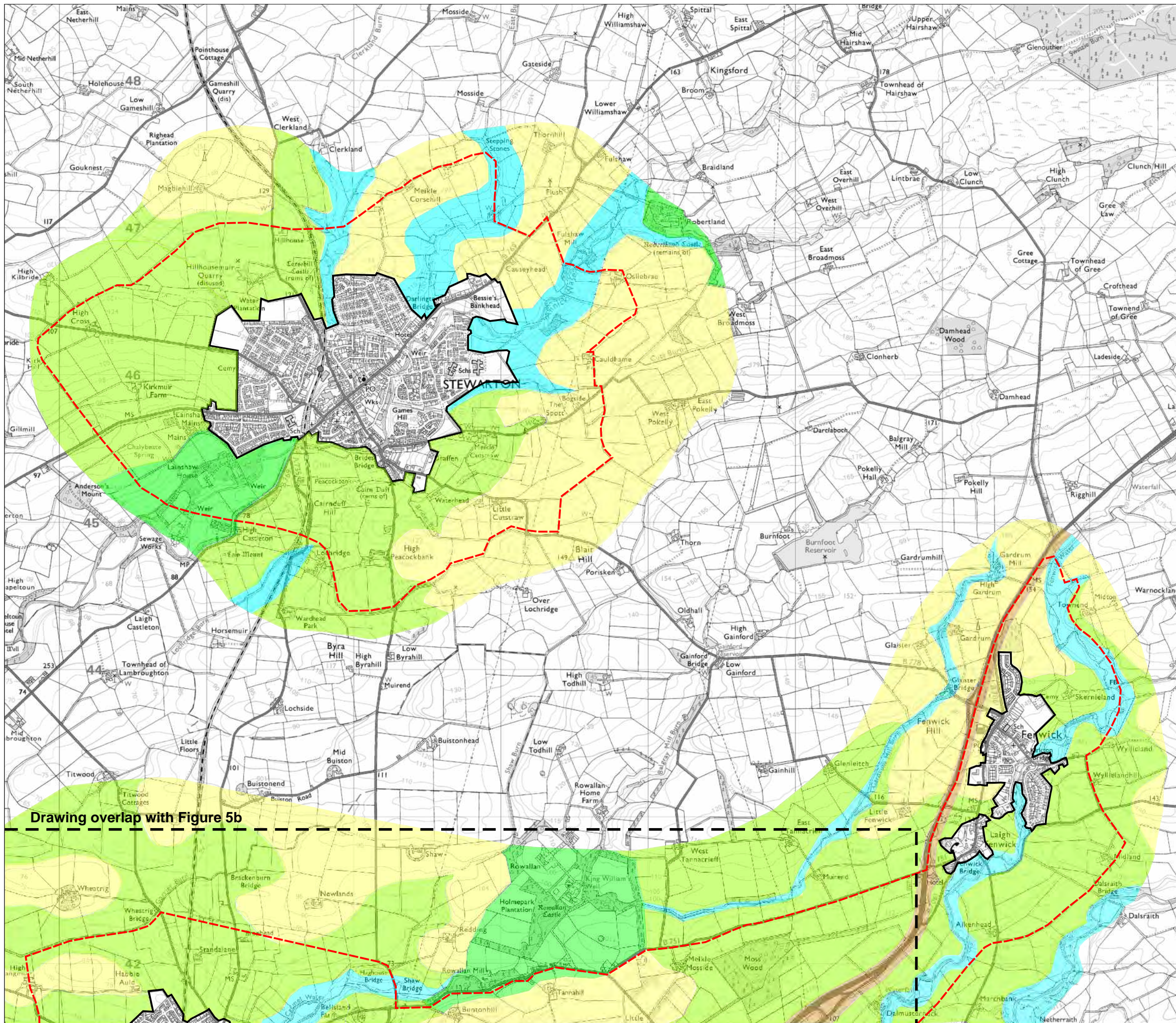
- Key**
-  Study area outer boundary
  -  Settlement boundary
  -  8 Numbered assessment survey areas
  -  Drawing overlap
  -  Viewpoint locations



East Ayrshire Council  
Strategic Development Areas

**Figure 4c**  
Site Survey Areas:  
South Kilmarnock, Hurlford and  
Crookedholm



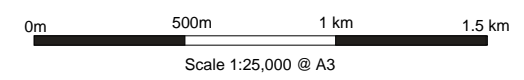


**Key**

- Study area outer boundary
- Settlement boundary
- Drawing overlap

**Landscape Character Areas**

- Estate Landscape
- Pasture Lands
- Stream / Burn valleys
- Urban Fringe
- Transport Corridor
- Lowland Hill



East Ayrshire Council  
Strategic Development Areas

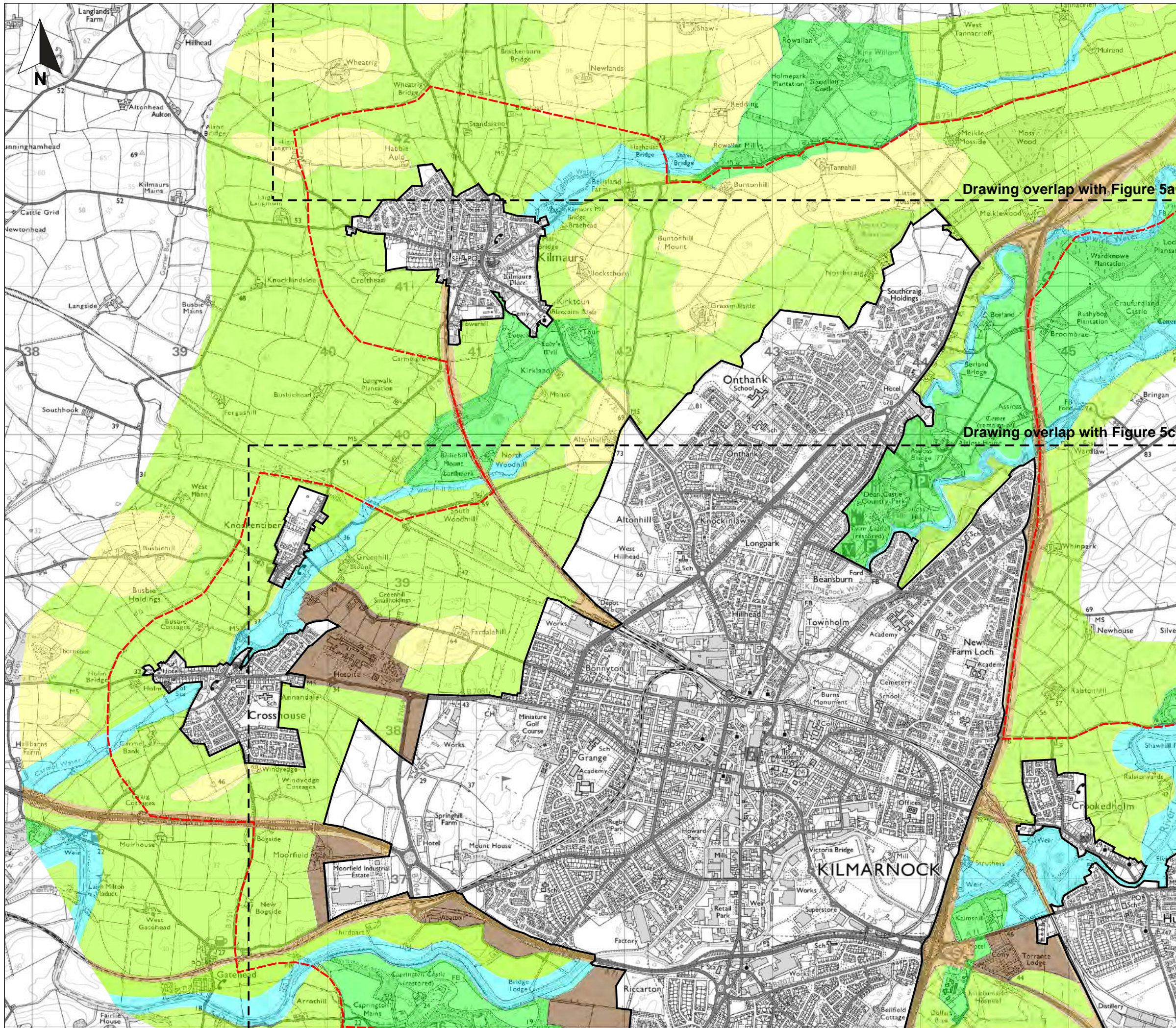
**Figure 5a**  
Local Landscape Character Areas:  
Stewarton and Fenwick

October 2003  
11997-G007.cdr rylor



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**Key**

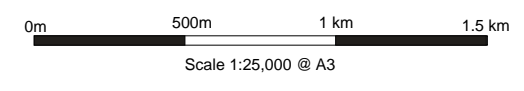
- Study area outer boundary
- Settlement boundary
- Drawing overlap

**Landscape Character Areas**

- Estate Landscape
- Pasture Lands
- Stream / Burn valleys
- Urban Fringe
- Transport Corridor
- Lowland Hill

Drawing overlap with Figure 5a

Drawing overlap with Figure 5c



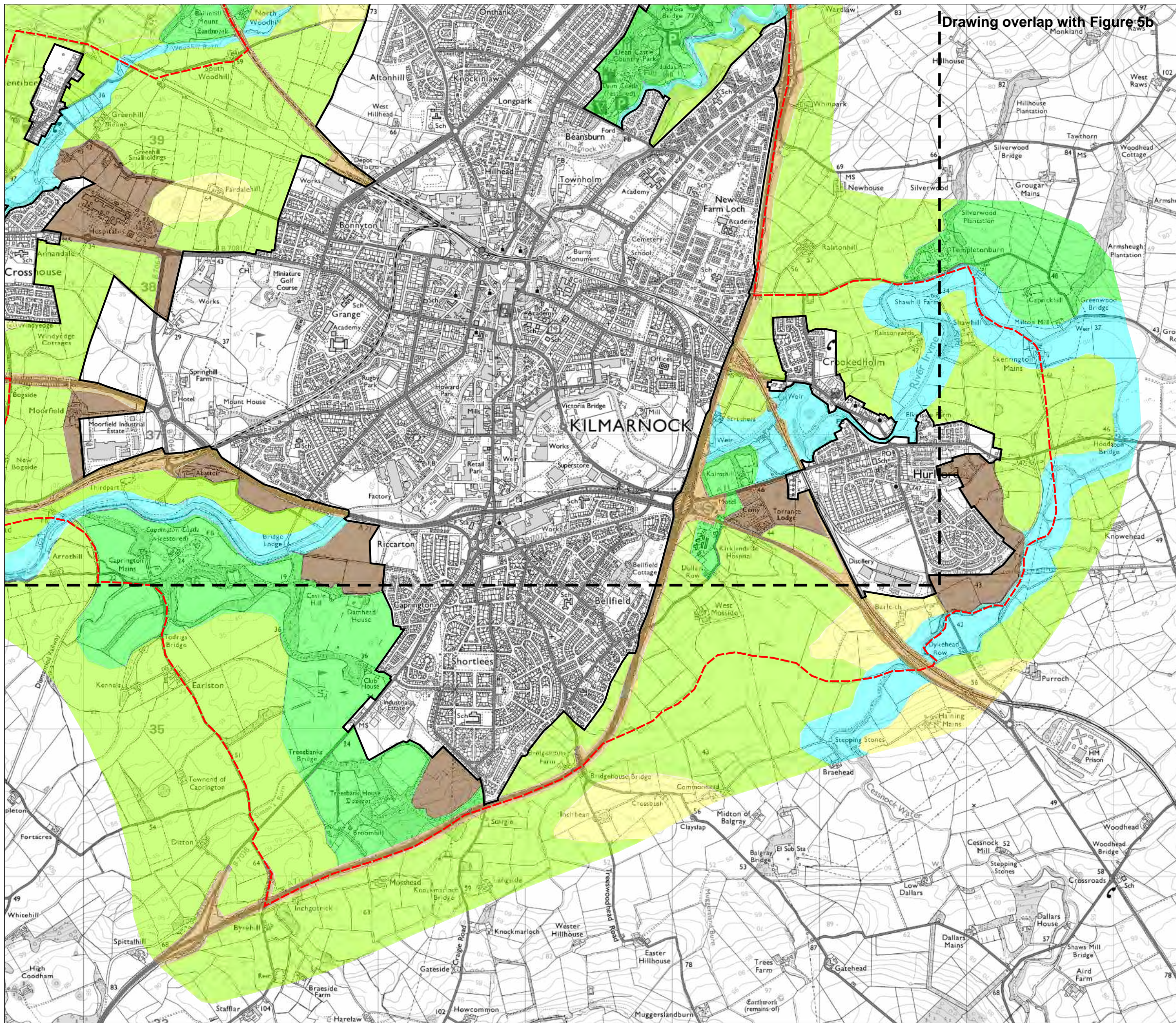
East Ayrshire Council  
Strategic Development Areas

**Figure 5b**  
Local Landscape Character Areas:  
Kilmaurs and West Kilmarnock

October 2003  
11997-G008.cdr rylor

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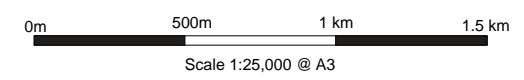
Drawing overlap with Figure 5b

**Key**

- Study area outer boundary
- Settlement boundary
- Drawing overlap

**Landscape Character Areas**

- Estate Landscape
- Pasture Lands
- Stream / Burn valleys
- Urban Fringe
- Transport Corridor
- Lowland Hill



East Ayrshire Council  
Strategic Development Areas

**Figure 5c**  
**Local Landscape Character Areas:**  
**South Kilmarnock, Hurlford and**  
**Crookedholm**

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Estate Landscape - Dean Castle Country Park



Estate Landscape - Caprington Castle



Transport Corridor - A77 corridor



Pasture Lands - Kirkmuir Farm, Stewarton



Pasture Lands - Crofthead, Kilmaurs



Lowland Hill - Fardalehill, west of Kilmarnock



Stream Valley - Carmel Water, with trees and vegetation.



Stream Valley - Carmel Water, with less trees and vegetation, more typical of Ayrshire landscape



Urban Fringe - Crosshouse adjacent to the hospital

0m 1 km 2 km 3 km  
Scale 1:50,000 @ A3

East Ayrshire Council  
Strategic Development Areas

**Figure 6**  
Images of Local landscape Character

October 2003  
11997-G016.cdr rylor

**Entec**





North Fenwick - A remnant shelterbelt provides a lightly shaded mature edge with partial double hedge and mature trees.



Fenwick - Mature trees and garden vegetation and hedgerows provide a mature setting and urban edge to the settlement.



Grange, Kilmarnock - Mature parkland and woodland vegetation with wide verge provides an enclosed and mature urban edge.



Onthank, Kilmarnock - Mature hedgerows provide a partially enclosed urban edge, but could be improved with mature trees.



South Hurlford - The urban edge adjoins rough pasture and scrub vegetation of lower landscape quality.



Kilmaurs - A hedgerow provides the urban edge, but the setting an appearance could be improved with some mature trees.



Knockentiber - There is no established vegetation and a variety of man-made fences and walls provide the urban edge.



Onthank, Kilmarnock - A more unified timber edge provides the urban edge, adjacent to areas of public open space.



Altonhill, Kilmarnock - The urban edge is provided by gappy hedgerows and fencing, leaving houses exposed to view.

0m 1 km 2 km 3 km  
Scale 1:50,000 @ A3

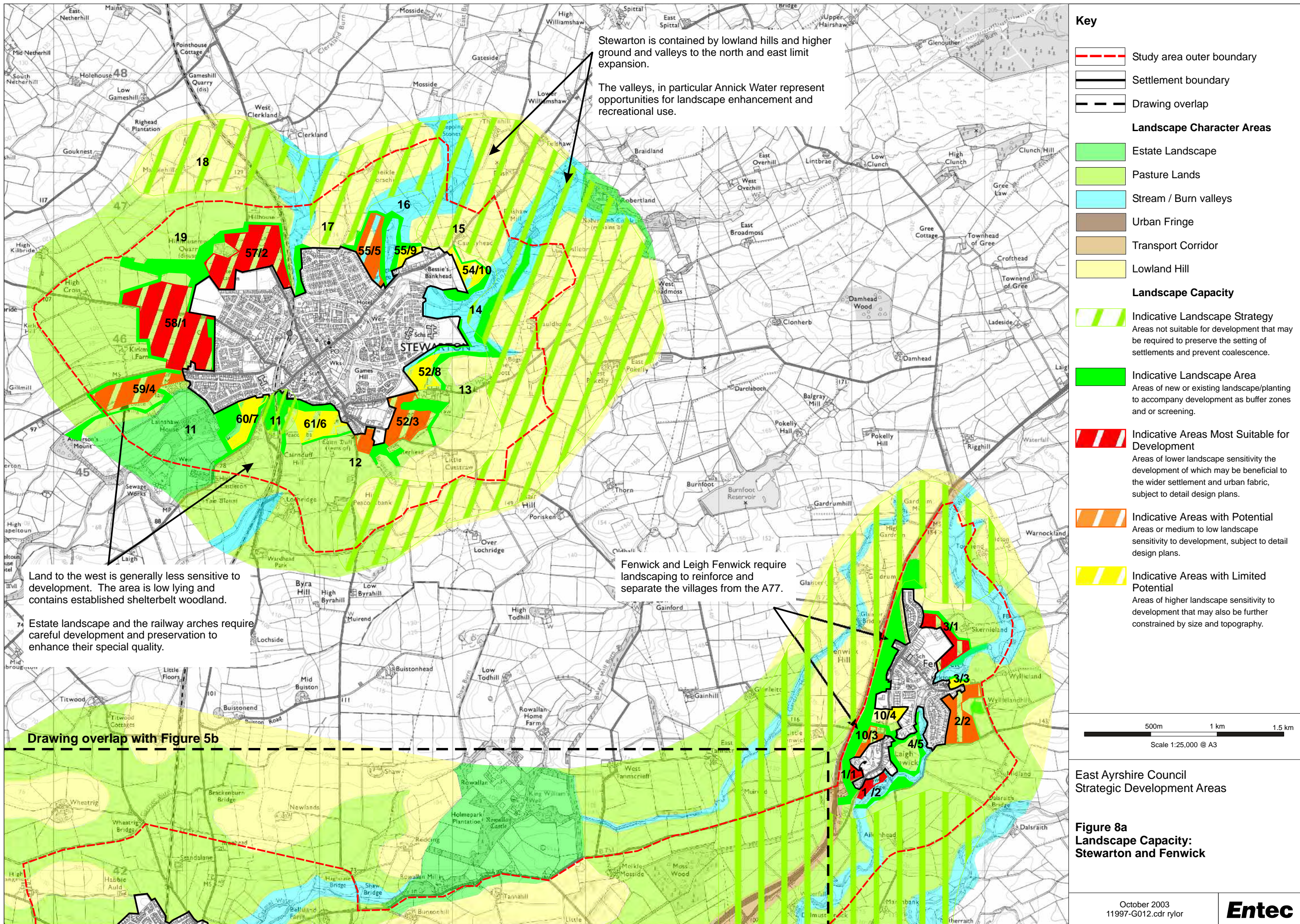
East Ayrshire Council  
Strategic Development Areas

**Figure 7**  
**Images of the Urban Edge**

October 2003  
11997-G015.cdr rylor

**Entec**





- Key**
- Study area outer boundary
  - Settlement boundary
  - Drawing overlap
- Landscape Character Areas**
- Estate Landscape
  - Pasture Lands
  - Stream / Burn valleys
  - Urban Fringe
  - Transport Corridor
  - Lowland Hill
- Landscape Capacity**
- Indicative Landscape Strategy  
Areas not suitable for development that may be required to preserve the setting of settlements and prevent coalescence.
  - Indicative Landscape Area  
Areas of new or existing landscape/planting to accompany development as buffer zones and or screening.
  - Indicative Areas Most Suitable for Development  
Areas of lower landscape sensitivity the development of which may be beneficial to the wider settlement and urban fabric, subject to detail design plans.
  - Indicative Areas with Potential  
Areas of medium to low landscape sensitivity to development, subject to detail design plans.
  - Indicative Areas with Limited Potential  
Areas of higher landscape sensitivity to development that may also be further constrained by size and topography.

Land to the west is generally less sensitive to development. The area is low lying and contains established shelterbelt woodland.

Estate landscape and the railway arches require careful development and preservation to enhance their special quality.

Stewarton is contained by lowland hills and higher ground and valleys to the north and east limit expansion.

The valleys, in particular Annick Water represent opportunities for landscape enhancement and recreational use.

Fenwick and Leigh Fenwick require landscaping to reinforce and separate the villages from the A77.

