

# Ash Neighbourhood Development Plan Local Green Spaces Assessment

October 2018



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## 1 Introduction

### 1.1 introduction to Ash

- 1.1.1 The village of Ash sits in a rural position almost centrally between the towns of Sandwich, Canterbury and Dover. It is easily accessed by car or bus from these towns and other surrounding villages and hamlets, also by footpath and bridleway. The surrounding countryside is mainly agricultural, with mixed land uses intersected by hedgerows and marshes and small woodlands. Within the overall Parish there are a number of small, rural hamlets that sit within the agricultural countryside. The known population of Ash was 3,385 in June 2016<sup>1</sup>. Since then at least one small housing development, The Lanes of ten houses, has been completed, so that number would now be higher.
- 1.1.2 The residents of Ash parish benefit from the proximity to Sandwich, Canterbury and Dover for work, shopping and other facilities. The village offers a primary school, private prep school, doctors surgery, chemist, local shops, farm shop, café, hairdressers and facilities such as a village hall, part-time library, recreation ground with sports clubs. There are numerous local clubs, sports and social clubs such as Scouts, Guides, the WI, Horticultural Society, Bowls, Rugby, Football, Cricket and many more, which are well attended by the wide variety of age groups in the village. The hamlet of Westmarsh also has its own village hall.
- 1.1.3 The residents of the parish also enjoy the informal pleasures of living in a small, rural community. Walking along countryside footpaths, horse riding and cycling, bird watching, informal playing and sports in the recreation ground and Collar Makers Green. Or simply the quiet, safety and village community "feel" of the village - children safely walking or cycling to the primary school, knowing your neighbours and saying "good morning" in the street or being able to look out of your window and see open countryside.

Photographs taken by a local resident from the St Nicolas Church Tower 2017



<sup>1</sup> Mid-Year Estimates (ONS) 2016 from OCSI Local Insight Profile for Ash May 2018



#### 1.1.4 Ash residents really value their local area and surroundings:-

Results from the Local Household Survey conducted by the Ash NDP in 2016

357 surveys completed

- ✓ 336 stated Access to the Countryside as Very Important or Important (94%)
- ✓ 284 stated Leisure and Sport as Important or Very Important (80%)
- ✓ 310 thought a Pleasant Physical Environment was Very Important or Important (87%)

- 1.1.5 The quality of the natural environment and protection of local wildlife is also important to villagers, and various local surveys have been carried out by local residents to identify and protect habitats around the village.
- 1.1.6 The surrounding countryside and green spaces within the village have many different uses and functions for local people, farms and wildlife. The balance of these uses is very important to protect.
- 1.1.7 This Green Spaces Assessment aims to identify and analyse these areas and functions so that they can be appropriately protected.



- 1.1.8 The landscape, surrounding countryside and existing green spaces form a backdrop which contributes to the attraction of Ash as a place to live, work and visit and plays a vital role in maintaining the health and wellbeing of the population.
- 1.1.9 It is very important to Ash village residents to maintain these key attributes and protect them. This view is supported by Dover District Council's own Green Infrastructure Strategy (PS17) published in January 2014.<sup>2</sup> This influences and reflects the process for Ash Neighbourhood Development Plan's own Local Green Spaces assessment. In Section 1.11 the DDC GIS states:

**"The challenge will be how to keep the quality and functionality of open spaces and improve the condition of others when faced with a significant expansion in population. A clear strategy is required to protect these assets, ensuring that growth is used as an opportunity to improve GI for current and future residents and to support wildlife and protect the natural environment"**

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<sup>2</sup> Put in the source or the link

## **1.2 Aims and Objectives of the Green Spaces Assessment**

- **To legitimately identify, assess and propose areas of Local Green Space.**
- **To protect and enhance the rural character of Ash**
- **Protect important local wildlife species and habitats**
- **Provide open spaces for formal and informal leisure for current and future generations**
- **Promote healthy lifestyles through outdoor leisure and exercise**
- **To identify any gaps in provision of green or open spaces**
- **To encourage sustainable future development of the village**

1.2.1 Using the process explained in the following section, areas will be identified, nominated, assessed and proposed as valuable green spaces for the local community and settlement of Ash. Through this process, the type and use of each area will be examined and documented, so that any gaps in provision can be identified.

1.2.2 It is proposed that formal recognition and designation be given by Dover District Council as open green spaces within the Ash Neighbourhood Development Plan document, and forthcoming Local Plan, for protection from future development and maintained as outlined below for the use of Ash residents.

1.2.3 With regard to Green Corridors or linear features, it would be proposed that these are maintained as wide verges by Kent County Council and Dover District Council, as in Gilton, Chequer Lane, Cherry Garden Lane, Molland Lane, Sandwich Road and New Street. , They could be designated as local wildlife refuges and corridors, and therefore protected from development.

1.2.4 Hills Court Road and Saunders Wood areas are analysed by a separate Ash NDP Biodiversity Assessment, with the aim of formal recognition by Kent Wildlife Trust and other conservation organisations.

### **1.2.5 The future of Local Green Infrastructure during increased development**

Given the local population growth and local plan for building new homes, it is vitally important for a rural village like Ash to protect, enhance and increase its accessible, open green space for all residents now and in the future. Any future development of the village and increase in homes should be accompanied by increased provision of accessible green space to meet the additional need arising from such development<sup>3</sup>, as outlined in the Ash NDP Green Spaces Policy.

### **1.2.6 S106 or CIL Contributions to maintenance**

To meet the additional needs arising from any future development of the village and increase in homes for accessible green space, S106 or CIL agreements also should include provision for the maintenance of the sites under local authority ownership. Sites which are owned and maintained by third parties would need to be considered individually.

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<sup>3</sup> DDC Land Allocations Local Plan Adopted 2015 1.29 (Pg 148) Policy DM27

aint

### 1.3 The Process of the Green Spaces Assessment

Ash Neighbourhood Development Plan has used the following process for identifying and assessing Local Green Areas, as used by North Dorset District Council previously.<sup>4</sup>

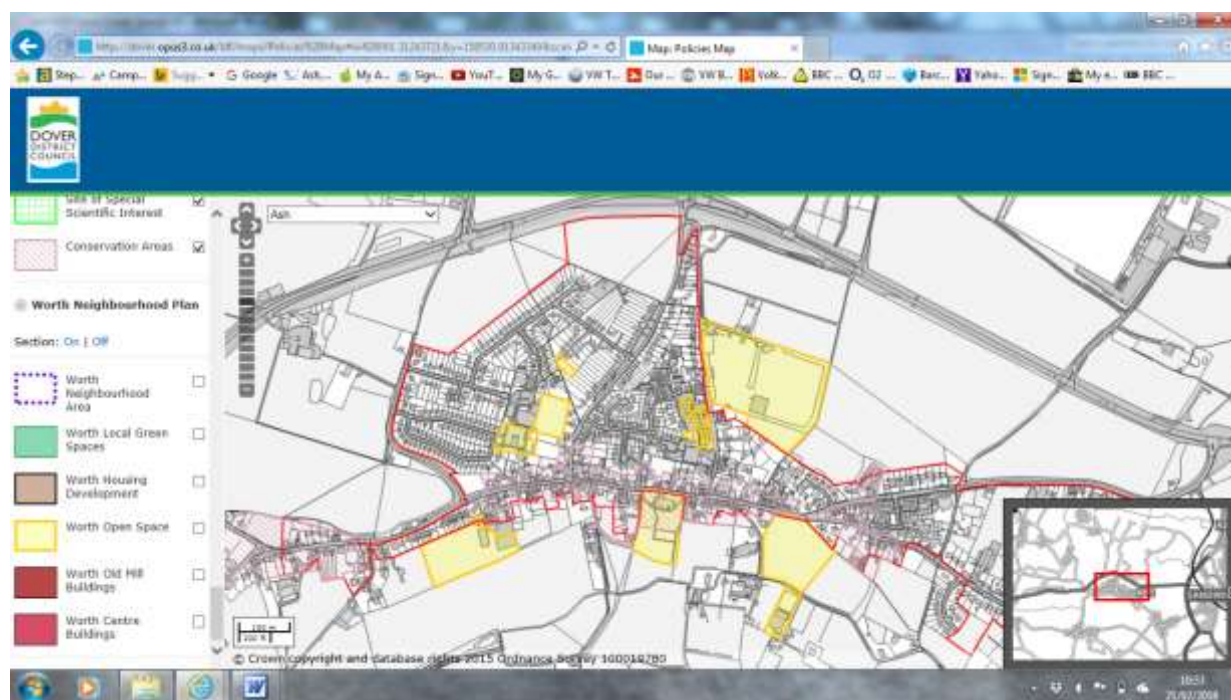
#### **Step 1: Identify green areas - Consultation and Engagement**

It has been important to encourage participation in this process and gain the views of local residents, so that all options are considered and assessed.

- ✓ Local walking survey of the village confines by local residents



- ✓ Review existing Local Green Spaces identified by Dover District Council Core Strategy  
(<http://dover.opus3.co.uk/ldf/maps/Policies>)



<sup>4</sup> Need reference to source

- ✓ Open Morning / Ash NDP Spring Exhibition on April 8<sup>th</sup> 2017 attended by approximately 50 people. People were asked to mark on a large-scale map, where they thought were important Local Green Spaces



Large scale map used at community coffee morning and Spring Exhibition 8th April 2017

- ✓ Facebook survey using the Ash Village Facebook page (1200 members) in January 2018 received 40+ Comments about local wildlife and local green spaces and walks used by local residents



Little Owl and Green Woodpecker spotted by local residents.

- ✓ Ongoing consultation with Ash Parish Councillors, receiving their comments and views

**Step 2: Assessment of nominated green areas****Table from**

| <b>DDC Type</b>                                                                                | <b>Type</b>                                      | <b>Examples</b>                                                                                                                                                                  | <b>Primary Functions</b>                                                                                                                                               |
|------------------------------------------------------------------------------------------------|--------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. Accessible green space<br>2. Outdoor sports facilities<br>3. Children's equipped play space | Outdoor recreation facilities, parks and gardens | Sports pitches and greens, playgrounds, urban parks, formal gardens                                                                                                              | Offer opportunities for sports, play and recreation and to enable easy access to the countryside                                                                       |
| 1. Accessible green space                                                                      | Amenity greenspace                               | Informal recreation spaces, housing green spaces, country parks, landscape planting, green roofs, domestic gardens, trees, village greens, urban commons, other incidental space | Creating attractive and pleasant built environments, providing community and private outdoor leisure space                                                             |
| 1. Accessible green space                                                                      | Natural and seminatural urban greenspaces        | Nature reserves, woodland and scrub, grassland, heathlands, moors, wetlands, ponds, open and running water, landscape planting                                                   | Creating areas for biodiversity, access to education associated with the natural environment                                                                           |
| Not included in DDC Assessment                                                                 | Green corridors                                  | Rivers and canals including their banks and floodplains, trees, hedgerows, dry stone walls, road and rail corridors, cycling routes, pedestrian paths, rights of way             | Creating a sustainable travel network promoting walking and cycling, enhancements to semi-natural habitats and integrating micro green infrastructure into urban areas |
| 1. Accessible green space (in part)                                                            | Local character areas                            | Churchyards, treed areas, roadside verges, landscape screening, setting of a building, open gaps, views                                                                          | Creates a sense of character within a settlement contributing to the attractiveness of an area or building                                                             |
| 4. Allotments / Gardens                                                                        | Other                                            | Allotments, community gardens, orchard                                                                                                                                           | Providing to enable local food production                                                                                                                              |
| 1. Accessible green space                                                                      | Other                                            | Cemeteries and churchyards                                                                                                                                                       | Providing accessible facilities to meet needs within settlements                                                                                                       |

**Step 3: Identify & contact landowners**

Carried out by Ash Parish Council Clerk

**Step 4: Map preferred sites & draft a policy**

Maps included for each nominated green space.

Specific Green Spaces Policy<sup>5</sup> to be included in NDP document

**Step 5: Consult the community on the proposed designations**

(pre-submission consultation)

**Step 6: Submission**

(amend sites or policy in response to consultation and submit final version of the plan to Dover District Council)

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<sup>5</sup> Put in reference when policies done

## 1.4 Local Green Space criteria

The NPPF<sup>6</sup> states the following criteria must be met when assessing Local Green Spaces: -

### **1. Reasonably close proximity to the community it serves**

There is no definition of this in the NPPF and it will be up to individual planning authorities to define. This may vary depending on the size of the community to which the green space relates, the size of the green space or the value placed on it by the community. The land must not be isolated from the community and would normally be within easy walking distance of the community served. Some councils have policies relating to LGS and have introduced a maximum distance between the space and the community.

