

# 10.16 SETTLEMENT INSETS – STOGURSEY

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## Policy Profile

Settlement Classification: Village (SP/1)  
Landscape Conservation:  
Landscape Character Area: The Quantock Vale<sup>1</sup> (LC/3)

## Location and Character

10.16.1 The large village of Stogursey lies amidst gently rolling country which extends from the Quantock Hills to the River Parrett. It is situated some 8.5 miles north-west of Bridgwater and 9 miles east of Watchet and Williton. The village underwent a period of considerable residential expansion in the 1960-70s, at the time that Hinkley Point Nuclear Power Station was built on the shores of Bridgwater Bay about 3 miles to the north, however it has retained the essential features of the small medieval settlement from which it grew. The village is surrounded by average quality Grade 3 agricultural land with some high quality Grade 2 land to the west.<sup>2</sup>

## Settlement Policy

- 10.16.2 There is some potential for further development within Stogursey. The range of services and facilities available is adequate to cope with some additional population. However, in order to protect the character of the surrounding countryside, minimise the loss of agricultural land and facilitate the economic provision of services, any further development should be contained within defined limits, shown on the Inset Map.
- 10.16.3 An opportunity to provide new community facilities in association with limited residential development to the east of the village has been identified (See Policy H/I - Site 5). Development of the site will be conditional upon provision of an element of affordable housing in accordance with Policy H/4. Likewise contributions being agreed from the developer with the District and Parish Councils to allow for provision of a burial ground, public car parking and toilets, as shown on the inset map.
- 10.16.4 Due consideration will have to be given to Policy AH/3 prior to development of the site, in terms of its status as an area of high archaeological potential and location within the Stogursey Conservation Area.<sup>3</sup>

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<sup>1</sup> WS Atkins South West; West Somerset Landscape Character Assessment; West Somerset District Council; 1999

<sup>2</sup> Ministry of Agriculture, Fisheries and Food; Agricultural Land Classification of England and Wales; Ministry of Agriculture Fisheries and Food; 1988

<sup>3</sup> West Somerset District Council; Stogursey Conservation Area Designation Order (as amended); Somerset County Council; 1974.

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## WEST SOMERSET DISTRICT LOCAL PLAN – APRIL 2006

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## POLICY SY/1: Residential Development, Land East of St. Audries Close

The Local Planning Authority will permit residential development east of Park View and St Audries Close, Stogursey subject to the following requirements:-

- (i) the design and layout of the development site will be set against the principles established in Policy BD/2 and CA/1 and will make provision for highway junction improvements between Priory Hill, Church Street and Farringdon Hill Lane

\* As shown on the Stogursey Settlement Inset Map

- (ii) provision of affordable housing will be sought in negotiation with developers

(When considering the wider community and physical infrastructure requirements for development of Site 5, regard will be given to Policies PO/1, H/4, R/4, T/14 and need for a burial ground, public car parking/toilets)

## POLICY SY/2: Community Facilities

Land east of Park View, Stogursey is allocated for public car parking/toilets and burial ground as shown on the Stogursey Settlement Inset Map.

## Population and Housing

10.16.5 During the period between the end of the sixteenth Century and the 1960s residential development was comparatively small, but the impact of the Hinkley Point Power Station brought about a considerable expansion on the northern side of the village. The modern semi-detached houses and bungalows erected in over a short period of time contrast sharply with the older properties in the original part of the village.

10.16.6 In 2001 the population of the Parish of Stogursey was 1273<sup>4</sup> compared to 1188 a decade earlier.<sup>5</sup> This figure is likely to remain relatively constant over the Plan period.

## Employment

10.16.7 The major employer located closest to Stogursey is Hinkley Point Nuclear Power Station. In addition, Bridgwater offers further employment opportunities.

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<sup>4</sup> Office for National Statistics; 2001 Census: Neighbourhood Statistics – West Somerset; ONS; 2004 (data-set)

<sup>5</sup> Office of Population Censuses and Surveys; 1991 Census - County Report: Somerset (Part 2); HMSO; 1993; ISBN 0 11 691489 0

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10.16.8 Apart from employment relating to agricultural activities, Stogursey does have a small number of local firms mainly located in High Street and Castle Street. The development of new business will be subject to Policies E/2, E/3 and E/5.

### Shops and Services

10.16.9 Stogursey provides a wide range of facilities and services including St. Andrew's Church, a primary school and playing field, a village hall and adjoining youth club building, and recreation ground. There are five shops, a post office, a garage/filling station, a restaurant, two public houses and a mobile library service (fortnightly). The village is served by a regular bus service to Bridgwater and by a daily service to Taunton. There is no off-street public car park in the village, but roads are generally of sufficient width to cope with a moderate amount of on-street parking.

### Environment and Conservation

10.16.10 Because of its special architectural and historic interest, Stogursey has been defined in Structure Plan Review Policy 11<sup>6</sup> as one of about forty Outstanding Heritage Settlements in the county. Consequently, priority will be given to enhancement and other appropriate measures to protect its character.

