Milton-under-Wychwood Neighbourhood Plan

Appendix 6
Local Green Spaces Assessment

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1. Introduction

This document contains assessments for three sites proposed for designation as Local Green Spaces (LGS) in association with the Milton-under-Wychwood (MuW) Neighbourhood Plan (NP) 2031.

At the recommendation of West Oxfordshire District Council (WODC), the assessments have been carried out using the *Cotswold Methodology* toolkit issued by Cotswold District Council. The assessments were carried out by local volunteers.

The Strategic Environmental Assessment (SEA) and Habitats Regulations Assessment (HRA) Screening Opinion Report received from WODC on 13/10/2021, *which confirmed that neither SEA or HRA of Milton Under Wychwood Neighbourhood Plan was required*, also stated:

"The MuWNP proposes to designate 5 Local Green Spaces for their protection and enhancement. The proposed LGSs have all been considered against criteria in the NPPF and supporting guidance; they have been identified through wide consultation. MuWNP Policy E2, together with West Oxfordshire Local Plan (WOLP) Policies, will protect the locally important green spaces for recreational and wildlife uses with likely positive effects for human health and biodiversity. There will be no significant negative effects on the nationally designated and locally important environmental and cultural heritage assets and settings of the village."

This Appendix 6 also contains sections describing Charity and/or Parish Council-Controlled Spaces (CPCCS) and Other Private Spaces (OPS) which are made available for public use and considered adequately protected from change of use without need for specific designation.

Section 2 provides assessments of the three sites that are proposed for LGS Designation as summarised in **Table 1** at page 3 below.

Reference	Name	Reason	Area as plotted: ha
LGS1	Manor Farm Wetland Open Space and Nature Reserve owned by Richard Hartley Ltd and under improvement in a scheme supported by Thames Water Utilities Ltd and Natural England	Biodiversity enhancement project on permanent pasture within Blue-Green Corridor 2. LGS designation supported by landowner.	2.14
LGS2	Mactaggart and Mickel Ecological Space: a developer-owned area to be *either* reincorporated into ownership of Manor Farm *or* transferred to the Parish Council and managed as an integral component of the above Wetland Open Space, LGS1	Ecological area acquired to complement 62 homes within Blue-Green Corridor 2. Landowner has no objection to LGS designation.	1.31
LGS4*	St Jude's Meadow Green Space and Footpath: developer-owned woodlands, green spaces and paths.	Woodland, grassland, balancing pond and permissive footpath associated with development of 62 homes, partly within Blue-Green Corridor 2. Landowner has no comment on LGS designation.	1.19

Table 1: Land parcels proposed for designation as Local Green Spaces (LGS)

The interconnection of the proposed sites, LGS1, LGS2 and LGS4, and their location is demonstrated in the following **Figure 1**. The respective landowners of these three sites are committed to continuing to make them available for use as public open space, provided that users follow good practices that respect natural wildlife, flora and biodiversity.

***Note from Decision of 17/08/2022:** There is no LGS 3 for designation.

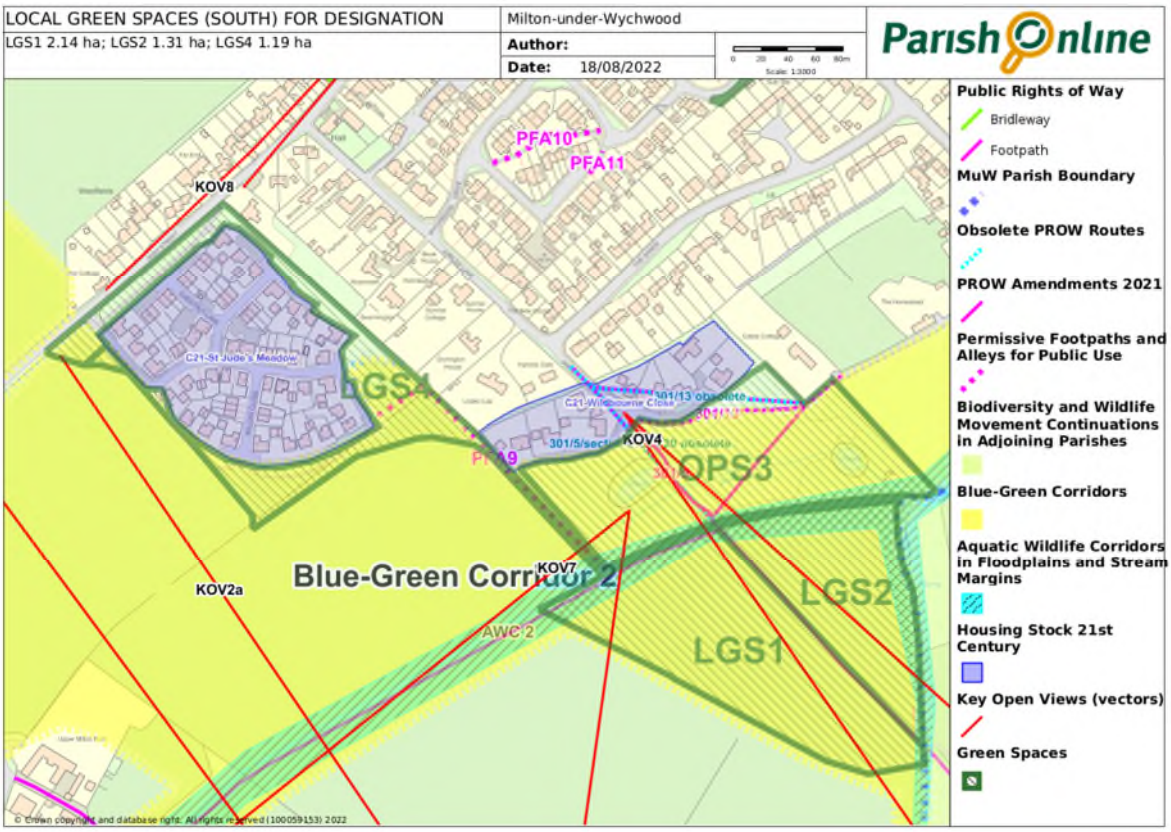


Figure 1: Proposed designated Local Green Spaces (LGS) Nos 1, 2 and 4 with their footpath connections and vectors of Key Open Views Nos. 4 and 7

The above proposed designated three Local Green Spaces lie within and contribute to the justification of the proposed Blue-Green Corridor No. 2 (BGC2; see main **Neighbourhood Plan** and **Appendix 5**) and offer an excellent complement to, and footpath connections with, publicly accessible biodiverse woodland spaces in the neighbouring Parish of Shipton-under-Wychwood as illustrated and described at Section 5 of this Appendix.

In line with MuW's commitment to being an inclusive community, it is important to note that all the proposed Local Green Space sites are in close proximity to the built areas of the parish. Each serves in various ways to promote the health and well-being of all sections of the community but especially through tranquillity, walking and jogging. Particular benefit is derived by those with disabilities, parents and carers with children, the elderly, and those with limited financial means to access leisure activities further afield.

Section 3 provides descriptions of Charity and/or Parish Council-Controlled Spaces (CPCCS) made available for public use and considered adequately protected from change of use. They are listed in **Table 2** below.

The Charity-owned spaces are not permitted by Charity law to be proposed for LGS Designation. The Parish Council-controlled spaces are not proposed for LGS designation.

Reference	Name	Reason	Area square metres	Area in hectares
CPCCS1	Village Recreation Ground/Village Green	Public sports and recreation field	24539.53	2.45
CPCCS2	Milton Allotments and Recreation Charity (MARC) and Milton Welfare Trust (MWT) shared Parish Field Farmland	Let arable farmland	116317.98	11.63
CPCCS3	MARC (30) and MWT (30) Allotments (60 total)	Allotments portion of Parish Field	15992.15	1.60
CPCCS4	Parish Council Woodland and Walk	Natural Flood Management, Biodiversity and Recreation	10317.35	1.03
CPCCS5	Parish Council Cemetery	Extended cemetery area	5021.16	0.50
CPCCS6	Community Orchard	Community Orchard portion of Parish Field	2399.81	0.24
CPCCS7	Buffer area in Parish Field	Fallow and trees	1456.18	0.15
CPCCS8	St Simon and St Jude's Churchyard	Churchyard maintained by Parish Council	4632.64	0.46
CPCCS9	Elm Grove Green	Small green maintained by Parish Council	2779.72	0.28
CPCCS10	Fettiplace-Ansell Way Green	Public Lawn and Footway	652.71	0.07
CPCCS11	Ansell Way Verge	Verge maintained by Parish Council	613.46	0.06

Table 2: Charity and/or Parish Council-Controlled Spaces (CPCCS)

Section 4 provides a description of three Other Private Spaces (OPS) which are available for public use and which are considered adequately protected from change of use and not proposed for LGS Designation. They are summarised in **Table 3** below.