### **2. Demonstrably special to a local community**

Evidence must be provided of the land's value to and use by the local community to show the land holds a particular local significance. The land must fulfil one or more of the following criteria:

#### *(a) Beauty*

This relates to the visual attractiveness of the site, and its contribution to landscape, character and or setting of the settlement. LGS would need to contribute to local identity, character of the area and a sense of place, and make an important contribution to the physical form and layout of the settlement. It may link up with other open spaces and allow views through or beyond the settlement which are valued locally.

#### *(b) Historic significance*

The land should provide a setting for, and allow views of, heritage assets or other locally-valued landmarks. It may be necessary to research historic records from the County Archaeologist or National or Local Records Office.

#### *(c) Recreational value*

It must have local significance for recreation, perhaps through the variety of activities it supports, and be of value to the community.

#### *(d) Tranquillity*

Areas that provide an oasis of calm and a space for quiet reflection.

#### *(e) Richness of wildlife*

This might include the value of its habitat, and priority areas may have been identified by the council. It may require some objective evidence, such as a designation, like a wildlife site or Local Nature Reserve.

### **3. Local in character, not an extensive tract of land**

The criteria may differ between settlements depending on their physical size and population. The areas would normally be fairly self-contained with clearly-defined edges. Blanket designation of open countryside adjacent to settlements will not be appropriate. There is a no minimum size limit for LGS.

### **4. Land already designated**

If land is already protected by Green Belt policy or, in London, policy on Metropolitan Open Land, consideration should be given to whether any additional local benefit would be gained. This may be in a case where LGS designation could help to identify areas that are of particular importance to the local community.

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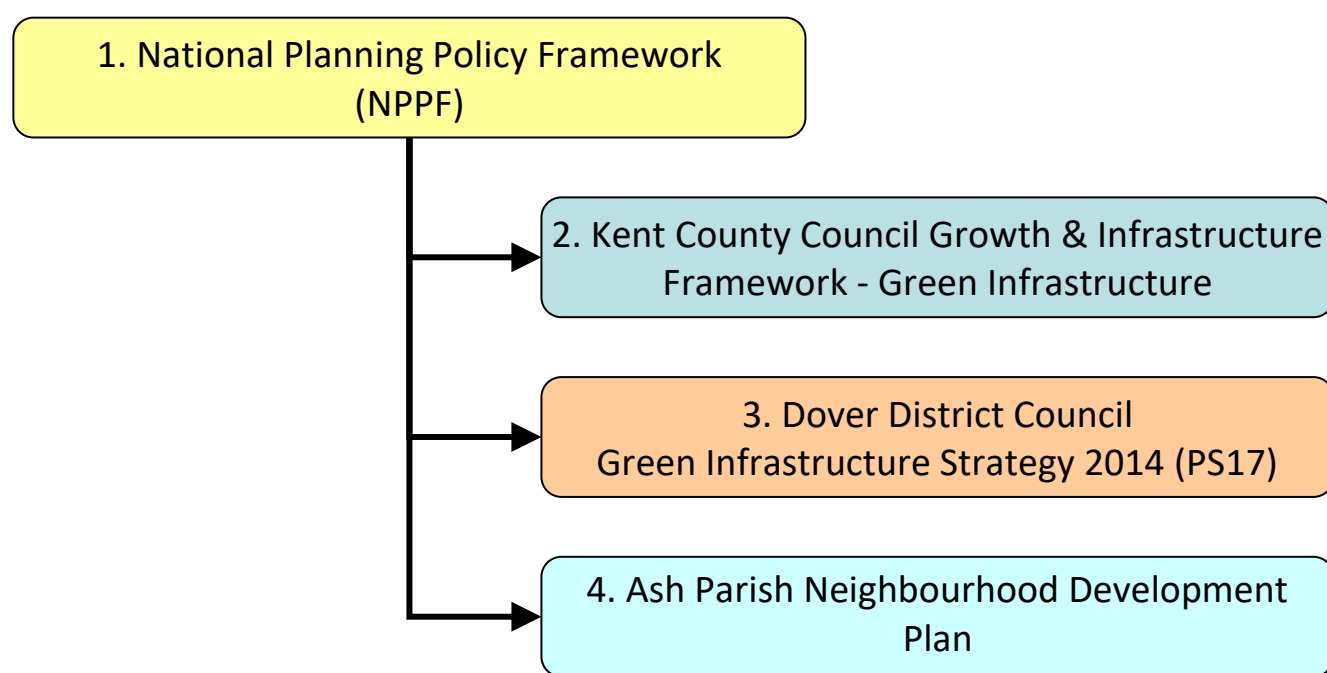
<sup>6</sup> Insert source reference

## 2 What is Green Infrastructure & Local Green Space?

Green Infrastructure and Local Green Spaces provide a natural asset to urban or semi-urban communities in many different ways. To provide recreational space, tranquillity, views, links to the countryside, give historical context and character to a settlement.

National government policy makes provision for local communities to identify green areas of particular importance to them for special protection. Potential sites to be designated as Local Green Spaces can be identified through their neighbourhood planning process.

There are guidelines regarding Green Spaces at various levels in the UK, from Government to Parish and these all influence the process and outcome of this assessment for Ash.



## 1. National Planning Policy framework (NPPF)

The National Planning Policy Framework published by the Department for Communities and Local Government in 2012, sets out government's planning policies for England and how these are expected to be applied.

The NPPF states the following:

“76 Local communities through local and neighbourhood plans should be able to identify for special protection green areas of particular importance to them. By designating land as Local Green Space local communities will be able to rule out new development other than in very special circumstances. Identifying land as Local Green Space should therefore be consistent with the local planning of sustainable development and complement investment in sufficient homes, jobs and other essential services. Local Green Spaces should only be designated when a plan is prepared or reviewed, and be capable of enduring beyond the end of the plan period.

77 The Local Green Space designation will not be appropriate for most green areas or open space. The designation should only be used:

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

## 2. Kent County Council - Growth and Infrastructure Framework Section 4.5 - Green Infrastructure<sup>7</sup>

County Councils also have a responsibility to their residents and the wider environment when setting strategic guidelines. These are especially important given the need for increased housing and development in the South East of England.

It is reassuring to see KCC including Green Infrastructure as an element to developing sustainable communities.

"Investment will be needed to enhance existing green spaces and provide new multifunctional green infrastructure to:

- Provide alternative natural and semi natural greenspace to mitigate the potential impact of additional visitors and residents on both protected habitats and more broadly the ecosystems that underpin the services provided
- Provide access to both urban green space and the wider countryside in order to realise community benefits such as recreation, health and well-being.
- Improve connectivity both for biodiversity and people

Utilise and enhance the rights of way network more effectively to address safer walking and cycling routes to schools and local facilities, supporting sustainable transport initiatives, the rural economy and a healthier population.”

<sup>7</sup> Reference for source

### 3. Dover District GI Strategy

Dover District Council's Green Infrastructure Strategy document (PS17) published in January 2014 also explains the need to protect Green Spaces as the district seeks to increase housing supply and development in the villages.

(Section 7.21 )

"Each new major development site will be required to have a local GI plan, (or Landscape master plan) which starts by assessing how the site sits within its wider context:  
Existing GI locations to be protected (e.g. Biodiversity sites, Ancient Woodlands);  
Existing GI locations to be maintained or potentially enhanced (woodlands, river corridors, important tree belts, parks, green corridors, open spaces etc.) and Public Rights of Way and other important footpaths/ cycle routes linking the development area to these locations."

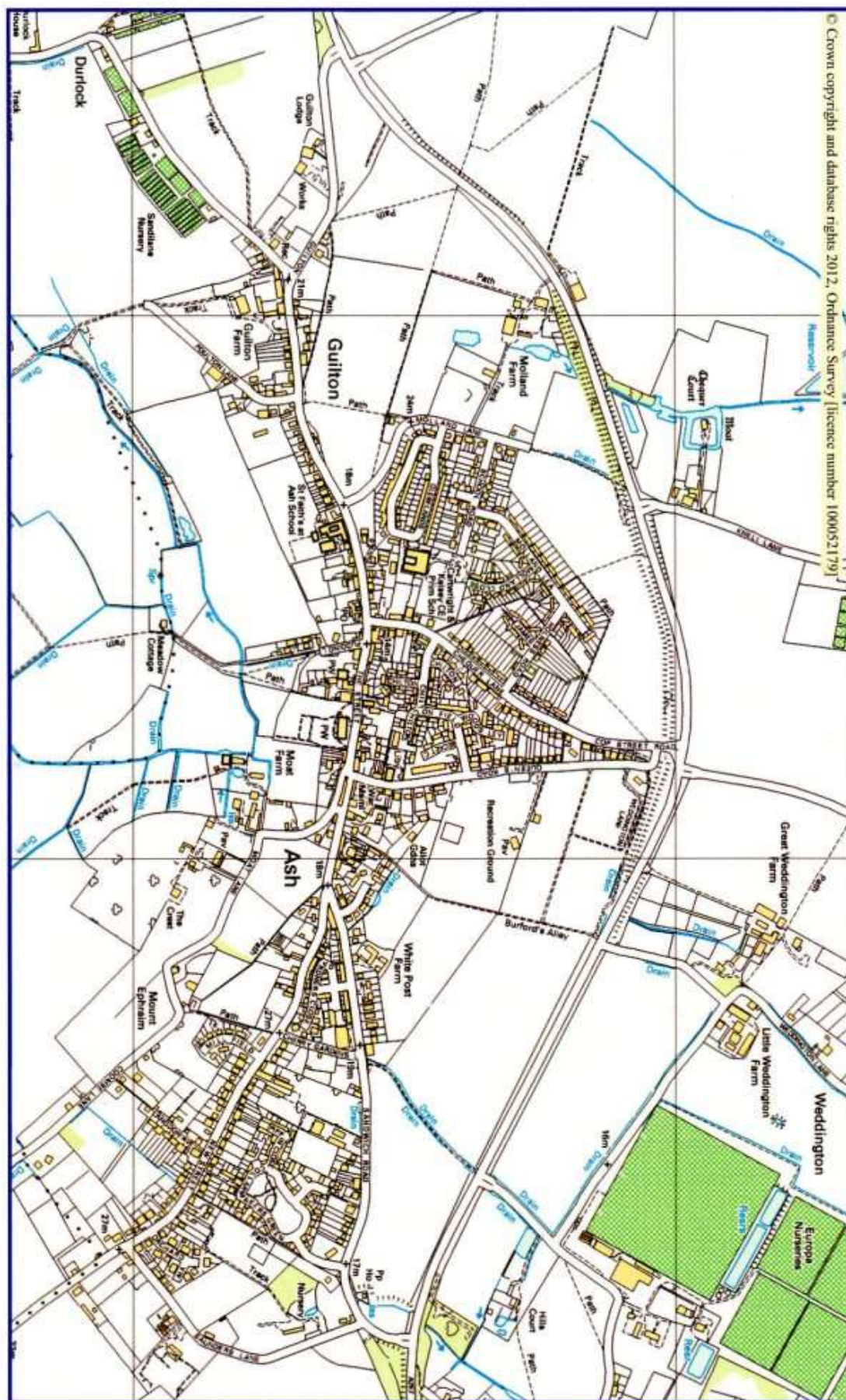
### 4. Ash Parish Neighbourhood Development Plan - Green Spaces Assessment and Policy

Through the process described above, sustainable Green Space policies can be written into the Neighbourhood Development Plan and adopted by local government, supported by the Localism Act 2012.