10.16.11 Much of the older part of Stogursey is contained within a Conservation Area designated in 1974<sup>7</sup> and subsequently extended in 1977.<sup>8</sup> The limits of this go south to include the remains of a Norman Castle, a Scheduled Ancient Monument<sup>9</sup> (see Policy AH/1), and east to Stogursey Primary School which is a fine example of Victorian Gothic architecture. A further thirty-five buildings in Stogursey are listed as being of special architectural or historic interest including the recently repaired St. Andrew's Well.<sup>10</sup> Policies LB/1 and LB/2 set out criteria against which proposals affecting listed buildings will be judged.

10.16.12 It is important that new development particularly on sites which are located within or close to the Conservation Area<sup>11</sup> or vicinity of listed buildings have regard to the traditional vernacular character, scale and style of building in Stogursey. Policies CA/I-CA/5 will apply to all development proposals within the Conservation Area. However, it is considered appropriate that additional features detailed below are taken into account when considering proposals to attempt to ensure that satisfactory integration is achieved with the older properties.

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<sup>6</sup> Somerset County Council and Exmoor National Park Authority; Somerset and Exmoor National Park Joint Structure Plan Review – Adopted April 2000; Somerset County Council; 2001; ISBN 0 861 83357 0

<sup>7</sup> West Somerset District Council; Stogursey Conservation Area Designation Order (as amended); op. cit.

<sup>8</sup> West Somerset District Council; Revision to Stogursey Conservation Area Designation Order; Somerset County Council; 1977.

<sup>9</sup> English Heritage; County List of Scheduled Monuments: Somerset; English Heritage; 1996

<sup>10</sup> Department of the Environment; List of Buildings of Special Architectural or Historic Interest: District of West Somerset, Somerset (Parishes of Bicknoller, Crowcombe, East Quantoxhead, Holford, Kilve, Stogursey, Stringston and West Quantoxhead) (as amended); Department of the Environment; 1984.

<sup>11</sup> West Somerset District Council; Stogursey Conservation Area Designation Order (as amended); op. cit.

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- 10.16.13 The traditional style of building in Stogursey is one of compact cottages, mostly two-storey, with rendered colour-washed walls and tiled or slate roofs. There are four cottages at the corner of Lime Street and High Street which are thatched but this is the exception in the village. Roofs generally are of normal pitch with face brick work chimneys, the windows tend to be small casements with glazing bars. Many of the older properties are closely linked and the building line adjoins the footpath or street, others have a small front garden space fronted by natural stone walls.
- 10.16.14 Previous plans have examined ways in which the special character of Stogursey<sup>12</sup> could be enhanced. Opportunities for this, whilst initiated by the Local Planning Authority, also depend on the understanding, agreement and cooperation of individuals and agencies following the preparation of an enhancement scheme. The Local Planning Authority will, where possible, make finance available for such schemes designed to enhance the area.
- 10.16.15 The repairs to St. Andrews Well are an example of an enhancement scheme carried out jointly by the County, District and Parish Councils with the aid of grants. Other areas identified for possible enhancement include the Castle, Mill and Old Market Square, War Memorial and surrounding area. Somerset County Council have prepared an Enhancement Scheme for the Old Market Square, following consultation with the local community, which was implemented in 1998.
- 10.16.16 The footpath from the High Street along Castle Street to the Castle is at present in a poor state of repair and would benefit from resurfacing, parts paved and the steps repaired. The natural stone wall along the western side of the footpath is also poorly maintained with gaps in places being filled by corrugated iron sheets, brick and concrete block. To the east of the footpath is the early eighteenth century Old Mill, Mill House and Waterwheel (all listed as being of Special Architectural and Historic Interest).<sup>13</sup> These and the remains of the iron bound waterwheel in particular could benefit from further restoration work and enhancement. The Castle is now let for holidays by The Landmark Trust.
- 10.16.17 Much of the village's charm lies in the closed vistas of its streets, ancient monuments, historic buildings and village square. These views from within the village and those stretching out over the surrounding landscape will be protected (see Policy R/5).
- 10.16.18 There are several important tree groups within and on the outskirts of the village, for example development along Farrington Hill Lane is well screened by a belt of trees. These, along with individual trees of high amenity value will be subject to Policy TW/1.

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<sup>12</sup> West Somerset District Council; Stogursey Interim Settlement Policy; West Somerset District Council; 1979

<sup>13</sup> Department of the Environment; List of Buildings of Special Architectural or Historic Interest: District of West Somerset, Somerset (Parishes of Bicknoller, Crowcombe, East Quantoxhead, Holford, Kilve, Stogursey, Strington and West Quantoxhead) (as amended); op. cit.

