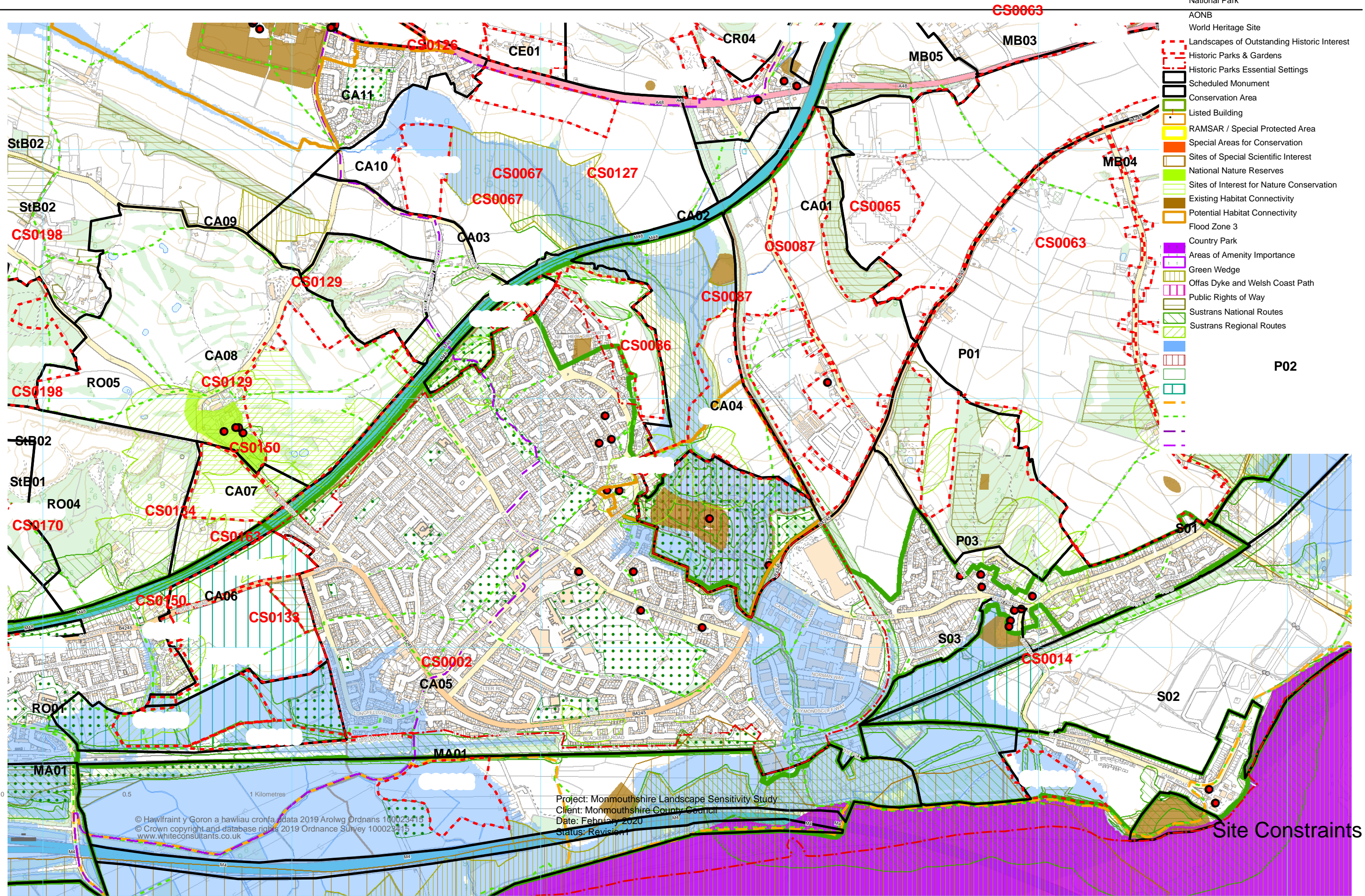


Caldicot candidate sites

Site reference	Sensitivity
CS0002	High/medium
CS0065	High/medium
CS0067	High/medium
CS0086	High/medium
CS0087	High/medium
CS0127	Not assessed as outline planning permission gained.
CS0129	High/medium
CS0133	Medium
CS0134	Medium/low
CS0150	Medium
CS0163	Medium

The candidate sites within this section are within the relevant settlement LLCAs. Other candidate sites in the area/vicinity not included in this section are included within adjacent settlement assessments.