Outcomes and benefits for the existing and future residents of the parish are various and multifunctional. Nominated and protected specified Green Spaces that:-

- Support local wildlife, protect habitats & promote biodiversity
- Provide opportunities for recreation (formal and informal)
- Provide space for relaxation and tranquillity in an urbanised area
- Links to countryside for leisure and wildlife
- Add specific character to a settlement

**Area covered by the green space assessment**

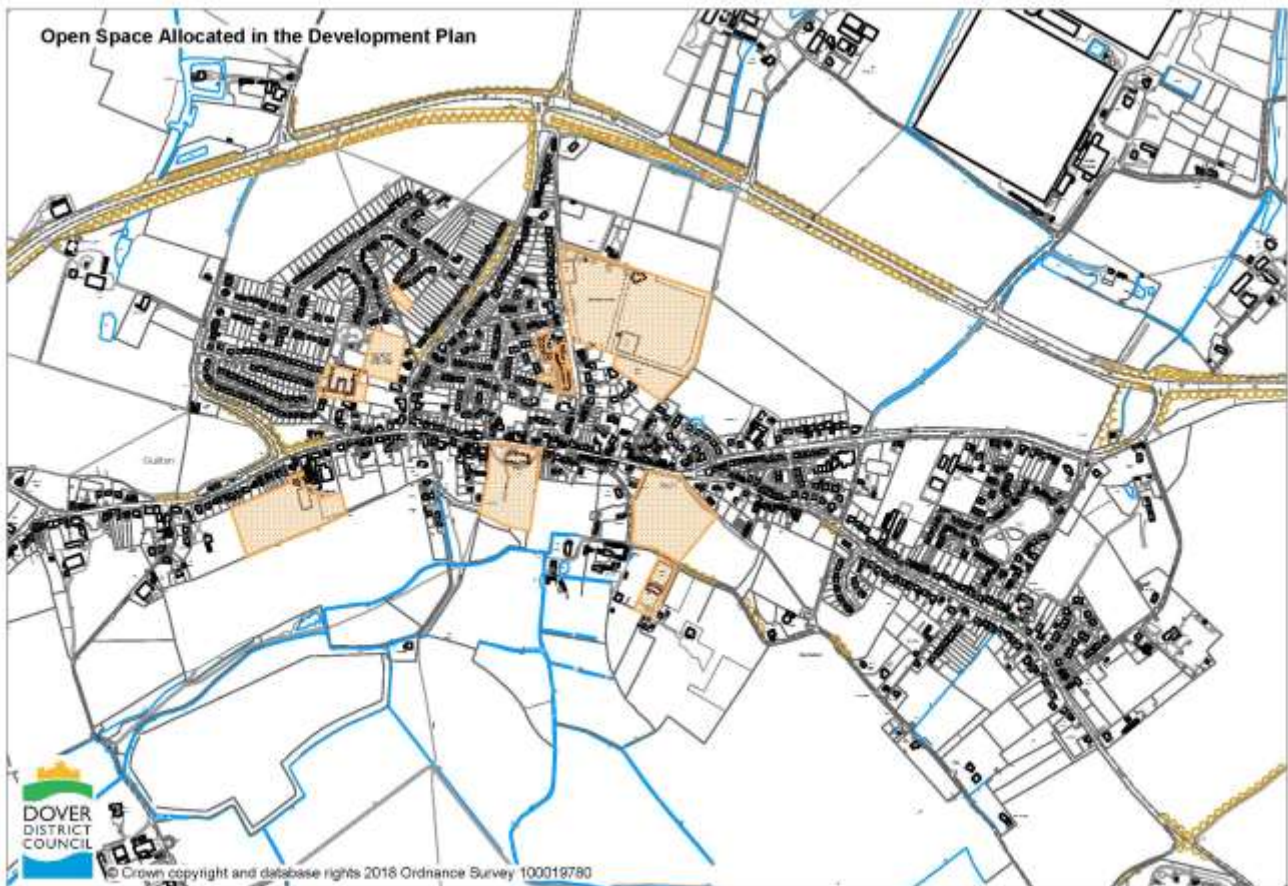


**Ash Village**

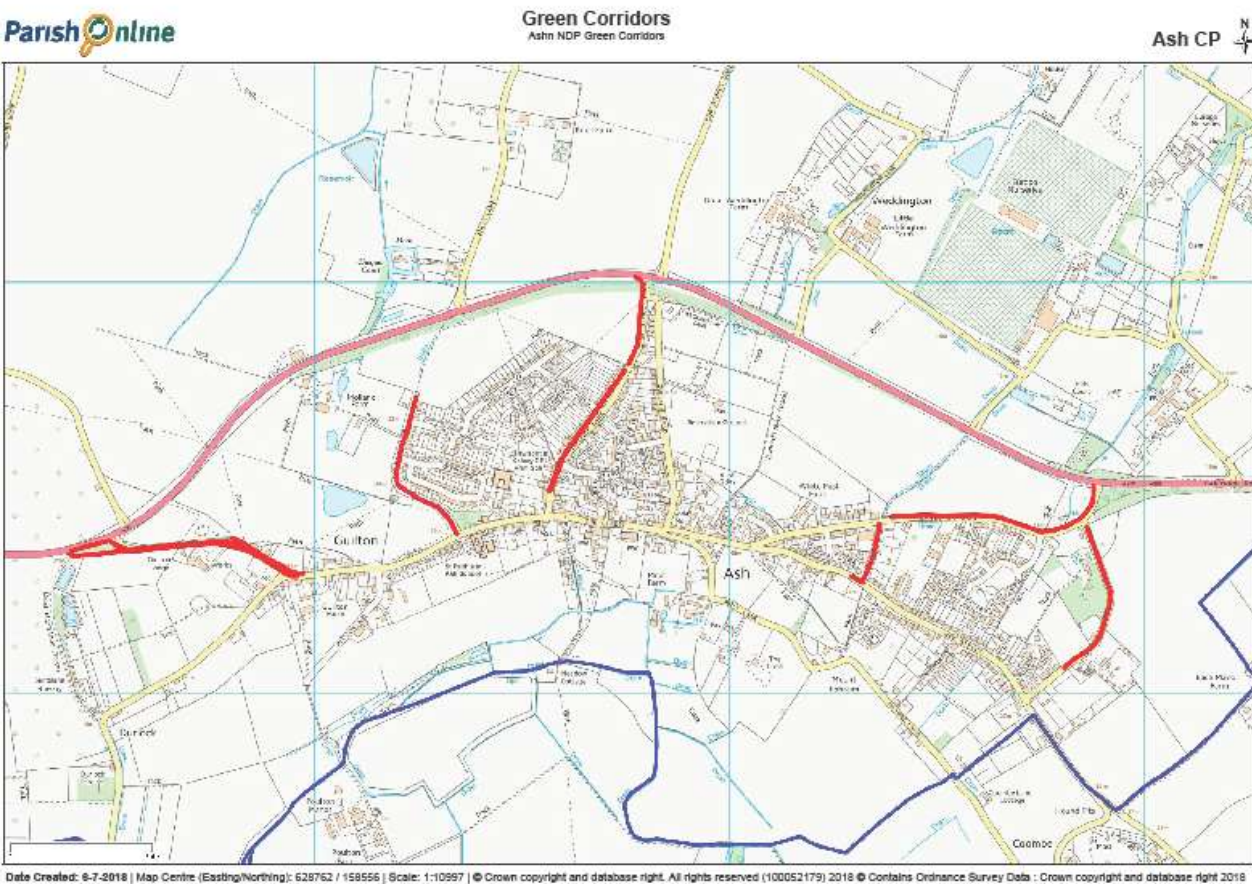
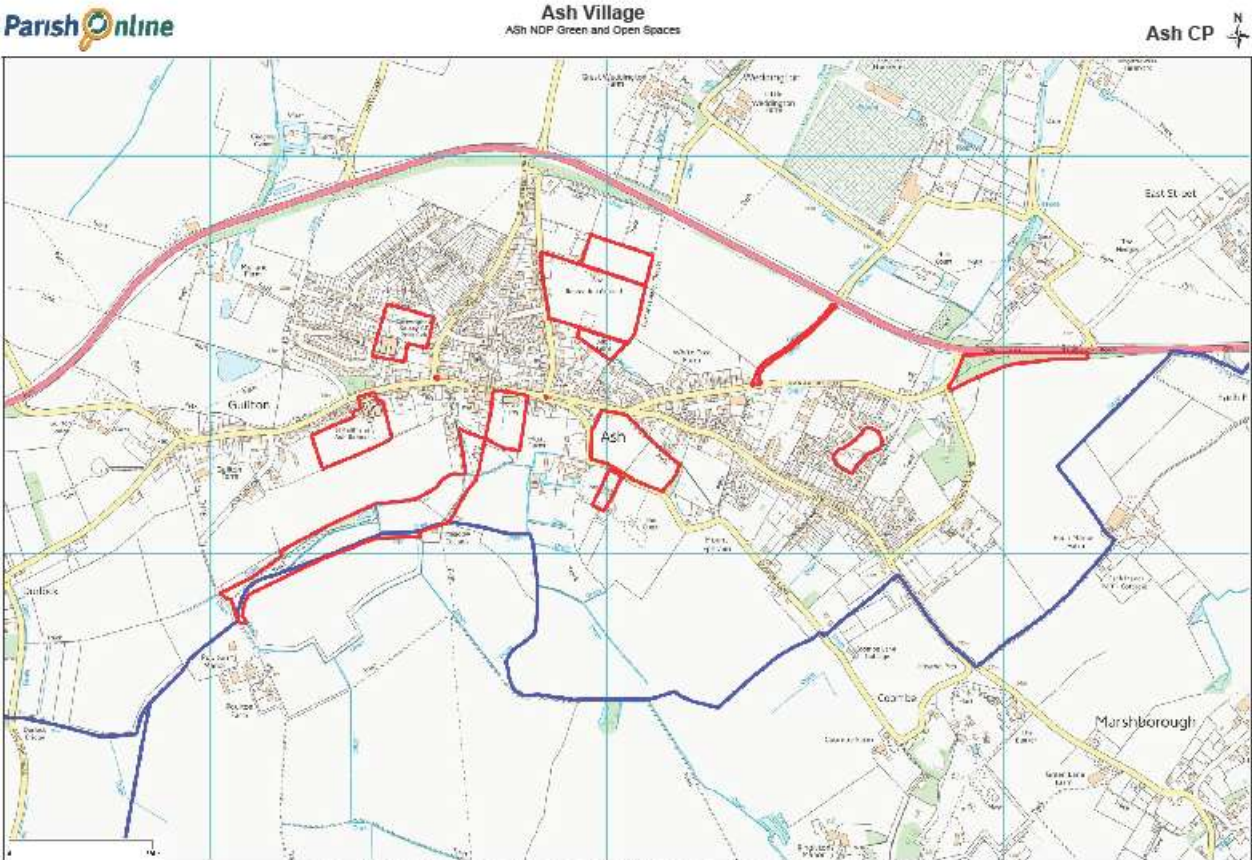
### 3 Local Green Space Assessment

#### 3.1 Areas covered by Dover District Council Core Strategy Map 2010-2026

Some areas of Ash have already been identified by Dover District Council as "Local Green Spaces". The map below is from Dover District Council Core Strategy Map 2010 with designated areas shaded. This will be referred to on various sites identified for Local Green Space in Ash.



3.2 Local Green Space Sites Assessment Maps  
(Sites outlined in Red; Parish Boundary in Blue)



## 3.3 Green Space Analysis Ash Sites

| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Saunders Wood</b><br>Grid Ref = TR299584                                                                                                                                                                                                                                                                                                                                            |
| Size              | <b>1.08 hectares</b>                                                                                                                                                                                                                                                                                                                                                                   |
| Location          | A257 junction of Sandwich Road and junction of Saunders Lane<br>Post Code CT3 2SH                                                                                                                                                                                                                                                                                                      |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                    |
| Designation       | Priority Habitat Inventory as Deciduous Wood by the National Forest Inventory (2014)                                                                                                                                                                                                                                                                                                   |
| Type              | 1. Accessible green space - Natural and semi-natural urban greenspace                                                                                                                                                                                                                                                                                                                  |
| Proximity         | 207m (5 minutes walking) distance from nearby residential areas of Collar Makers Green and 434 meters from Sandwich Road / Cherry Garden Lane                                                                                                                                                                                                                                          |
| Objective         | Recreation and protection of habitat                                                                                                                                                                                                                                                                                                                                                   |
| Functions         | <ul style="list-style-type: none"> <li>- Grassland and woodland</li> <li>- Incorporating public rights of way (EE96 and EE469) adjoining local farmland</li> <li>- Used for walking, general recreation</li> <li>- Natural habitat for wildlife including insects, birds, badgers and foxes.</li> <li>- Offers visual green "gateway" on approach to village from Sandwich.</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Protects habitat of Deciduous Wood</li> <li>• Provides recreational space for local residents</li> <li>• Maintains the rural visual amenity of the village</li> </ul>                                                                                                                                                                         |
| Map               | Pg 19 Saunders Wood                                                                                                                                                                                                                                                                                                                                                                    |



Entrance to Saunders Wood PROW EE469



Area leading into Saunders Wood off Sandwich Road

ParishOnline

Saunders Wood  
Ash NDP Green Space

Ash CP



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Legend: Blue line – Parish Boundary; Red Line Site Boundary



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Legend: Blue line – Parish Boundary; Red Line Site Boundary