Drawing overlap with Figure 5b

500m 1 km 1.5 km  
Scale 1:25,000 @ A3

East Ayrshire Council  
Strategic Development Areas

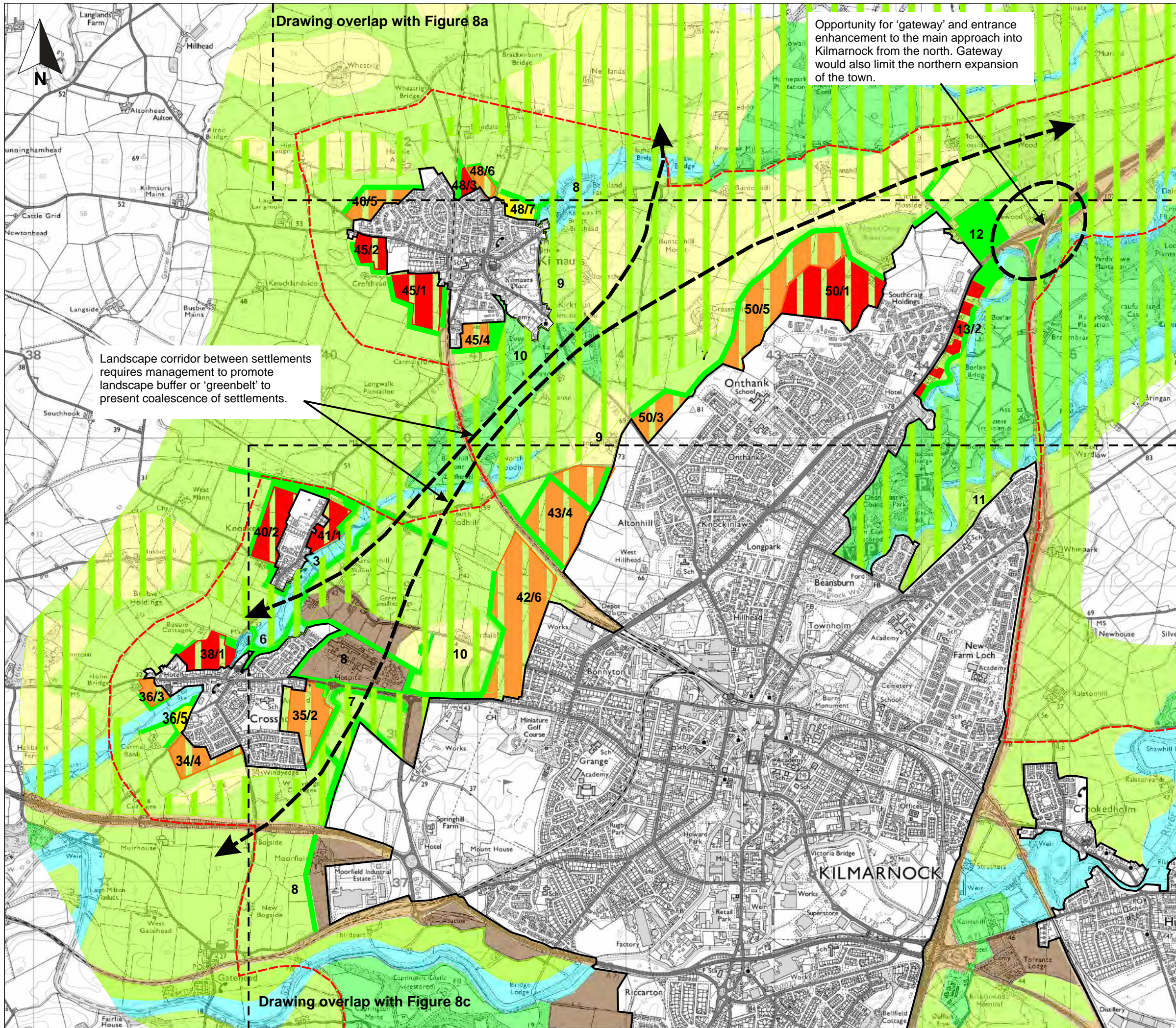
**Figure 8a**  
**Landscape Capacity:**  
**Stewarton and Fenwick**

October 2003  
11997-G012.cdr rylor



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Opportunity for 'gateway' and entrance enhancement to the main approach into Kilmarnock from the north. Gateway would also limit the northern expansion of the town.

Landscape corridor between settlements requires management to promote landscape buffer or 'greenbelt' to prevent coalescence of settlements.

**Key**

- Study area outer boundary
- Settlement boundary
- Drawing overlap

**Landscape Character Areas**

- Estate Landscape
- Pasture Lands
- Stream / Burn valleys
- Urban Fringe
- Transport Corridor
- Lowland Hill

**Landscape Capacity**

- Indicative Landscape Strategy  
Areas not suitable for development that may be required to preserve the setting of settlements and prevent coalescence.
- Indicative Landscape Area  
Areas of new or existing landscape/planting to accompany development as buffer zones and or screening.
- Indicative Areas Most Suitable for Development  
Areas of lower landscape sensitivity the development of which may be beneficial to the wider settlement and urban fabric, subject to detail design plans.
- Indicative Areas with Potential  
Areas of medium to low landscape sensitivity to development, subject to detail design plans.
- Indicative Areas with Limited Potential  
Areas of higher landscape sensitivity to development that may also be further constrained by size and topography.

0m 500m 1 km 1.5 km  
Scale 1:25,000 @ A3

East Ayrshire Council  
Strategic Development Areas

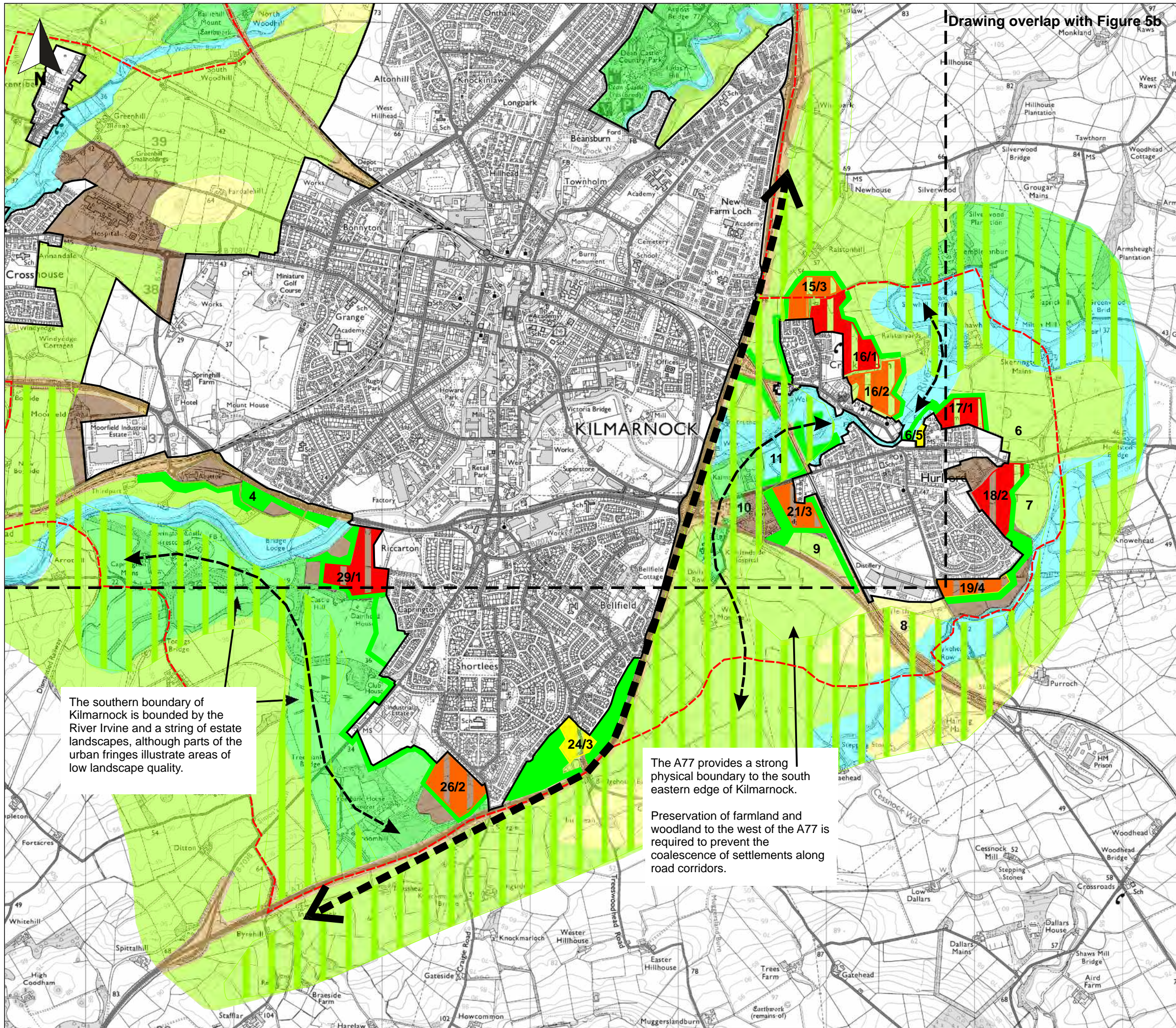
**Figure 8b**  
Landscape Capacity: Kilmarnock and West Kilmarnock

October 2003  
11997-G013.cdr rylor

**Entec**

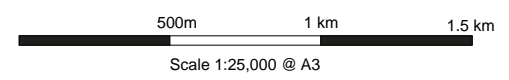
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Drawing overlap with Figure 5b

- Key**
- Study area outer boundary
  - Settlement boundary
  - Drawing overlap
- Landscape Character Areas**
- Estate Landscape
  - Pasture Lands
  - Stream / Burn valleys
  - Urban Fringe
  - Transport Corridor
  - Lowland Hill
- Landscape Capacity**
- Indicative Landscape Strategy  
Areas not suitable for development that may be required to preserve the setting of settlements and prevent coalescence.
  - Indicative Landscape Area  
Areas of new or existing landscape/planting to accompany development as buffer zones and or screening.
  - Areas most suitable for development  
Areas of lower landscape sensitivity the development of which may be beneficial to the wider settlement and urban fabric, subject to detail design plans.
  - Areas with potential  
Areas of medium to low landscape sensitivity to development, subject to detail design plans.
  - Areas with limited potential  
Areas of higher landscape sensitivity to development that may also be further constrained by size and topography.



East Ayrshire Council  
Strategic Development Areas

**Figure 8c**  
**Landscape Capacity:**  
**South Kilmarnock, Hurlford and**  
**Crookedholm**

October 2003  
11997-G014.cdr rylor



The southern boundary of Kilmarnock is bounded by the River Irvine and a string of estate landscapes, although parts of the urban fringes illustrate areas of low landscape quality.

The A77 provides a strong physical boundary to the south eastern edge of Kilmarnock.  
Preservation of farmland and woodland to the west of the A77 is required to prevent the coalescence of settlements along road corridors.



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# **Appendix A**

## **Character Assessment Survey Forms**

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***Entec***

# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 61 High Peacockbank
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – High Peacockbank
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land / Lowland Hill



### Essential Character - Description / Notes:

The photograph is taken from the minor road leading north into Stewarton and downhill from High Peacockbank. The lowland hills at High Peacockbank are behind the viewer at this location and serve to contain the lower lying pasture land around Waterhead, visible in this view and located on the southern edge of the settlement at Brides Burn.

**Landscape elements / patterns:** Mature trees and woodland, small to medium fields with hedgers.

**Landform:** Lowland hill landform, reducing in height towards the edge of Stewarton on the perimeter of this area.

**Land use / Landcover:** Pasture / grazing land with some woodland evident on the lower slopes.

**Field boundaries / Field Pattern:** Medium to large fields bounded by hedges.

**Heritage Features:** The area includes the Lainshaw Viaduct crossing the Annick Water. 'Cairn Duff' and 'Law Mount' marked on map, adjacent to the Lainshaw house Estate, further east traditional whitewashed and stone built farmsteads.

**Building materials:** Stone / whitewashed and some brick.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>


**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 61 High Peacockbank
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p><i>Lainshaw Viaduct is the visual focus of the western half of this area the setting of this is already encroached upon by housing.</i></p> <p>To the east the area is typified by lowland hill, topped by a traditional farmstead at High Peacockbank, other traditional / vernacular buildings are visible on adjacent hills such as at Little Cutstraw to the east.</p> <p>Stewarton is visible from the hilltop, nestled within the Annick Water Valley and between the hills on lower lying and sheltered ground.</p>	<p><b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i></p> <p>The urban edge is set at the lowest point along the Brides Burn Valley and is well established and typified by traditional buildings set amongst mature vegetation.</p> <p>Although views are limited by vegetation, the lower lying spaces along the urban edge are enclosed by the hills and may have a higher local landscape value, particularly the wooded areas along Brides Burn near Waterhead, and west towards Lainshaw Viaduct.</p>
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<b>Landscape Quality:</b>	Medium, although areas of landscape around the Viaduct may have a locally higher landscape value. A small area of derelict ground is visible to the north of High Peacockbank, perhaps a former utility.
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8a: Area 61/6</b></p> <p>The area is of strategic landscape importance to the setting and character of Stewarton, with the hill at High Peacockbank serving to enclose the settlement and the lower Brides Burn connection into the Annick Water at the Lainshaw Viaduct. Landscape enhancement and preservation of the setting of this and connected landscape features is important, housing development (Area 61/7) would be limited by this requirement and likely to be either small scale or low density set within reinforced and enhanced landscape plan.</p> <p>Development at High Peacockbank, further to the south would not be suitable.</p>
<b>Visual effects (skyline):</b>	Minimal – assuming development is not permitted at High Peacockbank.
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain areas of woodland along Brides Burn.
<b>Degree of Urban Integration:</b>	Lower lying areas best suited for landscape development with potential for housing development limited to this aim.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓	✓	✓		
<b>Design Opportunities:</b>	Enhance setting and spatial quality of Lainshaw Viaduct and adjacent landscape spaces.				
<b>Design Constraints:</b>	Limited development opportunity that should not be over-developed with high-density housing.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / <span style="background-color: yellow;">Restore</span> / <span style="background-color: yellow;">Enhance</span> / Create New					

	<p>Left: Photograph taken from minor road to south of Brides Bridge, viewing west along valley towards the Lainshaw Viaduct and the Annick Water valley.</p> <p>The proximity of housing development to the viaduct is visible on the far side of the valley and the preservation of quality landscape space and setting should be the principal design objective for this area. Housing development in this area would need to demonstrate this requirement to a high standard.</p>
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<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 60 Lainshaw House
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Lainshaw House
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Estate Landscape



### Essential Character - Description / Notes:

Estate landscape set amongst mature woodland along the Annick Water river valley. The area includes small low lying pasture fields set within woodland and hedgerows and has a sheltered and enclosed character. The house is located on a higher bank, but appears empty at present. Access to this area from the town passes the Lainshaw Viaduct.

**Landscape elements / patterns:** Mature trees and woodland, small open fields.

**Landform:** River valley, and river terraces.

**Land use / Landcover:** Mature estate and river valley woodland along valley sides, interspersed by small fields and areas of parkland.

**Field boundaries / Field Pattern:** Small fields bounded by hedges.

**Heritage Features:** The main house and the Lainshaw Viaduct.

**Building materials:** Stone.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<b>Manicured</b>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<b>Unsettling</b> (vacant house)	<i>Threatening</i>

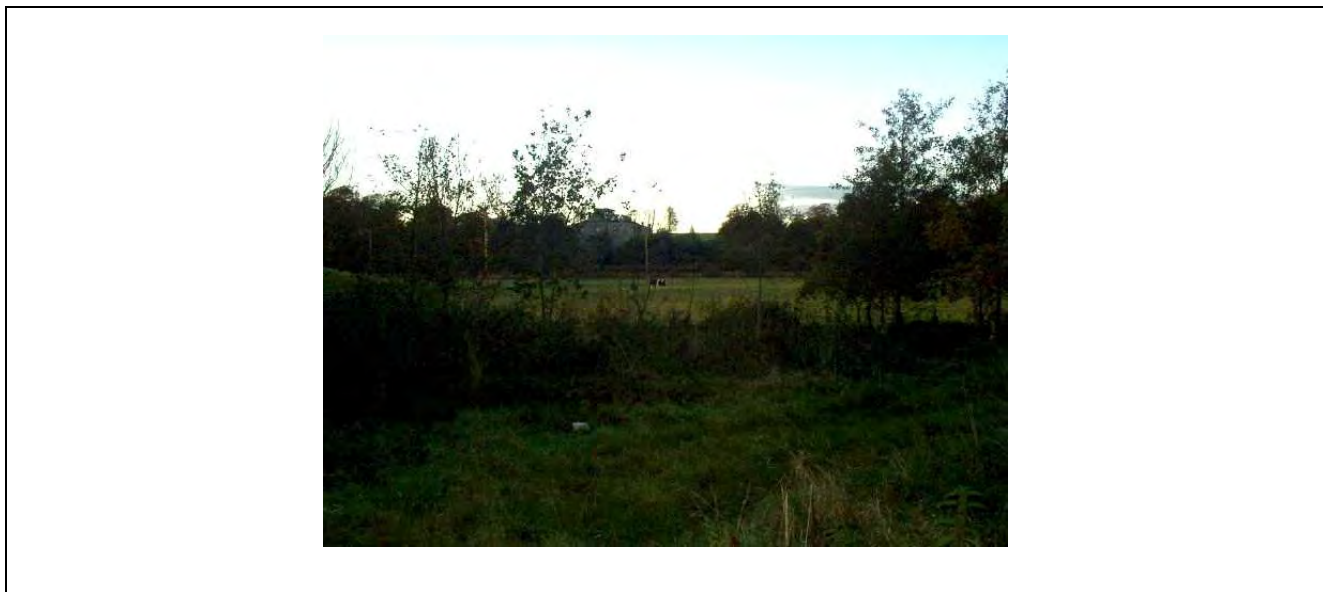
**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 60 Lainshaw House
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>The Lainshaw Viaduct and the main house, set upon a bank overlooking the landscape setting.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The area is visually and spatially separated from the urban edge by the Lainshaw Viaduct, mature woodland and the topography of the river valley that provide this area with a distinctly different Estate landscape character. A sewage works is marked on the plan, but this is not particularly visible from the road.</p>
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<b>Landscape Quality:</b>	<i>Medium to high in the best areas of the former estate landscape, indicated by mature woodland and parkland.</i>
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Area 60/7</b>
	Potential for housing development is limited in this area, possibly low density, landscaped development, although an overriding objective for this area would be to conserve and enhance the existing landscape resource (estate landscape) and the relationship of this to the Annick Water and the Lainshaw Viaduct.
<b>Visual effects (skyline):</b>	Minimal
<b>Loss of vegetation/features:</b>	Minimal – development would be required to preserve the parkland character and woodland.
<b>Degree of Urban Integration:</b>	Development would be partly separated from Stewarton by the viaduct and river valley.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓		✓		
<i>Design Opportunities:</i>	Enhance and preserve landscape resource.				
<i>Design Constraints:</i>	Relatively small development spaces that should not be over-developed with high-density housing.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / <span style="background-color: yellow;">Enhance</span> / Create New					



Photograph taken from B769 viewing across the Annick Water towards Lainshaw House.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 59 Lainshaw Mains
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Lainshaw Mains
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

Open pasture land bordering edge of Lainshaw House estate landscape and the Annick Water river valley to the south.

**Landscape elements / patterns:** Mature trees and woodland, medium fields divided by shelterbelts and hedgerows.

**Landform:** Low lying, by roadside with rising ground and low hill to the south.

**Land use / Landcover:** Pastureland interspersed by trees and woodland, with Lainshaw Mains poultry sheds and adjacent areas of rough / vacant land to the east.

**Field boundaries / Field Pattern:** Small to medium fields bounded by hedges and broken hedges.

### Heritage Features:

**Building materials:** Poultry sheds and traditional farm buildings.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	59 Lainshaw Mains
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)
The poultry sheds are visible, although not particularly prominent.	The urban edge includes a small area of vacant land adjacent to the poultry sheds, whilst Lainshaw Mains and the housing beyond are well screened by woodland and tree cover.
<b>Landscape Quality:</b>	Medium to low in the vicinity of the poultry sheds.
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Area 59/4</b> The existing woodland, trees and shelterbelts provide an enhanced setting and increased landscape capacity for potential housing development. Development would however be limited by existing poultry farm at Lainshaw Mains and the higher more visible ground to the south, on top of the hill which would not be suitable. The hilltop area contains the Lainshaw House estate landscape to the south.
<b>Visual effects (skyline):</b>	The poultry sheds are reasonable high and development higher up would be more visible / skyline.
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain areas of woodland.
<b>Degree of Urban Integration:</b>	Development would be separated from the existing urban edge by Lainshaw Mains.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>				✓	
<b>Design Opportunities:</b>	Protection and integration of existing woodland and mature trees.				
<b>Design Constraints:</b>	Elevation of land, may partly limit development to single storey and or restricted to lower slopes.				
<b>Management Strategy:</b>	<b>Conserve</b> / Restore / <b>Enhance</b> / Create New				



Photograph taken to south of Lainshaw Mains viewing mature woodland, urban edge and part of Lainshaw Mains.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	58 Kirkmuir Farm
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Kirkmuir Farm
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

The photograph is located along the B778 viewing west away from Stewarton and towards the Kirkmuir Farm. Small fields and regular hedgerows have created a distinct landscape pattern in this small area, whilst mature woodland shelterbelt is visible on the left.