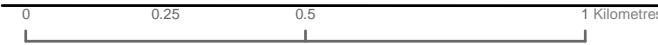
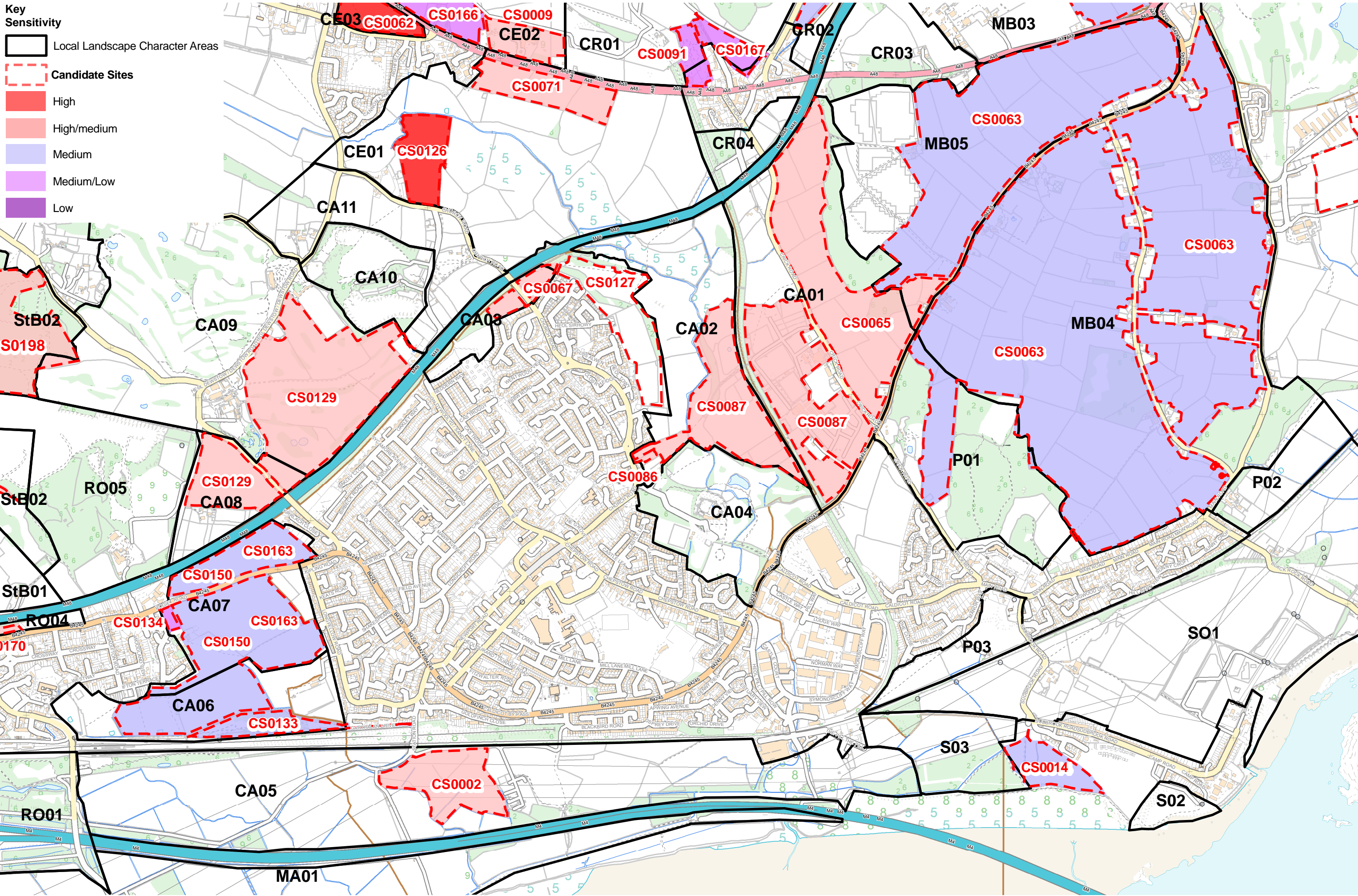
Site Constraints

Settlement: Caldicot



Key Sensitivity

- Local Landscape Character Areas
- Candidate Sites
- High
- High/medium
- Medium
- Medium/Low
- Low



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 www.whiteconsultants.co.uk

Project: Monmouthshire Landscape Sensitivity Study
 Client: Monmouthshire County Council
 Date: October 2020
 Status: 1020 revision

Caldicot
Landscape Sensitivity of Candidate Sites

SUMMARY

Key characteristics

Series of flat semi-regular medium and small pastures/meadows on the levels floodplain with a sinuous reen to the south west.