Reference	Name	Reason	Area square metres	Area in hectares
OPS1	Elm Grove Play Green	Play green owned and maintained by Sovereign Housing Association	490.46	0.05
OPS2	Church Meadow - Brookfield Close Green	Connecting footpath and green space owned by Laserarch Properties Ltd	1,005.53	0.10
OPS3	Calais Field	Green Space owned by the owners of adjacent Calais Cottage under development as a 'Public Open Space' in accordance with a Landscape Management and Ecological Development Plan (LEMP) agreed in connection with the planning permission granted on 4th August 2017 for the construction of 9 houses on part of this field.	21,550	2.16

Table 3: Other Private Spaces (OPS)



Calais Field (OPS3) – looking towards LGS 1 & 2 and the South East

2. Assessments for proposed Local Green Space (LGS) sites

2.1 Manor Farm Wetland

Proposed Local Green Space Reference No: LGS1
Grid Reference: SP 26549 17658
Approx area: 2.14 ha
Map revised: 21/03/2021

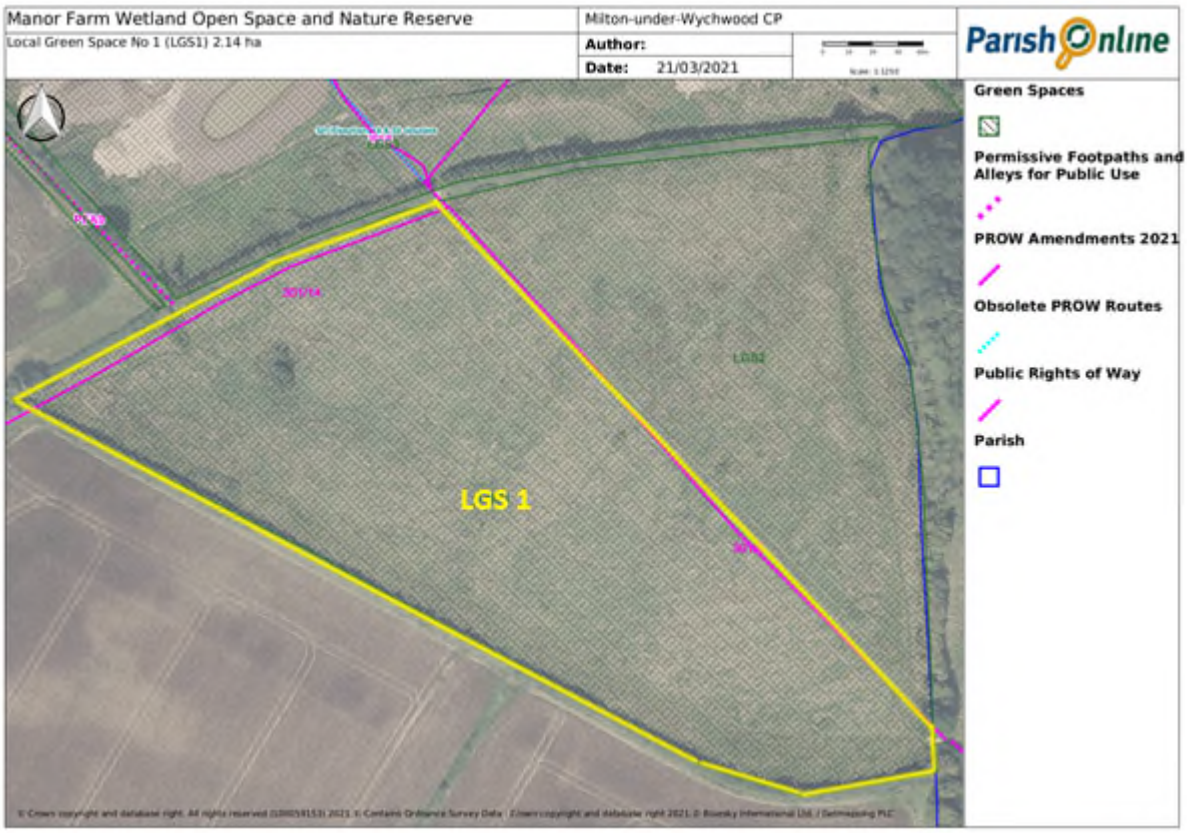


Figure 2: Manor Farm Wetland proposed as Designated Local Green Space No 1 (LGS1) alongside Mactaggart and Mickel Ecological Space proposed as Designated Local Green Space No 2 (LGS2) to North-East



Figure 3: Wetland design map (Source: Richard Hartley Ltd and WS Atkins)



(a) Pond 1 – linear feature at drain outflow



(b) Pond 2



(c) Pond 3 – existing wet hollow



(d) Pond 4 – existing area of rushes

Figure 4: Proposed ponds creation measures on Manor Farm Wetland and Mactaggart and Mickel Ecological Space

	CHECKLIST AND CRITERIA FOR LOCAL GREEN SPACE DESIGNATION (COTSWOLD METHODOLOGY)	
1	**General Information**	**Tick if relevant evidence provided**
1.1	Name and address of site	
	Manor Farm Wetland Open Space and Nature Reserve, off Jubilee Lane	
1.2	Site location plan	
	See above maps. Grid Reference: SP 26549 17658	
1.3	Organisation or individual proposing site for designation	
	Milton-under-Wychwood Parish Council	

1.4	Ownership of site if known	
	Richard Hartley Ltd	
1.5	Is the owner of the site aware of the potential designation? Do they support the designation? (Sites may be designated as Local Green Spaces, even if there are objections from the site owners)	
	Yes, the owner is aware. The owner supports the designation: approval communicated on 17/08/2021.	
1.6	Photographs of site	
	See foregoing photographs of areas of proposed ponds creation measures on Manor Farm landholding.	
1.7	Community served by the potential Local Green Space	
	The site serves the whole of Milton-under-Wychwood (MuW; pop. 2,068) and its neighbour Shipton-under-Wychwood (SuW; pop. 1,400) and is bisected by two public footpaths: one connects Frog lane with the hamlet of Upper Milton, following the course of the Simmonds Brook; the other is a centerpiece of a circular walk between MuW and SuW villages, that passes a Memorial Spinney and two important recreational amenities, i.e. Woodland Trust Diggers Wood and Wychwood Wild Garden (both in Shipton-under-Wychwood Parish). See Section 5 of this Appendix.	
2	**Planning History**	
2.1	Is there currently a planning application for this site? If permitted/allocated, could part of the overall site still be used as a Green Open Space?	
	No. Ponds excavation has been approved by WODC.	
2.2	Is the site allocated for development in the Local or Neighbourhood Plan? If allocated, could part of the overall site still be used as a Green Open Space?	
	No	
3	**Size, scale and "local nature" of proposed Local Green Space**	
3.1	Area of proposed site.	
	2.14 ha (adjoined by another portion of some 1.31 ha in the same field in separate ownership that will also be made into a wetland under a common management arrangement)	
3.2	Is the site an "extensive tract of land"?	
	No	
3.3	Is the proposed site "local in character"?	
	The site feels as though it is a distinctive part of the local area. In particular it is an uncultivated meadow of permanent pasture with few technical impacts on the landscape and forms an important component of the Simmonds Brook sub-catchment's Blue-Green Corridor (see **Appendix 5**) from Upper Milton.	
4	**Need for Local Green Space**	
4.1	Is there a need for a local green space in this location?	
	There is a strong need for conservation of a local green space in this location because there is a long history of regular public use and informal roaming over this area which is traversed by two public footpaths as shown in the map. See also Note 12.2 below.	
5	**Evidence to show that "the green space is in reasonably close proximity to the community it serves"**	

5.1	How far is the site from the community it serves? Is the site within 2km of the local community?	
	The site is 0.5 km from the edge of the village built-area – see map	
5.2	Are there any barriers to the local community accessing the site from their homes?	
	None – see map	
6	**Evidence to show that the green area is "demonstrably special to a local community"**	
6.1	Evidence of support from Parish or Town Council	
	Supported by MuW Parish Council	
6.2	Evidence of support from other local community groups or individuals.	
	Supported by Coordinator, Evenlode Catchment Partnership/Wild Oxfordshire by communication 10/09/2021 as follows: *"I would like to offer support from the Evenlode Catchment Partnership for the Milton under Wychwood Neighbourhood Plan proposals for the local green spaces 1- 5. These have been identified as important areas on the edge of Milton providing valuable recreation for the local community and for linking areas of good biodiversity. I would concur with WODC Landscape Assessment that they form part of the strong landscape edge to the village that is important to preserve.* *I can see that you have put a lot of thought and hard work into these proposals and the areas form strong public access links for both Milton under Wychwood and Shipton under Wychwood.* *I wish you success with your proposals."*	
6.3	Evidence of support from community leaders	
	Supported by our County Councillor by communication 23/09/2021 as follows: *"I support the inclusion of this site. The footpaths across this meadow are well used by the local community and the site supports significant varieties of flora and fauna and contributes to the biodiversity of the area."* Supported by our District Councillor by communication 21/10/2021 as follows: *"I have looked at all your proposals and I am more than happy to support that LGS 1 to 5 should permanently remain as important local green spaces."*	
6.4	Evidence of support from other groups	
	With agreement of Richard Hartley Ltd, on 02/04/2022 (as illustrated in **Neighbourhood Plan Section 7.2.2**) volunteers from the community (adults and families of all ages; and members of the local Scout Group) planted nearly 300 native trees on the slopes of this space under coordination by Wild Oxfordshire which had previously organized adult volunteers from Milton-under-Wychwood to mark tree spacing and dig planting holes. Procurement of trees was funded by Mactaggart and Mickel Homes England Ltd.	
7	**Evidence to show that the green area "holds a particular local significance, for example because of its beauty,"** (if applicable)	
	Please indicate what evidence you have provided against each point.	
7.1	Is this criteria relevant to this site?	