**Landscape elements / patterns:** Mature shelterbelt woodland, small open fields and hedgerow patterns.

**Landform:** Flat to gently undulating.

**Land use / Landcover:** Pasture / grazing land.

**Field boundaries / Field Pattern:** Small to medium fields bounded by low hedges.

**Heritage Features:**

**Building materials:** Traditional farmsteads at Kirkmuir and Highcross to harling / grey buildings on urban edge.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

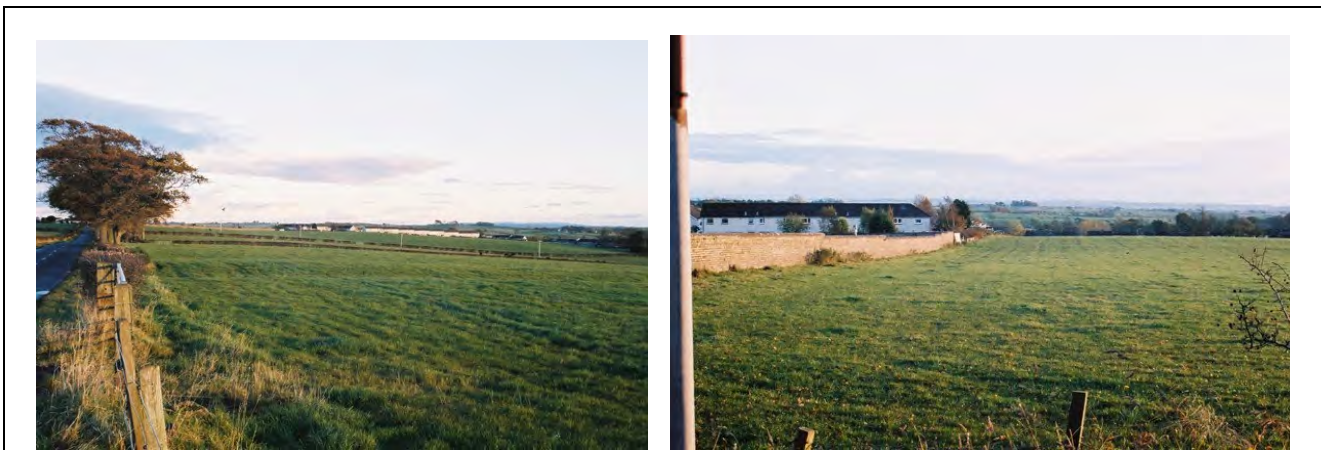
## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 58 Kirkmuir Farm
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>There are few landmarks in this area other than the shelterbelts / estate woodland and farmsteads.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The adjoining urban edge is mainly 50's – 60's council built properties with a partly established urban edge / some mature garden vegetation and a cemetery bounded by a common brick wall.</p>
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<b>Landscape Quality:</b>	Medium to high – areas of shelterbelt and estate woodland and landscape patterns combine to produce some areas of higher landscape quality / condition.
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Area 58/1</b> The area is relatively low lying and visually contained with well established shelterbelts and mature woodland that can provide a 'ready made' enhanced setting and structure for new development.
<b>Visual effects (skyline):</b>	Minimal
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain areas of woodland and hedgerow.
<b>Degree of Urban Integration:</b>	Opportunities existing to enhance the boundary of the cemetery / setting, otherwise the existing adjoining edge forms a straight line, but may require some buffer or enhancement planting.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>					✓
<i>Design Opportunities:</i>	Enhance cemetery boundary and Conserve, manage, and enhance best examples / areas of landscape (hedgerow patterns and shelterbelt woodland).				
<i>Design Constraints:</i>					
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / <span style="background-color: yellow;">Restore</span> / <span style="background-color: yellow;">Enhance</span> / <span style="background-color: yellow;">Create New</span>					



Left: View from the B778, viewing east towards the edge of Stewarton.  
 Right: View from the B778 viewing south past the cemetery along the existing urban edge of Stewarton.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 57 Corsehill Castle
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Corsehill Castle
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

The photograph is located along the A735, viewing southeast towards the remains of Corsehill Castle and the urban edge of Stewarton.

**Landscape elements / patterns:** Pasture / grazing land with some mature trees, and hedgerows.

**Landform:** Flat to gently undulating.

**Land use / Landcover:** Grazing / pasture land.

**Field boundaries / Field Pattern:** Medium to large fields bounded by hedges and post and wire fencing.

**Heritage Features:** Corsehill Castle

**Building materials:** Stone / brick / more mixed development on the edge of Stewarton.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<b>Smooth</b>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<b>Straight</b>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	57 Corsehill Castle
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<p><b>Views and visual focus / landmarks:</b></p> <p>Corsehill Castle forms the main landmark whilst the urban edge of Stewarton and distant hilltop farms provide some focus. The remains of the Castle appear unmanaged and are not sign-posted or accessible.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The adjoining urban edge is has a mix of 70's –80's housing development and partly established and mature gardens creating a reasonable mature urban edge.</p>
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<b>Landscape Quality:</b>	Medium to low areas adjacent to the Castle appear unmanaged perhaps due to the hummocks in the ground and areas of scrub associated with the remains of the Castle.
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8a: Area 57/2</b></p> <p>There is potential for urban development here on the relatively lower lying areas of land adjoining the north western side of the town. Consideration would need to be given to the castle remains and an opportunity exists for the setting of these to be improved.</p>
<b>Visual effects (skyline):</b>	Minimal
<b>Loss of vegetation/features:</b>	Minimal – some areas of scrub and hedgerow.
<b>Degree of Urban Integration:</b>	Existing mature / established urban edge and garden boundaries.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓				✓
<i>Design Opportunities:</i>	Opportunities to enhance the landscape around the Castle to create an enhanced setting and space / access should be incorporated into the development. The area adjacent to the railway line may require some setback and tree / woodland planting.				
<i>Design Constraints:</i>	Corsehill castle is likely to be a listed feature requiring protection.				
<b>Management Strategy:</b>	<b>Conserve / Restore / Enhance / Create New</b>				

	
<p>Left: View along the A735 towards Stewarton.          Right: View from the A735 towards the remains of Corseland Castle and associated hummocks / rough grasland and scrub.</p>	

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 56 Clerkland
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Clerkland
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill / Stream Valley



### Essential Character - Description / Notes:

The photograph is located to the north of Stewarton, viewing north towards Clerkland, lowland hills and valley.

**Landscape elements / patterns:** Mature trees, scrub and pasture / grazing land.

**Landform:** Lowland hills and Clerkland Burn stream valley.

**Land use / Landcover:** Pasture / grazing land with some hedgerows, scrub and trees / woodland.

**Field boundaries / Field Pattern:** Medium to large fields bounded by hedges and post and wire fencing.

### Heritage Features:

**Building materials:** Traditional whitewashed / stone with harling / mixed chalets and bungalows on the edge of Stewarton.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	56 Clerkland
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)
There are few landmarks other than hilltop farmsteads and the edge of Stewarton (one of the highest points in the town). Ailsa Craig is visible in the far distance.	The housing type is low is 80's bungalow / chalet development with an exposed urban edge (partly visible in the previous photograph) with some more mature garden vegetation and small trees.
<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	The adjoining land is high and overlooks much of Stewarton, further development would not be suitable as this would allow the town to encroach or spread outwards across the enclosing setting of the surrounding hills and alter the form and character of the settlement.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Establish mature urban edge with perimeter hedgerow and trees to enhance setting of built development.				
<i>Design Constraints:</i>	Elevated ground.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / Enhance / Create New					



The photograph is taken from the same viewpoint as previous and views towards the south, overlooking Stewarton.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	55 Darlington Bridge
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Darlington Bridge
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill / Stream Valley



### Essential Character - Description / Notes:

The photograph is located on a minor road to the north of Stewarton, viewing east between Darlington Bridge and Meikle Corsehill. Part of Stewarton is visible in the valley, contained by the surrounding hills.

**Landscape elements / patterns:** Mature trees and woodland, small open fields.

**Landform:** Lowland hill to north and west, East Burn stream valley to south and east.

**Land use / Landcover:** Pasture / grazing land and some woodland.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges / post and wire fences and mature garden vegetation and trees.

**Heritage Features:**

**Building materials:** Stone / brick / mixed.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 55 Darlington Bridge
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Hilltop farm houses such as Meikle Corsehill to the north and Stewarton, visible in the valley / lower lying areas.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The adjoining urban edge is well established and includes mature garden vegetation, hedgerows, and trees.</p>
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Areas 55/5 and 55/9</b>
	There is some potential for development on lower lying land to the west (Area 55/5) and to a lesser extent partly to the east of the East Burn (Area 55/9). Development should be designed to avoid the skyline, single storey development along the upper part of these areas may be required to achieve this. Landscape enhancement and a set-back from the East Burn is also advised.
<b>Visual effects (skyline):</b>	Minimal – development to avoid high ground.
<b>Loss of vegetation/features:</b>	Minimal – some hedgerow and fencing.
<b>Degree of Urban Integration:</b>	Adjoining properties have well established gardens and trees along the adjoining fields should be retained.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓		✓	✓	
<b>Design Opportunities:</b>	Enhance native landscape along the East Burn as this would become a focus for the new development.				
<b>Design Constraints:</b>	Sloping ground, elevation and potential height constraints on development.				

**Management Strategy:** *Conserve / Restore / Enhance / Create New*

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	<i>11997-01 / East Ayrshire Council</i>	<b>Job Title:</b>	<i>Strategic Development Areas Landscape Assessment</i>
<b>Date / Weather:</b>	<i>22 October 2003 / Fair</i>	<b>Location No:</b>	<i>54 Causeyhead</i>
<b>Camera Format:</b>	<i>SLR D100 (Digital)</i>	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	<i>Ayrshire Basin</i>	<i>Ayrshire Lowlands – Causeyhead</i>
<b>Landscape Character Type:</b>		<i>Ayrshire Lowlands – Lowland Hill</i>



### Essential Character - Description / Notes:

The photograph is located on the B769, viewing southwest towards the edge of Stewarton, which is partly concealed by the topography from this elevated viewpoint.

**Landscape elements / patterns:** Mature trees and hedgerows and pasture fields.

**Landform:** Lowland hill / gently undulating plateau.

**Land use / Landcover:** Grazing land and farmsteads.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges and post and wire fencing.

**Heritage Features:**

**Building materials:** Stone / whitewashed traditional buildings.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<b>Smooth</b>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<b>Straight</b>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

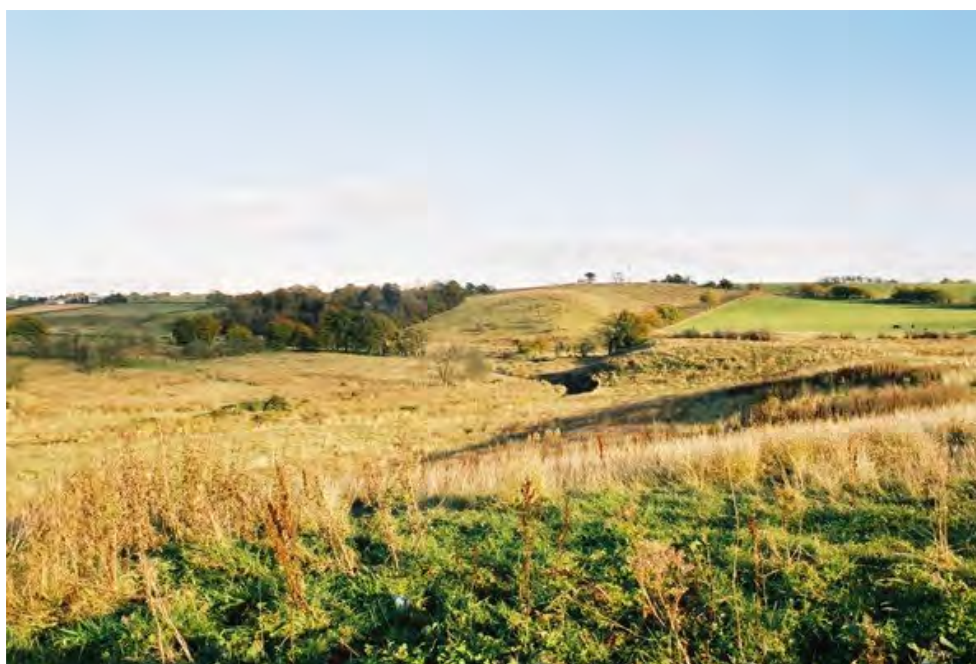
**Undertaken By:** *Rebecca Rylott / Gary Stodart, Entec UK.*

# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	53 Annick Water
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Annick Water
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pastureland / Stream Valley



### Essential Character - Description / Notes:

The photograph is located on a minor road adjacent to the school, viewing east along the Annick Water valley. The enclosing lowland hills to the east of Stewarton are visible on the horizon.

**Landscape elements / patterns:** Rough grassland, pasture and some woodland.

**Landform:** Annick Water valley – steep in places.

**Land use / Landcover:** Rough grassland, pasture and some woodland with some playing fields adjacent to the school.

**Field boundaries / Field Pattern:** Small to medium fields bounded by incomplete hedges.

**Heritage Features:**

**Building materials:** Traditional and mixed / brick at the school / harling.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



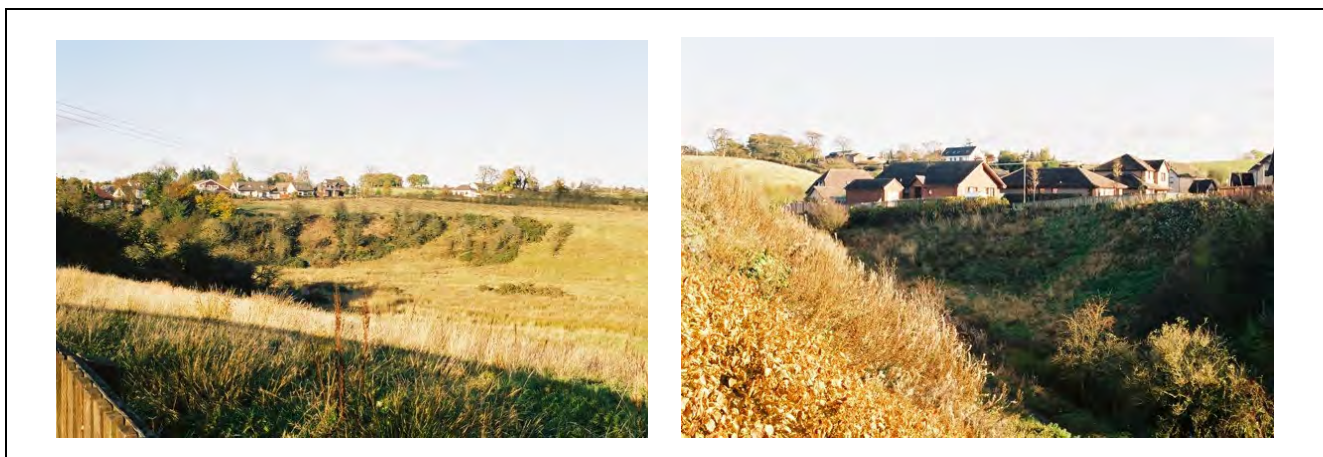
<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 53 Annick Water
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>The edge of Stewarton and the Annick Water are the main landmarks.</p>	<p><b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i></p> <p>The urban edge includes mixed development including both public and private housing development with established gardens and associated tree and woodland. The area around the school and playing fields is open and exposed.</p>
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<b>Landscape Quality:</b>	Medium to low – areas of rough grassland have a vacant or unmanaged character.
<b>Potential Landscape Fit:</b>	Not suitable – The Annick Water could potentially be a more attractive space suitable for both passive and active recreation. Further planting and landscaping of this area could enhance the amenity of this area and the setting of the school and eastern areas of Stewarton when viewed from the 769 to the north.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Enhance landscape quality for recreational and educational purposes.				
<i>Design Constraints:</i>					

**Management Strategy:** Conserve / Restore / Enhance / Create New



Left: Annick Water valley showing and area of scrub woodland on steeply sloping ground.  
 Right: View of the narrow Cutts Burn valley to the south where development has encroached almost into the valley, which is mainly rough grassland, but could be enhanced with riparian woodland.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

# Entec

## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	<i>11997-01 / East Ayrshire Council</i>	<b>Job Title:</b>	<i>Strategic Development Areas Landscape Assessment</i>
<b>Date / Weather:</b>	<i>22 October 2003 / Fair</i>	<b>Location No:</b>	<i>52 Cutstraw</i>
<b>Camera Format:</b>	<i>SLR D100 (Digital)</i>	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	<i>Ayrshire Basin</i>	<i>Ayrshire Lowlands – Cutstraw</i>
<b>Landscape Character Type:</b>		<i>Ayrshire Lowlands – Pastureland</i>



### Essential Character - Description / Notes:

The photograph is located along the B778 near Little Cutstraw, viewing northwest towards new development at Draffen and the edge of Stewarton beyond.

**Landscape elements / patterns:** Trees, pasture and some.

**Landform:** Undulating with low hills.

**Land use / Landcover:** Grazing land with some woodland and urban development.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges.

**Heritage Features:** Earthwork mark on plan and visible in the middle of the photograph – possible historic feature.

**Building materials:** Stone / brick / mixed.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	<i>Rebecca Rylott / Gary Stodart, Entec UK.</i>
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## LANDSCAPE ASSESSMENT FIELD SURVEY FORM

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	52 Cutstraw
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>	Stewarton forms the main visual focus.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)	The existing urban edge is partly new and partly established with garden vegetation and trees.
<b>Landscape Quality:</b>	Medium		
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8a: Areas 52/3 and 52/8</b></p> <p>Area 52/3 – there is some potential for development within the lower lying areas and adjacent to the existing new development along the roadside and around Waterside, although the area is partly constrained by an old quarry and higher ground at Meikle Cutstraw.</p> <p>Area 52/8 – limited potential for development, constrained by sloping ground and a need to avoid higher ground and hills at Meikle Cutstraw and The Spot.</p>		
<b>Visual effects (skyline):</b>	Development should avoid areas of higher ground and the enclosing hills of Stewarton.		
<b>Loss of vegetation/features:</b>	Minimal – hedges and some trees – although these should be retained and incorporated into the development.		
<b>Degree of Urban Integration:</b>	Development would attach onto the existing new urban edge, but should incorporate higher levels of trees and landscaping along the edge of the developed / interface with rural areas.		

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓		✓	✓	
<b>Design Opportunities:</b>	Conserve the appearance of enclosing hills around the perimeter / edge of Stewarton. Enhance appearance of urban edge and town approaches through further tree / woodland planting.				
<b>Design Constraints:</b>	Existing earthwork may be of archaeological / historical importance.				
<b>Management Strategy:</b> <i>Conserve</i> / <i>Restore</i> / <i>Enhance</i> / <i>Create New</i>					



Photograph from higher ground at The Spot on a minor road to the east of Stewarton. The town is set amongst and contained by lowland hills and development should not expand across these higher areas of land to conserve the rural setting of the town.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 51 Rowallan
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Rowallan
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Estate Landscape



### Essential Character - Description / Notes:

The photograph is located along the B751 at the gatehouse to the Rowallan estate, which is also a listed Garden and Designed Landscape.

**Landscape elements / patterns:** Mature trees, estate woodland, and parkland.

**Landform:** Undulating.

**Land use / Landcover:** Estate woodland and landscape.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges and estate woodland.

**Heritage Features:** Listed Garden and Designed Landscape and associated historic buildings.

**Building materials:** Stone.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 51 Rowallan
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> Gatehouse and perimeter estate boundary, woodland copses or roundels are visible on some of the hilltops to the south of the estate.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) The area is remote from an urban or settlement edge although there are an number of larger shed / warehouse type development within the neighbouring areas creating an industrial / developed influence on the landscape.
<b>Landscape Quality:</b>	High
<b>Potential Landscape Fit:</b>	Not suitable – the estate is listed as a historic Garden and Designed Landscape worthy of conservation.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
		✓			
<b>Design Opportunities:</b>	Conserve existing rural and estate setting of the designed landscape, replanting of woodland roundels, where these are dying out is one opportunity.				
<b>Design Constraints:</b>	Historic Garden and Designed Landscape with Listed buildings.				
<b>Management Strategy:</b> <b>Conserve</b> / Restore / Enhance / Create New					



Photograph located on the B751 viewing west along a row of mature trees along the edge of the estate boundary and a hilltop farmstead (Tannahill) on the left of the photograph.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 50 North Craig Reservoir / Onthank
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – North Craig Reservoir / Onthank
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill / Pasture Lands



### Essential Character - Description / Notes:

The photograph is located close to the Southcraig Holdings on the northern edge of Kilmarnock, new housing development is visible on the left of the photograph.

**Landscape elements / patterns:** Rough grassland, urban edge, agricultural farm buildings.

**Landform:** Flat to gentle undulating land and elevated plateau at ~90m AOD.

**Land use / Landcover:** Rough grazing, vacant land and pasture with some urban development.

**Field boundaries / Field Pattern:** Medium to large fields bounded by low hedges and some post and wire fencing.

**Heritage Features:**

**Building materials:** Stone / brick / mixed.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<b>Smooth</b>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<b>Straight</b>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	50 North Craig Reservoir
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)
There are limited visual landmarks other than the urban edge of Kilmarnock and recent business and industrial development.	The adjacent urban edge is new and exposed (mostly composed of garden fencing) and contains little in the way of mature trees and woodland. However there is some new planting and landscaping along banks adjacent to housing. The business development contains some amenity planting around the 'front' / entrance areas and there is little evidence currently of structure woodland planting to integrate this development with the wider landscape setting.
<b>Landscape Quality:</b>	<b>Medium to low – some areas of vacant grassland exist where there is little or no landscape management.</b>
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Areas 50/1, 50/3, 50/5</b> There is potential for some further development along the northern edges of Kilmarnock, although this must be limited by the need to avoid 'skyline' development that would be visually prominent in otherwise rural areas and potentially effecting the setting of the Rowallan Garden and Designed Landscape and Kilmaurs.
<b>Visual effects (skyline):</b>	Development to avoid skyline locations and highest areas of ground.
<b>Loss of vegetation/features:</b>	Minimal – some hedges, although existing mature trees should be retained.
<b>Degree of Urban Integration:</b>	Development and establishment of a new urban edge of Kilmarnock (defining the western limits of the town) should include open spaces and landscaping to establish a new setting and urban edge that is well integrated with surrounding rural areas. Extension of the existing Community Woodland would be ideal.