Fields bounded by outgrown hedges and fences.

Crossed by two sets of power lines with pylons.

Bounded by the M4 to the south and main line railway to the north which separates the site from the settlement of Caldicot.

Linked to the settlement via a small lane (which is also part of the Welsh Coast Path and regional cycle route) with narrow accesses over and under/across the railway.

Former industrial site to the east with conifers and Area of Amenity Importance lies to the south west.

Tranquillity limited by the M4, pylons, and railway.

Landscape sensitivity high/medium* *A standard methodology relating to housing development has been applied to all assessments. The suitability for other development such as employment has not been assessed at this stage.

The susceptibility of the area lies in its separation from the settlement of Caldicot beyond the railway, its distinctive open, flat and wet lowland character forming part of the Gwent Levels, in the floodplain, the adjacent reen, its visibility from the M4 at a gateway to Wales, and forming part of the continuum visually and functionally with the rest of the Levels to the south. Its value lies in being adjacent to the Welsh Coast Path, a regional cycle route and an Area of Amenity Importance. LANDMAP value is outstanding for landscape habitats and cultural landscape.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
- a resilient Wales
- a healthy Wales
- a more equal Wales
- a Wales of cohesive communities
- a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

ILCA number CA05

ILCA sensitivity High/medium

Relationship of site with ILCA In the middle of CA05.

LANDMAP CONTEXT

Geological landscapes

Number	MNMTHGL086	MNMTHGL089
Value	Moderate	Low

Landscape habitats

Number	MNMTHLH088
Value	Outstanding

Visual and sensory

Number	MNMTHVS055
Value	Moderate

Historical landscapes

Number	MNMTHHL005	MNMTHHL001
Value	Moderate	Outstanding

Cultural landscapes

Number MNMTHCL001

Value Outstanding

Landscape Character Area

Number CA05 **also includes**

DESIGNATIONS

National Park AONB

Landscape designations comments

-

Landscape of Hist. interest **Historic Parks and Gardens**

Hist.Parks and Gardens essential setting

SAM **Conservation Area** **Listed Building** **World Heritage Site**

Historic / archaeology designations comments -

SAC **NNR** **SINC** **SSSI** **RAMSAR**

Biodiversity designations comments -

Other

Country Park **National Trail** **National / Regional Cycle Route**

SUMMARY

Key characteristics

Valley side, rising more steeply to the south east to a skyline.
 Primarily pastoral with some arable to the south with medium-sized semi-regular fields with low-cut hedge boundaries, often with gaps and very occasional mature oaks.
 Woodland copse within site on prominent rising slopes with further prominent woodland on steep slopes adjacent to the site to the east which form a positive backcloth and enclosure to the east.
 The upper slopes of the area are visible from Caldicot Castle's towers.
 The area is overlooked by the M48 to the north and is open with some views to the wider countryside to the north and to the residential and commercial areas to the south and south west respectively but the area is distinctly rural open countryside in itself.
 The M48 and views of the settlement edge reduces the area's tranquillity.
 There is a listed building at Mount Ballan adjacent.
 There is a woodland SINC to the east.

Landscape sensitivity high/medium* *A standard methodology relating to housing development has been applied to all assessments. The suitability for other development such as employment has not been assessed at this stage.

The susceptibility of the area lies in the area east of Crick Road and around Little Ballan which is open countryside including pastures on rising ground with associated woodland which are open and locally prominent, with a skyline to the south east, and of positive rural landscape character. The value of the area lies in its scenic value, the SINC woodland and listed building adjacent. The LANDMAP value is outstanding for cultural landscapes and high for historic landscapes and geological landscapes.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
- a resilient Wales
- a healthy Wales
- a more equal Wales
- a Wales of cohesive communities
- a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

LLCA number CA01 CR05
LLCA sensitivity High/medium Medium
Relationship of site with LLCA Eastern half of CA01 and a small part of the western edge of MBO5.

LANDMAP CONTEXT

Geological landscapes

Number MNMTHGL086
Value Moderate

Landscape habitats

Number MNMTHLH105
Value Moderate

Visual and sensory

Number MNMTHVS067
Value Low

Historical landscapes

Number MNMTHHL006

Value High
Cultural landscapes
Number MNMTHCL001

Value Outstanding

Landscape Character Area

Number CA01 **also includes** CR05

DESIGNATIONS

National Park AONB

Landscape designations comments

-

Landscape of Hist. interest **Historic Parks and Gardens**

Hist.Parks and Gardens essential setting

SAM **Conservation Area** **Listed Building** **World Heritage Site**

Historic / archaeology designations comments Mount Ballan House to the west is listed.