	Yes	
7.2	Describe why the community feels that the site has a particular local significance for its beauty.	
	This site has the distinction of enclosing a heavily used public footpath with circular connection between villages and is an undisturbed permanent pasture hosting wild flower species and a number of wetland grasses/sedges around its springs and marsh zones, with heavy hedgerow growth along its margins that hosts a variety of wild fauna, notably bird species, badgers and muntjac deer. The landscape of the site is in marked contrast to the relatively featureless cultivated land on higher ground above it.	
7.3	Site visibility	
	Since the site lies in a basin it is overlooked by the footpaths that descend into it. The Plan's Appendix 8 for Key Views identifies the great importance of the site in forming a significant focal component of the Key View No.9 as shown in accompanying photograph taken from New Road towards the Wychwood School green gap which also tracks the small stream corridor from Upper Milton that becomes a natural boundary of the parish with Shipton-under-Wychwood.	
7.4	Is the site covered by any landscape or similar designations?	
	It is within the Cotswolds Area of Outstanding Natural Beauty.	
7.5	Is the site (or the type of site) specifically mentioned in any relevant landscape character assessments or similar documents?	
	The 1998 West Oxfordshire Landscape Assessment (Atlantic Consultants) for WODC identified a longer key view along the axis of our Key View No. 9 and annotated a comment asserting this line forming part of a "Strong landscape edge" in need of preservation.	
7.6	Does the site contribute to the setting of a historic building or other special feature?	
	The site is part of a Blue-Green Corridor that we have identified and is important in preserving the landscape edge of our parish to the built area of Shipton-under-Wychwood.	
7.7	Is the site highlighted in literature or art?	
	Not known.	
8	**Evidence to show that the green area "holds a particular local significance for example because of its historic significance" (if applicable)**	
8.1	Is this criteria relevant to this site ?	
	Yes. The traditional importance of the site within the local circular footpath network and as a place for informal roaming is explained earlier in this section.	
8.2	Are there any historic buildings or remains on the site?	
	No.	
8.3	Are there any important historic landscape features on the site?	
	The site hosts several natural springs and is enclosed by old hedgerows of which several protect watercourses. The ancient, undisturbed character of its meadow plant population and its gently rolling topography are also significant.	
8.4	Did the site play an important role in the historic development of the village or town?	

	Not known.	
8.5	Did any important historic events take place on the site?	
	No.	
8.6	Do any historic rituals take place on the site?	
	No.	
9	**Evidence to show that the green area "holds a particular local significance, for example because of its recreational value (including as a playing field)", (if applicable)**	
9.1	Is this criteria relevant to this site ?	
	Yes. Please see 12.2 below and earlier statements in this section that quantify public use of the site and describe the character that attracts walkers to it.	
9.2	Is the site used for playing sport?	
	No.	
9.3	Are the public able to physically access the site?	
	Yes. The site is traversed by the two Public Footpaths 301/5 and 301/14 as shown on the map	
9.4	Is the site used by the local community for informal recreation? And since when?	
	Yes, the site is heavily used by the community as part of two circular walks as well as by dog walkers. This use has been taking place for over a century.	
10	**Evidence to show that the green area "holds a particular local significance, for example because of its tranquility" (if applicable)**	
	Please indicate what evidence you have provided against each point.	
10.1	Is this criteria relevant to this site?	
	Yes.	
10.2	Do you consider the site to be tranquil?	
	The site is at least 0.5 km from any road. The site is only used by agricultural machinery/vehicles for access to a field under *Miscanthus* fuel biomass cultivation that is a perennial crop needing minimal maintenance. Because it is not a natural access point to other nearby cultivated fields (which are better accessed from roads that surround them) the site is otherwise not spoiled by the sound of machinery.	
10.3	Is the site within a recognised tranquil area?	
	No, but it is especially tranquil: 0.5 km or more from any highway.	
11	**Evidence to show that the green area "holds a particular local significance, for example because of the richness of its wildlife"; (if applicable)**	
11.1	Is this criteria relevant to this site?	
	Yes.	
11.2	Is the site formally designated for its wildlife value?	
	No.	
11.3	Are any important habitats or species found on the site?	
	Although the site is not a priority habitat, it hosts a very wide variety of local fauna that utilizes the meadow, hedgerows and watercourses respectively according to natural adaptation. The	

	following species frequent this meadowland: butterflies and moths, Barn Owls, Snipe, Curlew, Mallard, as well as the smaller birds like Thrushes, Sparrows, Blackbirds, Chaffinches, Skylarks, Goldfinches and Long-tailed Tits. Aquatic birds will be attracted when all the ponds are established, e.g. Reed Buntings, Coots, Moorhen. The following existing wetland species will be able to proliferate in the new ponds: frogs and toads, newts, damsel flies and dragon flies. See TVERC Report for the parish at **Appendix 9**. Under suitable management the site will further contribute to biodiversity.	
11.4	What other wildlife of interest has been found on the site?	
	See 11.3	
11.5	Is the site part of a long term study of wildlife by members of the local community?	
	Yes. Local residents periodically update Thames Valley Environmental Research Centre (TVERC) with their sightings of species not already logged by TVERC and they capture data on hare activity for the Hare Preservation Trust, bats for the Oxfordshire Bat Group and on butterflies and moths for the Upper Thames branch of the Butterfly Conservation Society.	
12	**Evidence to show that the green area "holds a particular local significance, for any other reason"; (if applicable)**	
12.1	Is this criteria relevant to this site?	
	Yes.	
12.2	Are there any other reasons why the site has a particular local significance for the local community?	
	72.9% (373) of respondents to the Footpaths Questions in the 2018 NP Community Survey reported their regular use of this space through access from Jubilee Lane along Public Footpath 301/5; 49.4% (253) also asserted regular use of the Footpath 301/14 from this field to Upper Milton and/or Frog Lane.	



Figure 5: Summer view of meadow vegetation from LGS2 into LGS1 towards South West

2.2 Mactaggart and Mickel Ecological Space

Proposed Local Green Space Reference No: LGS2
Grid Reference: SP 26614 17706
Approx area: 1.31 ha
Map revised: 21/03/2021

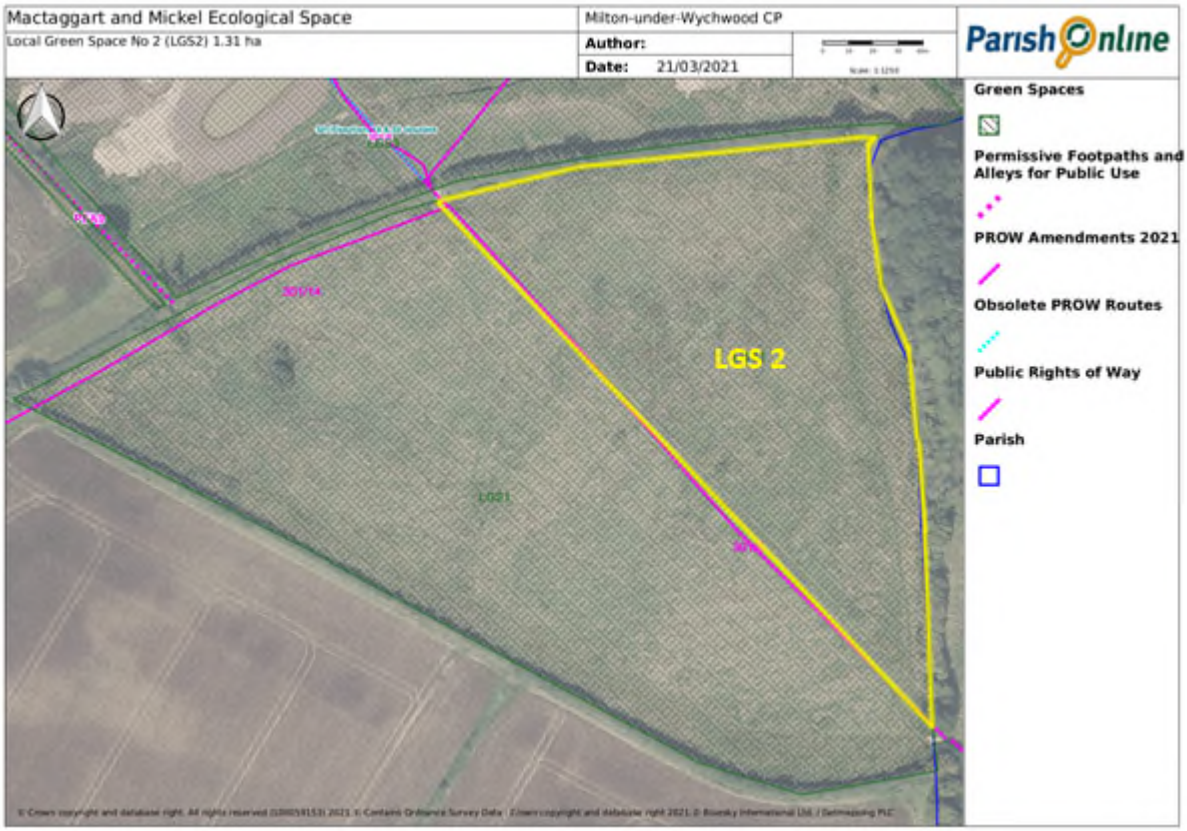


Figure 6: Mactaggart and Mickel Ecological Space proposed as designated Local Green Space No 2 (LGS2) alongside Manor Farm Wetland proposed as designated Local Green Space No 1 (LGS1) to South-West