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓			✓	✓
<i>Design Opportunities:</i>	Conserve high land further to the north and west to act as a strategic area preserving the setting of Rowallan, Kilmaurs and Kilmarnock, extend Community Woodland planting along the urban edge.				
<i>Design Constraints:</i>	Limited direct access and elevated land.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / <span style="background-color: yellow;">Enhance</span> / Create New					



Photograph located from edge of new housing near Northcraig, viewing out into a rural landscape with limited screening and edge treatment to enhance the setting.

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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 50 North Craig Reservoir
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>



Photograph located on the north western edge of Onthank, viewing across a playground towards Grassmillside and Jocksthorn on the edge of Kilmaurs.



Photograph located on the western edge of Onthank, viewing west across new community woodland towards Grassmillside. The establishment of this type of woodland and open space will do much to enhance the setting of this part of the urban edge of Kilmarnock and improve recreational provision and visual amenity, along the urban edge.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 49 Carmel Water, Kilmaurs
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Carmel Water, Kilmaurs
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Stream Valley



### Essential Character - Description / Notes:

Photograph is located on the B751 adjacent to Rowallan Estate viewing west along the Carmel Water, which is reasonably well wooded at this point compared to other areas (photograph over the page) which are less wooded and attractive.

**Landscape elements / patterns:** Mature trees and stream valley / pasture.

**Landform:** Carmel Water stream valley – steeply incised in places.

**Land use / Landcover:** Some mature trees, elsewhere the valley is composed of open grassland.

**Field boundaries / Field Pattern:** Small fields bounded by hedges

**Heritage Features:**

**Building materials:**

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	49 Carmel Water, Kilmaurs
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<p><b>Views and visual focus / landmarks:</b></p> <p>The Carmel Water forms the main visual feature, although some pylons cut across the valley at one point (see photograph below).</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The urban edge at Kilmaurs is well established and includes ill Bridge (small stone bridge).</p>
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	Not suitable – development within the Carmel Water valley would adversely effect the amenity and landscape quality of this intimate and small scale area, better suited from passive recreation and low density grazing / wildlife.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Conserve and enhance the Carmel Water corridor, linking a number of settlements.				
<i>Design Constraints:</i>	Small scale landscape feature with limited access.				
<b>Management Strategy:</b>	Conserve / Restore / Enhance / Create New				



View of Carmel Water from the B751 viewing west along a more typical, open stretch of the river valley.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 48 Newlands
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Newlands
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land / Lowland Hill



### Essential Character - Description / Notes:

The photograph is located on the B751, east of Kilmaurs, viewing north towards the traditional hilltop farm at Newlands.

**Landscape elements / patterns:** Mature trees, hedgerows and pasture fields.

**Landform:** Lowland hill / undulating landform.

**Land use / Landcover:** Pasture and grazing land.

**Field boundaries / Field Pattern:** Medium sized fields divided by low hedgerows and some post and wire fencing.

**Heritage Features:**

**Building materials:** Stone / whitewashed.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 48 Newlands
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Newlands hilltop farm.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The adjoining urban edge of Kilmaurs is well established with mature vegetation and mixed / traditional house types.</p>
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8b: Areas 48/3, 48/6 and 48/7</b></p> <p>There is some potential for development on the lower lying land at the foot of the hill and adjacent to the village edge. In particular severed land / field near the railway line (Area 48/3), part of field adjacent to the minor road off the A735 (Area 48/6) and some limited potential to the rear of properties between the Carmel Water and the A735 (Area 48/7).</p>
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Minimal – some hedgerows, although mature trees and woodland should be retained.
<b>Degree of Urban Integration:</b>	Development would need to integrate with the edge of existing properties and or establish a buffer area or minor road.

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
			✓	✓	✓

*Design Opportunities:* Utilise severed land adjacent to railway.

*Design Constraints:* Railway line and potential access constraints further east towards the Carmel Water.

**Management Strategy:** Conserve / Restore / Enhance / Create New



Left: View for Kilmaurs church from within the village.  
 Right: View from minor road near to the A735, viewing towards the Eastern edge of Kilmaurs.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	47 Jocksthorn
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Jocksthorn
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill / Pasture Land



### Essential Character - Description / Notes:

The photograph is taken from the B778 to the east of Kilmaurs in a shallow valley or lower lying area of land to the east of Jocksthorn hill. Kilmaurs church tower is visible from this area (not shown) and the western edge of Kilmarnock is visible to the east (not shown).

**Landscape elements / patterns:** Mature trees and woodland, hedgerows and fields.

**Landform:** Low hills and undulating landform.

**Land use / Landcover:** Arable fields and some woodland, the shallow valley area has also been used as a route for an overhead transmission line (not shown on photograph).

**Field boundaries / Field Pattern:** Medium fields bounded by hedges with some mature trees and woodland.

**Heritage Features:**

**Building materials:**

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	47 Jocksthorn
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<p><b>Views and visual focus / landmarks:</b></p> <p>Kilmaurs church forms an attractive traditional landmark. The edge of Kilmarnock is also visible on the hillside to the east. Traditional hilltop farmsteads include Jocksthorn near Kilmarnock and Grassmillside near Kilmaurs.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The village edge at Kilmaurs on the western side of Jocksthorn is well established and includes areas of open space (Kilmaurs Palace) and woodland, which enhance and contain the village and add to the village setting and amenity.</p>
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	Not suitable – development would not be suitable in this area and is likely to adversely effect the village setting and cultural landscapes of Kilmaurs Palace. The open character of Jocksthorn hill should also be retained and access to this area is limited. Further east the landscape is remote from either Kilmaurs or Kilmarnock settlements, although both are visible in the background. Conservation of this area will be important to safeguard against visual coalescence. Development closer to Kilmarnock will also be elevated at Grassmillside and visually prominent.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓	✓			
<i>Design Opportunities:</i>	Conserve rural area and space separating Kilmarnock and Kilmaurs.				
<i>Design Constraints:</i>					
<b>Management Strategy:</b> <i>Conserve</i> / <i>Restore</i> / <i>Enhance</i> / <i>Create New</i>					

	
<p>Left: View from B778 towards Grassmillside, the edge of Kilmarnock is just visible on the horizon.          Right: View from the B778 further to the south, Kilmaurs and the church tower is visible on the horizon within a rural setting. Arran is visible in the far distance.</p>	

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 46 Langmuir
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Langmuir
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land / Lowland Hill



### Essential Character - Description / Notes:

The photograph is located at High Langmuir on a minor road to the west of Kilmaurs, viewing east towards the village.

**Landscape elements / patterns:** Hedgerows and pasture fields on the edge of the village.

**Landform:** Flat to gently undulating.

**Land use / Landcover:** Pasture and village development.

**Field boundaries / Field Pattern:** Medium and small fields bounded by low cut hedgerows with occasional trees.

**Heritage Features:**

**Building materials:** Mostly harling with some brick / stone.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 46 Langmuir
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> There are few landmarks other than the village itself and nearby farmsteads.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) The adjoining urban edge is well established and includes some mature trees and garden vegetation.
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 46/5</b> There is some potential for development of the adjacent fields to the existing village edge, provided this is well integrated with the existing village although this part of the village is most remote from the village centre and has potentially limited access. Low density development is recommended incorporating some area of open space.
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Minimal – some low hedgerows, although mature trees should be retained.
<b>Degree of Urban Integration:</b>	Development could be reasonably well integrated with the existing village edge.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>				✓	
<b>Design Opportunities:</b>	Increase through links to the village and re-establish a new village edge and associated landscape and spaces.				
<b>Design Constraints:</b>	Limited access, area most remote from village centre compared to other areas further southwest.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



Photograph taken from Habbie Auld and minor road, viewing south towards Kilmaurs and across a small field. Small spaces such as these are recommended to be retained and or included as part of the development to add to the amenity of the vilage edge.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 45 Crofthead
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Crofthead
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

The photograph is located on a minor road to the southwest of Kilmaurs viewing towards Crofthead and the edge of Kilmaurs.

**Landscape elements / patterns:** Mature trees, hedgerows and pasture.

**Landform:** Flat to gently undulating.

**Land use / Landcover:** Mature trees, some village development and garden vegetation and pasture.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges and post and wire fencing.

**Heritage Features:**

**Building materials:** Mixed stone / brick / harling.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	45 Crofthead
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>		<b>Adjoining Urban Edge:</b> ( <i>housing type, settlement boundary, views</i> )	
There are few visual landmarks other than the urban edge of Kilmaurs and farmsteads such as Crofthead. Otherwise the views are westwards across the Ayrshire landscape.		The adjoining urban edge is well established and includes mature trees and garden vegetation. The railway line is located along the eastern edge of the area and is well screened by existing vegetation.	
<b>Landscape Quality:</b>	Medium		
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Areas 45/1, 45/2 and 45/4</b>		
	Development may be accommodated within this area on relatively low lying land to the southwest of Kilmaurs and in relatively close proximity to the village centre (Areas 45/1 and Area 45/2 on the western edge) and the railway station. There is also some potential for development to the south and east of the railway line (Area 45/4) providing the development is well integrated with and does not intrude upon adjacent estate woodland and high quality landscapes further to the east towards the church.		
<b>Visual effects (skyline):</b>	Minimal.		
<b>Loss of vegetation/features:</b>	Minimal – some low hedgerows, although existing mature trees should be retained.		
<b>Degree of Urban Integration:</b>	Opportunities for the integration of new housing and the creation of public / village spaces adjacent to the railway station / railway line and 'through links' to the village centre.		

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓			✓	✓
<b>Design Opportunities:</b>	Enhance townscape through creation of new space and access around railway station.				
<b>Design Constraints:</b>	Existing railway line and access.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



The photograph is located at the B751 south of the railway bridge and views into a potential area for development along the edge of the existing railway line.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 44 Tour / Kirkland
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Tour / Kirkland
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Estate Landscape



### Essential Character - Description / Notes:

The photograph is located on the southern edge of Kilmaurs viewing across the Carmel Water valley towards the church and estate woodland at Tours.

**Landscape elements / patterns:** Mature trees and woodland, small open fields.

**Landform:** Carmel Water stream valley and gently undulating landform with low hill further south near Woodhill.

**Land use / Landcover:** Woodland and estate woodland, cemetery and pasture.

**Field boundaries / Field Pattern:** Small to medium fields bounded by hedges and mature garden boundaries.

**Heritage Features:** Kilmaurs church, cemetery, Tours estate and house, doocot and other estate / historical features.

**Building materials:** Stone.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 44 Tour / Kirkland
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> Kilmaurs church tower forms the main visual focus and estate woodland is also particularly prominent. Further south the urban edge of Kilmarnock is prominent.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) The existing urban edge is mature and well established with many historic features and estate woodland.
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<b>Landscape Quality:</b>	High to medium – areas of estate woodland combined with heritage and architectural features, such as the church and Tours house, provide a high quality estate landscape.
<b>Potential Landscape Fit:</b>	Not suitable – Development here is likely to have an adverse effect on a locally valuable estate landscape and associated historic features and the village setting overall. Conservation of the existing settlement edge and the rural setting of this part of Kilmaurs is recommended.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Conserve and manage existing established settlement edge and visual character of village setting.				
<i>Design Constraints:</i>	Proximity of Kilmarnock and existing exposed urban edge.				
<b>Management Strategy:</b> <b>Conserve</b> / Restore / Enhance / Create New					

Left: View along B7038 showing existing houses to the north. <b>CHECK PHOTOS</b> Right: Photograph taken from north of Country Park showing housing visible to the north of the B7038 and illustrating the need to retain and increase tree / woodland planting along the Fenwick Water to preserve the tranquility of the Country Park.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	<i>11997-01 / East Ayrshire Council</i>	<b>Job Title:</b>	<i>Strategic Development Areas Landscape Assessment</i>
<b>Date / Weather:</b>	<i>22 October 2003 / Fair</i>	<b>Location No:</b>	<i>43 Altonhill</i>
<b>Camera Format:</b>	<i>SLR D100 (Digital)</i>	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	<i>Ayrshire Basin</i>	<i>Ayrshire Lowlands – Altonhill</i>
<b>Landscape Character Type:</b>		<i>Ayrshire Lowlands – Lowland Hill / Pasture Land</i>



### Essential Character - Description / Notes:

The photograph is located along a minor road off the A735 leading to Altonhill. The edge of Kilmarnock is visible in the background and a hilltop farm is visible to the right.

**Landscape elements / patterns:** Mature trees and woodland, pasture fields and hedges.

**Landform:** Undulating lowland hills.

**Land use / Landcover:** Pasture with some woodland and urban development.

**Field boundaries / Field Pattern:** Medium to large fields bounded by low hedges and post and wire fences.

**Heritage Features:**

**Building materials:** Stone / harling.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	<i>Rebecca Rylott / Gary Stodart, Entec UK.</i>
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	43 Altonhill
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>  <i>Hilltop farms provide characteristic landscape features, however the urban edge of Kilmarnock (photograph below) is particularly prominent.</i>		<b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i>  The urban edge of Kilmarnock is exposed (50's – 60's council built housing) and includes some mixed fencing and low hedges along the perimeter of gardens on th edge of the settlement.	
<b>Landscape Quality:</b>	Medium		
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 43/4</b>		
	Not suitable – Development here would be elevated on high ground with the potential to overlook adjacent settlement and development and become visible from parts of Kilmaurs. The area is relatively close to Kilmaurs and despite woodland screening on the eastern boundary at Tour, the potential for visual coalescence with Kilmarnock is high.  Area 43/4 – There is some potential for development south of Altonhill, adjacent to the existing settlement boundary providing this dose not threaten visual coalescence with Kilmaurs.		
<b>Visual effects (skyline):</b>	Minimal.		
<b>Loss of vegetation/features:</b>	Minimal.		
<b>Degree of Urban Integration:</b>	Establishment of woodland screening and shelterbelts would define and establish the western limits of development for Kilmarnock at this location and improve the landscape setting of the town.		

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓		✓	
<b>Design Opportunities:</b>	Enhance landscape setting and define urban edge of Kilmarnock.				
<b>Design Constraints:</b>	Existing exposed urban edge.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



The photograph is located on a minor road off the A735 leading to Altonhill, viewing east towards the exposed urban edge of Kilmarnock.

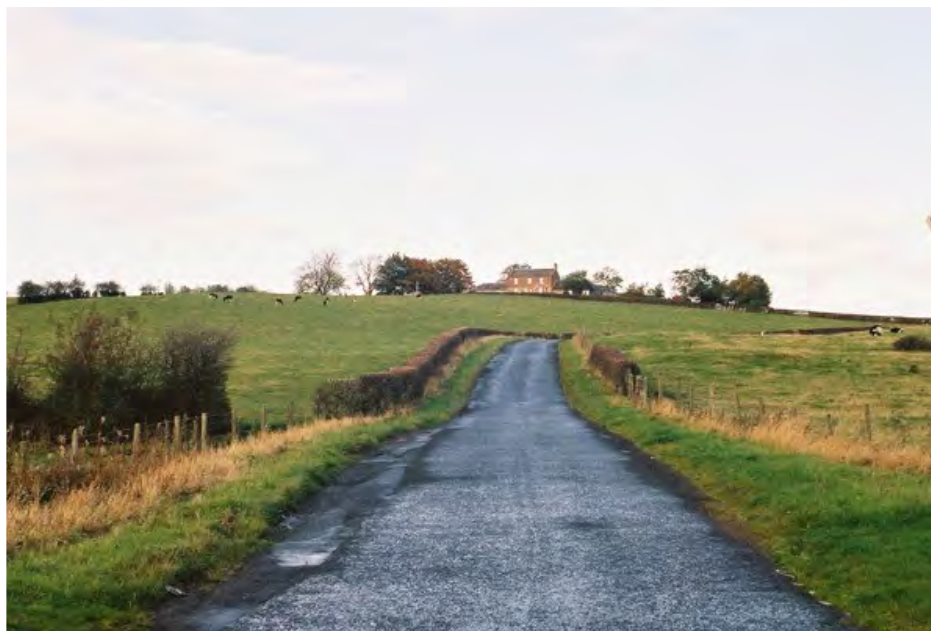
<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	42 Fardalehill
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Fardalehill
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill / Pasture Land



### Essential Character - Description / Notes:

The photograph is located on the B7081 at the minor road junction leading to Faradalehill. Faradalehill farm is located at the top of a low hill in the centre of the photograph and provides a good example of this Ayrshire landscape characteristic. The urban edge of Kilmarnock is visually prominent and exposed to the east and scattered development (flats, industry and Crosshouse Hospital are visible to the south, east and west of the viewpoint).

**Landscape elements / patterns:** hill top farm steading with mature trees pasture fields and hedgerows / post and wire field boundaries.

**Landform:** Low hill.

**Land use / Landcover:** Pasture land.

**Field boundaries / Field Pattern:** Medium sized fields bounded by hedgerows / post and wire fencing.

**Heritage Features:**

**Building materials:** Stone / traditional.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<b>Diverse</b>	<i>Complex</i>
<b>Texture:</b>	<b>Smooth</b>	<i>Textured</i>	<b>Rough</b>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<b>Colourful</b>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<b>Discordant</b>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<b>Lively</b>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<b>Unsettling</b>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	42 Fardalehill
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<p><b>Views and visual focus / landmarks:</b></p> <p>Fardalehill farm is a characteristic local landmark, although other built development providing a visual focus includes the flats to the east of Crosshouse Hospital and the exposed urban edge of Kilmarnock to the east. Existing industrial / commercial development along the B7081 is partly screened by woodland, although still visible.</p>	<p><b>Adjoining Urban Edge:</b> (<i>housing type, settlement boundary, views</i>)</p> <p>The adjoining urban edge of Kilmarnock (50's-60's council built housing, bottom right photograph) is clearly visible and exposed to open view, increasing its appearance proximity to Crosshouse.</p>
<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 42/6</b>
	The central part of this area is important to the separation of Crosshouse and Kilmarnock and development is not suitable on areas of higher ground at Fardalehill.  Area 42/6 - There is some scope for limited development on the eastern edge of Kilmarnock providing this is accompanied by woodland screen planting to establish the western limits of Kilmarnock and preserve and enhance the rural setting of both settlements in the area.
<b>Visual effects (skyline):</b>	Minimal.
<b>Loss of vegetation/features:</b>	Minimal – some hedgerows.
<b>Degree of Urban Integration:</b>	Establishment of a western expansion limit and peripheral woodland is essential to prevent further visual coalescence of the Kilmarnock and Crosshouse.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓	✓		✓	
<b>Design Opportunities:</b>	Enhance rural setting of settlements and manage landscape to prevent visual coalescence.				
<b>Design Constraints:</b>	Potential for visual and physical coalescence of Crosshouse and Kilmarnock.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / <span style="background-color: yellow;">Enhance</span> / Create New					

	
<p>Left: Existing woodland and mature trees along edge of golf course and B7081 provide a high quality edge to this area of Kilmarnock. Right: Exposed urban edge of Kilmarnock, visible from the B7081 requires landscape management to enhance setting and define an appropriate urban edge and intergration with surrounding rural areas.</p>	

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 41 Carmel Water, Crosshouse
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Carmel Waer, Crosshouse
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Stream Valley



### Essential Character - Description / Notes:

The photograph is located on the B751 to the south of Knockentiber, viewing east across the Carmel Water towards part of Crosshouse and Crosshouse Hospital.

**Landscape elements / patterns:** Mature trees, hedgerows, and pastureland.

**Landform:** Carmel Water valley and gentle undulating pasture land.

**Land use / Landcover:** Pasture / rural with some village development and urban development at the hospital.

**Field boundaries / Field Pattern:** Small to medium fields bounded by hedges and exposed garden boundaries.

**Heritage Features:**

**Building materials:** Harling / mixed materials.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	41 Carmel Water, Crosshouse
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>  Crosshouse Hospital and chimney stack is visually prominent.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)  The urban edge of Crosshouse is partly exposed with mostly timber fences along garden boundaries. At Knockentiber this characteristic continues (mostly 50's – 60's housing estate), but is mixed with more mature and vegetated village / garden boundaries along the north eastern part of the settlement. There are a number of smaller gap sites in this area.
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 41/1</b> Development of the north eastern edge of this settlement could be beneficial and act to consolidate the settlement and increase the diversity of housing types. Development would be contained by the Carmel Water valley to the east and a partly wooded (disused railway line) footpath to the north.
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain mature trees and wooded setting of area.
<b>Degree of Urban Integration:</b>	Infill gap sites and develop housing to consolidate settlement centre.

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓				✓
<b>Design Opportunities:</b>	Area 41/1 -Enhance settlement townscape and eastern setting of Carmel Water / settlement through management and planting of the valley area.				
<b>Design Constraints:</b>	Quality and extent of existing housing stock, defining townscape character of the settlement.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



Photograph is located at the northern edge of the settlement viewing along the footpath (disused railway line).

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	40 Knockentiber
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Knockentiber
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pastureland



### Essential Character - Description / Notes:

The photograph is located on the B751 to the south of Knockentiber, viewing towards the edge of the settlement, which has an exposed edge and limited rural integration (perimeter woodland, trees and vegetation).