SAC **NNR** **SINC** **Yes** **SSSI** **RAMSAR**

Biodiversity designations comments SINC in woodland forming the eastern edge of the area.

Other

Country Park **National Trail** **National / Regional Cycle Route**

SUMMARY

Key characteristics

Gently sloping hill top pastures/grassland and trees split by minor road.

Strong mixed tree cover including larches along M48.

The area is generally well screened by settlement to the south and trees to the north although there are glimpse views from the M48 which reduces tranquillity.

Public footpath running through the pasture/grassland to the east.

Green space provides buffer between the settlement and M48.

Landscape sensitivity high/medium

The susceptibility of the site lies in its tree cover and pasture acting as a green buffer and screen to the M48 from the settlement, as well as being used in part for recreation- a public footpath. Its value lies in being an Area of Amenity Importance to the west with habitat connectivity along the M48 corridor, and access via PROW. LANDMAP value is high for historic landscape and geological landscape.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

a prosperous Wales a resilient Wales a healthy Wales a more equal Wales

a Wales of cohesive communities a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

LLCA number CA03

LLCA sensitivity High/medium

Relationship of site with LLCA Covers the eastern half of CA03.

LANDMAP CONTEXT

Geological landscapes

Number MNMTHGL090

Value High

Landscape habitats

Number MNMTHLH105

Value Moderate

Visual and sensory

Number MNMTHVS043 MNMTHVS062

Value Moderate Low

Historical landscapes

Number MNMTHHL006 MNMTHHL005

Value High Moderate

Cultural landscapes

Number MNMTHCL004

Value Moderate

Landscape Character Area

Number CA03 **also includes**

DESIGNATIONS

National Park AONB

Landscape designations comments

Area of Amenity Importance to the west

Landscape of Hist. interest **Historic Parks and Gardens**

Hist.Parks and Gardens essential setting

SAM **Conservation Area** **Listed Building** **World Heritage Site**

Historic / archaeology designations comments -

SAC **NNR** **SINC** **SSSI** **RAMSAR**

Biodiversity designations comments -

Other

Country Park **National Trail** **National / Regional Cycle Route**

SUMMARY

Key characteristics

Small site forming part of the Nedern Brook valley.
Part of a linear pasture/meadow and a dwelling with a large garden.
Housing lies to the north and west and the eastern boundary is open.
Trees divide the pasture from the garden.
Public footpath runs through the pasture linking the settlement to the wider countryside to the east.
Attractive view across the pasture to the valley to the east from the footpath and road to the west.
Within Caldicot Conservation Area which includes Caldicot Castle and its grounds to the south.

Landscape sensitivity high/medium

The susceptibility of the site lies in its role in connecting the Nedern Brook valley physically and visually into Caldicot, its use for recreation including the public footpath connecting to the settlement to the wider countryside and its location within the Conservation Area which also gives it its value. LANDMAP value is high for historic landscape and geological landscape.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales a resilient Wales a healthy Wales a more equal Wales
 a Wales of cohesive communities a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

LLCA number CA02

LLCA sensitivity High/medium

Relationship of site with LLCA Western edge of CA02.