Figure 7: Wetland design map (Source: Richard Hartley Ltd and WS Atkins)



(a) Pond 1 – linear feature at drain outflow

(b) Pond 2

(c) Pond 3 – existing wet hollow

(d) Pond 4 – existing area of rushes

Figure 8: Proposed ponds creation measures on Manor Farm Wetland and Mactaggart and Mickel Ecological Space

	CHECKLIST AND CRITERIA FOR LOCAL GREEN SPACE DESIGNATION (COTSWOLD METHODOLOGY)	
1	**General Information**	**Tick if relevant evidence provided**
1.1	Name and address of site	
	Mactaggart and Mickel Ecological Space, off Jubilee Lane and Frog Lane	
1.2	Site location plan	
	See above map (Figure 6). Grid Reference: SP 26614 17706	
1.3	Organisation or individual proposing site for designation	
	Milton-under-Wychwood Parish Council	
1.4	Ownership of site if known	
	Mactaggart and Mickel Homes England Ltd	

1.5	Is the owner of the site aware of the potential designation? Do they support the designation?	
	Yes, the owner is aware and by correspondence of 26/07/2021 expressed No Objection to the designation *and* the objective of transferring ownership of the site to the Parish Council or Richard Hartley Ltd.	
1.6	Photographs of site	
	See foregoing photographs of areas of proposed pond creation measure on respective portion of LGS2 land adjacent to Manor Farm landholding LGS1 which will receive four ponds	
1.7	Community served by the potential Local Green Space	
	The site serves the whole of Milton-under-Wychwood (MuW; pop. 2,068) and its neighbour Shipton-under-Wychwood (SuW; pop. 1,400) and is a centerpiece of a circular walk of the two villages, that passes two important recreational amenities, i.e. Woodland Trust Diggers Wood and Wychwood Wild Garden (both in SuW Parish).	
2	**Planning History**	
2.1	Is there currently a planning application for this site? If permitted/allocated, could part of the overall site still be used as a Green Open Space?	
	No. Pond excavation has been approved by WODC.	
2.2	Is the site allocated for development in the Local or Neighbourhood Plan? If allocated, could part of the overall site still be used as a Green Open Space?	
	No	
3	**Size, scale and "local nature" of proposed Local Green Space**	
3.1	Area of proposed site	
	1.31 ha (adjoined by Richard Hartley Ltd Manor Farm portion of some 2.14 ha in the same field in separate ownership that will also be made into a wetland under a common management arrangement)	
3.2	Is the site an "extensive tract of land"?	
	No	
3.3	Is the proposed site "local in character"?	
	The site feels as though it is a distinctive part of the local area. In particular, it is an uncultivated meadow of permanent pasture with few technical impacts on the landscape and forms an important component of the Simmonds Brook sub-catchment's Blue-Green Corridor (see **Appendix 5**) from Upper Milton.	
4	**Need for Local Green Space**	
4.1	Is there a need for a local green space in this location?	
	There is a strong need for conservation of a local green space in this location because there is a strong history of regular public use and informal roaming over this area which is traversed by a public footpath as shown in the map. See also Note 12.2 below.	
5	**Evidence to show that "the green space is in reasonably close proximity to the community it serves"**	
5.1	How far is the site from the community it serves? Is the site within 2km of the local community?	
	The site is 0.5 km from the edge of the village built-up area – see Figure 1	

5.2	Are there any barriers to the local community accessing the site from their homes?	
	None – see map	
6	**Evidence to show that the green area is "demonstrably special to a local community"**	
6.1	Evidence of support from Parish or Town Council	
	Supported by MuW Parish Council	
6.2	Evidence of support from other local community groups or individuals. *e.g. letters of support; petitions; surveys etc.*	
	Supported by Coordinator, Evenlode Catchment Partnership/Wild Oxfordshire by communication 10/09/2021 as follows: *"I would like to offer support from the Evenlode Catchment Partnership for the Milton under Wychwood Neighbourhood Plan proposals for the local green spaces 1- 5. These have been identified as important areas on the edge of Milton providing valuable recreation for the local community and for linking areas of good biodiversity. I would concur with WODC Landscape Assessment that they form part of the strong landscape edge to the village that is important to preserve.* *I can see that you have put a lot of thought and hard work into these proposals and the areas form strong public access links for both Milton under Wychwood and Shipton under Wychwood.* *I wish you success with your proposals."*	
6.3	Evidence of support from community leaders	
	Supported by our County Councillor by communication 23/09/2021 as follows: *"I support the inclusion of this site. This site is also well used by walkers, and the inclusion of a new pond will add to the biodiversity of the area."* Supported by our District Councillor by communication 21/10/2021 as follows: *"I have looked at all your proposals and I am more than happy to support that LGS 1 to 5 should permanently remain as important local green spaces."*	
6.4	Evidence of support from other groups	
	Note participation of Wild Oxfordshire in organizing tree planting on 02/04/2022 in adjacent LGS1 by volunteers (see equivalent section above for LGS1). Under an arrangement brokered by the Parish Council 1st Wychwood Scout Group has committed to carrying out future native tree planting on this site under suitable technical guidance.	
7	**Evidence to show that the green area "holds a particular local significance, for example because of its beauty,"** (if applicable)	
7.1	**Is this criteria relevant to this site**	
	Yes	
7.2	Describe why the community feels that the site has a particular local significance for its beauty.	
	This site has the distinction of enclosing a heavily used public footpath with circular connection between SuW and MuW villages and is an undisturbed permanent pasture hosting wildflower species	

	and a number of wetland grasses/sedges around its springs and marsh zones, with heavy hedgerow growth along its margins that hosts a variety of wild fauna, notably bird species. The landscape of the site is in marked contrast to the relatively featureless cultivated land on higher ground above it.	
7.3	Site visibility	
	Since the site lies in a basin, it is overlooked by the footpaths that descend into it. The Plan's Appendix 8 for Key Views identifies the great importance of the site in forming a significant focal component of the Key View No.9 as shown in accompanying photograph taken from New Road towards the Wychwood School green gap which also tracks the small stream corridor from Upper Milton that becomes a natural boundary of the parish with Shipton-under-Wychwood.	
7.4	Is the site covered by any landscape or similar designations?	
	It is within the Cotswolds Area of Outstanding Natural Beauty.	
7.5	Is the site (or the type of site) specifically mentioned in any relevant landscape character assessments or similar documents?	
	The 1998 West Oxfordshire Landscape Assessment (Atlantic Consultants) for WODC identified a longer key view along the axis of our Key View No. 9 and annotated a comment asserting this line forming part of a "Strong landscape edge" in need of preservation.	
7.6	Does the site contribute to the setting of a historic building or other special feature?	
	The site is part of a Blue-Green Corridor that we have identified and is important in preserving the landscape edge of our parish to the built area of Shipton-under-Wychwood.	
7.7	Is the site highlighted in literature or art?	
	Not known.	
8	**Evidence to show that the green area "holds a particular local significance for example because of its historic significance" (if applicable)**	
8.1	Is this criteria relevant to this site?	
	Yes. The traditional importance of the site within the local circular footpath network and as a place for informal roaming is explained earlier in this section.	
8.2	Are there any historic buildings or remains on the site?	
	No.	
8.3	Are there any important historic landscape features on the site?	
	The site hosts several natural springs and is enclosed by old hedgerows of which several protect watercourses. The ancient, undisturbed character of its meadow plant population and its gently rolling topography are also significant. On the eastern fringe lies a small natural woodland in SuW Parish which contains a petrifying spring; see map at Section 5.	
8.4	Did the site play an important role in the historic development of the village or town?	
	Not known.	
8.5	Did any important historic events take place on the site?	
	No.	
8.6	Do any historic rituals take place on the site?	
	No.	