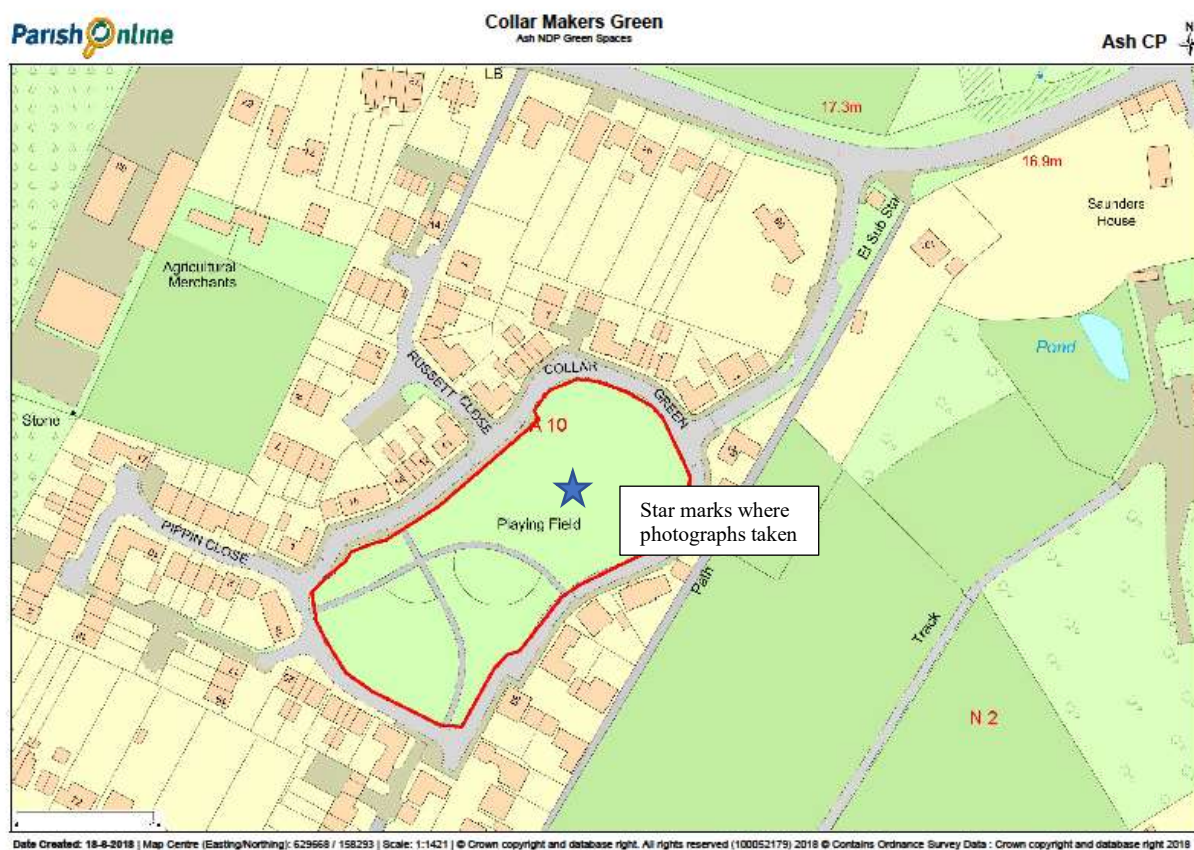
| Criteria          | Space Details                                                                                                                                                                                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Collar Makers Green</b><br>Grid Ref = TR295582                                                                                                                                                                                                                                     |
| Size              | 0.69 hectares                                                                                                                                                                                                                                                                         |
| Location          | Centre of Collar Makers Green<br>Post Code CT3 2BT                                                                                                                                                                                                                                    |
| Ownership         | Collar Makers Green Management Company                                                                                                                                                                                                                                                |
| Designation       | None                                                                                                                                                                                                                                                                                  |
| Type              | 1. Accessible green space<br>2. Children's equipped play space                                                                                                                                                                                                                        |
| Proximity         | Doorstep proximity for residents of Collar Makers Green. Less than 100m from residences on Sandwich Road and New Street.                                                                                                                                                              |
| Objective         | Recreation<br>Create a "village green" for community outdoor leisure and pleasant built environment                                                                                                                                                                                   |
| Function          | - Central "village green" within Collar Makers Green residential development.<br>- Provides Doorstep recreation, children's park, walking, open space.<br>- Intrinsic to the village feel of this residential development and provides well used recreational space for local people. |
| Summary           | <ul style="list-style-type: none"> <li>• Provides play area</li> <li>• Provides green, communal space</li> <li>• Provides visual amenity</li> </ul>                                                                                                                                   |
| Map               | Pg 22 Collar Makers Green                                                                                                                                                                                                                                                             |



Collar Makers Green North



Collar Makers Green South





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| Criteria                                                                             | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|--------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space                                                                    | <b>Hills Court Nature Path</b><br>Grid Ref = TR293584                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Size                                                                                 | Linear site 280 metres in length; approx. 0.36 hectares                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Location                                                                             | Opposite junction of Cherry Garden Lane and Sandwich Road, extending north to the A257<br>Post Code CT3 2BJ                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Ownership                                                                            | Kent County Council and adjacent landowners: Mr Coleman West side; Messrs Smith East side                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Designation                                                                          | Public Right of Way EE466                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Type                                                                                 | 6. Green Corridor                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Proximity                                                                            | Close to residences on Sandwich Road, Gardeners Close and approx 170m from New Street.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| Objective                                                                            | Recreation and protection of habitat<br>Creating areas for biodiversity                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Function                                                                             | <ul style="list-style-type: none"> <li>- 7-metre-wide green entrance at Sandwich Road with two mature trees and approximately 6.4-metre-wide zone along Bridal Way EE466 with a line of 20-year-old silver birch trees, extending to 7.6 metres wide at northern end</li> <li>- Grass and mature vegetation.</li> <li>- Diverse Green Corridor wildlife habitat.</li> <li>- Used for walking and cycling - links to Hills Court Road over the A257</li> <li>- Important link to surrounding countryside for walkers, cyclists and horse riders.</li> <li>- Site functions as an important wildlife corridor. (See Ash NDP Bio-diversity Assessment – Hills Court for site specific habitat assessment).</li> </ul> |
| Summary                                                                              | <ul style="list-style-type: none"> <li>• Provides Public Right of Way – Bridle Path</li> <li>• Provided wild-life corridor</li> <li>• Provides recreational amenity</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| Map                                                                                  | Pg 26 Hills Court Nature Path                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Hill Court Nature Path at beginning of the PROW                                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |



Hill Court Nature Path from entrance at Sandwich Road



Hill Court Nature Path looking South to Sandwich Road



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| Criteria                                                                             | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
|--------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space                                                                    | <b>Street Field &amp; Discovery Field</b><br>Grid Ref = TR290583                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Size                                                                                 | 2.585 Hectares                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Location                                                                             | Between The Street (approx Nos 126 and Moat Lane)<br>Post Code CT3 2AA                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Ownership                                                                            | Jack Foat Trust Charity No 1003312                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Designation                                                                          | Dover District Council's Green Infrastructure Strategy (PS17) January 2014. (Area allocated Open Space by DDC Core Strategy Map 2010) Street Field only.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| Type                                                                                 | 1. Accessible green space - Natural and semi-natural urban greenspace                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| Proximity                                                                            | Directly accessible from residences on The Street, Sandwich Road and New Street                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Objective                                                                            | Recreation and open green space<br>Contribute to the character and attractiveness of the area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Function                                                                             | <ul style="list-style-type: none"> <li>- Boundaries on The Street and Moat Lane. Street Field is the western field and Discovery Field is the eastern field. It is in a central village location.</li> <li>- Field is bordered by public rights of way EE111a and EE111 and commonly used by locals for dog walking and recreation.</li> <li>- Grass field with planted trees at edges. Grassland habitat, occasionally grazed by sheep.</li> <li>- Provides views and link to further countryside beyond Moat Lane towards the village of Staple and Woodnesborough.</li> <li>- Open space for tranquillity and quiet recreation.</li> <li>- Contributes to the landscape and character of the village, allowing a view through and beyond onto open countryside.</li> </ul> |
| Summary                                                                              | <ul style="list-style-type: none"> <li>• Provides recreational space for local residents</li> <li>• Provides open green space in centre of village</li> <li>• Enhances the rural visual amenity of the village</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| Map                                                                                  | Pg 28 Street and Discovery Fields                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
|  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |

Street Field from The Street looking west to Discovery Field



Street Field from The Street looking south west to Discovery Field



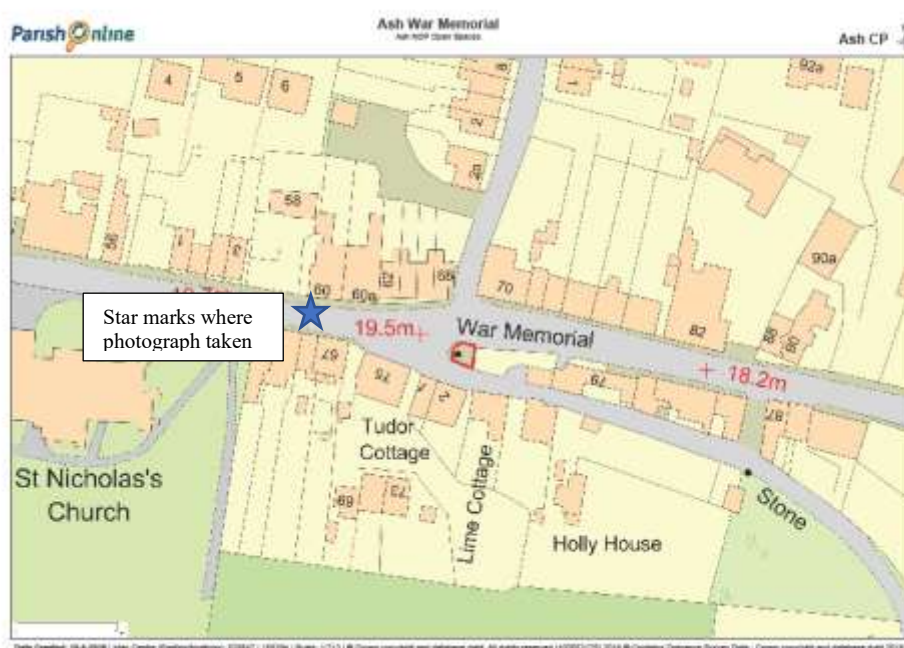


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| Criteria          | Space Details                                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Ash War Memorial</b><br>Grid Ref = TR288583                                                                                                 |
| Size              | 0.002 hectares                                                                                                                                 |
| Location          | Junctions of The Street, Queens Road, Moat Lane<br>Post Code CT3 2AW                                                                           |
| Ownership         | Ash War Memorial Charity No 211734<br>Ash Parish Council – sole trustee                                                                        |
| Designation       | None                                                                                                                                           |
| Type              | 5. Other - Local Character Area                                                                                                                |
| Proximity         | Central village location                                                                                                                       |
| Objective         | Creates a sense of character                                                                                                                   |
| Function          | - Local historic importance.<br>- Focal point for remembrance and ceremonies.<br>- Contributes to local character and heritage of village.     |
| Summary           | <ul style="list-style-type: none"> <li>• Historic importance to street scene</li> <li>• Maintains the visual amenity of the village</li> </ul> |
| Map               | Pg 30 Ash War Memorial                                                                                                                         |



Ash War Memorial from The Street looking east



| Criteria          | Space Details                                                                                                                                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Churchyard of St Nicholas Church</b><br>Grid Ref = TR287584                                                                                                                                                                       |
| Size              | 1.2 hectares                                                                                                                                                                                                                         |
| Location          | The Street; Post Code CT3 2AW                                                                                                                                                                                                        |
| Ownership         | Church of England                                                                                                                                                                                                                    |
| Designation       | Dover District Council's Green Infrastructure Strategy (PS17) January 2014. (Open Space by DDC Core Strategy Map 2010).                                                                                                              |
| Type              | 1. Accessible green space - Local Character Area                                                                                                                                                                                     |
| Proximity         | Central village location on The Street, accessible for all central village residences                                                                                                                                                |
| Objective         | Creates a sense of character                                                                                                                                                                                                         |
| Function          | - Churchyard and graveyard surrounding the central village church on all sides, but largely to the rear.<br>- Area of peace and tranquillity and wildlife habitat.<br>- Creates sense of local character and focal point to village. |
| Summary           | <ul style="list-style-type: none"> <li>• Historic character</li> <li>• Contributes to attractiveness of the village</li> </ul>                                                                                                       |
| Map               | Pg 32 Churchyard of St Nicholas Church                                                                                                                                                                                               |