**Landscape elements / patterns:** Pasture fields, mature trees and low / gappy hedgerows.

**Landform:** Gently undulating.

**Land use / Landcover:** Pasture land with small village / settlement development.

**Field boundaries / Field Pattern:** Small to medium fields bounded by hedges and post and wire fencing.

**Heritage Features:**

**Building materials:** Harling / grey housing with some older traditional / stone built houses to the north east.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<b>Smooth</b>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 40 Knockentiber
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>The area to the west is contained and enclosed by Busbiehill and Knockentiber village id the main visual focus.</p>	<p><b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i></p> <p>The adjoining urban edge is exposed (50's – 60's council built housing) with a collection of fencing and some vegetation providing the urban edge / garden boundaries.</p>
<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 40/2</b>
	Development along the western edge of Knockentiber would be relatively enclosed by the surrounding landform and could improve the appearance of the settlement by establishing a more integrated urban edge and landscape setting for the village as well as increasing the variety of housing stock.
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Minimal – many of the existing hedgerows in this area are broken and there are few existing trees.
<b>Degree of Urban Integration:</b>	Integration with the existing housing may require the creation of 'through links' to the village centre and possible buffer zones / landscape planting along existing urban edges.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓				✓
<b>Design Opportunities:</b>	Area 40/2 - Enhance townscape / village character and landscape setting of settlement.				
<b>Design Constraints:</b>	Quality of existing urban edge and townscape character.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



Photograph located along the minor road to the west of Knockentiber, viewing part of the proposed area suitable for development on the western edge of the village.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	39 Hospital
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Hospital
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Urban Fringe



### Essential Character - Description / Notes:

The photograph is located on a minor road to the north of the hospital (visible on the left of the photograph) at Greenhill Smallholdings. Busbie hill is visible in the horizon and scattered development is visible at Greenhill in the middle distance.

**Landscape elements / patterns:** Hedgerows and scattered woodland / trees interspersed by, pasture fields, amenity landscape planting to the south of the hospital and larger scale development.

**Landform:** Gently undulating with land dipping into the Carmel Water valley along the western edge of Grenhill.

**Land use / Landcover:** Pasture land and small areas of paddocks / grazing land, the hospital development is distinctly different in character and scale to the south.

**Field boundaries / Field Pattern:** Small fields bounded by hedges and mature garden boundaries.

### Heritage Features:

**Building materials:** Some small scale traditional domestic buildings (stone / brick) with larger scale modern hospital development of mixed materials and colour).

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<b>Smooth</b>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<b>Colourful</b>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<b>Discordant</b>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<b>Lively</b>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<b>Manicured</b>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	39 Hospital
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<p><b>Views and visual focus / landmarks:</b></p> <p>Crosshouse Hospital is the main visual focus and the development is of a large scale compared to adjacent development and landscape character.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>Crosshouse Hospital has a strip of amenity planting along the southern (front boundary) which although well maintained appears slightly incongruous within its rural setting. To the north, east and west there is little landscape or built form integration with the adjacent landscape and the development is particularly prominent. Development at Greenhill is scattered and an small scale with no particular centre of urban edge.</p>
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<b>Landscape Quality:</b>	Medium to Low – some parts of the smallholdings exhibit poorer landscape management with broken hedges sheds and paddocks. The influence of the Hospital has eroded the rural and landscape character of the area.
<b>Potential Landscape Fit:</b>	Note Suitable – Development would be remote from existing settlements and overlooked by the hospital. The area has limited access (minor road) and sizeable development would contribute to the scattered development and visual coalescence of Knockentiber, Crosshouse, and Kilmarnock.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Opportunities existing to enhance the setting of the hospital and reduce its prominence in local views through the establishment of woodland structure planting (in the style of farm shelterbelts) along the hospital boundary. Landscape treatment of southern hospital boundary could be simplified to mimic estate landscapes and boundaries on the edge of the golf course further east.				
<i>Design Constraints:</i>	Scale of hospital development.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



Photograph is located on the B7081 on the edge of Kilmarnock, viewing west towards an isolated group of flats to the east of the hospital. Increased woodland screening to agumentexisting trees would enhance the landscape integration of this group of buildings. The rodaside lighting and amenity planting (further west adjacent to the hospital) is particulalry urban in character and works to increase the sense of visual coascence between Kimarnock and Crosshouse.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 38 Busbie Cottages
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Busbie Cottages
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

Viewpoint located on a minor road to the west of Busbie Cottages viewing east towards Crosshouse. The Crosshouse Hospital chimney stack is visible and a farm on the western edge of the village.

**Landscape elements / patterns:** Mature trees and woodland / garden vegetation, hedgerows and pasture fields.

**Landform:** Gently undulating with a slight rise at Busbie Cottages.

**Land use / Landcover:** Pasture lands, farm and village development with some trees and woodland.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges.

**Heritage Features:**

**Building materials:** Stone / brick / whitewashed traditional buildings and some mixed materials.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 38 Busbie Cottages
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Crosshouse Hospital chimney stack is visible from this view point, but the village church tower is not. A farm and associated low farm buildings are prominent on the western edge of the village.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The existing urban edge of Crosshouse is well established with a mix of mature trees and traditional buildings with part of the site directly accessible from the B751 and in close proximity to the village centre.</p>
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 38/1</b>
	Most suitable – housing development could be accommodated on the north western corner of the village, to the south of Busbie Cottages, avoiding the slightly higher ground further west. Development of an appropriate design / layout could contribute and complement the existing urban form of the village.
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain mature trees and hedgerow field boundaries along edge of area.
<b>Degree of Urban Integration:</b>	Development would be in close proximity to the main village centre and should aim to complement the urban spaces and form of the village by creating through links and access / spaces to the village centre.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓				✓
<b>Design Opportunities:</b>	Area 38/1 - Enhance townscape / urban character of village with links through to village centre.				
<b>Design Constraints:</b>	Higher ground to the west, existing traditional buildings along site boundary.				
<b>Management Strategy:</b> Conserve / Restore / Enhance / Create New					

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 37 Busbiehill
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Busbiehill
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill



### Essential Character - Description / Notes:

The photograph is taken from Busbiehill, viewing to the southeast and overlooking Crosshouse.

**Landscape elements / patterns:** Busbiehill farm, medium sized fields and hedgerows.

**Landform:** Noticeable local hill up to ~60m AOD.

**Land use / Landcover:** Hedgerows and pasture land with some trees and woodland close to the hilltop.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges.

**Heritage Features:**

**Building materials:** Stone / brick / mixed.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



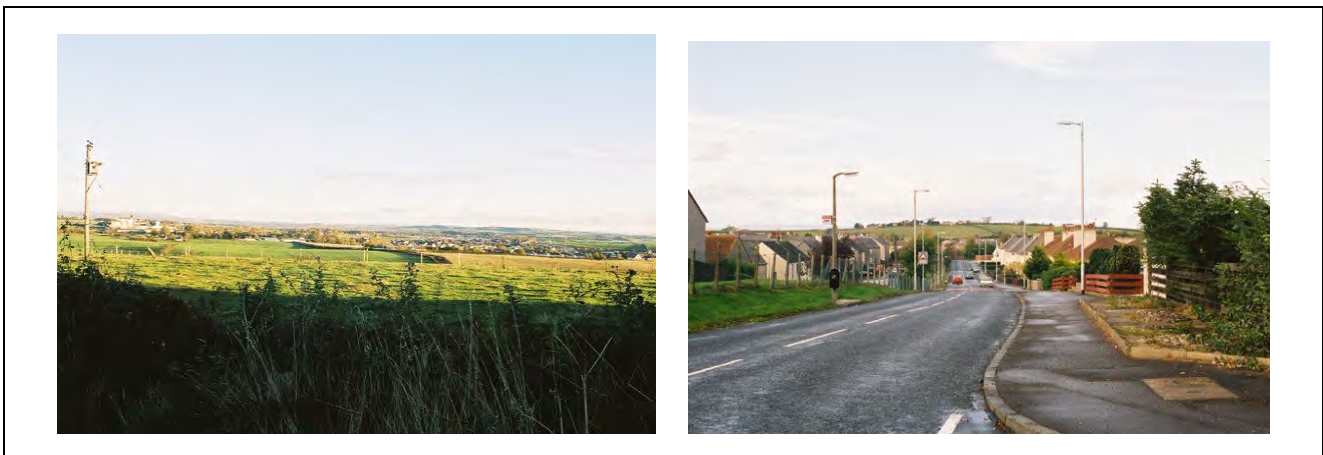
<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 37 Busbiehill
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Views are extensive and Crosshouse and the Crosshouse Hospital feature as particular landmarks in the view. The hill forms a notable feature in the wider landscape setting of Crosshouse and Knockentiber.</p>	<p><b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i></p> <p>The hilltop and lower slopes are physically remote from the settlement of Crosshouse although there is a characteristic hilltop farm at the top of the hill.</p>
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	Not suitable – the area is remote from settlement / urban development and elevated.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable.

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
		✓			
<i>Design Opportunities:</i>	Conserve open and rural character of the hill through continued management of existing features.				
<i>Design Constraints:</i>					

**Management Strategy:** Conserve / Restore / Enhance / Create New



Left: Views from further south along Busbiehill, overlooking Crosshouse.  
 Right: View from within Crosshouse viewing west towards Busbiehill, which contains the village.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 36 Carmel Bank
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Carmel Bank
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land / Stream valley



### Essential Character - Description / Notes:

The viewpoint is located on the B7081 to the west of Crosshouse, viewing southeast towards Carmel Bank (area of mature trees in the middle right of the photograph). A farm on the edge of the village is visible to the left.

**Landscape elements / patterns:** Mature trees and woodland, hedgerows and fields.

**Landform:** Gently undulating / lowland valley of the Carmel Water.

**Land use / Landcover:** Low hedgerows and woodland copses and shelterbelts.

**Field boundaries / Field Pattern:** Medium to small fields bounded by hedges and mature garden boundaries.

**Heritage Features:**

**Building materials:** Stone / brick and harling.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 36 Carmel Bank
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Crosshouse village is visible with the incinerator stack at the hospital visible in the background and the mature trees at Carmel Bank.</p>	<p><b>Adjoining Urban Edge:</b> (<i>housing type, settlement boundary, views</i>)</p> <p>The urban edge of Crosshouse to the east includes a mix of houses with the most recent development occurring in small pockets (gap sites along the B7081 to the north of the Carmel Water. Housing along the eastern edge is mostly 50's-60's council built housing with a more exposed urban edge and fewer trees and taller garden vegetation.</p>
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Areas 36/3, 36/5</b> Potential (36/3) and Limited Potential (36/5) – Some development may be accommodated on the edges of the Carmel Water. However the Carmel Water valley and associated woodland creates a pleasant space on the edge of the village that might be better suited for landscape enhancement, conservation and retention for recreational and amenity uses.
<b>Visual effects (skyline):</b>	Minimal.
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain areas of woodland.
<b>Degree of Urban Integration:</b>	Limited development potential accessed from minor road on the edge of the stream valley.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓		✓	✓	

<i>Design Opportunities:</i>	Enhance and conserve village setting and amenity value of the Carmel Water on the edge of the settlement boundary.
<i>Design Constraints:</i>	Pocket of existing industrial development adjacent to access road.

**Management Strategy:** Conserve / Restore / Enhance / Create New



Left: View from B7081 towards existing urban edge near Carmel Bank.  
Right: Mature trees at Carmel Bank.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	35 Annandale
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Annandale
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

The photograph is located along the B7081 adjacent to Crosshouse Hospital, viewing west towards Crosshouse village. The village appears as traditional whitewashed buildings with a church tower visible in the background. Amenity landscape planting is visible along the roadside in the foreground.

**Landscape elements / patterns:** Pasture land, woodland, trees, hedgerows and amenity planting.

**Landform:** Gently undulating landform.

**Land use / Landcover:** Hospital and arable / pasture fields interspersed by small areas of paddocks / grazing land.

**Field boundaries / Field Pattern:** Small to medium fields bounded by hedges and mature garden boundaries.

**Heritage Features:** Some older (1900's) houses.

**Building materials:** Stone / brick / whitewashed buildings.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	35 Annandale
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>		<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)	
<p>Crosshouse Hospital is very prominent whilst the church tower is the 'nature' visual focus of the village. Other development along the B7081 includes some flats adjacent to the hospital, and a pocket of industrial development as well as the urban edge of Kilmarnock to the east.</p>		<p>The area appears to be relatively close to the urban edge and settlement boundary of Kilmarnock and this is heighten by sporadic development (flats and industrial development separated from the urban edge) and the scale and prominence of Crosshouse Hospital. The eastern edge of Crosshouse however is mature and include some small fields and ares of existing open / recreational space.</p>	
<b>Landscape Quality:</b>	Medium		
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 35/2</b>		
	Potential – development of small fields and retention of open space on the eastern side of Crosshouse could be accommodated in the landscape. However, the establishment of a landscape structure is advised to form new urban edge and setting for the village and reinforce the separation between Crosshouse and Kilmarnock.		
<b>Visual effects (skyline):</b>	Minimal.		
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain areas of recreational space.		
<b>Degree of Urban Integration:</b>	Development might be accessed from the B7081 and through links into Crosshouse.		

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓			✓	
<b>Design Opportunities:</b>	Provide landscape strategy aimed to reinforce village edge and setting and prevent visual coalescence with Kilmarnock.				
<b>Design Constraints:</b>	Proximity to Kilmarnock settlement boundary.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



Viewpoint located along minor track off the B7081, viewing southwest towards Crosshouse and the area of potential development.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 35 Annandale
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>



Viewpoint is located along the B7064 viewing east towards the relatively exposed urban edge of Kilmarnock and industrial / commercial development in the middle distance.



Viewpoint is located along the B7064 viewing west towards the urban edge of Crosshouse.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	<i>11997-01 / East Ayrshire Council</i>	<b>Job Title:</b>	<i>Strategic Development Areas Landscape Assessment</i>
<b>Date / Weather:</b>	<i>22 October 2003 / Fair</i>	<b>Location No:</b>	<i>34 Wndyedge</i>
<b>Camera Format:</b>	<i>SLR D100 (Digital)</i>	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	<i>Ayrshire Basin</i>	<i>Ayrshire Lowlands – Windyedge</i>
<b>Landscape Character Type:</b>		<i>Ayrshire Lowlands – Lowland Hill / Pasture Land</i>



### Essential Character - Description / Notes:

The photograph is located on the B751 to the south of Crosshouse, viewing north as the road passes through a cutting before entering the village. A telecommunications mast is visible on top of the hill.

**Landscape elements / patterns:** Mature trees and woodland, small open fields.

**Landform:** Low hill enclosing the southern part of the village.

**Land use / Landcover:** Arable fields and some pasture.

**Field boundaries / Field Pattern:** Medium fields bounded by hedges and post and wire fencing.

**Heritage Features:**

**Building materials:** Stone / brick and harling.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** *Rebecca Rylott / Gary Stodart, Entec UK.*

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	34 Wndyedge
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> Telecommunications mast, the A71 is hidden from view by a cutting and the village is screened by the hill.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) The urban edge to the north of the low hill is exposed with a mix of garden boundary types abutting the adjacent field.
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<b>Landscape Quality:</b>	Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8b: Area 34/4</b> Potential – some development could be accommodated on the low lying land to the north of the hill accompanied by landscape planting and woodland to provide a buffer and create an new enhanced urban edge to the village.
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Minimal – mostly arable fields.
<b>Degree of Urban Integration:</b>	Development would adjoin existing urban development and potentially gain access from the B751.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓			✓	
<b>Design Opportunities:</b>	Enhance existing urban edge of village and integration with landscape setting.				
<b>Design Constraints:</b>	High ground and hilltops.				
<b>Management Strategy:</b> <i>Conserve</i> / <i>Restore</i> / <i>Enhance</i> / <i>Create New</i>					



The photograph is located on the B751 on the edge of Crosshouse, viewing west along the southern edge of the village, which is screened by the hill visible in the previous photograph.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 33 : New Bogside
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – New Bogside
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

This photograph was taken from the B751 near New Bogside farm viewing east to Moorfield Industrial Estate (Visible in the middle of the photograph). The area includes medium to large sized low-lying fields with broken hedgerows and has an open character.

**Landscape elements / patterns:** Broken hedgerows, scattered trees and medium open fields.

**Landform:** Flat to undulating land.

**Land use / Landcover:** Pasture and arable land.

**Field boundaries / Field Pattern:** Small fields with scattered hedgerows.

**Heritage Features:**

**Building materials:** Mixed farm houses and Industrial estate buildings.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 32 : Arrothill
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – Arrothill
<b>Landscape Character Type:</b>		Lowland River Valley – Stream Valley



### Essential Character - Description / Notes:

This photograph was taken from a minor road that links up with A759 at Arrothill Farm viewing north over the River Irvine. The photograph illustrates the open character of the landscape with small fields small areas of plantation woodland undulating ground.

**Landscape elements / patterns:** Hedgerows, scattered trees and plantation forestry.

**Landform:** River with undulating land.

**Land use / Landcover:** Pasture and grazing land with small areas of plantation forestry.

**Field boundaries / Field Pattern:** Small fields with scattered hedgerows.

**Heritage Features:**

**Building materials:** Mixed farm houses and buildings.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	32: Arrothill
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> Hill top farmsteads, the railway, River Irvine, Moorfield Insutrial Estate and Gatehead village.		<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) The area is remote from Kilmarnock urban edge although part Moorfield Industrial Estate is visible. Part of the area adjoins Gatehead.	
<b>Landscape Quality:</b>	Medium		
<b>Potential Landscape Fit:</b>	Not suitable – area is remote from Kilmarnock, but there could be limited small scale development potential at Gatehead.		
<b>Visual effects (skyline):</b>	Minimal – area is low-lying.		
<b>Loss of vegetation/features:</b>	Minimal.		
<b>Degree of Urban Integration:</b>	There could be limited small scale development potential at Gatehead.		

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
		✓			
<i>Design Opportunities:</i>	Conservation of rural character and River Irvine corridor, increse screening of Moorfield Industrial Estate.				
<i>Design Constraints:</i>	River and proximity to Moorfield Industrial Estate				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / <span style="background-color: yellow;">Enhance</span> / Create New					



This photograph was taken from Old Rome farmstead on the edge of Gatehead village viewing north.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	<i>11997-01 / East Ayrshire Council</i>	<b>Job Title:</b>	<i>Strategic Development Areas Landscape Assessment</i>
<b>Date / Weather:</b>	<i>22 October 2003 / Fair</i>	<b>Location No:</b>	<i>31:Thirdpart</i>
<b>Camera Format:</b>	<i>SLR D100 (Digital)</i>	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	<i>Ayrshire Basin</i>	<i>Lowland River Valley – Thirdpart</i>
<b>Landscape Character Type:</b>		<i>Lowland River Valley – Pasture land</i>



### Essential Character - Description / Notes:

Photograph was taken from the roundabout / interchange leading from the A71 adjacent to the abattoir viewing northwest towards Moorfield Industrial Estate.

**Landscape elements / patterns:** Hedgerows, scattered trees.

**Landform:** Flat to undulating land.

**Land use / Landcover:** Pasture and rough grassland.

**Field boundaries / Field Pattern:** Small fields with mature hedgerows.

**Heritage Features:**

**Building materials:** Stone, brick and industrial features.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	<i>Rebecca Rylott / Gary Stodart, Entec UK.</i>
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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 31:Thirdpart
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Edge of woodland estate, railway, River Irvine, the abattoir and Moorfield Industrial Estate.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>The railway and Moorfield Industrial Estate forms the urban area in the landscape, although the area is generally remote and separated from the urban edge of Kilmarnock by a Golf Course and the estate landscapes at Mount House.</p>
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<b>Landscape Quality:</b>	Low
<b>Potential Landscape Fit:</b>	Not suitable – the area is restricted by the railway and the River Irvine. Increased woodland planting would enhance the area and screening of industrial areas, improving the recreational potential of the area.
<b>Visual effects (skyline):</b>	No applicable.
<b>Loss of vegetation/features:</b>	No applicable.
<b>Degree of Urban Integration:</b>	No applicable.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Landscape enhancement of the area could be achieved by increased woodland planting along the road corridor and Abattoir perimeters.				
<i>Design Constraints:</i>	River Irvine flood plain.				
<b>Management Strategy:</b> Conserve / Restore / Enhance / Create New					

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 30: Bridge Lodge
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – Bridge Lodge
<b>Landscape Character Type:</b>		Lowland River Valley – Pasture land / Urban Fringe



### Essential Character - Description / Notes:

Photograph was taken from a sub station adjacent to a minor road which links Kilmarnock with to the road interchange at the Abattoir. This photograph is viewing northeast towards the A71 and illustrates the pasture and rough grassland (road embankment) adjacent to the road corridor.

**Landscape elements / patterns:** Open fields with scattered trees and mixed hedgerows.

**Landform:** Flat to undulating land.

**Land use / Landcover:** Pasture and arable fields.

**Field boundaries / Field Pattern:** Small fields with mature hedgerows.

**Heritage Features:**

**Building materials:** Stone, whitewashed farmsteads. Modern houses on urban edge of Kilmarnock.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 30: Bridge Lodge
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> Edge of woodland estate and A71 road corridor.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) The A71 effectively forms the urban edge to Kilmarnock at this point and the area is further bounded to the north and west by the railway. An abattoir is located in the northern part of this area.
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<b>Landscape Quality:</b>	Low
<b>Potential Landscape Fit:</b>	Not suitable – the area is restricted by the A71 and the River Irvine. Increased woodland planting would enhance the area and the urban setting of this part of Kilmarnock improving the recreational potential of the area.
<b>Visual effects (skyline):</b>	No applicable.
<b>Loss of vegetation/features:</b>	No applicable.
<b>Degree of Urban Integration:</b>	No applicable.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Landscape enhancement of the area could be achieved by increased woodland planting along the road corridor and Abattoir perimeters.				
<i>Design Constraints:</i>	River Irvine flood plain.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					



This photograph was taken from the same location as previous viewing south west to Castle Hill and golf course.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	29:Riccarton
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – Riccarton
<b>Landscape Character Type:</b>		Lowland River Valley – Urban Fringe



### Essential Character - Description / Notes:

Photograph was taken from the urban edge of Caprington housing estate viewing west to River Irvine and A71 road. This photograph illustrates the unmanaged rough grassland and woodland between the urban edge and the river.