9	**Evidence to show that the green area "holds a particular local significance, for example because of its recreational value (including as a playing field)", (if applicable)**	
9.1	Is this criteria relevant to this site ?	
	Yes. Please see statement 12.2 below that quantifies public use of the site and the character that attracts walkers to it.	
9.2	Is the site used for playing sport?	
	No.	
9.3	Are the public able to physically access the site?	
	Yes. The site is traversed by Public Footpath 301/5 as shown on the map. The natural character of the path makes it unsuitable for disabled access.	
9.4	Is the site used by the local community for informal recreation? And since when?	
	Yes, the site is heavily used by the community as part of a circular walk as well as by dog walkers. This use has been taking place for over a century.	
10	**Evidence to show that the green area "holds a particular local significance, for example because of its tranquillity" (if applicable)**	
10.1	Is this criteria relevant to this site?	
	Yes.	
10.2	Do you consider the site to be tranquil?	
	The site is at least 0.5 km from any road. The site is only used by agricultural machinery/vehicles for access to a field under *Miscanthus* fuel biomass cultivation which is a perennial crop needing minimal maintenance. Because it is not a natural access point to other nearby cultivated fields (which are better accessed from roads that surround them) the site is otherwise not spoiled by the sound of machinery.	
10.3	Is the site within a recognised tranquil area?	
	No but especially tranquil: 0.5 km or more from any highway.	
11	**Evidence to show that the green area "holds a particular local significance, for example because of the richness of its wildlife"; (if applicable)**	
11.1	Is this criteria relevant to this site?	
	Yes.	
11.2	Is the site formally designated for its wildlife value?	
	No.	
11.3	Are any important habitats or species found on the site?	
	Although the site is not a priority habitat, it hosts a very wide variety of local fauna that utilizes the meadow, hedgerows and watercourses respectively according to natural adaptation. It is also adjacent to an undisturbed woodland copse covering some 0.25 ha on the Eastern flank (in the parish of Shipton-under-Wychwood) that offers shelter for a range of wildlife including badgers. See TVERC Report for the parish at NP **Appendix 9**. Like LGS1, under suitable management the site will further contribute to biodiversity.	
11.4	What other wildlife of interest has been found on the site?	

	The following species frequent this meadowland: butterflies and moths, Barn Owls, Snipe, Curlew, Mallard, as well as smaller birds like Thrushes, Sparrows, Blackbirds, Chaffinches, Skylarks, Goldfinches and Long-tailed Tits.	
11.5	Is the site part of a long term study of wildlife by members of the local community?	
	Yes. Local residents periodically update TVERC with their sightings of species not already logged by TVERC and they capture data on hare activity for the Hare Preservation Trust, bats for the Oxfordshire Bat Group, and on butterflies and moths for the Upper Thames branch of the Butterfly Conservation Society.	
12	**Evidence to show that the green area "holds a particular local significance, for any other reason"; (if applicable)**	
12.1	Is this criteria relevant to this site?	
	Yes.	
12.2	Are there any other reasons why the site has a particular local significance for the local community?	
	72.9% (373) of respondents to the Footpaths Questionnaire in the 2018 Community Survey asserted their regular use of this space through access from Jubilee Lane along Public Footpath 301/5; 49.4% (253) also asserted regular use of the Footpath 301/14 from the Manor Farm portion of the field to Upper Milton and/or Frog Lane.	



View towards LGS 2 from LGS 1

2.3 St Jude's Meadow Green Space and Footpath

Proposed Local Green Space Reference No: LGS4
Grid Reference: SP 26296 17834
Approx area: 1.19 ha
Map revised: 24/08/2022

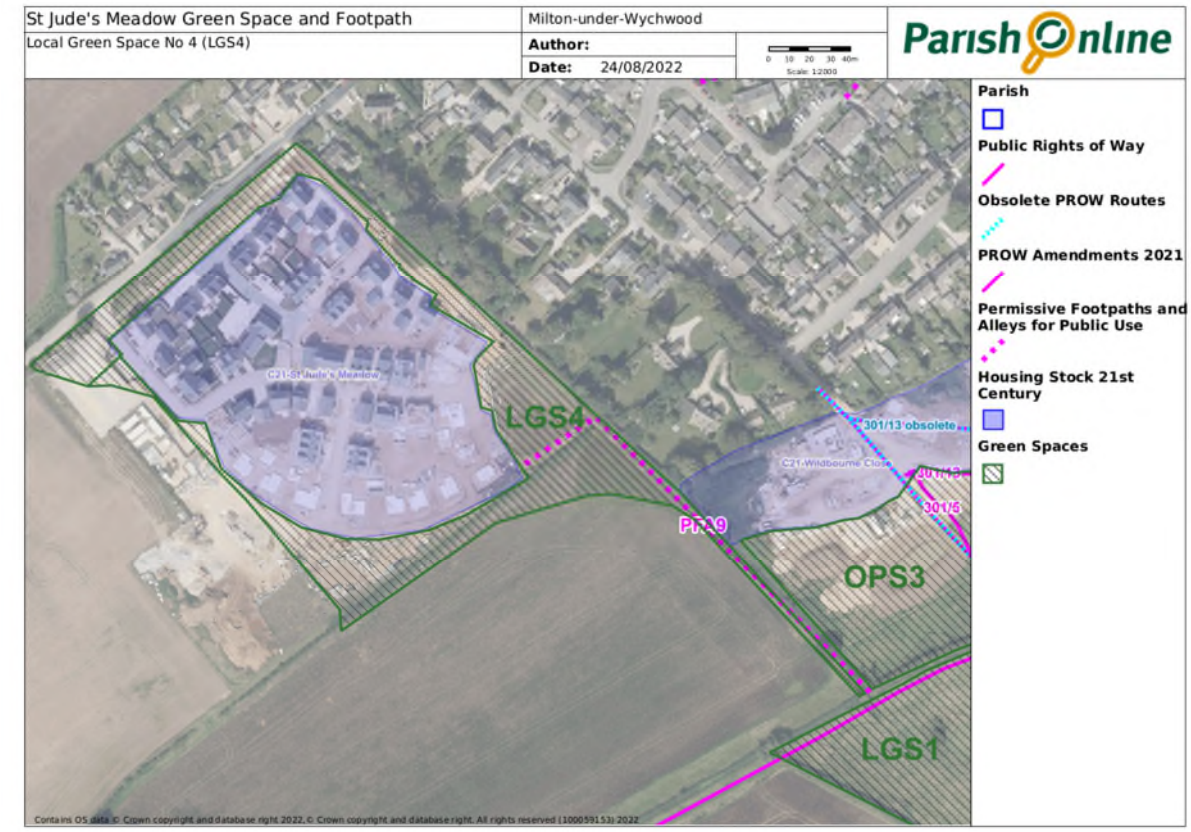


Figure 9: St Jude's Meadow Green Space and Footpath proposed as designated Local Green Space No 4 (LGS4)



Figure 10: St Jude's Meadow Green Space View South East along left hedge line towards Permissive Footpath to stream, with balancing pond depression on right



Figure 11: St Jude's Meadow Green Space View extending South East along Permissive Footpath to Simmonds Brook from Upper Milton



Figure 12: Simmonds Brook Footbridge from Public Footpath 301/14 to Permissive Path in LGS4

	CHECKLIST AND CRITERIA FOR LOCAL GREEN SPACE DESIGNATION (COTSWOLD METHODOLOGY)	
1	**General Information**	**Tick if relevant evidence provided**
1.1	Name and address of site	
	St Jude's Meadow Green Space and Footpath	
1.2	Site location plan	
	See map above (Figure 9). Grid Reference: SP 26296 17834	
1.3	Organisation or individual proposing site for designation	
	Milton-under-Wychwood Parish Council	
1.4	Ownership of site if known	
	Mactaggart & Mickel Homes England Limited (Co. Regn. No. 10401881) 1 Atlantic Quay, 45 Robertson Street, Glasgow G2 8JB.	
1.5	Is the owner of the site aware of the potential designation? Do they support the designation? (Sites may be designated as Local Green Spaces, even if there are objections from the site owners)	
	Yes. The owner is aware and in correspondence of 26/07/2021 expressed it would not take a position on the matter and would defer to decisions of WODC.	
1.6	Photographs of site	
	See above (Figures 10 to 12).	
1.7	Community served by the potential Local Green Space	
	The site serves the whole of Milton-under-Wychwood (MuW; pop. 2,068) and the incorporated permissive footpath connects with Public Footpath 301/14 from Upper Milton to Frog Lane which also intercepts Public Footpath 301/5 offering a circular walk that passes two important recreational amenities, i.e. Woodland Trust Diggers Wood and Wychwood Wild Garden (both in Shipton-under-Wychwood Parish). Moreover the permissive footpath is a major amenity to countryside connection for the residents of St Jude's Meadow (62 homes).	
2	**Planning History**	
2.1	Is there currently a planning application for this site? If permitted/allocated, could part of the overall site still be used as a Green Open Space?	
	No	
2.2	Is the site allocated for development in the Local or Neighbourhood Plan? If allocated, could part of the overall site still be used as a Green Open Space?	
	No	
3	**Size, scale and "local nature" of proposed Local Green Space**	
3.1	Area of proposed site	
	1.31 ha	
3.2	Is the site an "extensive tract of land"?	
	No.	