Churchyard of St Nicholas Church from The Street



Rear Churchyard of St Nicholas Church



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| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Ash Recreation Ground</b><br>Grid Ref = TR288587                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Size              | 3.8 hectares                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Location          | Queens Road, Ash<br>Post Code CT3 2BA                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| Ownership         | Ash Recreation Ground Charity No 267618<br>Ash Recreation Ground or Playing Field Charity No 304965<br>Ash Parish Council – sole trustee of both charities                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Designation       | Dover District Council's Green Infrastructure Strategy (PS17) January 2014. (Area allocated Open Space by DDC Core Strategy Map 2010).                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| Type              | 1. Accessible green space<br>2. Outdoor sports facility<br>3. Children's equipped play area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Proximity         | Close proximity to village residences including Queens Road, The Street, Chequer Lane and within 350m walk from village centre.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Objective         | To provide recreation, sports and play area<br>To promote health and well-being                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Space description | <ul style="list-style-type: none"> <li>- Large recreation space, accommodates organised sports clubs including Tennis, Football, Rugby and Cricket.</li> <li>- Children's play area, adventure play area and zip wire.</li> <li>- Adult outdoor gym equipment.</li> <li>- Public toilets and pavilion and club house used by sports clubs.</li> <li>- Includes a small car parking area.</li> <li>- Provides accessible opportunities for informal recreation and leisure for children, dog walkers, families, and local groups (e.g. Scouts and Brownies).</li> <li>- Pedestrian access via two gates off Queens Road and two gates to the eastern boundary of the site via Burfords Alley EE107 and links to adjoining open countryside.</li> <li>- Has a number of mature (up to 100 years old) deciduous trees that support local birdlife.</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Provides opportunities for sports, play and recreation</li> <li>• Accessible facilities in central village location</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Map               | Pg 34 Ash Recreation Ground                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |



Ash Recreation Ground looking north east from Queens Road



Ash Recreation Ground looking west towards Queens Road





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| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Ash Rugby Club Pitch</b><br>Grid Ref = TR290587                                                                                                                                                                                                                                                                                                                                                  |
| Size              | 1.28 hectares                                                                                                                                                                                                                                                                                                                                                                                       |
| Location          | Adjacent to Ash Recreation Ground, Queens Road, Ash<br>Post Code CT3 2BA                                                                                                                                                                                                                                                                                                                            |
| Ownership         | Messrs Laslett                                                                                                                                                                                                                                                                                                                                                                                      |
| Designation       | Agricultural                                                                                                                                                                                                                                                                                                                                                                                        |
| Type              | 2. Outdoor sports facilities                                                                                                                                                                                                                                                                                                                                                                        |
| Proximity         | Close proximity to village residences including Queens Road, The Street, Chequer Lane and within 350m walk from village centre.                                                                                                                                                                                                                                                                     |
| Objective         | To provide outdoor sports facilities                                                                                                                                                                                                                                                                                                                                                                |
| Function          | <ul style="list-style-type: none"> <li>- Field which has been developed as a rugby pitch for use by the Ash Rugby Club</li> <li>- On one year rolling lease from the landowner</li> <li>- Public Right of Way EE465 on the eastern boundary</li> <li>- Ash Cricket Club has permission for their nets for bowling practice on this site</li> <li>- Access from the Ash Recreation Ground</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Provides opportunities for sports</li> <li>• Accessible facility in central village location</li> </ul>                                                                                                                                                                                                                                                    |
| Map               | Pg 36 Ash Rugby Club Pitch                                                                                                                                                                                                                                                                                                                                                                          |



| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Allotments (adjacent to Ash Recreation Ground)</b><br>Grid Ref = TR289585                                                                                                                                                                                                                                                                                                        |
| Size              | 0.44 hectares                                                                                                                                                                                                                                                                                                                                                                       |
| Location          | Adjacent to Ash Recreation Ground, Queens Road<br>Post Code CT3 2BQ                                                                                                                                                                                                                                                                                                                 |
| Ownership         | Ash Parish Council                                                                                                                                                                                                                                                                                                                                                                  |
| Designation       | Dover District Council's Green Infrastructure Strategy (PS17) January 2014. Area allocated Open Space by DDC Core Strategy Map 2010                                                                                                                                                                                                                                                 |
| Type              | 4. Allotments                                                                                                                                                                                                                                                                                                                                                                       |
| Proximity         | Central village site accessible from Queens Road and Burford Alley to the rear. Approx 350m walk from village centre.                                                                                                                                                                                                                                                               |
| Objective         | Provision of publicly owned allotments to provide accessible, local food production<br>To promote healthy lifestyles                                                                                                                                                                                                                                                                |
| Space description | <ul style="list-style-type: none"> <li>- A community outdoor space for individual local people to rent and grow plants and vegetables.</li> <li>- Well utilised allotment site providing accessible facilities to enable local food production.</li> <li>- Accessed mainly by pedestrian route through the Ash Recreation Ground, with limited vehicular access allowed.</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Enables local food production</li> <li>• Promotes healthy lifestyles</li> </ul>                                                                                                                                                                                                                                                            |
| Map               | Pg 38 Allotments                                                                                                                                                                                                                                                                                                                                                                    |

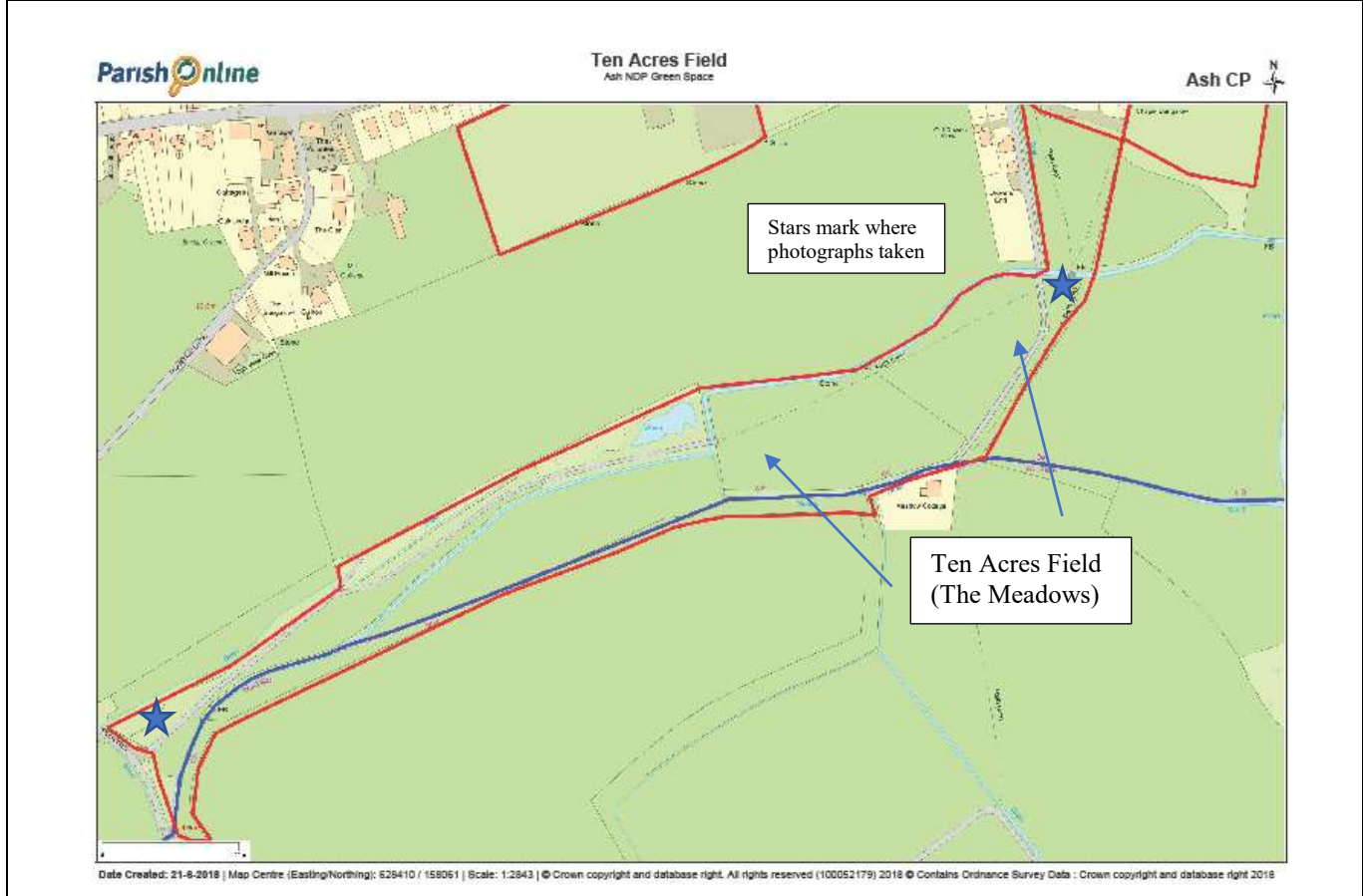


Ash Parish Council Allotments





| Criteria                                                                             | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
|--------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space                                                                    | <b>Ten Acres Field (The Meadows)</b><br>Area between Grid Ref TR286581 and TR280578                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Size                                                                                 | <b>5.7 hectares</b> – excluding the area which is in the neighbouring Parish of Woodnesborough                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Location                                                                             | To the south of Pudding Lane extending west along the parish boundary<br>Post Code CT3 2HW                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| Ownership                                                                            | Jack Foat Trust Charity No 1003312                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| Designation                                                                          | Agricultural                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Type                                                                                 | 1. Accessible green space - Natural and semi-natural urban greenspace                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Proximity                                                                            | Lying south of the village, the Ten Acres Field is easily accessible on foot and is approximately 200m from The Street via Pudding Lane and by foot or car at Poulton Lane.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Objective                                                                            | Recreation and open green space to enable easy access to countryside<br>To create areas for bio-diversity                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Functions                                                                            | <ul style="list-style-type: none"> <li>- Wide linear grassland meadow to the South of main village, intersected with tracks and footpaths between the end of Pudding Lane and Poulton Lane.</li> <li>- Public rights of Way crossing the site EE118A, EE114, EE116.</li> <li>- Incorporating waterways and a small lake, the area is also occasionally grazed by sheep.</li> <li>- Well utilised by the local community for informal recreation and leisure, walking and enjoying the tranquillity and views the site offers.</li> <li>- Footpaths and views lead beyond the Meadows towards open countryside and the village of Staple.</li> <li>- Allows views through natural screening and trees of the village including landmark buildings such as the St Nicholas Church and High View Oast (top of Poulton Lane) which contribute to the setting of Ash village within the surrounding countryside.</li> <li>- Provides a rich and biodiverse habitat for wildlife including meadow grasslands, trees, shrubs, waterways and a small lake, which provides informal fishing for local people.</li> </ul> <p><b>(See Ash NDP Bio-diversity Assessment – Ten Acres Field for site specific habitat assessment).</b></p> |
| Summary                                                                              | <ul style="list-style-type: none"> <li>• Creates bio-diversity</li> <li>• Provides recreational access to the natural environment</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Map                                                                                  | Pg 41 Ten Acres Field (The Meadows)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |



Legend: Blue line – Parish Boundary; Red Line Site Boundary – note the area outside of the Ash Parish boundary is not included

ParishOnline

Ten Acres  
Ash NDP Green Spaces

Ash CP



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Legend: Blue line – Parish Boundary; Red Line Site Boundary

| Criteria          | Space Details                                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Ash Bowls Club</b><br>Grid Ref = TR290582                                                                                                                                                           |
| Size              | 0.34 hectares                                                                                                                                                                                          |
| Location          | Moat Lane<br>Post Code CT3 2DQ                                                                                                                                                                         |
| Ownership         | Ash Bowls Club                                                                                                                                                                                         |
| Designation       | Dover District Council's Green Infrastructure Strategy (PS17) January 2014. (Area allocated Open Space by DDC Core Strategy Map 2010).                                                                 |
| Type              | 2. Outdoor Sports Facility                                                                                                                                                                             |
| Proximity         | Within 350m of the centre of the village.                                                                                                                                                              |
| Objective         | To provide outdoor sports facility<br>To promote health and well-being                                                                                                                                 |
| Space description | <ul style="list-style-type: none"> <li>- Outdoor recreation facility for the sport of bowls</li> <li>- There is a pavilion and car park.</li> <li>- Offers accessible opportunity for sport</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Provides opportunities for sports</li> <li>• Accessible facility to the village</li> </ul>                                                                    |
| Map               | Pg 44 Ash Bowls Club                                                                                                                                                                                   |