**Landscape elements / patterns:** Remnants of estate features with shelterbelts hedgerows and scattered trees.

**Landform:** River Irvine and flat / gentle undulating land.

**Land use / Landcover:** Rough grassland and sparse woodland.

**Field boundaries / Field Pattern:** Minimal - shelterbelt and hedgerow remnants.

**Heritage Features:**

**Building materials:** Grey stone and roughcast.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 29:Riccarton
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Edge of woodland estate at Caprington, the A71 road corridor and urban edge of Kilmarnock, including industrial buildings and tenements.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>Housing types vary from 70's – 80's private houses at Caprington to the neglected tenements of Riccarton and industrial development to the northeast.</p>
<b>Landscape Quality:</b>	Low
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8b: Area 29/1</b></p> <p>Potential for development is assisted its location adjacent to the A 71 and estate setting towards Caprington / landscape qualities of the river Irvine valley to the south and west. Development would however require landscape structure planting to form a buffer along the edge of development and or combine with landscape restoration and regeneration of adjacent urban edge area at Riccarton.</p>
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Minimal – remnants of hedgerows and shelterbelts.
<b>Degree of Urban Integration:</b>	Natural extension to Riccarton and Caprington areas.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓				✓
<b>Design Opportunities:</b>	Landscape buffer and enhancement planting at edge of Riccarton and Caprington areas.				
<b>Design Constraints:</b>	River Irvine and adjacent Caprington estate landscape.				
<b>Management Strategy:</b> <span style="color: yellow;">Conserve</span> / Restore / <span style="color: yellow;">Enhance</span> / Create New					



This photograph was taken from the some location as previous viewing south west to Castle Hill and golf course.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 28:Caprington Estate
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – Caprington
<b>Landscape Character Type:</b>		Lowland River Valley – Estate Landscape



### Essential Character - Description / Notes:

Photograph was taken from the entrance to Caprington Castle from the minor road at A759 road. This area is characterised by mature estate woodland, shelterbelts and mature trees on the edge of the River Irvine.

**Landscape elements / patterns:** Mature trees, estate woodland and extensive shelterbelts.

**Landform:** Flat to undulating land.

**Land use / Landcover:** Pasture and equestrian.

**Field boundaries / Field Pattern:** Small to medium fields and with mature shelterbelts and hedgerows.

**Heritage Features:** Caprington Castle and associated estate buildings.

**Building materials:** Stone and whitewashed farms.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 28:Caprington Estate
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Fine areas of woodland, castle and estate features and woodland blocks.</p>	<p><b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i></p> <p>The River Irvine and associated estate landscape separate the main part of the estate from Kilmarnock. Further to the east near the estate entrance, the area adjoins Kilmarnock at Caprington. A golf course is located to the south on the southern edge of Kilmarnock.</p> <p>Housing types adjacent to the golf course and Damhead House area vary from ~70's – 8-'s private houses at Caprington.</p>
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<b>Landscape Quality:</b>	High to Medium.
<b>Potential Landscape Fit:</b>	Not suitable – spatial and woodland character of this area should be retained with the landscape qualities best suited to passive recreation use.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Estate woodland forms valuable green edge to the southwest corner of Kilmarnock.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>		✓			

*Design Opportunities:* Conserve estate landscape and landscape qualities.

*Design Constraints:*

**Management Strategy:** Conserve / Restore / Enhance / Create New



This photograph was taken from the minor road to A759 near the entrance to Caprington Castle viewing west to adjoining shelterbelts.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 27:Earlston
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	Regional	Local
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Earlston
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

Photograph was taken from a minor road off the B7038 at near Townend of Caprington viewing northeast towards Kilmarnock. This photograph illustrates the open fields and mature shelterbelt planting on the edge of Caprington Estate.

**Landscape elements / patterns:** Large open fields with mature shelterbelts.

**Landform:** Flat to undulating land.

**Land use / Landcover:** Open pasture and mature deciduous woodland / shelterbelts.

**Field boundaries / Field Pattern:** Large fields with hedgerows along roads.

**Heritage Features:**

**Building materials:** Whitewashed farms

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<b>Colourful</b>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 27:Earlston
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> Views to Kilmarnock and mature woodland of Caprington Estate. Estate landscape forms natural and attractive edge and setting to the southern part of Kilmarnock.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) Golf course, estate woodland, cottages and farmsteads – the area is remote from the urban edge of Kilmarnock.
<b>Landscape Quality:</b>	Medium to High. Remnants of estate landscape.
<b>Potential Landscape Fit:</b>	Not suitable – the area is remote from the urban edge.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Caprington woodland and golf course form an established green edge to Kilmarnock, development would be detached from the town.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Conserve and enhance existing landscape qualities and rural / estate setting.				
<i>Design Constraints:</i>					
<b>Management Strategy:</b> <i>Conserve</i> / Restore / Enhance / Create New					

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<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	26:Treesbank
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Treesbank
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Estate / Urban Fringe



### Essential Character - Description / Notes:

Photograph was taken from the urban edge of Kilmarnock viewing south towards the estate landscape at Treesbank. The photograph illustrates maintained open space and mature woodland on the southern edge of Kilmarnock. This area also however, contains some vacant land and rough grassland adjacent to the A77 corridor. There is public footpath access from edge of Kilmarnock.

**Landscape elements / patterns:** Mature trees, estate woodland and open grassland spaces.

**Landform:** Flat to undulating land.

**Land use / Landcover:** Grassland with mature estate woodland and shelterbelts.

**Field boundaries / Field Pattern:** Mature shelterbelts with some broken hedgerows.

**Heritage Features:** Treesbank estate.

**Building materials:** Grey and white council houses.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	26:Treesbank
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> Mature trees and estate woodland, industrial development and housing on southern edge of Kilmarnock.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) 50's - 60's council houses and pocket of industrial development with exposed urban edge and intermittent hedgerow / mixed garden planting.
<b>Landscape Quality:</b>	Medium, although parts of the Treesbank estate are of a higher quality.
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8c: Area 26/2</b>
	Potential for some development adjoining the existing urban edge and utilising existing woodland screening to enhance the setting and woodland spaces provide an attractive setting to the edge of Kilmarnock and these should be retained.
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Broken hedgerows. Retain mature woodland.
<b>Degree of Urban Integration:</b>	Good – established woodland would contain development and create new landscape boundary.

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓			✓	
<b>Design Opportunities:</b>	Conserve mature woodland and enhance road corridor planting.				
<b>Design Constraints:</b>	A77 road corridor and visible industrial development.				
<b>Management Strategy:</b> <i>Conserve</i> / <i>Restore</i> / <i>Enhance</i> / <i>Create New</i>					



This photograph was taken from same position as previous but viewing north west to the industrial estate.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	25:Mosshead
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Mosshead
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

Photograph was taken from a minor road that links the B7038 with Byrehill viewing north east towards Treesbank estate and Kilmarnock. The photograph illustrates the pasture land, estate woodland with Kilmarnock in the background.

**Landscape elements / patterns:** This area has remnants of mature woodland and shelterbelt features, open fields with mature hedgerows.

**Landform:** Undulating.

**Land use / Landcover:** Pasture and rough grass.

**Field boundaries / Field Pattern:** Open medium to large field with hedgerows and mature shelterbelts.

**Heritage Features:**

**Building materials:** Whitewashed farm buildings.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<b>Diverse</b>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<b>Rough</b>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<b>Colourful</b>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<b>Discordant</b>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<b>Lively</b>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<b>Unsettling</b>	<i>Threatening</i>

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	25: Mosshead
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> The A77 road and views south from the road are remote from the edge of Kilmarnock, there are several large areas of woodland visible to the north at Treesbank and a line of pylons cross the area east of Mosshead.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) The area is remote from the urban edge.
<b>Landscape Quality:</b>	Medium.
<b>Potential Landscape Fit:</b>	Not suitable – are remote from the urban edge, but the wider area is important to the landscape setting of southern Kilmarnock.
<b>Visual effects (skyline):</b>	Not applicable.
<b>Loss of vegetation/features:</b>	Not applicable.
<b>Degree of Urban Integration:</b>	Not applicable – A77 and Treesbank separate this area from Kilmarnock.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Conserve rural character and qualities.				
<i>Design Constraints:</i>	-				
<b>Management Strategy:</b> <i>Conserve</i> / <i>Restore</i> / <i>Enhance</i> / <i>Create New</i>					



This photograph was taken from a minor road to Braeside Farm viewing north east over rough grassland to Mosshead.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 24: Bridgehouse
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Bridgehouse
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

Photograph was taken from a minor road at the entrance to Inchbean Farm adjacent to the Bridgehouse Bridge viewing west near the A77 to Bridgehouse Farm and edge of Kilmarnock.

**Landscape elements / patterns:** Open fields and rough grassland with few hedgerows and scattered trees.

**Landform:** Flat to undulating land that rises to a small hill at Crossbush Farm area.

**Land use / Landcover:** Pasture and rough grass.

**Field boundaries / Field Pattern:** Open medium to large field with few hedgerows.

**Heritage Features:**

**Building materials:** Roughcast houses and whitewashed farmhouses.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 24: Bridgehouse
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>A77 road and edge of Kilmarnock, the area has expansive views east and south from the high ground on the edge of Kilmarnock.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>A77 corridor, existing farm, pasture land and urban edge of Kilmarnock. The existing urban edge is exposed and visible on the skyline.</p>
<b>Landscape Quality:</b>	Medium.
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8c: Area 24/3</b></p> <p>There is some limited potential on the lower lying land and away from areas of higher ground, currently exposed to view. The land is contained by the A77 road corridor to the south and has limited direct access. Alternatively the land could be developed for mixed and passive recreational use with increase woodland planting to enhance the urban edge and setting.</p>
<b>Visual effects (skyline):</b>	Development to avoid higher land close to the A77.
<b>Loss of vegetation/features:</b>	Minimal – existing mature trees should be retained.
<b>Degree of Urban Integration:</b>	A77 creates strong physical boundary to the south integration of development would be limited if avoiding areas of high ground.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓		✓		
<b>Design Opportunities:</b>	Opportunity to reinforce road corridor planting and enhance setting of urban edge.				
<b>Design Constraints:</b>	A77 road corridor and high ground.				
<b>Management Strategy:</b> Conserve / Restore / Enhance / Create New					



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	23:Kirkland's Hospital
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Kirklands Hospital
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land / Estate



### Essential Character - Description / Notes:

Photograph was taken from a minor road, which links Kirklands Hospital to Kilmarnock viewing east towards the River Irvine valley and Loudon Hill in the distance. This photograph illustrates open fields with scattered broken hedgerows. Pylons are visible in the middle distance.

**Landscape elements / patterns:** Open fields with few hedgerows although there is some estate / mature woodland around the hospital and established planting along the road corridor.

**Landform:** Flat to undulating land.

**Land use / Landcover:** Pasture and rough grass.

**Field boundaries / Field Pattern:** Open medium to large field with few hedgerows, mature hedgerows along minor road.

### Heritage Features:

**Building materials:** Kirklands hospital and whitewashed / grey farm buildings.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<b>Unsettling</b>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	23:Kirkland's Hospital
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> Expansive views east towards Louden Hill and south towards Craggie Hill. The A77 road corridor and roundabout is also prominent.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) A77 and A76 road corridor and service area, cemetery, and Kirklands Hospital. The area is remote from an existing urban edge.
<b>Landscape Quality:</b>	Medium – Remnants of estate woodland and river valley vegetation make parts of this area high quality, whilst areas to the south include larger fields and broken field boundaries.
<b>Potential Landscape Fit:</b>	Not suitable – The farmland acts as an important buffer between settlements along road corridors and is relatively is remote from an existing urban edge.
<b>Visual effects (skyline):</b>	Established screening adjacent to the service areas and Kirkland Hospital.
<b>Loss of vegetation/features:</b>	Mature vegetation and trees should be retained.
<b>Degree of Urban Integration:</b>	A77 creates strong physical boundary between this area of open land and the settlements.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Conserve and manage woodland at hospital and encourage enhancement of existing farmland further south.				
<i>Design Constraints:</i>	A77 road corridor.				
<b>Management Strategy:</b>	Conserve / Restore / Enhance / Create New?				



Photograph taken from a minor road, near Kirklands Hospital.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	22:River Irvine
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – River Irvine
<b>Landscape Character Type:</b>		Lowland River Valley – Stream Valley / Estate



### Essential Character - Description / Notes:

Photograph was taken from a footpath adjacent to the A71 near Raimshill house viewing north towards the River Irvine valley and Kilmarnock. The photograph illustrates small fields with mature trees and woodland with housing visible beyond this at Kilmarnock, the existing urban edge and settlement setting is well established and mature.

**Landscape elements / patterns:** Mature estate woodland near Raimshill House, river valley and mixed hedgerows.

**Landform:** River Irvine valley with undulating landform.

**Land use / Landcover:** Pasture and open fields in the west and rough paddock grassland in the east.

**Field boundaries / Field Pattern:** Small fields, mature mixed hedgerows and rough grassland.

**Heritage Features:** Raimshill House.

**Building materials:** Stone, brick and whitewashed buildings. There is a roadside service station to the south, screened by adjacent woodland and the cemetery.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 22: River Irvine
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> Mature woodland and river valley with Kilmarnock settlement beyond.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) A7, and A77 road corridors the river valley and the existing railway divid and separate the land from urban areas.
<b>Landscape Quality:</b>	Medium to High – Remnants of estate woodland and river valley vegetation make parts of this area high quality.
<b>Potential Landscape Fit:</b>	Not suitable – area is land-locked with limited access and close to the urban edge of Kilmarnock.
<b>Visual effects (skyline):</b>	High levels of screening available may allow individual development plots within mature woodland.
<b>Loss of vegetation/features:</b>	Woodland and mature trees should be retained.
<b>Degree of Urban Integration:</b>	River valley and road separate this area from Crookedholm and Hurlford.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Conserve and retain existing landscape quality.				
<i>Design Constraints:</i>	Landscape quality. Sloping ground. River valley and flood plain. A71 access.				
<b>Management Strategy:</b> <b>Conserve</b> / Restore / Enhance / Create New					

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<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 21:Torrance Lodge
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Torrance Lodge
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture land / Urban Fringe



### Essential Character - Description / Notes:

Photograph was taken from the A76 road viewing north east towards Hurlford and the railway line.

**Landscape elements / patterns:** Open fields with scattered gappy hedgerows

**Landform:** flat to gently undulating ground

**Land use / Landcover:** Pasture land and rough grass

**Field boundaries / Field Pattern:** Small fields / gappy hedgerows

**Heritage Features:** Cemetery

**Building materials:** White and grey council houses.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 21:Torrance Lodge
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> Hurlford urban edge, railway / A76 corridor and distillery.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) 50-60's council houses, railway corridor and road corridors.
<b>Landscape Quality:</b>	Medium / Low
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8c: Area 21/3</b>
	Development potential in gap between cemetery and existing urban edge, further south the area becomes land-locked by the railway and the A76 corridor. This area would require some screen planting.
<b>Visual effects (skyline):</b>	
<b>Loss of vegetation/features:</b>	Some mature hedgerows and scrub.
<b>Degree of Urban Integration:</b>	Railway line creates physical boundary from Hurlford, but development would front and access from the A71. The development would represent the western most limit of development to the west to avoid coalescence with Kilmarnock.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓			✓	
<b>Design Opportunities:</b>	Boundary planting and screening of the A76, road and rail corridors. Land to the south may be suitable for recreational development with appropriate screening and boundary treatment.				
<b>Design Constraints:</b>	Railway line and cemetery and limited access.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New</i>					

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<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 20: Barleith
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – Barleith
<b>Landscape Character Type:</b>		Lowland River Valley – Lowland Hill



### Essential Character - Description / Notes:

Photograph was taken from a minor road to Purroch farm viewing north west towards Barleith Farm and illustrates small fields on the hill with the distillery in the background.

**Landscape elements / patterns:** Mixed hedgerows and scattered trees

**Landform:** Cessnock Water and hilly ground

**Land use / Landcover:** Pasture land and rough grass

**Field boundaries / Field Pattern:** small fields hedgerows

**Heritage Features:**

**Building materials:** stone and whitewashed farms and factory

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 20: Barleith
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> Barleith farm and distillery on / near hilltop and adjacent railway and A76 corridor. Pylons visible to the south (outwith the area).	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) Grassland / some vacant land and industrial features.
<b>Landscape Quality:</b>	Medium / Low
<b>Potential Landscape Fit:</b>	Not suitable – development would be visible on the skyline and would be remote from settlement and amenities, separated from the town by the distillery.
<b>Visual effects (skyline):</b>	Development would be visible on the skyline.
<b>Loss of vegetation/features:</b>	Some mature hedgerows and scrub.
<b>Degree of Urban Integration:</b>	Separated from the town by the distillery with limited access.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Encourage woodland planting to screen and enclose industrial development and transport corridors.				
<i>Design Constraints:</i>	Railway, topography and proximity to industry.				
<b>Management Strategy:</b>	<i>Conserve / Restore / Enhance / Create New</i>				

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 19: South Hurlford
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – South Hurlford
<b>Landscape Character Type:</b>		Lowland River Valley – Stream Valley / Urban Fringe



### Essential Character - Description / Notes:

Photograph was taken from Cessnock Water at the B7073 viewing north to the southern edge of Hurlford. This photograph illustrates the rough grassland / vacant land / urban fringe between Hurlford and Cessnock Water.

### Landscape elements / patterns:

**Landform:** Low lying ground and Cessnock Water

**Land use / Landcover:** Rough grass with scrub.

**Field boundaries / Field Pattern:** Scattered remnants of hedgerows

### Heritage Features:

**Building materials:** Council houses grey and white, whitewashed farms and some industry.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 19: South Hurlford
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Hilltop farms such as Haining Mains, pylons (outwith the area), disused railway and distillery buildings / warehousing to the west.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>50 / 60's council houses, garages, derelict gap sites. Poorly developed or exposed urban edge.</p>
<b>Landscape Quality:</b>	Low – vacant land / rough grassland.
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8c: Area 19/4</b>
	Development would require landscape strategy / enhancement of the river corridor area or alternatively the landscape could be restored and managed for passive recreation and community woodland with large areas of open space or similar.
<b>Visual effects (skyline):</b>	Minimal
<b>Loss of vegetation/features:</b>	Some hedgerows and scrub.
<b>Degree of Urban Integration:</b>	Development would be located on an extreme edge of Hurlford with limited access from the B7073. The adjacent urban edge would require some screening / development of a landscape buffer.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓			✓	
<b>Design Opportunities:</b>	Enhance landscape quality along the urban edge and restore landscape.				
<b>Design Constraints:</b>	Possible flood plain area and quality of existing urban edge.				
<b>Management Strategy:</b> Conserve / Restore / <b>Enhance</b> / Create New					



This photograph was taken from the southern edge of Hurlford viewing south towards the B7073 and illustrates rough grassland on the urban fringe with scrub and broken hedgerows.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 18: East Hurlford
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – East Hurlford
<b>Landscape Character Type:</b>		Lowland River Valley – Urban Fringe / Pasture land



### Essential Character - Description / Notes:

Photograph was taken from the urban edge of Hurlford looking east towards the Cessnock Water. This photograph illustrates the urban fringe area with disused railway line, pylons and pasture land in the background.

**Landscape elements / patterns:** Broken mature hedgerows, scrub and woodland

**Landform:** Undulating ground

**Land use / Landcover:** Rough grass and pasture

**Field boundaries / Field Pattern:** Medium size fields with mature hedgerows and scattered trees

**Heritage Features:**

**Building materials:** Roughcast and grey houses.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	18: East Hurlford
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> A71 road corridor pylons mature woodland industrial units and housing with exposed urban edge. Areas partly contained by vegetation along the dismantled railwayline.		<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) ~60's council houses with mixed retail buildings.	
<b>Landscape Quality:</b>	Low – areas of vacant land / grassland and urban fringe.		
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8c: Area 18/2</b>		
	Potential suitability on eastern edge of Hurlford. Some screening at A71 corridor may be required.		
<b>Visual effects (skyline):</b>	Minimal.		
<b>Loss of vegetation/features:</b>	Some scattered hedgerows.		
<b>Degree of Urban Integration:</b>	Development combined with landscape strategy to avoid highest ground and integrate with existing urban edge.		