3.3	Is the proposed site “local in character”?	
	The new housing development that this site surrounds is not part of the historic character of MuW. However, the proposed LGS is designed to help blend the look of the new development into the character of the rest of the main MuW village. As such, the green space edge established around the area occupied by the 62 houses is to be heavily planted with suitable species to help it match the character of the rest of the village. In addition, the strip of land to the South East of the development that will provide a permissive footpath connection from the development over the Simmonds Brook occupies a strip of traditional farmland field margin that is entirely local in character.	
4	**Need for Local Green Space**	
4.1	Is there a need for a local green space in this location?	
	Yes. There is no green space inside the development. The green space edge around the development will provide a much needed area of green space for the residents of the development. In addition, the strip of land to the South East will provide footpath access to the network of footpaths and green spaces on the South East side of the village including LGS 1 & 2 and Public Footpath 301/14 alongside Simmonds Brook which connects with Public Footpath 301/5.	
5	**Evidence to show that “the green space is in reasonably close proximity to the community it serves”**	
5.1	How far is the site from the community it serves? Is the site within 2km of the local community?	
	The site occupies an area on the southern edge of the built area of the main village. See Figure 9	
5.2	Are there any barriers to the local community accessing the site from their homes?	
	No	
6	**Evidence to show that the green area is “demonstrably special to a local community”**	
6.1	Evidence of support from Parish or Town Council	
	Supported by MuW Parish Council	
6.2	Evidence of support from other local community groups or individuals.	
	Before the approval of this new housing development, there was strong objection from the local community through a 500 strong lobby group called the Milton-under-Wychwood Action Group (MUWAG). The primary objection of this group was to the way in which it was perceived that this new development would encroach on the Cotswold AONB and interrupt long cherished views of the village from the surrounding countryside and the footpaths that traverse it. The developers of this new housing were therefore specifically directed by the Planning Inspectorate to develop this green space as a way to mitigate the concerns raised by MUWAG. Supported by Coordinator, Evenlode Catchment Partnership/Wild Oxfordshire by communication 10/09/2021 as follows: *“I would like to offer support from the Evenlode Catchment Partnership for the Milton under Wychwood Neighbourhood Plan proposals for the local green spaces 1- 5. These have been*	

	identified as important areas on the edge of Milton providing valuable recreation for the local community and for linking areas of good biodiversity. I would concur with WODC Landscape Assessment that they form part of the strong landscape edge to the village that is important to preserve. *I can see that you have put a lot of thought and hard work into these proposals and the areas form strong public access links for both Milton under Wychwood and Shipton under Wychwood.* *I wish you success with your proposals."*	
6.3	Evidence of support from community leaders	
	Supported by our County Councillor by communication 23/09/2021 as follows: *"I support the inclusion of this site. The WODC Landscape Character Assessment 1998 cited this (former) meadow as one of the key views of the surrounding area. Planning conditions have recognised the importance of retaining the surviving boundary of the meadow around the new development of 62 homes as green open space including woodland edges and footpath corridor to Simmonds Brook (now with footbridge to connecting Public Footpath from Frog Lane to Upper Milton) which will help preserve the rural character of the community."* Supported by our District Councillor by communication 21/10/2021 as follows: *"I have looked at all your proposals and I am more than happy to support that LGS 1 to 5 should permanently remain as important local green spaces."*	
6.4	Evidence of support from other groups	
	See comment on 6.2.	
7	**Evidence to show that the green area "holds a particular local significance, for example because of its beauty,"** (if applicable)	
7.1	Is this criteria relevant to this site?	
	Yes	
7.2	Describe why the community feels that the site has a particular local significance for its beauty.	
	The site surrounds and softens the edge of a large (62 houses) new housing development. The developer of these new houses was obliged to develop this area as a green space as a key condition imposed when planning approval was given on appeal. As such, designating this area as a LGS will enhance the quality of the development and soften both the edge of the development itself and the southern border of the main village of which this new development is now an integral part.	
7.3	Site visibility	
	The site is on the highest point of the main village and is thus extremely prominent. It is in the middle of Key Views 2a, 2b and 10 (**Appendix 8**). Key View 10 is the 'distant elevated view of the southern edge of MuW from Shipton Down and Swinbrook Road' which is described in WODC's Landscape Character Assessment as making 'an important contribution to MuW's unique visual characteristics'. WODC's Landscape Character Assessment emphasises that this 'open land on rising ground to the South (of MuW)' is 'particularly sensitive to change'.	

7.4	Is the site covered by any landscape or similar designations?	
	Cotswold AONB	
7.5	Is the site (or the type of site) specifically mentioned in any relevant landscape character assessments or similar documents?	
	Yes – as indicated under 7.3 above, the need to protect the site was underlined in WODC's Landscape Character Assessment. This point was ignored when the 62 house development was approved on appeal but that approval was accompanied by a directive from the Planning Inspectorate that the area surrounding the development should be developed as a green area.	
7.6	Does the site contribute to the setting of a historic building or other special feature?	
	Yes, by softening the edge of the new development, this proposed LGS will help preserve the rural setting of the main village of MuW and the separate identity of the historic hamlet of Upper Milton	
7.7	Is the site highlighted in literature or art?	
	Not as far as known but it occupies an area that, until very recently, was an important part of the rural setting and farmland that surrounds MuW about which much has certainly been written	
8	**Evidence to show that the green area "holds a particular local significance for example because of its historic significance" (if applicable)**	
8.1	Is this criteria relevant to this site?	
	Yes because it has replaced what was the southern border of the village along which there is an historic hedgerow. In addition, the North Western border of this site comprises an historic drystone wall and integral hedgerow above it. The drystone wall is believed to date back to the 19th C and runs all the way from the southern edge of the main village of MuW through the hamlet of Upper Milton towards the southern edge of the parish.	
8.2	Are there any historic buildings or remains on the site?	
	No. This area has never been built on before.	
8.3	Are there any important historic landscape features on the site?	
	Yes. Historic hedgerows on all sides of the proposed LGS, except the south western side which is scheduled to be extensively planted. There is also a C19th dry stone wall on the north western side as described in 8.1	
8.4	Did the site play an important role in the historic development of the village or town?	
	Yes – it had always been farmland that was historically important to the village's economy.	
8.5	Did any important historic events take place on the site?	
	No - Not to our knowledge.	
8.6	Do any historic rituals take place on the site?	
	No	
9	**Evidence to show that the green area "holds a particular local significance, for example because of its recreational value (including as a playing field)", (if applicable)**	

9.1	Is this criteria relevant to this site?	
	Yes – it is designed to be suitable for walking and informal recreational activities.	
9.2	Is the site used for playing sport?	
	No - it is only designed for informal recreational use by the residents of the 62 homes.	
9.3	Are the public able to physically access the site?	
	Yes. There is easy access from the service roads within the development and from the larger road that runs along the North West side of the site. In addition, the footpath from the development down to the Simmonds Brook from Upper Milton will provide convenient pedestrian access to this LGS. It will also provide easy access to and from the network of footpaths south of the main village and the other proposed LGSs 1 and 2.	
9.4	Is the site used by the local community for informal recreation? And since when?	
	Yes, since 2019.	
10	**Evidence to show that the green area "holds a particular local significance, for example because of its tranquillity" (if applicable)**	
10.1	Is this criteria relevant to this site?	
	Yes. This area provides tranquility relative to the more dense interior of this housing development	
10.2	Do you consider the site to be tranquil?	
	Yes - except for very limited noise from the service roads within it.	
10.3	Is the site within a recognised tranquil area?	
	Yes, it comprises part of the Cotswold AONB.	
11	**Evidence to show that the green area "holds a particular local significance, for example because of the richness of its wildlife"; (if applicable)**	
11.1	Is this criteria relevant to this site?	
	Yes, a large amount of wildlife is seen in this area. Especially important for new residents is the direct access to the farmland with a wide range of fauna including hares, (protected) badgers, muntjac deer, (protected) bats, and a wide range of bird species such as Barn and Little Owls, Pheasants, Red-legged Partridge, Kestrels, Lapwings, Red Kites, Magpies ,Crows, Jackdaws, Rooks, Ravens, Green Woodpecker and Greater Spotted Woodpecker. The site's balancing/attenuation pond is potentially important for amphibians (frogs, toads and newts) as well as dragonflies, damsel flies and water boatmen.	
11.2	Is the site formally designated for its wildlife value?	
	No.	
11.3	Are any important habitats or species found on the site?	
	Badger setts close to the hedgerows that border the site.	
11.4	What other wildlife of interest has been found on the site?	
	See 11.1 above	
11.5	Is the site part of a long term study of wildlife by members of the local community?	

	Yes – long term monitoring by volunteers and reporting to TVERC and other wildlife monitoring groups for bats, hares, butterflies and moths. Following the MuW Springwatch initiative, it will also be an important site for observation by the Biodiversity Monitoring and Action Group (see Community Project 3 in **Appendix 7**)	
12	**Evidence to show that the green area "holds a particular local significance, for any other reason"; (if applicable)**	
12.1	Is this criteria relevant to this site ?	
	Yes, see 12.2	
12.2	Are there any other reasons why the site has a particular local significance for the local community?	
	There is very strong support from the local community for protection of the rural setting within which the parish of MuW resides. An important contributor to that setting is the Blue-Green Corridor between the main village of MuW and the hamlet of Upper Milton. This proposed LGS comprises an integral part of that corridor which is a vital route for wildlife moving along the narrow gap that now exists between the main village of MuW and Upper Milton.	



