

PART 2: THE MANAGEMENT PLAN

5.1 Purpose

The Park Conservation Area Appraisal has:

- defined the special architectural and historic interest of the conservation area and
- identified a number of negative features and issues which detract from, or have the potential to threaten, the special qualities of the Park Conservation Area.

The Council wishes, subject to the availability of resources, to respond positively to those issues and as such, sets out following Management Proposals:

5.1 Management Proposals

Public Realm:

CA1: MP1: Public Realm

The Council will work in partnership with the County Highways Authority in seeking to provide potential improvements to the public realm, including the use of appropriate materials to provide well-designed floorscape, lighting and street furniture, in order to enhance the special character and appearance of the Park Conservation Area, in accordance with Policy CIR.1 and Policy 15 of the adopted Cotswold District Local Plan.

Where relevant, the Council will encourage others, including the Bathurst Estate and the Town Council, to provide street furniture such as seating, litter bins and signage, appropriate in number and design, for the convenience and enjoyment of the public.

Justification:

The Appraisal has identified that the quality of the public realm, and in particular, floorscape, lighting and street furniture in certain parts of the Park Conservation Area, is poor and has a negative impact on its special character and appearance.

It has also identified a lack of street furniture such as litter bins, directional signage and seating of appropriate design. It is considered that some minor additional provision of such facilities will be of benefit to both residents and visitors to the Park Conservation Area.

Traffic Management:

CA1: MP2: Traffic Management

The Council will investigate potential traffic management improvements, especially at the west end of Cecily Hill, in partnership with the County Highways Authority, having regard to the Cirencester Town Centre Supplementary Planning Document and the Cirencester Traffic and Movement Study [2007].

Justification:

The Appraisal has identified potential pedestrian safety issues in parts of the Park Conservation Area, and in particular, at the west end of Cecily Hill, as a result of traffic and parking congestion.

Visual Enhancement:

CA1: MP3: Visual Enhancement

In accordance with Section 72 [1] of the Planning [Listed Building and Conservation Areas] Act, 1990, and Policy 15 of the adopted Cotswold Local Development Plan, the Council will ensure through the development control process that all development proposals will preserve, and where appropriate enhance the special character and appearance of the Park Conservation Area.

Justification:

The Appraisal has identified a limited number of sites in need of enhancement, and a number of features which detract from the special character and appearance of the conservation area.

Protective Coatings:

CA1: MP4: Protective Coatings

Via the development control process, applicants will be encouraged to reinstate lime renders and/or limewash surface treatments where there is evidence to suggest that these finishes previously existed, in accordance with Policies 13, 15 and 42 of the adopted Cotswold District Local Plan.

Justification:

Many of the buildings in the Park Conservation Area, and particularly Cecily Hill, would once have benefited from a lime rendering and/or limewash which gives added protection against weathering and provides individual buildings a more uniform appearance.

Vulnerable Buildings:

CA1: MP5: Vulnerable Buildings

The Council will work with the Bathurst Estate and other stakeholders to secure the sustainable repair, maintenance and/or re-use of positive unlisted buildings and listed buildings, as identified on the Heritage Asset Map, and which are considered vulnerable or at risk, in accordance with Policies 13 and 15 of the adopted Cotswold District Local Plan.

Justification:

The Appraisal has identified a small number of buildings and structures which make a positive contribution to the special character and appearance of the Park Conservation Area which are vulnerable through a lack of appropriate use and/or maintenance.

Heritage Protection:

CA1: MP6: Heritage Protection

The Council will encourage English Heritage to consider the significance of buildings and structures identified within the Appraisal as being Positive Unlisted Buildings and whether any or all of them might justify inclusion in the statutory Register of Buildings of Architectural or Historic Interest, in accordance with Policy 13 of the adopted Cotswold District Local Plan.

Justification:

The Appraisal has identified that the Park Conservation Area contains some buildings and structures of architectural and historic interest which contribute in a positive way to the special interest of the area and which might, on further inspection, justify Listed Building status.

Trees:

CA1: MP7: Trees

The Council will give encouragement to the Bathurst Estate and the Forestry Commission, and all other stakeholders, to secure the appropriate management and replanting of trees in accordance with good arboricultural practice and where such works will reinforce the special significance of Cirencester Park, and in accordance with Policies 10 and 11 of the adopted Cotswold District Local Plan.

Justification:

The Appraisal has identified that trees make a very significant contribution to the special character and appearance of the Park Conservation Area but also that the demographic make-up of the trees is such that active management and replanting is important to ensure that this special contribution is maintained, and where possible, enhanced.

Historic Landscape:

CA1: MP8: Historic Landscape

The Council will work with the Bathurst Estate, English Heritage, the Forestry Commission and all other stakeholders to ensure that key views, vistas, focal points and landmarks, as identified within the Park Conservation Area Appraisal, are maintained, and where appropriate enhanced, in accordance with Policy 11 of the adopted Cotswold District Local Plan.

Justification:

The Appraisal has identified that key views, vistas, focal points and landmarks are an essential feature of the designed landscape; it is therefore especially important that such contribution to the special character and appearance of the Park Conservation Area is maintained and where appropriate, enhanced.

Public Access:

CA1: MP9: Public Access

The Council will encourage the Bathurst Estate to consider whether public access may be given, on a limited basis, to those parts of the Mansion grounds which include listed buildings, to which the public does not currently have access.

Justification:

The Council recognises the enormous contribution that public access to Cirencester Park, given by successive generations of the Bathurst family, has made, and continues to make.

Nevertheless, there are parts of the Mansion grounds which contain listed buildings of special architectural and historic interest, to which the public is not given access, namely the Horse Temple, the Ice House [Grismond's Tower] and the Mansion itself. Limited public access, perhaps on a few set days per year, would enhance the visitor experience of the Park even further.

Important Open Spaces

CA1: MP10: Important Open Spaces:

The District Council will not permit development which would result in the loss of all, or parts, of Important Open Spaces and landscape features which contribute positively to the character of the Conservation Area, or which would adversely affect the setting of any Important Open Space or diminish its value to the character of the proposed Park Conservation Area, in accordance with Policies 15 and 18[d] of the adopted Cotswold District Local Plan.

Justification

The Important Open Spaces identified within this Appraisal make a very significant contribution to the special character of the Park Conservation Area; it follows that such spaces should be safeguarded from building development, and where possible, enhanced.

Interpretation

CA1: MP11: Interpretation

The Council will promote an appreciation of the town's complex archaeology, history and architecture through the provision of appropriate interpretation and will seek to develop a Strategy for Interpretation for the education and enjoyment of residents and visitors to Cirencester, in accordance with Policy 12 of the adopted Cotswold District Local Plan.

Justification:

Cirencester's rich history, archaeology and architecture are complex and fascinating and underpin its urban morphology; such complexity provides significant opportunities for enjoyment and education through effective interpretation.

5.2 Monitoring and Review

As recommended by English Heritage, the Park Conservation Area Appraisal and Management Plan will be reviewed every five years from the date of its adoption by Cotswold District Council. The Review will include the following:

- A survey of the Park Conservation Area including a full photographic survey to establish the extent of change over the period;
- An assessment of the relative effectiveness of management proposals;
- The identification of any new issues arising which need to be addressed requiring further action;
- Consultation and Publicity on any changes proposed;
- The revision of the Park Conservation Area Appraisal and Management Plan if required; and
- subsequent adoption by Cotswold District Council if required.

END.