LANDMAP CONTEXT

Geological landscapes

Number MNMTHGL090

Value High

Landscape habitats

Number MNMTHLH105

Value Moderate

Visual and sensory

Number MNMTHVS043 MNMTHVS062

Value Moderate Low

Historical landscapes

Number MNMTHHL006

Value High

Cultural landscapes

Number MNMTHCL004

Value Moderate

Landscape Character Area

Number CA02 **also includes**

DESIGNATIONS

National Park AONB

Landscape designations comments

-

Landscape of Hist. interest **Historic Parks and Gardens**

Hist.Parks and Gardens essential setting

SAM **Conservation Area** **Yes** **Listed Building** **World Heritage Site**

Historic / archaeology designations comments in Caldicot Conservation Area

SAC **NNR** **SINC** **SSSI** **RAMSAR**

Biodiversity designations comments -

Other

Country Park **National Trail** **National / Regional Cycle Route**

SUMMARY

Key characteristics

Valley floor, floodplain and lower valley sides of the Nedern Brook.
 Site divided into two parts by the north/south wooded dismantled railway, partly in cutting.
 Wetland grassland alongside Nedern Brook and irregular small to medium scale fields with gappy low cut hedges.
 Horse riding establishment at Mount Ballan of semi-rural character with paddocks, structures, stabling, showground/arena, floodlights and other event areas.
 Tree cover lies on small-scale steeper slopes/river terraces, on field boundaries and dismantled railway.
 The area contributes to the wider setting of Caldicot Castle.
 South western part within Caldicot Conservation Area; SM at Caldicot Castle to the south west and The Berries to the north.
 Nedern Brook SSSI covers the valley floor to the west.
 PROW runs through the site linking through to the settlement of Caldicot to the west.

Landscape sensitivity high/medium* *A standard methodology relating to housing development has been applied to all assessments. The suitability for other development such as employment has not been assessed at this stage.

The susceptibility of the area to the west lies in the role of the Nedern Brook valley as a strong green corridor east of Caldicot contributing to the setting of Caldicot Castle and providing strong habitat connectivity, floodplain and some recreational value. The susceptibility of the area to the east is that it is located away from the settlement edge and contributes to the wider setting of Caldicot Castle. Its value lies in its nature conservation resource in the SSSI of the Nedern Brook, the Conservation Area, the setting to Caldicot Castle SM and the Berries SM. LANDMAP value is outstanding for cultural landscape, and high for historic landscape and geological landscape. If the area was considered for development, the least sensitive part would be west of Crick Road and east of the old railway line coinciding with the developed part of the equestrian centre/showground, excluding the sloping fields to the north. However, this area still lies substantially divorced from Caldicot in open countryside. Interruption of the Nedern Brook green corridor would be undesirable. Any adverse effects on the landscape setting of Caldicot Castle including views in and out should be avoided.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
 a resilient Wales
 a healthy Wales
 a more equal Wales
 a Wales of cohesive communities
 a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

LLCA number	CA01	CA02
LLCA sensitivity	High/medium	High/medium
Relationship of site with LLCA	One part is in CA01 to the east and the other is in CA02 to the west.	

LANDMAP CONTEXT

Geological landscapes

Number	MNMTHGL084	MNMTHGL086	MNMTHGL089
Value	High	Moderate	Low

Landscape habitats

Number	MNMTHLH105	MNMTHLH094
Value	Moderate	High

Visual and sensory

Number	MNMTHVS043	MNMTHVS062
---------------	------------	------------

Value Moderate Low

Historical landscapes

Number MNMTHHL006

Value High

Cultural landscapes

Number MNMTHCL001 MNMTHCL004

Value Outstanding Moderate

Landscape Character Area

Number CA01 **also includes** CA02

DESIGNATIONS

National Park AONB

Landscape designations comments

Caldicot Castle Country Park and area of amenity importance to the south

Landscape of Hist. interest **Historic Parks and Gardens**

Hist.Parks and Gardens essential setting

SAM **Conservation Area** Yes **Listed Building** **World Heritage Site**

Historic / archaeology designations comments south western part within Caldicot Conservation Area; SM at Caldicot Castle to the south west and The Berries to the north

SAC **NNR** **SINC** **SSSI** Yes **RAMSAR**

Biodiversity designations comments Nedern Brook SSSI covers the valley floor to the west

Other

Country Park Yes **National Trail** **National / Regional Cycle Route**

SUMMARY

Key characteristics

Assessment not required by MCC- planning permission for housing.

Landscape sensitivity

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
- a resilient Wales
- a healthy Wales
- a more equal Wales
- a Wales of cohesive communities
- a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

LLCA number

LLCA sensitivity

Relationship of site with LLCA Assessment not required by MCC

LANDMAP CONTEXT

Geological landscapes

Number	MNMTHGL090	MNMTHGL086
Value	High	Moderate

Landscape habitats

Number	MNMTHLH105
Value	Moderate

Visual and sensory

Number	MNMTHVS043	MNMTHVS062
Value	Moderate	Low

Historical landscapes

Number	MNMTHHL006	MNMTHHL005
Value	High	Moderate

Cultural landscapes

Number	MNMTHCL004
Value	Moderate

Landscape Character Area

Number also includes

DESIGNATIONS

National Park AONB

Landscape designations comments

Landscape of Hist. interest Historic Parks and Gardens

Hist.Parks and Gardens essential setting

SAM Conservation Area Listed Building World Heritage Site

Historic / archaeology designations comments

SAC NNR SINC SSSI RAMSAR

Biodiversity designations comments

Other

Country Park National Trail National / Regional Cycle Route

SUMMARY

Key characteristics

The site has two main character areas- a former golf course and pasture. These are considered in turn:

Former golf course comprising pasture and meadow on rising hillside north of the levels.