Wildlife: Barn Owl over a copse in Milton-under-Wychwood

3. Charity and/or Parish Council-Controlled Spaces (CPCCS) made available for public use

Table 4 presents the summary of Charity and/or Parish Council-Controlled Spaces (CPCCS) made available for public use.

Reference	Name	Reason	Area square metres	Area in hectares
CPCCS1	Village Recreation Ground/Village Green	Public sports and recreation field	24539.53	2.45
CPCCS2	Milton Allotments and Recreation Charity (MARC) (30) and Milton Welfare Trust (MWT) shared Parish Field Farmland	Let arable farmland	116317.98	11.63
CPCCS3	MARC (30) and MWT (30) Allotments (60 total)	Allotments portion of Parish Field	15992.15	1.60
CPCCS4	Parish Council Woodland and Walk	Natural Flood Management, Biodiversity and Recreation	10317.35	1.03
CPCCS5	Parish Council Cemetery	Extended cemetery area	5021.16	0.50
CPCCS6	Community Orchard	Community Orchard portion of Parish Field	2399.81	0.24
CPCCS7	Buffer area in Parish Field	Fallow and trees	1456.18	0.15
CPCCS8	St Simon and St Jude's Churchyard	Churchyard maintained by Parish Council	4632.64	0.46
CPCCS9	Elm Grove Green	Small green maintained by Parish Council	2779.72	0.28
CPCCS10	Fettiplace-Ansell Way Green	Public Lawn and Footway	652.71	0.07
CPCCS11	Ansell Way Verge	Verge maintained by Parish Council	613.46	0.06

Table 4: Charity and/or Parish Council-Controlled Spaces (CPCCS) made available for public use.

3.1 Village Green

This Green is the most important Green Space in the entire parish and the designated Village Recreation Ground. Its many recreational uses have been described in the 2018 NP Community Survey Report as well as within the main Neighbourhood Plan document. The aerial view of the Village Green, its annotated component uses and its boundaries are shown in **Figure 13** below:

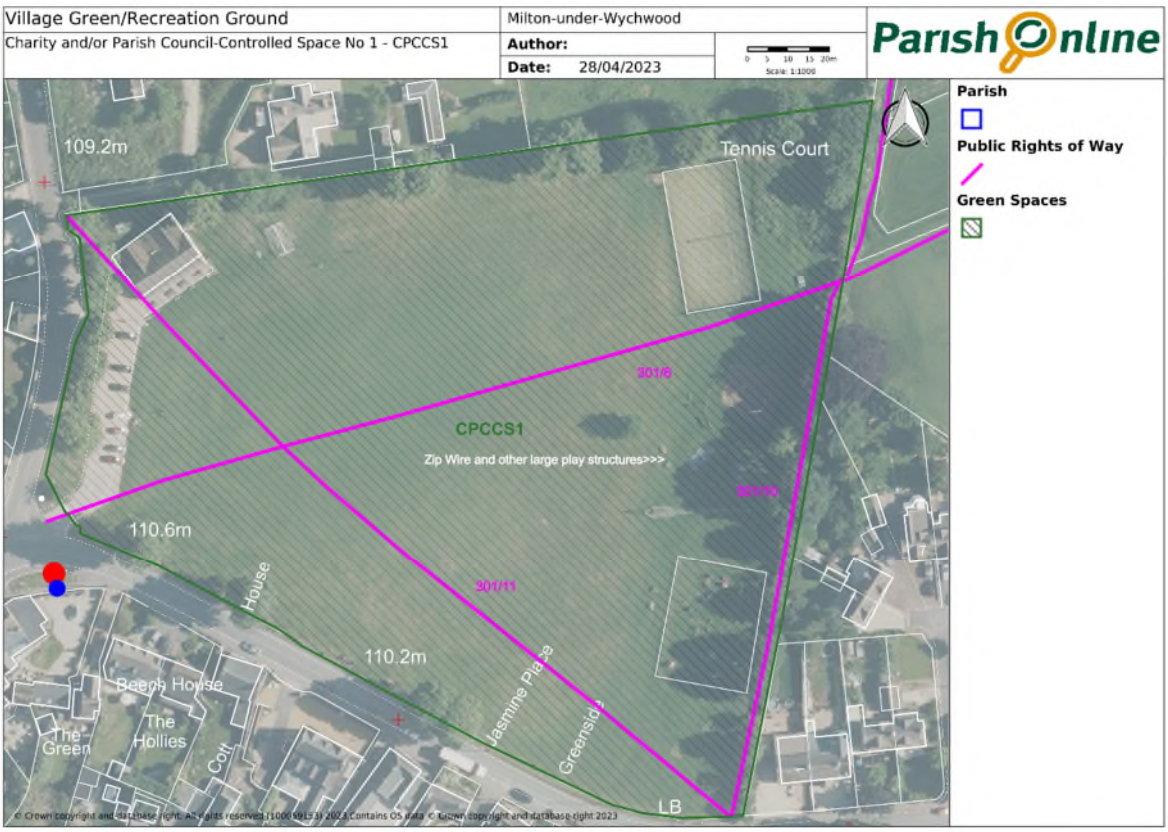


Figure 13: The Village Green/Recreation Ground



Figure 14: Summer Market Fair at Village Green, August 2021

3.2 Parish Field

Excepting the cemetery and woodland walk controlled by the Parish Council, the land comprising the Parish Field is in shared ownership between the Milton Welfare Trust (MWT) and the Milton Allotments and Recreation Charity (MARC). The Parish Field land in shared ownership is taken up by allotments and community orchard with the remainder let for agriculture. The aerial view of the Parish Field and its parts is presented in **Figure 15**.

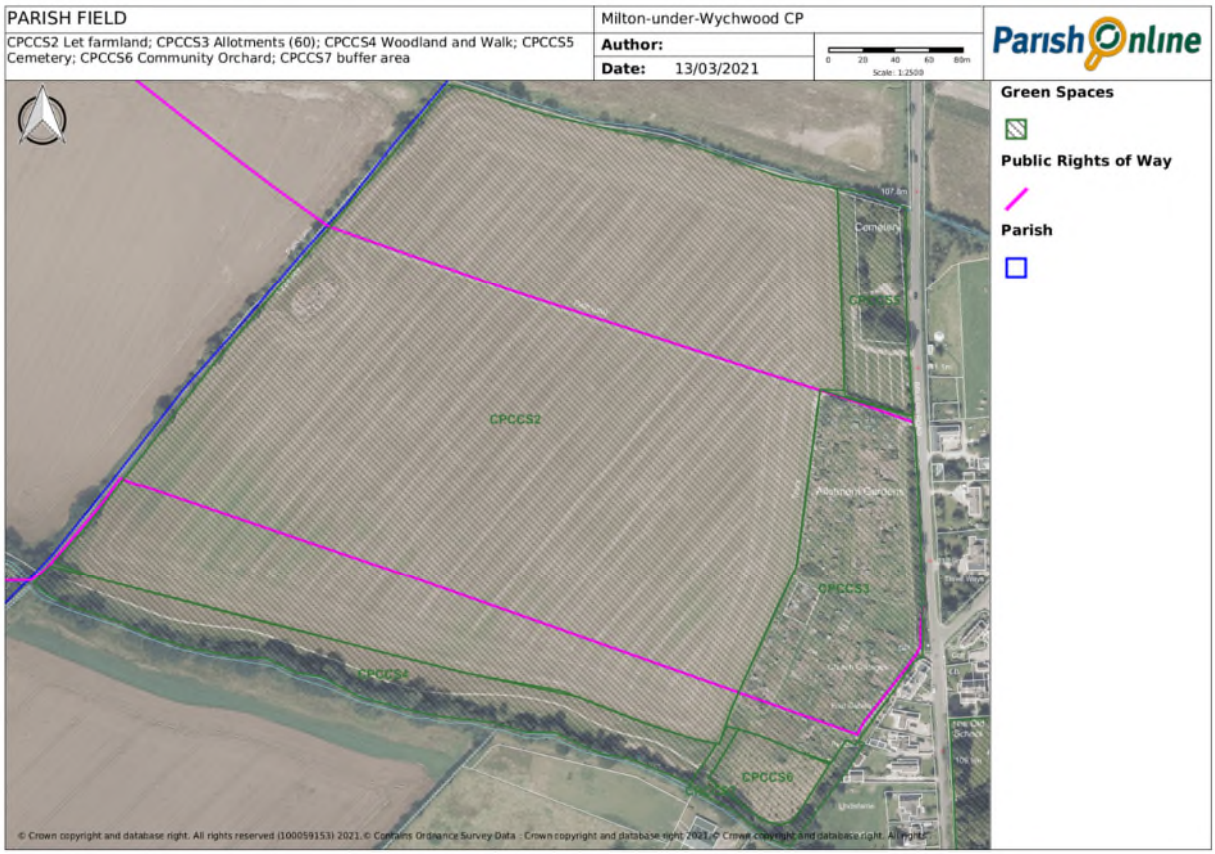


Figure 15: Map and aerial view showing Parish Field



Figure 16: Allotments in Parish Field, August 2021

3.3 St Simon and St Jude's Churchyard

The Churchyard is a ‘full’ burial ground for which structural maintenance and repair is the responsibility of the Parish Council. The Churchyard boundary wall along Church Road was completely renovated in 2019.