Ash Bowls Club



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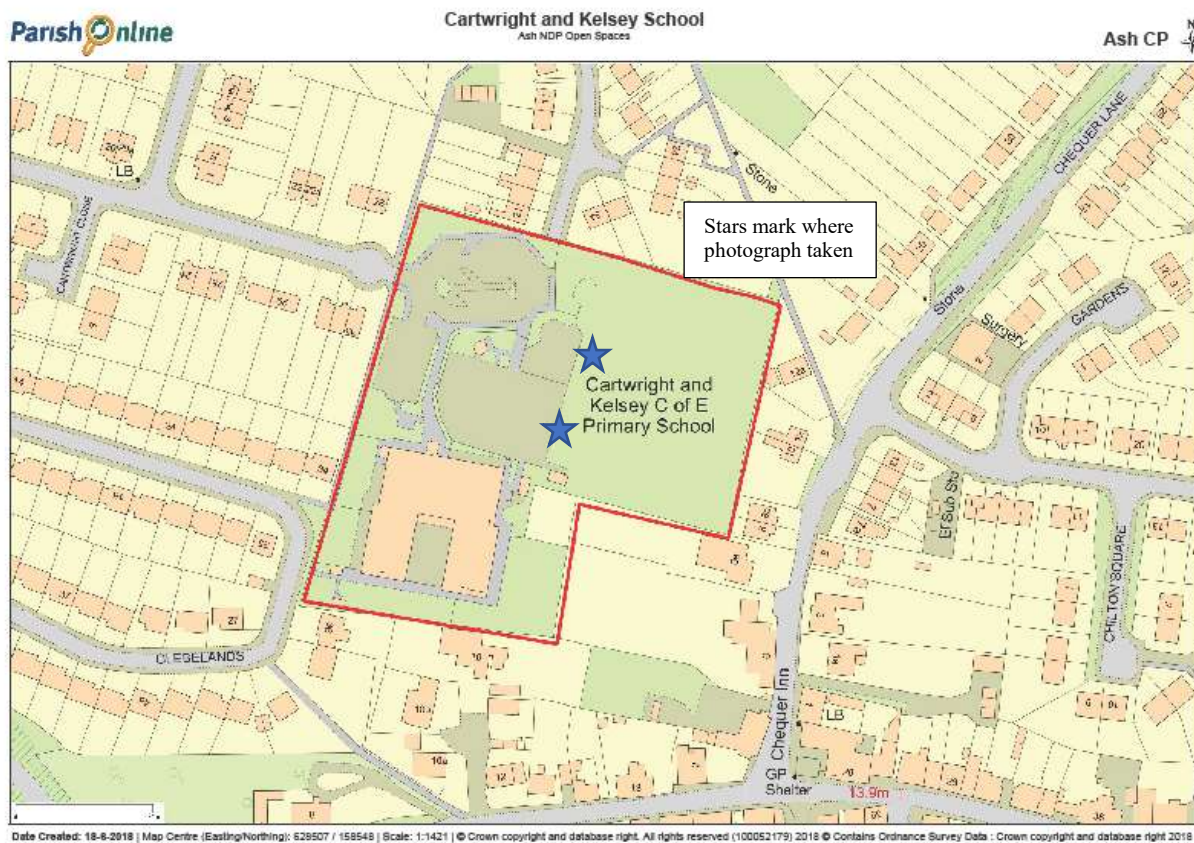
| Criteria          | Space Details                                                                                                                                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>School Grounds - Ash Cartwright and Kelsey Primary (CoE) School</b><br>Grid Ref = TR284585                                                                                                                                                                               |
| Size              | 1.4 hectares; play area approx. 0.8 hectares                                                                                                                                                                                                                                |
| Location          | School Road<br>Post Code CT3 2JG                                                                                                                                                                                                                                            |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                         |
| Designation       | Dover District Council's Green Infrastructure Strategy (PS17) January 2014. (Area allocated Open Space by DDC Core Strategy Map 2010).                                                                                                                                      |
| Proximity         | In a central village location offering immediate access to local residents                                                                                                                                                                                                  |
| Type              | 2. Outdoor sports facilities<br>3. Children's equipped play area                                                                                                                                                                                                            |
| Objective         | To provide sports facilities and children's equipped play area                                                                                                                                                                                                              |
| Function          | - Primary school and nursery grounds for the provision of outdoor recreation, play, sport and learning, including open playing fields, playgrounds, play equipment and informal green spaces including nature areas.<br>- Provide access to outdoor education and learning. |
| Summary           | <ul style="list-style-type: none"> <li>• Provides opportunity for sport and recreation</li> <li>• Provides access to outdoor educational activities</li> </ul>                                                                                                              |
| Map               | Pg 46 Cartwright and Kelsey School                                                                                                                                                                                                                                          |



Cartwright &amp; Kelsey (CoE) Primary School



Cartwright & Kelsey (CoE) Primary School





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| Criteria          | Space Details                                                                                                                                                                                                                                                    |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>School Grounds - St Faith's Prep School</b><br>Grid Ref = TR283583                                                                                                                                                                                            |
| Size              | 1.88 hectares; play area approx. 1.24 hectares                                                                                                                                                                                                                   |
| Location          | The Street; Post Code CT3 2HJ                                                                                                                                                                                                                                    |
| Ownership         | Wishford Schools Group                                                                                                                                                                                                                                           |
| Designation       | Dover District Council's Green Infrastructure Strategy (PS17) January 2014. (Area allocated Open Space by DDC Core Strategy Map 2010).                                                                                                                           |
| Type              | 2. Outdoor sports facilities<br>3. Children's equipped play area                                                                                                                                                                                                 |
| Proximity         | In a central village location offering immediate access to local residents.                                                                                                                                                                                      |
| Objective         | To provide sports facilities and children's equipped play area                                                                                                                                                                                                   |
| Space description | - Prep school and grounds for the provision of outdoor recreation, play, sport and learning, including open playing fields, playgrounds, play equipment and informal green spaces including nature areas.<br>- Provide access to outdoor education and learning. |
| Summary           | <ul style="list-style-type: none"> <li>Provides opportunity for sport and recreation</li> <li>Provides access to outdoor educational activities</li> </ul>                                                                                                       |
| Map               | Pg 48 St Faith's Prep School                                                                                                                                                                                                                                     |



ParishOnline

St Faith's Prep School  
Ash NDP Open Spaces

Ash CP



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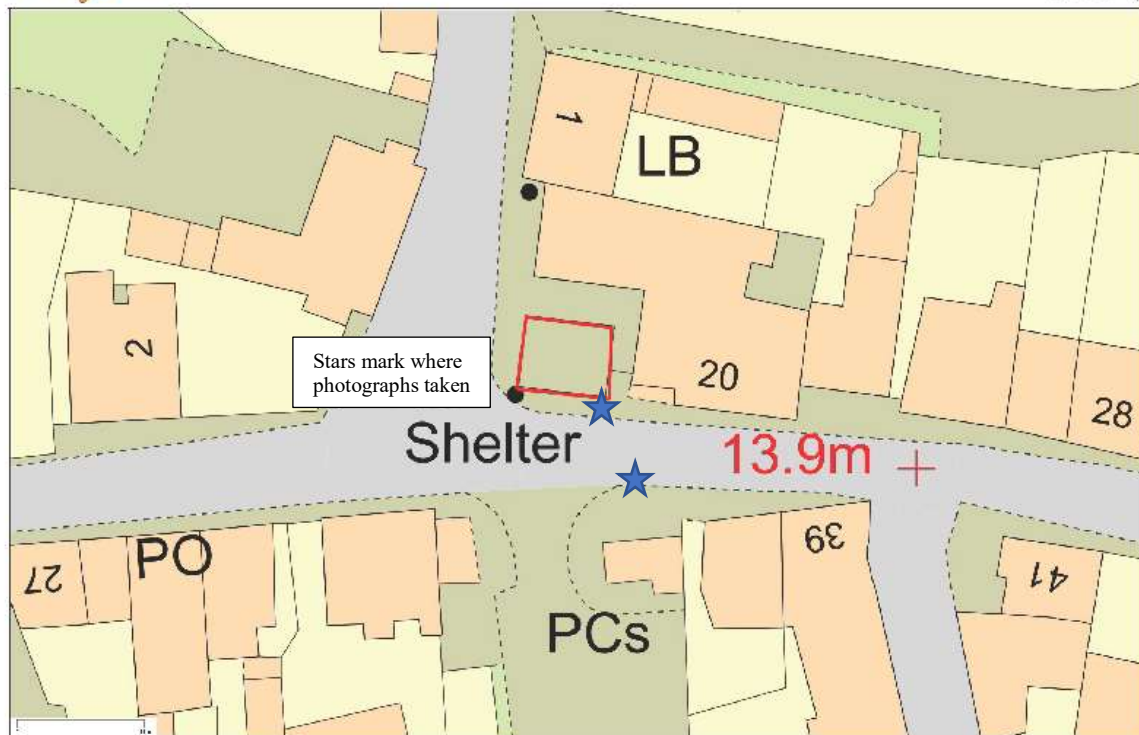
| Criteria          | Space Details                                                                                                                                                                                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Pound Corner</b><br>Grid Ref = TR285584                                                                                                                                                                                                                                                                     |
| Size              | 0.005 hectares                                                                                                                                                                                                                                                                                                 |
| Location          | The Street<br>Post Code CT3 2ET                                                                                                                                                                                                                                                                                |
| Ownership         | Ash Parish Council                                                                                                                                                                                                                                                                                             |
| Designation       | None                                                                                                                                                                                                                                                                                                           |
| Type              | 1. Amenity green space                                                                                                                                                                                                                                                                                         |
| Proximity         | Central village location                                                                                                                                                                                                                                                                                       |
| Objective         | To enhance the attractiveness of the built area in the centre of the village                                                                                                                                                                                                                                   |
| Function          | - A small seating area, sectioned off the pavement with landscape planting and trees (maintained by Ash Parish Council). This area provides a place for rest and relaxing and meeting passing local residents.<br>- This area creates an attractive built environment in the village centre for the community. |
| Summary           | <ul style="list-style-type: none"> <li>Enhances the built area</li> <li>Provides an amenity for residents</li> </ul>                                                                                                                                                                                           |
| Map               | Pg 51 Pound Corner                                                                                                                                                                                                                                                                                             |



Pound Corner Entrance



Pound Corner



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## 3.4 Green Corridors Analysis Ash Sites

| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Saunders Lane</b><br>Grid Ref TR299582                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Location          | From approx. 114 metres from New Street to junction of Sandwich Road, CT3 2SH, CT3 2BX                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Designation       | None                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| Type              | Green Corridor - road                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Objective         | To enhance the natural habitat                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| Function          | <p>-This is a wide road side verge outside the settlement confines. It links PROWs EE96 and EE95 and EE466 to provide a circular rural walk.</p> <p>- It has mature trees, hedgerows and mixed vegetation. It provides essential refuge and habitats to a wide range of wildlife and links to other green corridors and space i.e. Hill Court Nature Trail, Sandwich Road and Saunders Wood.</p> <p>- The richness of wildlife supported by this green corridor which links to Hills Court Path.</p> <p>(See Ash NDP Bio-diversity Assessment – Hills Court for site specific habitat assessment).</p> |
| Summary           | <ul style="list-style-type: none"> <li>• Promotes recreational walking</li> <li>• Provides diverse habitat</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Map               | Pg 52 Saunders Lane                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |

ParishOnline

Saunders Lane  
Ash NDP Green CorridorsAsh CP 

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| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Chequer Lane</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Location          | From the Chequer Lane entrance to PROW EE125 to the junction of the A257<br>Postcodes CT3 2ET, CT3 2AX, CT3 2AY, CT3 2AZ                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Designation       | None                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| Type              | 1. Accessible green space – amenity green space<br>Green Corridor - road<br>Local Character area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| Objective         | To enhance the built environment<br>To integrate micro green infrastructure into urban area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Function          | <ul style="list-style-type: none"> <li>- This linear space provides a green gateway approaching the village from the north and provides informal landscaping and views through to the village.</li> <li>- it adds to the beauty and character of our rural village, visual attractiveness of the village and its setting within the adjacent countryside.</li> <li>- It provides enhancement to the village urban environment.</li> <li>- It provides essential refuge and habitats to a range of wildlife integrating micro green infrastructure within the urban village confines.</li> <li>- This green corridor includes wide green verges on the west roadside which also lend character to the area of housing fronting on to them between the junction with Holness Road and the entrance to PROW EE125. (Approx area 0.23 hectares)</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Green gateway to village</li> <li>• Creates a sense of rural character</li> <li>• Provides wildlife habitat</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Map               | Pg 54 Chequer Lane                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |

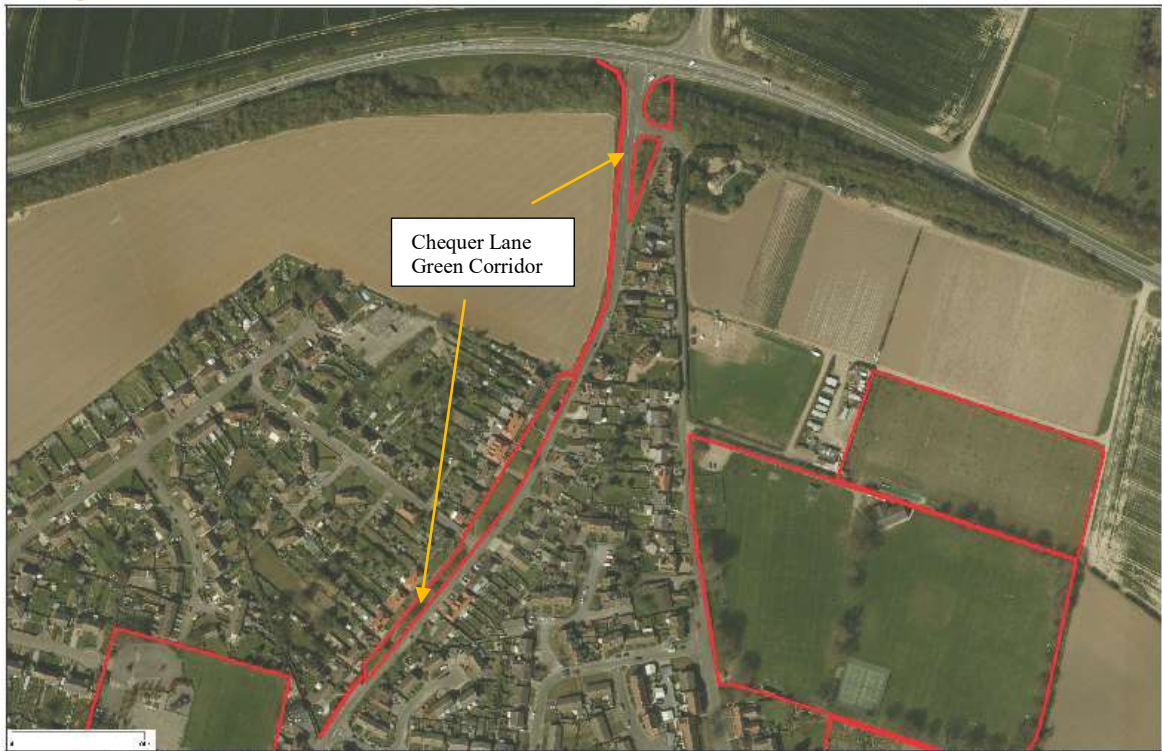


Chequer Lane looking North to the A257



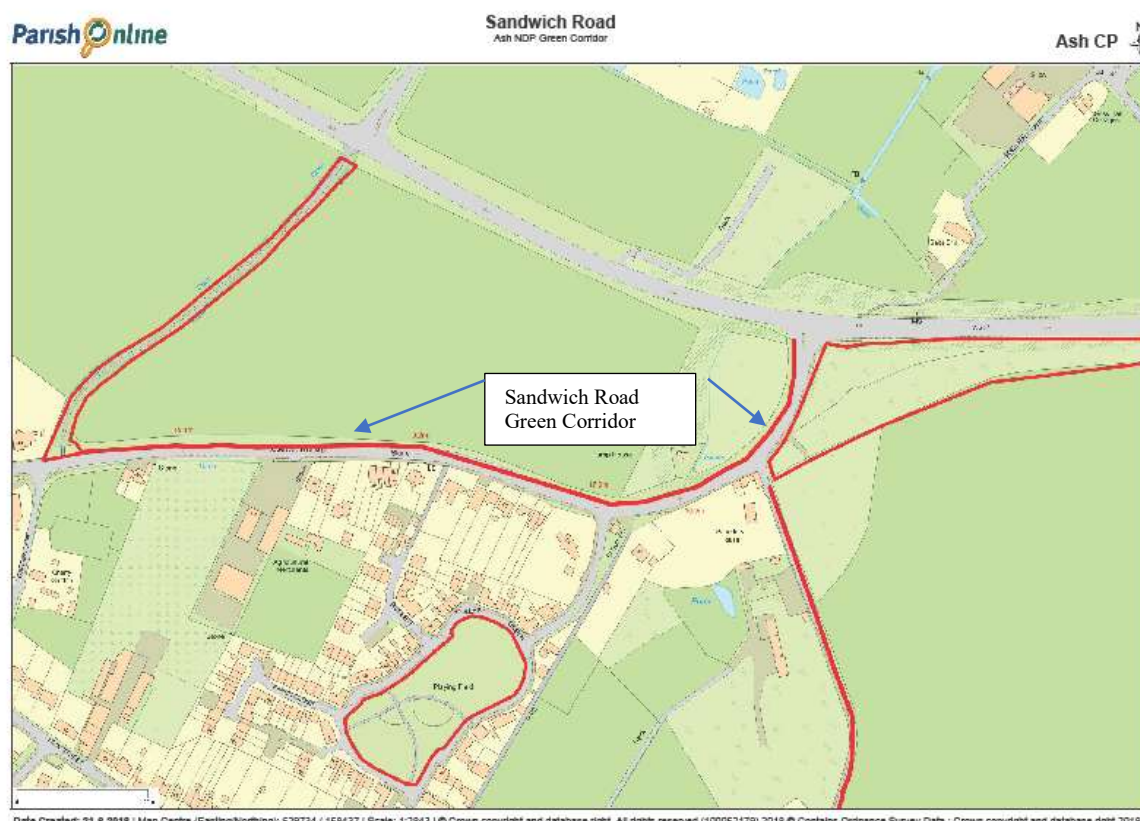
Chequer Lane at junction with Holness Road





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| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Sandwich Road</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Location          | Post Code CT3 2AF and CT3 2AH                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| Designation       | None                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Type              | Green Corridor - road                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| Objective         | To enhance the built environment<br>To integrate micro green infrastructure into a semi-urban area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Function          | <ul style="list-style-type: none"> <li>- This linear space provides a green gateway approaching the village from the east and provides informal landscaping and views through to the village.</li> <li>- It adds to the beauty and character of our rural village, visual attractiveness of the village and its setting within the adjacent countryside.</li> <li>- It provides essential refuge and habitats to a range of wildlife integrating micro green infrastructure within the urban village confines.</li> <li>- It runs into Hills Court Nature Trail and connects to Saunders Wood and Saunders Lane.</li> </ul> <p>(See Ash NDP Bio-diversity Assessment – Hills Court for site specific habitat assessment).</p> |
| Summary           | <ul style="list-style-type: none"> <li>• Green gateway to village</li> <li>• Creates a sense of rural character</li> <li>• Provides wildlife habitat</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Map               | Pg 56 Sandwich Road                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |





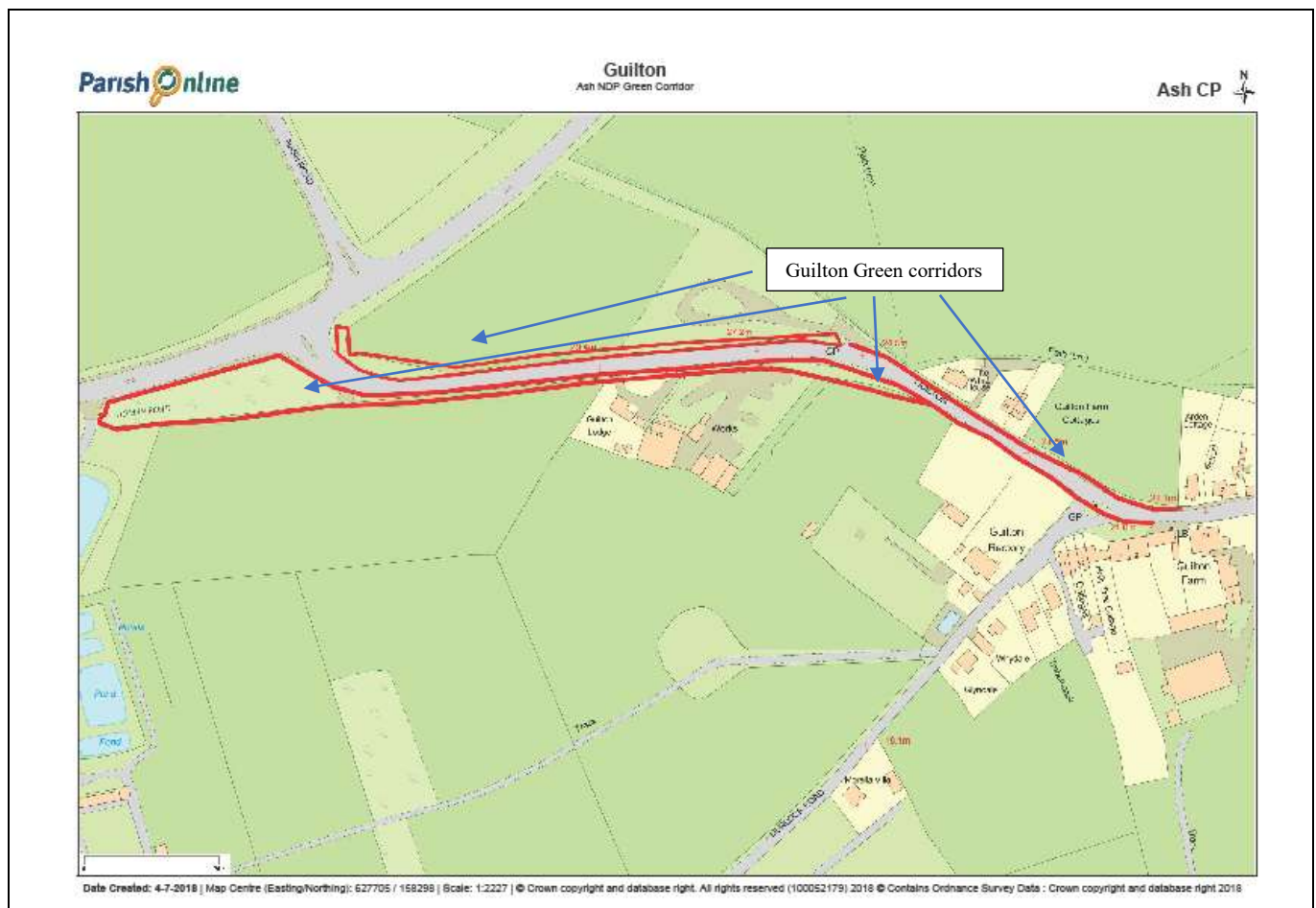
| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Cherry Garden Lane</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| Location          | Post Code CT3 2BJ                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Designation       | None                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Type              | Green Corridor - road                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Objective         | To enhance the natural habitat and rural character                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Function          | <ul style="list-style-type: none"> <li>- This roadside verge adds to the beauty and character of our rural village, visual attractiveness of the village and its setting within the countryside.</li> <li>- It links EE466 and EE11a and EE101 and EE106 to provide a circular semi-rural walk.</li> <li>- It provides essential refuge and habitats to a wide range of wildlife integrating micro green infrastructure within the urban village confines.</li> <li>- It has a variety of mature trees including some of which are subject to tree Preservation Orders and hedgerows and mixed vegetation.</li> <li>- It provides essential refuge and habitats to a wide range of wildlife and links to other green corridors and space i.e. Hill Court Nature Trail, Sandwich Road and Saunders Wood</li> <li>- The richness of wildlife supported by these green corridors can be evidenced when referring to the separate biodiversity assessment of Hills Court Road (Appendix ...)</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Promotes recreational walking</li> <li>• Creates a sense of rural character</li> <li>• Provides diverse habitat</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Map               | Pg 59 Cherry Garden Lane                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |



Cherry Garden Lane



| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Guilton</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Location          | Post Codes CT5 2HR, CT3 2HP, CT3 2HS                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Designation       | None                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| Type              | Green Corridor – road<br>Local Character area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Objective         | To maintain the character of the Conservation area<br>To integrate micro green infrastructure into the built area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
| Function          | <ul style="list-style-type: none"> <li>- This linear space provides a green gateway approaching the village from the west and provides informal landscaping and views through to the village.</li> <li>- It adds to the beauty and character of our rural village, visual attractiveness of the village and its setting within the adjacent countryside.</li> <li>- It is an integral part of the Guilton conservation area.</li> <li>- It provides enhancement to the village environment.</li> <li>- It provides refuge and habitats to a range of wildlife integrating micro green infrastructure within and adjacent to the Guilton confines.</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Green gateway to village</li> <li>• Creates a sense of rural character</li> <li>• Provides wildlife habitat</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Map               | Pg 60 Guilton                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |



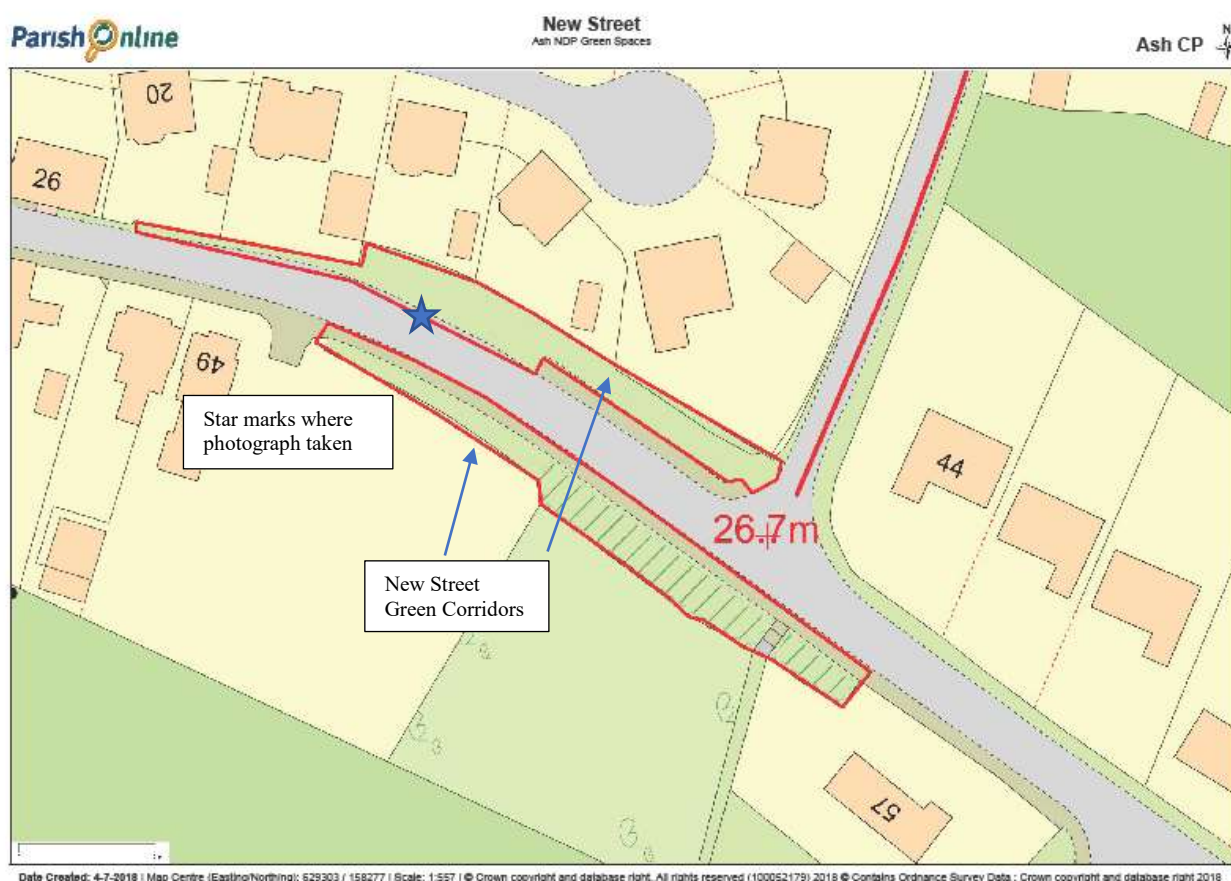


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| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>New Street</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| Location          | Part of CT3 2BH                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| Designation       | None                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Type              | Green Corridor - road                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| Objective         | To enhance the built environment and to integrate micro green infrastructure into the urban area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Function          | <ul style="list-style-type: none"> <li>- This linear space provides a green gateway approaching the village proper from the south east, providing informal landscaping.</li> <li>- It adds to the beauty and character of our rural village, visual attractiveness of the village and its setting within the countryside.</li> <li>- It provides enhancement to the village urban environment.</li> <li>- It links to Cherry Garden Lane and borders the entrance to PROW EE111.</li> <li>- It provides refuge and habitats to a range of wildlife integrating micro green infrastructure within the urban village confines.</li> </ul> |
| Summary           | <ul style="list-style-type: none"> <li>• Green gateway to the village proper</li> <li>• Creates a sense of rural character</li> <li>• Provides wildlife habitat</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Map               | Pg 63 New Street                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |



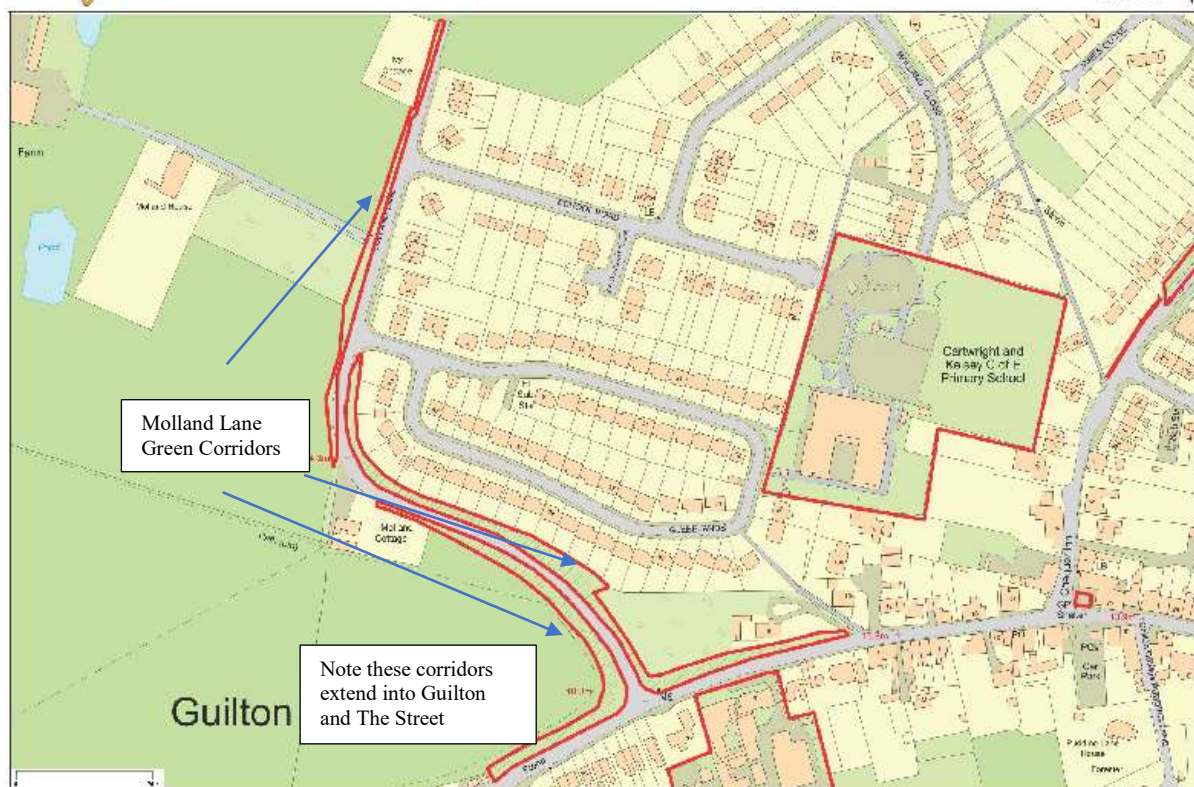
New Street - Verge approaching Ash Village and junction with Cherry Garden Lane





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| Criteria          | Space Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Name of the space | <b>Molland Lane+</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Location          | Molland Lane, extending into The Street and Gilton<br>Post Codes CT33 2JA, CT3 2JB, CT3 2HX                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| Ownership         | Kent County Council                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Designation       | None                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Type              | Green Corridor - road                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| Objective         | To enhance the built environment and to integrate micro green infrastructure into the urban area                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| Function          | <ul style="list-style-type: none"> <li>- This linear space provides a green approach to the development of Molland Lane and to the Glebelands housing development.</li> <li>- Its provides informal landscaping and adds to the beauty and character of our rural village, visual attractiveness of the village and its setting within the countryside.</li> <li>- It provides enhancement to the village urban environment.</li> <li>- This combination of a green road side verge and some areas of trees and vegetation provides essential refuge and habitats to a wide range of wildlife integrating micro green infrastructure within the semi-urban village confines.</li> <li>- The richness of wildlife supported by these green corridors can be evidenced by referring to the separate biodiversity assessment.</li> </ul> <p>(Ash NDP Bio-diversity Assessment – Molland for site specific habitat assessment to be carried out.)</p> |
| Summary           | <ul style="list-style-type: none"> <li>• Creates a sense of rural character</li> <li>• Provides diverse habitat</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| Map               | Pg 64 Molland Lane+                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |



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#### 4 Summary of Sites and Green Corridors

| Site                    | Priority | Area (hectare)   | Type                                                           | DDC Designated | Amount of Use |
|-------------------------|----------|------------------|----------------------------------------------------------------|----------------|---------------|
| Saunders Wood           |          | 1.08             | Accessible green space                                         | No             | High          |
| Collar Makers Green     |          | 0.05             | Children's equipped play area                                  | No             | Medium        |
| Collar Makers Green     |          | 0.64             | Accessible green space                                         | No             | Medium        |
| Hills Court Path        |          |                  | Green corridor                                                 | No             | High          |
| Street Field            |          | 1.59             | Accessible green space                                         | Yes            | High          |
| Discovery Field         |          | 1.0              | Accessible green space                                         | No             | High          |
| Ash War Memorial        |          | 0.002            | Character area                                                 | No             | High          |
| St Nicholas Church Yard |          | 1.2              | Character area                                                 | Yes            | High          |
| Ash Recreation Ground   |          | 1.55             | Outdoor sports facilities – shared with accessible green space | Yes            | High          |
| As Recreation Ground    |          | 0.75             | Children's equipped play space                                 |                | High          |
| Ash Recreation Ground   |          | 1.5              | Accessible green space – shared with outdoor sports facilities |                | High          |
| Ash Allotments          |          | 0.44             | Allotments                                                     | Yes            | High          |
| Ash Rugby Club Pitch    |          | 1.28             | Outdoor Sports                                                 | No             | Medium        |
| Ten Acres               |          | 5.7 <sup>8</sup> | Accessible green space                                         | No             | High          |
| Ash Bowls Club          |          | 0.34             | Outdoor sports facilities                                      | Yes            | High          |
| C&K School              |          | 0.8              | Children's equipped play space                                 | Yes            | High          |
| C&K School              |          |                  | Outdoor sports facilities                                      |                | High          |
| St Faith's School       |          | 1.4              | Children's equipped play space                                 | Yes            | High          |
| St Faith's School       |          |                  | Outdoor sports facilities                                      |                | High          |
| Pound Corner            |          | 0.005            | Character Area                                                 | No             | Medium        |

| Type of Open Space             | Size  | Total Size    |                            |  |  |
|--------------------------------|-------|---------------|----------------------------|--|--|
| Accessible green space         | 2.14  |               | Parks, housing green space |  |  |
| Outdoor sports facilities      | 3.17  |               |                            |  |  |
| Children's equipped play space | 3.0   |               |                            |  |  |
| Allotments                     | 0.44  |               |                            |  |  |
| <b>Sub total</b>               |       | <b>8.75</b>   |                            |  |  |
| Accessible green spaces        | 9.37  |               | Natural and woodland       |  |  |
| Other                          | 1.207 |               | Character and Church yard  |  |  |
| <b>Sub total</b>               |       | <b>10.58</b>  |                            |  |  |
| <b>Total</b>                   |       | <b>19.327</b> |                            |  |  |

| Site – Green Corridors Non-Designated | Priority | Size      | Significance                       |  | Amount of Use |
|---------------------------------------|----------|-----------|------------------------------------|--|---------------|
| Saunders Lane                         |          | Road side | Habitat<br>Recreational walking    |  |               |
| Sandwich Road                         |          | Road side | Habitat<br>Green gateway           |  |               |
| Cherry Garden Lane                    |          | Road side | Habitat<br>Recreational walking    |  |               |
| Chequer Lane                          |          | Road side | Habitat<br>Green gateway           |  |               |
| Guilton                               |          | Road side | Green gateway<br>Conservation area |  |               |
| Molland Lane                          |          | Road side | Amenity; Habitat                   |  |               |
| New Street                            |          | Road side | Amenity; Habitat                   |  |               |

<sup>8</sup> Excludes the land outside of the Ash Parish Boundary

## **5 The Future of Green Space in Ash**

- 5.1 Based on the above assessment, it can be identified that Ash Village currently has a number of diverse, valuable, existing, open Green Spaces and Green Infrastructure that meet the needs of the current population in a variety of ways. These need to be protected for future residents, based on the common criteria explained. These form important natural areas, recreational functions, settlement functions and wildlife habitats.
- 5.2 In the near and long-term future, Ash expects to see expansion of housing developments due to nationwide housing pressure. It is vitally important to protect these existing areas and provide new green spaces within developments to meet local green space guidelines, to provide the community with the benefits of green spaces and maintain the connection with the countryside and character the village currently holds.

## **6 Outcomes**

- **Designation by DDC and protection from development**
- **To protect and enhance the rural character of Ash**
- **Protect important local wildlife species and habitats**
- **Provide open spaces for formal and informal leisure for current and future generations**
- **Promote healthy lifestyles through outdoor leisure and exercise**
- **To encourage sustainable future development of the village**