Mature vegetation and trees lie around listed Dewstow House with its historic park and gardens adjacent and semi-mature mixed tree planting belts define former fairways.

The area forms skyline when viewed from south including M48 and forms part of a green backcloth to the settlement.

The area is disturbed by the M48 reducing tranquillity but is quiet to the north.

Rising hillside with a range of small to large improved pasture fields with some degraded hedgerows and fences.

Tree cover is provided adjacent to the area by mature parkland coniferous and deciduous trees in Dewstow House grounds to the north east and by a substantial deciduous tree belt to the west. Trees also lie at Ifton Crest.

All of the above tree belts are prominent on the local skyline.

The area is separated from the settlement by the M48 with only one dwelling, Ifton Crest, an isolated bungalow with caravan storage area.

Landscape sensitivity high/medium

The susceptibility of the area is its role as the setting for an historic park and garden, its character as a distinct open hillside visible from the M48 forming part of the rural backcloth behind and clearly separated from the lower lying linear settlements below, the tree and hedge cover and the presence of local skylines contributing positively to the local landscape character. The value of the area lies in the historic park and garden essential setting, the associated listed buildings and structures adjacent and the public footpaths running across the area. The LANDMAP value is high for historic landscape, cultural landscape and geological landscape. The least sensitive part of the site in landscape terms is to the north adjacent to the quarry but avoiding the skyline but this area is in an open landscape divorced from Caldicot by the M48.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
- a resilient Wales
- a healthy Wales
- a more equal Wales
- a Wales of cohesive communities
- a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

LLCA number	CA09	CA08
LLCA sensitivity	High/medium	High/medium
Relationship of site with LLCA	South-eastern part of CA09 and the northern part of the CA08.	

LANDMAP CONTEXT

Geological landscapes

Number	MNMTHGL090
Value	High

Landscape habitats

Number	MNMTHLH105
Value	Moderate

Visual and sensory

Number	MNMTHVS098
Value	Moderate

Historical landscapes

Number MNMTHHL010

Value High

Cultural landscapes

Number MNMTHCL007

Value High

Landscape Character Area

Number CA09 **also includes** CA08

DESIGNATIONS

National Park AONB

Landscape designations comments

-

Landscape of Hist. interest **Historic Parks and Gardens**

Hist.Parks and Gardens essential setting Yes

SAM **Conservation Area** **Listed Building** **World Heritage Site**

Historic / archaeology designations comments Historic Park Essential Setting - listed structures and buildings at Dewstow House to the north east of the area

SAC **NNR** **SINC** **SSSI** **RAMSAR**

Biodiversity designations comments -

Other

Country Park **National Trail** **National / Regional Cycle Route**

SUMMARY

Key characteristics

Low lying flat land in floodplain consisting of a derelict industrial site by the railway with buildings removed but hardstandings still extant.

The site is bordered by scrub and outgrown hedgerows areas to the north and regenerating trees and scrub to the south, all of which form part of the habitat connectivity of the railway corridor, also linking through hedgerows to the north.

The area is overlooked by the railway and footpaths but is not widely visible due to the enclosing hedgerows and flat landform.

The site has some urban fringe characteristics and is a detractor.

The site forms part of the overall Green Wedge between Caldicot and Rogiet.

Landscape sensitivity medium

The susceptibility of the site lies in its location in the floodplain, its vegetation contributing to the habitat connectivity along the railway corridor and to the north and its location in the Green Wedge contributing to the separation between the residential areas of Rogiet and Caldicot. LANDMAP value is outstanding for historic landscape. Housing development here would significantly erode the gap between the two settlements and would be significantly out of character as a linear development compared to the clusters to the east and west. It could only be considered as part of the wider development of the area to the north if this was considered to be appropriate.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
 a resilient Wales
 a healthy Wales
 a more equal Wales
 a Wales of cohesive communities
 a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

ILCA number CA06

ILCA sensitivity High/medium

Relationship of site with ILCA Strip on the southern edge of CA06.