Figure 17: St Simon and St Jude’s Church and Churchyard

The Churchyard and Church Meadow - Brookfield Close Green (See Section 4) are shown in **Figure 18**.



Figure 18: St Jude's Churchyard and Church Meadow - Brookfield Close Green (OPS2)

3.4 Greens and Verges

Other Greens and Verges providing public recreation include Elm Grove Green which is a small green owned and maintained by Parish Council, alongside Elm Grove Play Green in the ownership of Sovereign Housing Association.

Off Fettiplace there is a courtyard green traversed by a permissive footpath. The Ansell Way Verge is potentially a small area for supervised play. These open spaces for public use are presented in **Figure 19**.

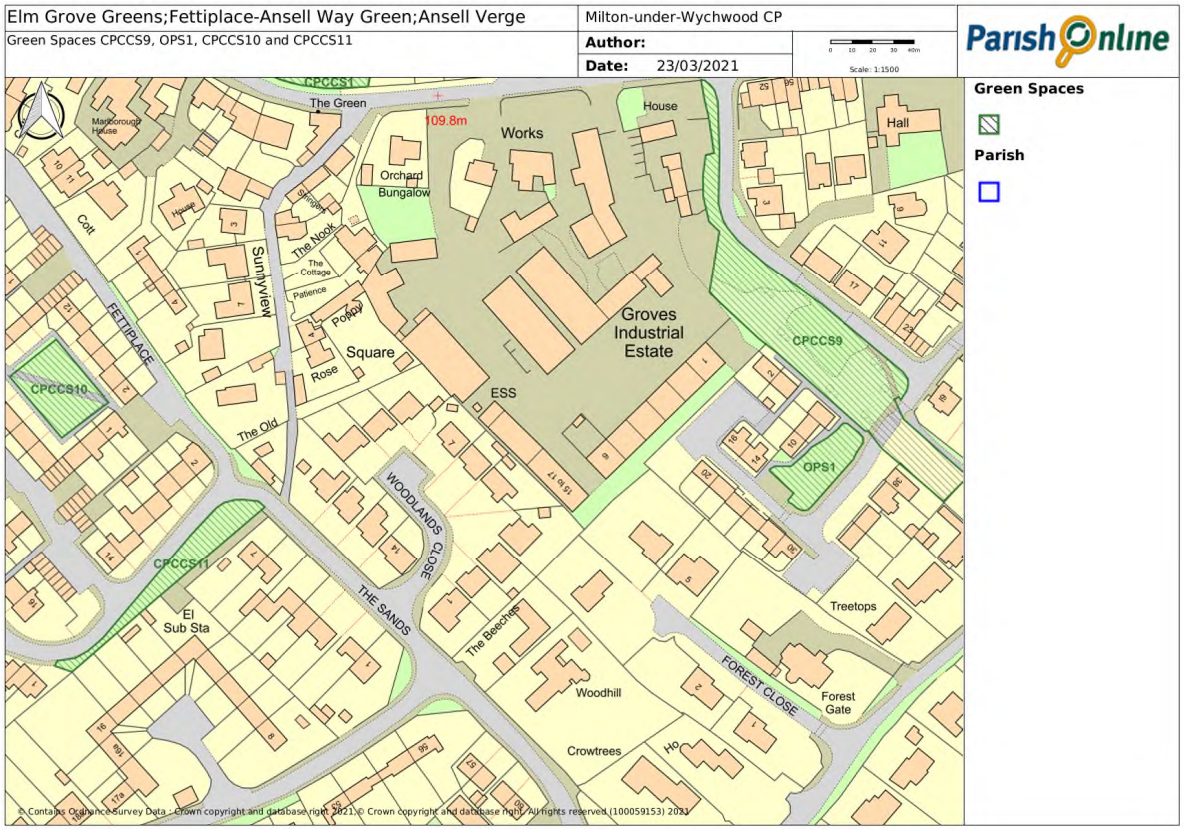


Figure 19: Elm Grove Greens (2), Fettiplace-Ansell Way Green and Ansell Way Verge

4. Other Private Spaces (OPS) for Public Use

Other privately owned spaces available for public use are as follows:

Reference	Name	Reason	Area square metres	Area in hectares
OPS1	Elm Grove Play Green	Play green owned and maintained by Sovereign Housing Association	490.46	0.05
OPS2	Church Meadow - Brookfield Close Green	Connecting footpath and green space owned by Laserarch Properties Ltd	1,005.53	0.10
OPS3	Calais Field	Green Space owned by the owners of adjacent Calais Cottage under development as a 'Public Open Space' in accordance with a Land Management and Ecological Development Plan (LEMP) agreed in connection with the planning permission granted on 4th August 2017 for the construction of 9 houses on part of this field.	21,550	2.16

Table 5: Other Private Spaces available for public use

4.1 Elm Grove Play Green (OPS1)

Elm Grove Play Green, in the ownership of Sovereign Housing Association, has open access and is covenanted for use of the development's residents. It is often used by youngsters as a practise football space. This space is shown in **Figure 19** under the label OPS1.



Figure 20: Elm Grove Play Green

4.2 The Church Meadow - Brookfield Close Green (OPS2)

The Church Meadow - Brookfield Close Green, owned by Laserarch Properties Ltd (the developer), provides a valuable grassy and tree-lined play space between the two residential roads as well as providing a footpath connection. This space is shown in **Figure 18** under the label OPS2.

4.3 Calais Field (OPS3)

Calais Field is a privately owned wetland meadow under development by its owners as a 'Public Open Space' in accordance with a Land Management and Ecological Development Plan (LEMP) agreed with WODC in connection with the planning permission granted on 4th August 2017 for the construction of 9 houses on part of this field. Full details of this LEMP are contained in **Appendix 12**.

Calais Field is traversed by three footpaths i.e. footpath 301/13 that provides a key pedestrian off-road connection between Jubilee Lane and Frog Lane and footpaths 301/5 and 301/14 from Jubilee Lane and Frog Lane respectively that create important connections from the main village; firstly, with a continuation of 301/5 across proposed LGSs 1 & 2 to two important recreational amenities (Woodland Trust Diggers Wood and Wychwood Wild Garden, both in the adjacent parish of SuW); and secondly, through a continuation of 301/14 along Simmonds Brook to the hamlet of Upper Milton. (See **Appendix 11** for more details)

As shown in **Figure 1** under the label OPS3, Calais Field is an integral component of Blue-Green Corridor 2 (See **Appendix 5**) that runs along Simmonds Brook and is an important habitat for wildlife with its riverine hedgerow and ponds, as demonstrated by the many wildlife sightings, including some unusual birds, in this area reported through the MuW Springwatch initiative.

Calais Field also provides the foreground for two Key Views 4 & 7 (See **Appendix 8**).



Figure 21: Calais Field - under development and improvement by the owner following a Landscape and Ecological Development Plan (see Appendix 12)

5. Potential contribution of proposed designated Local Green Spaces Nos 1, 2 and 4 to enhancement of the green corridor extending to publicly accessible woodland spaces in Shipton-under-Wychwood

It can be noted from **Figure 22** on the following landscape page that the proposed designated Local Green Spaces (LGS) Nos. 1, 2 and 4 within MuW's proposed Blue-Green Corridor No. 2 (BGC2; see main **Neighbourhood Plan** and **Appendix 5**) offer an excellent complement to and footpath connections with three publicly accessible woodland spaces, known as the Memorial Spinney, Diggers Wood and The Wild Garden, that support biodiversity in the neighbouring Parish of Shipton-under-Wychwood (SuW). Moreover, LGS2 abuts a fourth natural woodland in SuW.

The map at **Figure 22** was prepared by the firm WS Atkins Ltd in support of planning for the wetland development of LGS1 and LGS2 and identifies the parties who have been collaborating in its formulation.

Following full page:

Figure 22: Green Corridor Connection of Proposed Milton Local Green Spaces Nos. 1, 2 and 4 with Woodland/Recreational Spaces in Shipton-under-Wychwood

Milton Green Corridor



Key

- Features
- Proposed pools
- New connected hedgerows
- Proposed Woodland
- Public Right Of Way
- Garden Boundaries
- Development Boundaries
- Green Space Designation
- Surface Water
- Hedgerows
- Flood zone
- Tree Map
- Existing Woodland

Feature	Description
1. NFM scheme	NFM scheme located nearby to the Green corridor
2. Corner woodland	New areas of woodland to be created within field corners
3. Connected hedgerows	New connecting hedgerows
4. Public Access	Allow public access to highlighted areas
5. Footbridge	New footbridge to be built
6. New ponds	New proposed ponds
7. Maintain Footpath	Existing footpath will be maintained
8. Petrifying Spring	Petrifying spring surrounded by existing woodland
9. Memorial Spinney	Existing woodland to be 'recharged'
10. The Grove	Bluebell woodland and badger set
11. Diggers Wood	Existing woodland owned by Woodland's Trust
12. The Wild Garden	Community woodland and garden