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓				✓
<i>Design Opportunities:</i>	Area 18/2 - Landscape enhancement along existing urban edge and boundary of new development, potential for land further west to provide some recreation / footpath linkage to the River corridor.				
<i>Design Constraints:</i>	Topography and quality of the existing urban edge / access.				
<b>Management Strategy:</b> Conserve / Restore / Enhance / Create New					



This photograph was taken from the urban edge of Hurlford viewing north and illustrates part of the existing urban edge.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 17: North Hurlford
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – North Hurlford
<b>Landscape Character Type:</b>		Lowland River Valley – Stream Valley ./ Pasture Land



### Essential Character - Description / Notes:

Photograph was taken from a minor road to Skerrington Main Farm viewing north west towards the River Irvine and illustrates pasture land with mature hedgerows and woodland along the river valley

**Landscape elements / patterns:** Mature trees hedgerows and open fields. Copse of mature trees.

**Landform:** River Irvine valley

**Land use / Landcover:** Rough grass and pasture

**Field boundaries / Field Pattern:** Medium size fields with mature hedgerows and scattered trees

**Heritage Features:**

**Building materials:** Stone, brick, industrial units.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 17: North Hurlford
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>A71 road corridor, mature woodland and hilltop woodland copse, Caprickhill Farm and some pylons to the east (outwith the area).</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>60's council houses with mixed retail buildings</p>
<b>Landscape Quality:</b>	Medium – The urban fringe of Hurlford has some areas of vacant land / grassland adjacent to existing industrial units.
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8c: Area 17/1</b></p> <p>Potential suitability with development contiguous to existing settlement and urban edge and interlocking with existing mature woodland to provide screening, enclosure and landscape setting. Development would need to include a setback from the riverside and appropriate landscape treatment.</p>
<b>Visual effects (skyline):</b>	Minimal.
<b>Loss of vegetation/features:</b>	Some hedgerows.
<b>Degree of Urban Integration:</b>	Potential – development should provide ‘through’ links to existing settlement centre and will also require access.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓				✓
<b>Design Opportunities:</b>	Possible opportunities to enhance the River Corridor.				
<b>Design Constraints:</b>	River floodplain and site access.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / <span style="background-color: yellow;">Enhance</span> / Create New					



This photograph was taken from the urban edge of Hurlford adjacent to the A71 viewing north.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 16: West Crookedholm
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Lowland River Valley – Crookedholm
<b>Landscape Character Type:</b>		Lowland River Valley – Stream Valley / Pasture Land



### Essential Character - Description / Notes:

Photograph was taken from the bowling club within Crookedholm viewing northeast towards the River Irvine and Ralstonyards Farm. This photograph illustrates open pasture with mature trees in the river valley.

### Landscape elements / patterns: Broken hedgerows

**Landform:** River valley with undulating land

**Land use / Landcover:** rough grass and pasture

**Field boundaries / Field Pattern:** Medium size fields with broken hedgerows

**Heritage Features:**

**Building materials:** roughcast and grey.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	16: Crookedholm
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>	Mature woodland and pylons beyond the river valley.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)	~60's council houses with mixed retail buildings
<b>Landscape Quality:</b>	Medium to Low		
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8c: Area 16/1 and 16/2</b>		
	Low lying secluded areas, contiguous with existing settlement and relatively screened from surrounding areas.		
<b>Visual effects (skyline):</b>	Minimal.		
<b>Loss of vegetation/features:</b>	Minimal some hedgerows.		
<b>Degree of Urban Integration:</b>	Development would require appropriate development of buffer / integration with the existing urban edge.		

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓			✓	✓
<b>Design Opportunities:</b>	Create new landscape edge at existing houses and appropriate links into existing settlement and spaces.				
<b>Design Constraints:</b>	River flood plain and wooded valley area to be retained.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / <span style="background-color: yellow;">Enhance</span> / Create New					



This photograph was taken from Crookedholm viewing west and illustrates the urban edge and pasture.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 15: West Crookendolm
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – West Crookendolm
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land



### Essential Character - Description / Notes:

Photograph was taken from a minor road / path which connects Crookedholm with Kilmarnock. This view is looking northwest towards the A77 and New Farm Loch housing estate within Kilmarnock. The photograph illustrates undulating pastureland and established planting at A77 road corridor.

**Landscape elements / patterns:** Mature hedgerows and open fields.

**Landform:** undulating land

**Land use / Landcover:** Pasture

**Field boundaries / Field Pattern:** Small to medium fields with mature hedgerows

**Heritage Features:**

**Building materials:** concrete, stone

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 15: West Crookedholm
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>A77 and urban edge of Kilmarnock and associated buildings. Ralstonhill is a typically hill-top located farmstead.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>A77 corridor planting, mixed 60's council flats and modern bungalows with scattered trees at Kilmarnock. 60's council houses at Crookedholm with mixed garden edges.</p>
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<b>Landscape Quality:</b>	Low to Medium
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8c: Area 15/3</b>
	Area 15/3 - Potential to the east of this area, away from Ralstonhill ridge. Woodland shelterbelt planting could be used to increase the potential for development by increasing the screening to the west and preventing the inter-visibility between Kilmarnock and Crookedholm, across the A77.
<b>Visual effects (skyline):</b>	Development should be required to avoid breaking the skyline and allowing inter-visibility between Kilmarnock and Crookedholm.
<b>Loss of vegetation/features:</b>	Scattered trees and hedgerows
<b>Degree of Urban Integration:</b>	Scope for some urban extension to Crookedholm, single storey development.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓			✓	
<i>Design Opportunities:</i>	Increased woodland planting along the A77 corridor to prevent visual coalescence of development and inter-visibility between Kilmarnock and Crookedholm.				
<i>Design Constraints:</i>	A77, elevated topography and relative 'close' proximity to Kilmarnock.				

**Management Strategy:** Conserve / Restore / Enhance / Create New



Photograph taken from the minor road / path which connects Crookedholm with Kilmarnock. This view is looking south west towards Kilmarnock along the western side of Ralston Hill – this area should be retained as open countryside.

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 14: A77 / M77 Road Corridor
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b> 3 / 4, 5.

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – A77 / M77 Road Corridor
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Road Corridor



### Essential Character - Description / Notes:

Photograph taken from B7061, viewing south towards the Kilmarnock junction and signage for Dean Castle Country Park. Plantation estate woodland at Craufurdland Castle (right) and Moss Wood (left) currently act to screen the edges of the town and provide a wooded backdrop to the northern approach to Kilmarnock.

**Landscape elements / patterns:** Main road and road infrastructure, roadside planting and traffic.

**Landform:** Varies between 'at grade' to deep cuttings and some areas of embankment.

**Land use / Landcover:** Woodland cover, roadside landscaping.

**Field boundaries / Field Pattern:** No fields – field boundaries often p/w or p/rail with hedgerow.

**Heritage Features:** None

**Building materials:** Concrete / macadam.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 14: A77 / M77 Road Corridor
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b> 3 / 4, 5.

<p><b>Views and visual focus / landmarks:</b></p> <p>Apart from main road junctions and roadside development, landmarks include distant hills and landscapes occasionally visible from the road such as Arran and Alisa Craig.</p> <p>Two areas of existing coniferous woodland on either side of the road corridor already provide some separation between Kilmarnock and the wider countryside. Further planting would be of benefit to the quality of the road corridor and there is also opportunity to provide a 'gateway' landscape strategy to the approach into Kilmarnock from this area.</p>	<p><b>Adjoining Urban Edge:</b> (<i>housing type, settlement boundary, views</i>)</p> <p>Urban edge is often sharply defined by the road boundary to the east and south of Kilmarnock with recent 80's and present day housing development evident along the edge of road cuttings.</p> <p>Out with this area the road is often more open in character and 1-2 fields act as a buffer separating settlement areas such as Fenwick and south Kilmarnock from the road corridor.</p>
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<b>Landscape Quality:</b>	Medium to Low – Some areas (Kilmarnock) illustrate a reasonable quality of roadside landscaping, whilst landscape along the roadside is sparse or not present in other areas.
<b>Potential Landscape Fit:</b>	Not suitable – Road corridor at Kilmarnock already developed to near capacity, in other areas development strengthening and or provision of structure planting / buffer zones would be beneficial.
<b>Visual effects (skyline):</b>	Development adjacent to road corridor would potentially be visually prominent to road users and would erode the rural / open character of the area when viewed from the road corridor as landscape effects of ribbon development.
<b>Loss of vegetation/features:</b>	Mature hedgerows and some trees possible – any development should seek to retain these.
<b>Degree of Urban Integration:</b>	Effects associated with ribbon development.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Strengthen roadside woodland planting and creation of 'buffer' zones between villages and road. Also opportunity for 'gateway' enhancement of the experience of entering and approaching Kilmarnock from the north.				
<i>Design Constraints:</i>	Strategy needs to be integrated with road up-grading plans to M77.				
<b>Management Strategy:</b> <span style="color: yellow;">Conserve</span> / <span style="color: yellow;">Restore</span> / <span style="color: yellow;">Enhance</span> / <span style="color: yellow;">Create New</span>					



Left: From southern edge of Fenwick (B7061) showing roadside development (Fenwick Hotel).  
 Right: From B7082 road bridge on edge of Kilmarnock showing tight development of housing to roadside corridor and woodland planting along road cuttings.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	13: Borland Bridge
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	3 / 9,10.

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Borland Bridge
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Stream valley



### Essential Character - Description / Notes:

Photograph taken from within B7038 (main access road to Kilmarnock from the north) illustrates small fields / paddocks along roadside which appear as potential gap sites and or quite open spaces along the upper edges of the Fenwick Water /and to the north of Dean Castle Country Park. Limited public access.

**Landscape elements / patterns:** Mature trees and woodland, small open fields.

**Landform:** Fenwick Water stream valley – steeply incised in places.

**Land use / Landcover:** Woodland cover along valley sides, interspersed by small areas of paddocks / grazing land.

**Field boundaries / Field Pattern:** Small fields bounded by hedges and mature garden boundaries.

**Heritage Features:** Some older (1900's) existing houses.

**Building materials:** Stone / brick.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	13: Borland Bridge
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	3 / 9,10.

<p><b>Views and visual focus / landmarks:</b></p> <p>Well screened, secluded, small scale sites.</p>	<p><b>Adjoining Urban Edge:</b> (<i>housing type, settlement boundary, views</i>)</p> <p>Urban edge is sharply defined by B7038 with established urban edge extending north towards new Rowallan Business Park. Housing types vary from occasional older stone built Victorian villas to a mix of 70's 80's and 90's brick built private housing.</p>
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<b>Landscape Quality:</b>	Medium – landscape spaces and small fields are of a medium landscape quality, although the southern extreme of this area is occupied by a derelict building / plot.
<b>Potential Landscape Fit:</b>	<p><b>Refer to Figure 8b: Area 13/2</b></p> <p>Area 13/2 - Potentially suitable would reinforce urban edge and townscape character of main access road into Kilmarnock, although care would need to be taken to retain and extend valley woodland to the rear (east) of these sites.</p>
<b>Visual effects (skyline):</b>	Minimal
<b>Loss of vegetation/features:</b>	Minimal – seek to protect and retain areas of woodland along Fenwick Water valley.
<b>Degree of Urban Integration:</b>	Small 'gap' sites - should retain similar building line and plot size to avoid over development.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓				✓
<b>Design Opportunities:</b>	Enhance townscape / urban character of main access road to Kilmarnock, also option for further woodland planting and access to the Country Park.				
<b>Design Constraints:</b>	Relatively small development spaces that should not be over-developed with high-density housing.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / <span style="background-color: yellow;">Restore</span> / <span style="background-color: yellow;">Enhance</span> / <span style="background-color: yellow;">Create New</span>					



Left: View along B7038 showing existing houses to the north.  
 Right: Photograph taken from north of Country Park showing housing visible to the north of the B7038 and illustrating the need to retain and increase tree / woodland planting along the Fenwick Water to preserve the tranquility of the Country Park.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	12: Dean Castle Country Park
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	3 / 1, 2.

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Dean Castle Country Park
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Estate Landscape



### Essential Character - Description / Notes:

Photograph taken from within dean Castle Country Park, illustrates prominent historic features and landscaped / estate landscape setting. Area is characterised by extensive woodland cover and although falling within the Ayrshire Lowlands, the area is strongly characterised by the Kilmarnock Water river valley.

**Landscape elements / patterns:** Mature trees and woodland, occasional small open fields.

**Landform:** Kilmarnock Water river valley – steeply incised in places.

**Land use / Landcover:** Woodland cover, amenity landscape interspersed by small areas of paddocks / grazing land.

**Field boundaries / Field Pattern:** Small fields bounded by broken hedge, park area includes some chain link fencing.

**Heritage Features:** Dean Castle and associated estate buildings.

**Building materials:** Stone

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:**

Rebecca Rylott / Gary Stodart, Entec UK.



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	12: Dean Castle Country Park
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	3 / 1, 2.

<p><b>Views and visual focus / landmarks:</b></p> <p>Fine areas of mature woodland, castle and associated buildings and smaller scale open spaces.</p>	<p><b>Adjoining Urban Edge:</b> (<i>housing type, settlement boundary, views</i>)</p> <p>Urban edge is sharply defined by woodland and is usually further separated from the area by perimeter roads. Housing types vary from older stone built Victorian villas (south west) to a mix of 60's council and 80's / 90's brick built private housing to the south east and north west.</p>
<b>Landscape Quality:</b>	High – Some areas to the northeast (transition to Ayrshire Lowlands) are of a medium quality.
<b>Potential Landscape Fit:</b>	Not suitable – although there are some smaller pockets of open grassland and fields along the edge of the Country Park these provided an important contribution to the Park's setting and experience.
<b>Visual effects (skyline):</b>	Development would make the area appear densely developed and would exceed the landscape capacity and detract from the spatial quality of the Park.
<b>Loss of vegetation/features:</b>	Mature hedgerows and some trees possible – any development should seek to retain these.
<b>Degree of Urban Integration:</b>	Possible conflict between need for public access and private garden areas / defensible space.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓			
<i>Design Opportunities:</i>	Suggested removal of chain link fencing from eastern boundary, chance to strengthen importance of small fields and spaces / hedgerows as an essential part of the parks character and quality, increase / extend public access (cycleways / footpaths).				
<i>Design Constraints:</i>	Small spaces need to be retained as active farmland with cattle, sheep and horses.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / <span style="background-color: yellow;">Restore</span> / <span style="background-color: yellow;">Enhance</span> / <span style="background-color: yellow;">Create New</span>					



Edge of Country Park from southeast – existing chain link fence is inappropriate, development of small fields along Park boundary would erode spacial quality of the Park and exceed the areas landscape capacity – area also serves as the setting / buffer to the park and allows potential additional areas from where the Park could be accessed.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 11: North Fenwick
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – North Fenwick
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill



### Essential Character - Description / Notes:

Photograph taken from the minor approach road to Gardrum B778 at Gleister Bridge viewing east over A77 expansion works to the forestry planting between the road and North Fenwick. (Construction of the A77 is visible in the foreground).

**Landscape elements / patterns:** Scattered trees, plantation woodland, broken edges and remnants of woodland

**Landform:** Stream Valley and hilly ground

**Land use / Landcover:** Some trees in stream valley rough grassland and pasture.

**Field boundaries / Field Pattern:** Small to medium fields with some mature woodland at edge of North Fenwick.

**Heritage Features:**

**Building materials:** stone, roughcast, brick.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<b>Discordant</b>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 11: North Fenwick
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<b>Views and visual focus / landmarks:</b> A77, utilities mast at Gardrum.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) Modern bungalows with mature woodland / hedgerow edge and plantation forestry separated from area by the A77.
<b>Landscape Quality:</b>	Medium.
<b>Potential Landscape Fit:</b>	Land is physically separated from Fenwick settlement by the A77 road corridor and existing plantation woodland, which forms an enclosing edge to the village.
<b>Visual effects (skyline):</b>	Development would be on the skyline.
<b>Loss of vegetation/features:</b>	Scattered trees and hedgerows
<b>Degree of Urban Integration:</b>	Not favourable due to A77, stream valley and hilly topography. Buffer gap sites between settlement boundary of Fenwick and A77 corridor.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Existing woodland features				
<i>Design Constraints:</i>	A77 road expansion underway, hilly topography stream valley				
<b>Management Strategy:</b>	Conserve / Restore / Enhance / Create New				



Photograph taken from the minor approach road to Gardrum B778 at Gleister Bridge viewing north east to A77 and plantation woodland north of Fenwick. (Construction of the A77 is visible in the foreground).

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 10: Fenwick Hill
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Fenwick Hill
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Lowland Hill



### Essential Character - Description / Notes:

Photograph taken from the settlement boundary at minor road within Fenwick viewing west across A77 to Fenwick Hill. This photograph illustrates A77 expansion works and windswept trees on Fenwick Hill. Gardrum Mill Burn valley lies beyond the hill on the horizon.

**Landscape elements / patterns:** Scattered trees within Stream Valley and hedgerows

**Landform:** undulating and hilly ground.

**Land use / Landcover:** Pasture land and rough grass

**Field boundaries / Field Pattern:** Small to medium fields with hedgerows

**Heritage Features:**

**Building materials:** Stone and whitewashed farms

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	10; Fenwick Hill
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b>	A77 corridor and Fenwick Hill	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)	A77 expansion works and gap site / buffer pastureland within Fenwick. Mixed houses with mature trees
<b>Landscape Quality:</b>	Medium.		
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Area 10/3 and 10/4</b>		
	Not suitable – road creates strong physical barrier and ground is elevated and higher than areas of nearby development and settlement. However, there is some potential (Area 10/3) and limited potential (Area 10/4) adjacent to the existing settlements, providing sufficient space and screening is allowed to prevent coalescence of the two settlements and provide adequate screening of the A77.		
<b>Visual effects (skyline):</b>	On skyline		
<b>Loss of vegetation/features:</b>	Scattered trees and hedgerows		
<b>Degree of Urban Integration:</b>	Not favourable due to A77, stream valley and hill topography. Buffer gap sites between settlement boundary of Fenwick and A77 corridor.		

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓	✓	✓	
<b>Design Opportunities:</b>	Reinforce A77 corridor planting to create strong barrier between Fenwick and the A77.				
<b>Design Constraints:</b>	Road expansion A77 underway. Gardrum Mill Burn and Fenwick Hill				
<b>Management Strategy:</b> Conserve / Restore / Enhance / Create New					



View of pasture land on the edge of Fenwick

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 9: Muirend
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Muirend
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture Land / Stream Valley



### Essential Character - Description / Notes:

Photograph taken from entrance to Muirend from B751 viewing northeast towards A77 and Fenwick. This photograph illustrates rough grassland and pastureland with mature trees at Gardrum Mill Burn within the wider area of Ayrshire Lowlands. The land rises slightly to the east towards A77 and Little Fenwick Farm.

**Landscape elements / patterns:** Hedgerows with scattered trees and mixed shelterbelt

**Landform:** Low lying ground with dips and hollows

**Land use / Landcover:** Pasture land and rough grass

**Field boundaries / Field Pattern:** Small to medium fields with hedgerows and small areas of shelterbelt

**Heritage Features:**

**Building materials:** Stone and whitewashed farms

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	9: Muirend
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> Pylons, mature woodland edge at Rowellan estate and A77 corridor.		<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) A77 expansion works and shelterbelt planting at West Tannacrieff.	
<b>Landscape Quality:</b>	Medium.		
<b>Potential Landscape Fit:</b>	Not suitable – area is remote from Kilmarnock and separated from Fenwick by the A77 road corridor, development here would create precedence and alter the approach and setting of Fenwick – extending the settlement beyond the A77 corridor.		
<b>Visual effects (skyline):</b>	Below skyline		
<b>Loss of vegetation/features:</b>	Scattered Hedgerows		
<b>Degree of Urban Integration:</b>	Not favourable due to A77. Buffer gap sites between settlement boundary of Fenwick.		

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
		✓			
<i>Design Opportunities:</i>	Preserve as open countryside.				
<i>Design Constraints:</i>	A77 and Gardrum Mill Burn.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / Enhance / Create New					



View from Fenwick looking west across A77 towards Little Fenwick, road construction underway in the foreground.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	<i>11997-01 / East Ayrshire Council</i>	<b>Job Title:</b>	<i>Strategic Development Areas Landscape Assessment</i>
<b>Date / Weather:</b>	<i>22 October 2003 / Fair</i>	<b>Location No:</b>	<i>8: Meiklewood</i>
<b>Camera Format:</b>	<i>SLR D100 (Digital)</i>	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	<i>Ayrshire Basin</i>	<i>Ayrshire Lowlands – Moss Wood</i>
<b>Landscape Character Type:</b>		<i>Ayrshire Lowlands – Pasture lands</i>



### Essential Character - Description / Notes:

Photograph taken from minor road west of Meikle Mossie connecting the B751 and B7038. The photograph illustrates an area of pasture lands with broken hedgerows with Moss Wood plantation partly visible in the background. The local landscape character includes estate landscape influences (Rowallan) and urban fringe development of an industrial nature and or large agricultural type sheds.

**Landscape elements / patterns:** Mixed plantation woodland, scattered trees and hedgerow remnants. Copse of Scots Pine adjacent to B751 near Meikle Mossie

**Landform:** Low lying ground with dips and hollows

**Land use / Landcover:** Pasture and some rough grassland

**Field boundaries / Field Pattern:** Medium fields with hedges (some over mature / broken) and mixed woodland

**Heritage Features:** Old farmsteads and some partial design landscape features, such as the Scots pine plantation.

**Building materials:** New build farm sheds, and or traditional stone and whitewashed farm buildings

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

<b>Undertaken By:</b>	<i>Rebecca Rylott / Gary Stodart, Entec UK.</i>
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	8: Meiklewood
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	23

<b>Views and visual focus / landmarks:</b> Pylons, mature woodland and new agricultural shed / views of urban fringe at Kilmarnock.		<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) New planting at expanded industrial urban edge of Kilmarnock adjoins minor road. Farmsteads and houses along minor road		
<b>Landscape Quality:</b>	Variable, areas to the north, (Rowallan) are of higher quality whilst areas to the south (near Kilmarnock) are of medium to lower quality.			
<b>Potential Landscape Fit:</b>	Area 1 - The southern part of this area represents the northern limits of urban expansion and the opportunity to create and or enhance the approach and entrance experience into Kilmarnock from this junction. The northern section, closer to Rowallan and Meikle Mosside is of a higher landscape quality (medium to high) with high quality agricultural development and rural character the preferred development type.			
<b>Visual effects (skyline):</b>	The land to the north rises and development here would be visible on the skyline as illustrated at Meikle Mosside.			
<b>Loss of vegetation/features:</b>	Scattered hedgerows and possible some plantation woodland.			
<b>Degree of Urban Integration:</b>	Development to the north would be remote from the main settlement, whilst development to the south would represent to the northern limits of urban expansion. (Area 7, further to the north provides a strategic 'break' between the settlements of Fenwick and the edge of Kilmarnock).			