LANDMAP CONTEXT

Geological landscapes

Number	MNMTHGL086	MNMTHGL089
Value	Moderate	Low

Landscape habitats

Number	MNMTHLH054	MNMTHLH088
Value	Moderate	Outstanding

Visual and sensory

Number	MNMTHVS041	MNMTHVS062
Value	Moderate	Low

Historical landscapes

Number	MNMTHHL001	MNMTHHL005
Value	Outstanding	Moderate

Cultural landscapes

Number	MNMTHCL004	MNMTHCL003
Value	Moderate	Outstanding

Landscape Character Area

Number	CA06	also includes
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DESIGNATIONS

National Park	AONB
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Landscape designations comments

-

Landscape of Hist. interest	Historic Parks and Gardens
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Hist.Parks and Gardens essential setting

SAM	Conservation Area	Listed Building	World Heritage Site
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Historic / archaeology designations comments	-
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SAC	NNR	SINC	SSSI	RAMSAR
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Biodiversity designations comments	-
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Other

Country Park	National Trail	National / Regional Cycle Route
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SUMMARY

Key characteristics

Relatively flat rectangular site of regenerating trees, scrub and rough grasses with tree avenue to the west and outgrown hedge to the east.

Bounded by B4245 to the north, housing to the west, and open arable field to the east and the remains of Ifton Manor Farm to the south.

Currently forms a soft well vegetated edge to Rogiet.

Landscape sensitivity medium/low

The susceptibility of the site lies in the avenue trees to the west and the outgrown hedgerow to the east which help screen development to the west and contribute to the wider landscape. The site is suitable for housing development provided that a strong green edge retaining the avenue trees and hedgerow are retained and supplemented by trees on the eastern boundary.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales a resilient Wales a healthy Wales a more equal Wales
 a Wales of cohesive communities a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

IICA number CA07

IICA sensitivity Medium

Relationship of site with IICA Small part of western edge of CA07.

LANDMAP CONTEXT

Geological landscapes

Number MNMTHGL089

Value Low

Landscape habitats

Number MNMTHLH054

Value Moderate

Visual and sensory

Number MNMTHVS061

Value Low

Historical landscapes

Number MNMTHHL005

Value Moderate

Cultural landscapes

Number MNMTHCL004

Value Moderate

Landscape Character Area

Number CA07 **also includes**

DESIGNATIONS

National Park

AONB

Landscape designations comments

-

Landscape of Hist. interest

Historic Parks and Gardens

Hist.Parks and Gardens essential setting

SAM

Conservation Area

Listed Building

World Heritage Site

**Historic / archaeology
designations comments**

-

SAC

NNR

SINC

SSSI

RAMSAR

**Biodiversity designations
comments**

-

Other

Country Park

National Trail

National / Regional Cycle Route

SUMMARY

Key characteristics

Flat floodplain to the south and very gentle sloping land rising to the north east corner and also to Ifton Manor Farm. Mix of pasture and arable fields generally medium in scale bordered by outgrown hedgerows and some regeneration with low-cut hedgerows along the Rogiet Road.

The area is overlooked by the adjacent linear housing estates to the east, roads including the M48 and sloping land to the north and has a minor focus of Ifton Manor Farm on rising ground.

The settlement edge to the west is a combination of housing largely screened by trees including a remnant avenue, with commercial units to the north.

The southern part is overlooked by the railway with detractors such as the overhead lines.

A public footpath runs around the southern edge of Rogiet and from Ifton Manor Farm to Caldicot and the southern part is used for informal recreation.

There is habitat connectivity in the various outgrown hedgerows and vegetation and along the railway corridor.

The area is designated as Green Wedge.

Landscape sensitivity medium

The susceptibility of the area lies in its role as a largely open green wedge/gap separating Caldicot and Rogiet, the floodplain to the south, its visibility from the M48, the outgrown hedgerows and pasture to the east, the fertility of the soil above the floodplain in parts and access across the area including informal recreation to the south. The value of the area lies in the grassland SINC outside the area to the east and PROWs. LANDMAP value is outstanding for historic landscapes to the south and high for geological landscapes part of the area to the north. Housing development considered appropriate may be a series of sites to the east and west which improve the settlement edges to both Caldicot and Rogiet, retaining their identity. The green buffer should be largely retained as a substantial area acting as GI spaces and corridors and utilising placemaking principles. If allocated, a development brief for this site would be highly desirable. GI functions could include floodplain, food production, informal recreation, sports and nature conservation.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
 a resilient Wales
 a healthy Wales
 a more equal Wales
 a Wales of cohesive communities
 a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

IIICA number	CA07	CA06
IIICA sensitivity	Medium	High/medium
Relationship of site with IIICA	Covering the majority of CA07 and the middle of CA06.	