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## **10.16 SETTLEMENT INSETS – STOGURSEY**

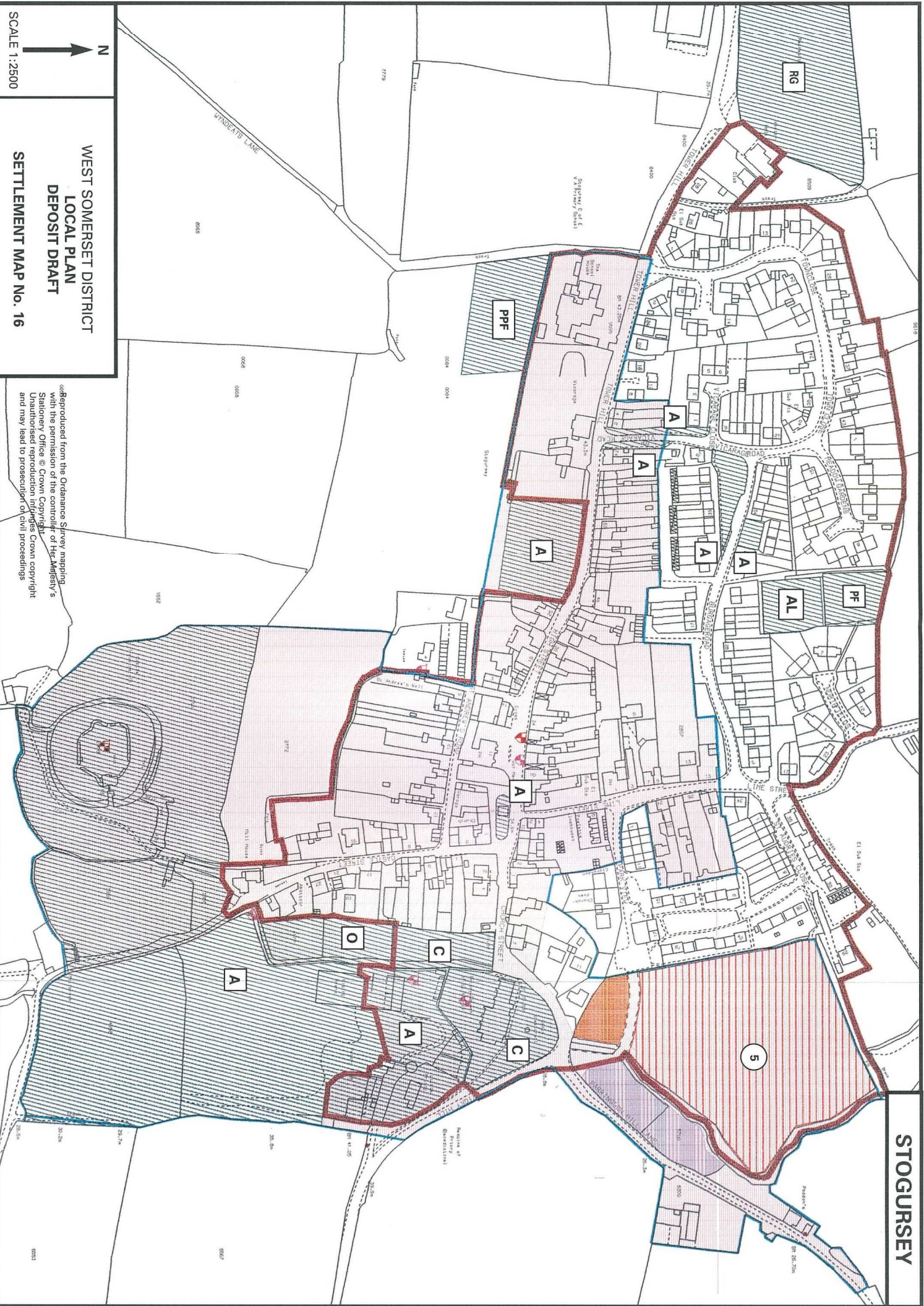
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### **School Playing Field**

10.16.19 Currently, Stogursey Primary School has no playing field and pitch appropriate to statutory requirements. Pupils have to use the village playing field across the main village road which is not a satisfactory arrangement. Land to the south of the school is, therefore, allocated for that purpose.

### **POLICY SY/3: Primary School Playing Field**

**Land to the south of Stogursey Primary School is allocated as a school playing field.**



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SCALE 1:2500

WEST SOMERSET DISTRICT  
LOCAL PLAN  
DEPOSIT DRAFT  
SETTLEMENT MAP No. 16

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# Proposed Modification No 16(i)

Amend Development Limit Line - Land East of Castle Street.  
Delete incorrect Orchard Open Space for same area

# STOGURSEY

INSET MAP 16



Scale 1:5000  
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**STOGURSEY  
INSET MAP 16**

**Proposed Modification No 16(ii)  
Delete minor Amenity Open Spaces (Policy R/5) - Vicarage Road**



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