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓			
<b>Design Opportunities:</b>	Opportunity for 'gateway' development and or landscape enhancement of the approach roach and junction leading into Kilmarnock, possible sculpture position.				
<b>Design Constraints:</b>	Development strategically limited by Moss Wood, which together wit estate woodland to the east provides startegic, visual containment of Kilmarnock. Mature woodland and plantation woodland should be retained.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / <span style="background-color: yellow;">Enhance</span> / Create New					



Left:  
Photograph from edge of South Craig Holdings / The Sandwich Company, the woodland in the middle distance, partly on the horizon is Moss Wood and Mieikle Wood.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 7: Moss Wood
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b> 22 / 23

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Moss Wood
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture land



### Essential Character - Description / Notes:

Photograph taken from the B751 viewing east towards A77 and southern edge of Fenwick. The photograph illustrates an area of rough grassland with shelterbelt planting and scattered hedgerows

**Landscape elements / patterns:** Mixed plantation woodland, coniferous shelter belt, hedgerows, scattered trees and remnants.

**Landform:** Low lying ground with dips and hollows

**Land use / Landcover:** Rough grass

**Field boundaries / Field Pattern:** Medium fields with over mature broken hedgerows and shelter belts

**Heritage Features:**

**Building materials:** stone and whitewashed farm buildings

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<b>Discordant</b>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<b>Lively</b>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<b>Unsettling</b>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 7: Moss Wood
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b> 22

<b>Views and visual focus / landmarks:</b> Pylons, mature woodland and A77. Road development and junctions are prominent in the rural landscape.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) A77 corridor, storage yard facing Fenwick Hotel and Moss Wood plantation.
<b>Landscape Quality:</b>	Medium to Low.
<b>Potential Landscape Fit:</b>	Not suitable as development could contribute to coalescence between Fenwick and Kilmarnock.
<b>Visual effects (skyline):</b>	Below skyline and screened when viewed from Fenwick.
<b>Loss of vegetation/features:</b>	Hedgerows
<b>Degree of Urban Integration:</b>	A77 creates physical barrier with Fenwick. Issue of coalescence.

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>	✓	✓			
<b>Design Opportunities:</b>	Potential to enhance entrance to Kilmarnock and create a landscape 'gateway'.				
<b>Design Constraints:</b>	A77 and integration with Fenwick				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / <span style="background-color: yellow;">Restore</span> / <span style="background-color: yellow;">Enhance</span> / Create New					



Photograph taken from B7061, viewing south towards the Kilmarnock junction and signage for Dean Castle Country Park. Plantation estate woodland at Craufurdland Castle (right) and Moss Wood (left) currently act to screen the edges of the town and provide a wooded backdrop to the northern approach to Kilmarnock.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 6: Craufurdland Castle
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Craufurdland Castle
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Estate Landscape



### Essential Character - Description / Notes:

Photograph taken from minor road adjacent to Marchbank, viewing west and illustrating combinations of mature woodland, plantation and coniferous forestry characteristic of the estate landscapes.

**Landscape elements / patterns:** Patterns of woodland and designed / estate landscapes.

**Landform:** Gently undulating landscape and the Craufurdland Water valley.

**Land use / Landcover:** Woodland cover, some mixed / arable farming and estate landscapes.

**Field boundaries / Field Pattern:** Range of field sizes from small to large, enclosed by hedgerows and broken hedges.

**Heritage Features:** Craufurdland Castle (not clearly visible in the landscape, mainly gateposts and avenues).

**Building materials:** Stone and occasional mixed materials.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<b>Diverse</b>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<b>Colourful</b>	<i>Garish</i>
<b>Balance:</b>	<b>Harmonious</b>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<b>Angular</b>	<b>Curved</b>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<b>Semi-wild</b>	<b>Farmed</b>	<b>Manicured</b>
<b>Security:</b>	<b>Comfortable</b>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 6: Craufurdland Castle
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b> 3 / 6,7,8.

<p><b>Views and visual focus / landmarks:</b></p> <p>Views are mainly contained or controlled by the estate / designed landscapes although the A77 is present as a visual and noisy intrusion through the area.</p> <p>Castles, towers and other features are largely screened from view.</p>	<p><b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i></p> <p>No adjoining urban edge.</p>
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<b>Landscape Quality:</b>	Medium to High – Farmed areas and condition of hedgerows is typical (medium quality) for the area.
<b>Potential Landscape Fit:</b>	Not suitable – Area continues the theme of estate landscape (continuing 'green wedge' from Kilmarnock to the wider countryside) and is similar in character to the Dean Castle Country Park although this estate is private.
<b>Visual effects (skyline):</b>	-
<b>Loss of vegetation/features:</b>	Mature woodland, hedges and some trees possible – any development should seek to retain these.
<b>Degree of Urban Integration:</b>	Effects associated with piecemeal / sporadic development.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Could strengthen roadside woodland planting to increase screening and along A77 road.				
<i>Design Constraints:</i>					
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / <span style="background-color: yellow;">Restore</span> / <span style="background-color: yellow;">Enhance</span> / <i>Create New</i>					

	
Photographs taken from Craufurdland Bridge illustrating avenue planting and Craufurdland Bridge over the Craufurdland Water valley.	

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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# Entec

## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 5: Dalmusternock
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Dalmusternock
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Stream Valley and Pasture land



### Essential Character - Description / Notes:

Photograph taken from Marchbank farmhouse looking northwest towards Fenwick and the A77 road. This area is within the Ayrshire Lowlands and contains open pasture and the stream valley of the Fenwick Water.

**Landscape elements / patterns:** Mature trees at stream valley and hedgerows

**Landform:** Stream Valley and rising ground

**Land use / Landcover:** Rough grassland and pasture

**Field boundaries / Field Pattern:** Medium fields with hedgerows.

**Heritage Features:** Old farmhouse at Dalmusternock and waterfall

**Building materials:** Stone and whitewashed buildings

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 5: Dalmusternock
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

<p><b>Views and visual focus / landmarks:</b></p> <p>Southern edge of Fenwick, A77 corridor and estate woodland at Craufurdland Loch. Expansive views to the east.</p>	<p><b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)</p> <p>Tree belts of Craufurdland Estate and Wardknowe plantation. Road corridor planting. The area is remote from the urban edges of Kilmarnock and Fenwick and forms part of a strategic swath of landscape separating the two areas of development and preventing coalescence and excessive ribbon development along the A77 corridor.</p>
<b>Landscape Quality:</b>	Medium.
<b>Potential Landscape Fit:</b>	Not suitable – Strategic swath of landscape separating Fenwick and Kilmarnock.
<b>Visual effects (skyline):</b>	Overlooked by Aitkenhead Farm partial views from South Fenwick
<b>Loss of vegetation/features:</b>	Hedgerows
<b>Degree of Urban Integration:</b>	Strategically important to prevent coalescence between Kilmarnock and Fenwick

	Landscape Strategy	Not suitable	Limited Potential	Potential	Most Suitable
<b>Landscape Capacity:</b>		✓			
<i>Design Opportunities:</i>	Area to be kept as open countryside.				
<i>Design Constraints:</i>	A77.				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / Restore / Enhance / Create New					

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 22 October 2003 / Fair	<b>Location No:</b> 4: Leigh Fenwick
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b>

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Leigh Fenwick
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Stream Valley



### Essential Character - Description / Notes:

Photograph taken from the edge of Fenwick viewing east to Leigh Fenwick. The photograph illustrates a pocket landscape within the Ayrshire Lowlands on the edge of the village landlocked by housing / stream / sloping land. The area forms and important urban design and landscape role in separating the two villages and preventing coalescence.

**Landscape elements / patterns:** Mature trees, overgrown hedgerows. Padock and rough grass.

**Landform:** Stream Valley and slope

**Land use / Landcover:** Rough grass and part time farm.

**Field boundaries / Field Pattern:** Small mixed boundaries with remnants of previous field boundaries.

**Heritage Features:** Mature trees and field boundaries.

**Building materials:** Mixed stone, brick and whitewashed

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	4: Leigh Fenwick
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

<b>Views and visual focus / landmarks:</b> Not highly overlooked, secluded space in village, but pleasant quite corner. The area forms and important role in separating the two villages and preventing coalescence.		<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views) Mixed, remnants of older farmland, mature trees and tree belts Urban edge is mixed – mature garden / trees and shrubs / mature hedges.	
<b>Landscape Quality:</b>	Medium to Low. Unmanaged rough grassland.		
<b>Potential Landscape Fit:</b>	Area 4/5: Not suitable – area important to retaining the separate identities of the two villages.		
<b>Visual effects (skyline):</b>	Some overlooking with screening.		
<b>Loss of vegetation/features:</b>	Some mature hedgerows and trees		
<b>Degree of Urban Integration:</b>	Existing pleasant space on edge of village worthy of increased management to enhance the visual amenity and setting of the two villages.		

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓	✓			
<i>Design Opportunities:</i>	Area 4/5: Landscape quality and condition could be enhanced, potential for public space.				
<i>Design Constraints:</i>	Secluded nature, potential landscape value and stream				
<b>Management Strategy:</b> <i>Conserve</i> / <i>Restore</i> / <i>Enhance</i> / <i>Create New</i>					



View from further north, above the Fenwick Water, which flows through both villages (Fenwick and Leigh Fenwick).

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	3: Fenwick Water
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Fenwick Water
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Stream Valley / Pasture land



### Essential Character - Description / Notes:

Photograph was taken from the edge of Fenwick viewing southeast towards the cemetery, the area is within the Ayrshire Lowlands and is characterised by open pastureland and mature trees and vegetation along the Fenwick Water valley. The white house on the left of the photograph is Skernieland farm and the building is characteristic of Ayrshire farmsteads in that it located on a low hill, overlooking the surrounding land.

The field in the foreground of the photograph is proposed for housing development in the current Local Plan, were this to be developed it may be possible to extend the development further along the Fenwick Water valley, keeping development low in the landscape and at relatively low density.

**Landscape elements / patterns:** Mature trees, hedgerows.

**Landform:** Stream Valley rising ground

**Land use / Landcover:** Pasture

**Field boundaries / Field Pattern:** Small – medium fields with hedges

**Heritage Features:** Cemetery

**Building materials:** Whitewashed farmhouses, stone and roughcast buildings

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<b>Enclosed</b>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<b>Textured</b>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<b>Harmonious</b>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.



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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	22 October 2003 / Fair	<b>Location No:</b>	3: Fenwick Water
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	6, 7

<b>Views and visual focus / landmarks:</b>	<b>Adjoining Urban Edge:</b> ( <i>housing type, settlement boundary, views</i> )
Fenwick village, cemetery and Skernieland farm on the hill and Fenwick Water valley. There are long views to the south from areas of higher ground.	Urban edge is mixed – mature garden / trees and shrubs / mature hedges. Housing types are mainly 70's and 90's brick and stone built private housing.
<b>Landscape Quality:</b>	Medium.
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Area 3/1</b> Area 3/1 – most suitable in areas between the edge of village, cemetery and Fenwick Water valley continuation of terracing effect of the village. Area 3/3 limited potential along the southern part of the river due to space restrictions and sloping ground.
<b>Visual effects (skyline):</b>	Not overlooked by village. Approach road and cemetery may require screening
<b>Loss of vegetation/features:</b>	Negligible some mature hedgerows
<b>Degree of Urban Integration:</b>	Reasonable – over a smaller area up to stream valley, the cemetery would become almost enclosed by the village and some form of increased tree screening should be provided to retain privacy. Development should be kept back from the 'hilltop' farmstead at Skernieland to preserve this landscape characteristic and wider visual effects from higher areas of land.

	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
<b>Landscape Capacity:</b>	✓		✓		✓
<i>Design Opportunities:</i>	Area 3/1 provide screening to cemetery and enhance the setting and amenity of the Fenwick Water.				
<i>Design Constraints:</i>	Cemetery, Fenwick Water and high ground at Skernieland				
<b>Management Strategy:</b> <span style="background-color: yellow;">Conserve</span> / <span style="background-color: yellow;">Restore</span> / <span style="background-color: yellow;">Enhance</span> / Create New?					



Left: View of garden edge and pasture land, separated from housing by a double hedge and trees, which although not maintained provide a quality setting and defined urban edge to this part of Fenwick.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	9 October 2003 / Fair	<b>Location No:</b>	2 - East Fenwick Farmland
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	1 / 3

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – East Fenwick
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Pasture lands



### Essential Character - Description / Notes:

The photograph is taken from minor road to the east of Fenwick and illustrates an area that is typical of the Ayrshire Lowlands.

Landscape Character with improved pasture / pasture and minor roads and low partially complete hedgerow boundaries as the essential characteristics. This area is also relatively low lying, with views contained by the surrounding low hills and undulations. There are few trees and areas of woodland.

**Landscape Elements / patterns:** Hedges and broken hedges / p/w fencing and occasional hedgerow trees .

**Landform:** Low lying gently rolling farmland.

**Land use / Landcover:** Improved pasture and grasslands.

**Field boundaries / Field Pattern:** Field sizes are medium, bounded by a pattern of low and sometimes broken hedges.

**Heritage Features:** None – although older farmsteads are located on the edge of the area.

**Building materials:** Mixed brick, whitewash, stone red brick.

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<b>Small</b>	<b>Large</b>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<b>Open</b>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<b>Simple</b>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<b>Smooth</b>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<b>Muted</b>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<b>Balanced</b>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<b>Calm</b>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<b>Curved</b>	<i>Sinuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<b>Farmed</b>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<b>Safe</b>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	9 October 2003 / Fair	<b>Location No:</b>	2
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	1 / 3

<p><b>Views and visual focus / landmarks:</b></p> <p>Fenwick and the setting of this village is clearly visible to the west, some transmission towers area visible outwith the area, possibly more prominent due to the low tree cover and open character of the area.</p> <p>There area no particular landmarks such as a church tower.</p>	<p><b>Adjoining Urban Edge:</b> <i>(housing type, settlement boundary, views)</i></p> <p>The character of Fenwick is includes a main street with mainly traditional and historic stone buildings, although there is no real central space or and the gateways / settlement entry points are not well defined.</p> <p>Other housing includes a mix of 1930's – 90's private / and some council housing.</p> <p>The settlement includes a number of paddocks / small open fields and contains a good number of mature trees, which enhance the setting of the village.</p>
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<b>Landscape Quality:</b>	Medium – well representative of the Ayrshire lowlands landscape character.
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Area 2/2</b> Potentially favourable, although this area is partially overlooked and houses along the immediate urban edge contain a variety of garden boundaries allowing some views of the open landscape.
<b>Visual effects (skyline):</b>	Area below skyline, but potentially overlooked / interface of visual receptors.
<b>Loss of vegetation/features:</b>	Minimal
<b>Degree of Urban Integration:</b>	Reasonable – natural extension (settlement would extend in tiers, over lower lying ground).

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓			✓	
<b>Design Opportunities:</b>	Area 2/2 - create new edge and add to setting to village by including structure landscape plan (may include space and or woodland / planting areas) and provide landscape setting to existing urban edge, development could include a landmark feature.				
<b>Design Constraints:</b>	Existing housing edge / visual receptors.				
<b>Management Strategy:</b> <i>Conserve / Restore / Enhance / Create New?</i>					



Left: Fenwick – main street and the Kings Arms Hotel.  
Right: Viewing towards Fenwick and Leight Fenwick from minor road to east.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b> 11997-01 / East Ayrshire Council	<b>Job Title:</b> Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b> 9 October 2003 / Fair	<b>Location No:</b> 1: Fenwick Bridge Stream Valley
<b>Camera Format:</b> SLR D100 (Digital)	<b>Film/Photo No:</b> 1 / 1, 2.

	<b>Regional</b>	<b>Local</b>
<b>Landscape Character Area:</b>	Ayrshire Basin	Ayrshire Lowlands – Fenwick Bridge
<b>Landscape Character Type:</b>		Ayrshire Lowlands – Stream Valley



### Essential Character - Description / Notes:

Photograph taken from Atkinhead Farm viewing north towards Fenwick Bridge. Photograph illustrates an area of Lowland Stream Valley landscape character within a wider area of the Ayrshire Lowlands landscape character area. The Lowland Stream Valley is formed by the Fenwick Water burn on edge of the village with higher ground rising south towards Aitkenhead Farm.

**Landscape elements / patterns:** Mature Trees, hedgerows and mixed hedgerows

**Landform:** Stream valley and rising ground

**Land use / Landcover:** Rough Grassland and pasture

**Field boundaries / Field Pattern:** Small - medium fields bounded by broken hedge / more complete hedge along roads.

**Heritage Features:** Fenwick Bridge – old bridge

**Building materials:** Stone and whitewashed buildings

### Aesthetic Factors:

<b>Scale:</b>	<i>Intimate</i>	<i>Small</i>	<i>Large</i>	<i>Vast</i>
<b>Enclosure:</b>	<i>Tight</i>	<i>Enclosed</i>	<i>Open</i>	<i>Exposed</i>
<b>Diversity:</b>	<i>Uniform</i>	<i>Simple</i>	<i>Diverse</i>	<i>Complex</i>
<b>Texture:</b>	<i>Smooth</i>	<i>Textured</i>	<i>Rough</i>	<i>Very Rough</i>
<b>Colour:</b>	<i>Monochrome</i>	<i>Muted</i>	<i>Colourful</i>	<i>Garish</i>
<b>Balance:</b>	<i>Harmonious</i>	<i>Balanced</i>	<i>Discordant</i>	<i>Chaotic</i>
<b>Movement:</b>	<i>Still</i>	<i>Calm</i>	<i>Lively</i>	<i>Busy</i>
<b>Form:</b>	<i>Straight</i>	<i>Angular</i>	<i>Curved</i>	<i>Sinuuous</i>
<b>Remoteness:</b>	<i>Wild / wilderness</i>	<i>Semi-wild</i>	<i>Farmed</i>	<i>Manicured</i>
<b>Security:</b>	<i>Comfortable</i>	<i>Safe</i>	<i>Unsettling</i>	<i>Threatening</i>

**Undertaken By:** Rebecca Rylott / Gary Stodart, Entec UK.

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## CHARACTER ASSESSMENT SURVEY FORMS

<b>Job No / Client:</b>	11997-01 / East Ayrshire Council	<b>Job Title:</b>	Strategic Development Areas Landscape Assessment
<b>Date / Weather:</b>	9 October 2003 / Fair	<b>Location No:</b>	1
<b>Camera Format:</b>	SLR D100 (Digital)	<b>Film/Photo No:</b>	1 / 1, 2.

<b>Views and visual focus / landmarks:</b>	Fenwick Village and Atkinhead Farm – typical characteristic hill top location within the Ayrshire Lowlands.	<b>Adjoining Urban Edge:</b> (housing type, settlement boundary, views)	Mixed cottages, one and two storey houses. Urban Edge – separated by minor road on east side to the north the urban edge is mixed - mature garden / hedges / trees and fencing with some properties viewing into the area.
<b>Landscape Quality:</b>	Medium to Low (stream valley areas appearing less managed - rough pasture / broken hedges).		
<b>Potential Landscape Fit:</b>	<b>Refer to Figure 8a: Areas 1/1, 1/2</b> Most suitable (1/1) or with Potential (1/2) - existing mature vegetation providing a buffer along existing urban edge and an enhanced setting, although the areas are limited in size and the style of new development would need to preserve the character and setting of the Conservation Area. Development would need to allow for the retention of some space along the Fenwick Water stream valley to preserve the spatial character and setting of the Fenwick Bridge and the Conservation Area.		
<b>Visual effects (skyline):</b>	Partially overlooked by houses with some screening.		
<b>Loss of vegetation/features:</b>	Mature hedgerows and some trees possible – development should seek to retain these.		
<b>Degree of Urban Integration:</b>	Reasonable –would appear as natural extension with opportunity to enhance the Fenwick Water.		

<b>Landscape Capacity:</b>	<i>Landscape Strategy</i>	<i>Not suitable</i>	<i>Limited Potential</i>	<i>Potential</i>	<i>Most Suitable</i>
	✓			✓	✓
<b>Design Opportunities:</b>	Area 1/2 - Potential for public space / enhancement of Fenwick Water / Bridge, new village edge.				
<b>Design Constraints:</b>	There is limited potential along the actual stream valley and close to Fenwick Bridge.				
<b>Management Strategy:</b>	Conserve / <b>Restore / Enhance</b> / Create New?				



Fenwick Bridge area from approach road to the south.

<b>Undertaken By:</b>	Rebecca Rylott / Gary Stodart, Entec UK.
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## Appendix B

## References

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East Ayrshire Council, *East Ayrshire Local Plan, Volume 1 Written Statement*, Adopted 2003.

East Ayrshire Council, *East Ayrshire Local Plan, Volume 2 Written Statement*, Adopted 2003.

Joint Structure Plan Committee, *Ayrshire Joint Structure Plan*, Approved 2000.

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