LANDMAP CONTEXT

Geological landscapes

Number	MNMTHGL089	MNMTHGL090	MNMTHGL086
Value	Low	High	Moderate

Landscape habitats

Number	MNMTHLH054
Value	Moderate

Visual and sensory

Number	MNMTHVS041
---------------	------------

Value Moderate

Historical landscapes

Number MNMTHHL005 MNMTHHL001

Value Moderate Outstanding

Cultural landscapes

Number MNMTHCL004

Value Moderate

Landscape Character Area

Number CA07 **also includes** CA06

DESIGNATIONS

National Park AONB

Landscape designations comments
all in Green Wedge

Landscape of Hist. interest **Historic Parks and Gardens**

Hist.Parks and Gardens essential setting

SAM **Conservation Area** **Listed Building** **World Heritage Site**

Historic / archaeology designations comments -

SAC **NNR** **SINC** **SSSI** **RAMSAR**

Biodiversity designations comments SINC in pasture/grassland fields outside the site to the east

Other

Country Park **National Trail** **National / Regional Cycle Route**

SUMMARY

Key characteristics

Flat floodplain to the south and very gentle sloping land rising to the north east corner and also to Ifton Manor Farm. Mix of pasture and arable fields generally medium in scale bordered by outgrown hedgerows and some regeneration with low-cut hedgerows along the Rogiet Road.

The area is overlooked by the adjacent linear housing estates to the east, roads including the M48 and sloping land to the north and has a minor focus of Ifton Manor Farm on rising ground.

The settlement edge to the west is a combination of housing largely screened by trees including a remnant avenue, with commercial units to the north.

The southern part is overlooked by the railway with detractors such as the overhead lines.

A public footpath runs around the southern edge of Rogiet and from Ifton Manor Farm to Caldicot and the southern part is used for informal recreation.

There is habitat connectivity in the various outgrown hedgerows and vegetation and along the railway corridor.

The area is designated as Green Wedge.

Landscape sensitivity medium

The susceptibility of the area lies in its role as a largely open green wedge/gap separating Caldicot and Rogiet, the floodplain to the south, its visibility from the M48, the outgrown hedgerows and pasture to the east, the fertility of the soil above the floodplain in parts and access across the area including informal recreation to the south. The value of the area lies in the grassland SINC outside the area to the east and PROWs. LANDMAP value is outstanding for historic landscapes to the south and high for geological landscapes part of the area to the north. Housing development considered appropriate may be a series of sites to the east and west which improve the settlement edges to both Caldicot and Rogiet, retaining their identity. The green buffer should be largely retained as a substantial area acting as GI spaces and corridors and utilising placemaking principles. If allocated, a development brief for this site would be highly desirable. GI functions could include floodplain, food production, informal recreation, sports and nature conservation.

Does the site or its attributes contribute to the Wellbeing and Future Generations Act Goals?

- a prosperous Wales
 a resilient Wales
 a healthy Wales
 a more equal Wales
 a Wales of cohesive communities
 a Wales of vibrant culture and thriving Welsh language

LLCA CONTEXT

LLCA number	CA07	CA06
LLCA sensitivity	Medium	High/medium
Relationship of site with LLCA	Covering the majority of CA07 and the middle of CA06.	

LANDMAP CONTEXT

Geological landscapes

Number	MNMTHGL089	MNMTHGL090	MNMTHGL086
Value	Low	High	Moderate

Landscape habitats

Number	MNMTHLH054
Value	Moderate

Visual and sensory

Number	MNMTHVS041	MNMTHVS061
---------------	------------	------------

Value	Low	Low
Historical landscapes		
Number	MNMTHHL005	MNMTHHL001
Value	Moderate	Outstanding

Cultural landscapes		
Number	MNMTHCL004	
Value	Moderate	

Landscape Character Area		
Number	CA07	also includes CA06

DESIGNATIONS

National Park	AONB
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Landscape designations comments
all in Green Wedge

Landscape of Hist. interest	Historic Parks and Gardens
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Hist.Parks and Gardens essential setting

SAM	Conservation Area	Listed Building	World Heritage Site
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Historic / archaeology designations comments	-
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SAC	NNR	SINC	SSSI	RAMSAR
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Biodiversity designations comments	SINC in pasture/grassland fields outside the site to the east
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Other

Country Park	National Trail	National / Regional Cycle Route
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