

## 10.9 SETTLEMENT INSETS – KILVE

---

### Policy Profile

Settlement Classification:	Village (SP/1)
Landscape Conservation:	Quantock Hills AONB <sup>1</sup> (LC/2) Coastal Zone (CO/1)
Landscape Character Area:	Doniford Stream and Quantock Fringe <sup>2</sup> (LC/3)

### Location and Character

10.9.1 Kilve is located approximately 5.5 miles east of Williton and 12 miles west of Bridgwater. The village lies within the Quantock Hills AONB.<sup>3</sup> The older part of the village is grouped around the junction of A39 and Sea Lane. The area known as Higher Hill has developed and now forms a small hamlet within the parish about half a mile to the east. The land around Kilve is mainly average Grade 3 agricultural land.<sup>4</sup>

### Settlement Policy

10.9.2 Further development at Kilve will be contained within the development limits of the village. In order to reflect the built character of the village, any development will need to be low-density and should incorporate features local to the area.

### Population and Housing

10.9.3 The population of the parish of Kilve had fallen from 388 in 1981<sup>5</sup> to 378 in 2001.<sup>6</sup>

10.9.4 Post war development has taken place along Sea Lane, including a local authority housing development. Millands Lane has now been developed with a total of 18 properties. The properties have been built with a mixture of brick and render finish with slate roofs.

10.9.5 Proposals for residential development have been refused on sites along Sea Lane, which is regarded as being unsuitable for increased vehicular use.

10.9.6 A cul-de-sac development of 8 houses was built in Putsham Mead on the south side of the A39 in the early 1980s and the development limits have been drawn immediately to its east.

---

<sup>1</sup> National Parks Commission; The Quantock Hills Area of Outstanding Natural Beauty (Designation) Order 1956; HMSO; 1956

<sup>2</sup> WS Atkins South West; West Somerset Landscape Character Assessment; West Somerset District Council; 1999

<sup>3</sup> National Parks Commission; The Quantock Hills Area of Outstanding Natural Beauty (Designation) Order 1956; op. cit.

<sup>4</sup> Ministry of Agriculture, Fisheries and Food; Agricultural Land Classification of England and Wales; Ministry of Agriculture Fisheries and Food; 1988

<sup>5</sup> Office of Population Censuses and Surveys; Census 1981: Ward and Civil Parish Monitor: Somerset; HMSO; 1984. ISBN 0 903933 85 3

<sup>6</sup> Office for National Statistics; 2001 Census: Neighbourhood Statistics – West Somerset; ONS; 2004 (data-set)

---

### WEST SOMERSET DISTRICT LOCAL PLAN – APRIL 2006

The Local Plan should be read as a whole. Proposals for development will be assessed against all the relevant policies

## 10.9 SETTLEMENT INSETS – KILVE

---

- 10.9.7 Higher Hill has seen a considerable amount of residential development in recent years despite there being no facilities in the immediate vicinity. This area will be treated as comprising part of the open countryside and further development will be strictly controlled.

### Employment

- 10.9.8 The village, originally an agricultural community, has now also become a dormitory area. The village's largest employer, Kilve Court Residential Education Centre, has approximately 30 people on the staff. It is situated on the south side of the A39 and is run by the Education Department of Somerset County Council. The Centre caters for groups of young people aged 6-18 who attend residential courses. These courses cover academic, environmental, artistic and general studies as well as physical activities. The centre also works with school, youth and adult groups which are self-programming.

### Shops and Services

- 10.9.9 There is a Post Office/Stores in the centre of the village on the A39. A bakery operated in the village until 1993. There is a village hall, the Hood Arms Hotel, St Mary's Church and for the tourists a tea garden. There is a free public car park with a capacity of 21 cars in the centre of the village. Bridgwater serves as the main shopping centre, with Watchet, Williton, Stogursey and Nether Stowey as the nearest local centres.
- 10.9.10 There are no areas of public open space or a children's playground, but there is an amenity area, established in 1977, principally for visitors at Kilve Pill. This site is almost a mile away from the centre of the village further towards the sea, and includes Kilve Cricket Ground and a car park with public toilets and footpaths along the coast which is an SSSI.<sup>7</sup> The village is served by the Bridgwater/Watchet bus route which has stops on the A39.

### Environment and Conservation

- 10.9.11 The village of Kilve is set in an attractive landscape, however, the main area of historic interest in Kilve is the area around the Pill, a landing point for boats dating back to the Middle Ages,<sup>8</sup> and the remains of the Chantry. The area is also of recreational value and part of it is a site of archaeological interest.<sup>9</sup>
- 10.9.12 No part of Kilve is considered to warrant Conservation Area status,<sup>10</sup> however the village does include a number of older buildings of good architectural style.

---

<sup>7</sup> National Parks Commission; The Quantock Hills Area of Outstanding Natural Beauty (Designation) Order 1956; op. cit.

<sup>8</sup> Somerset County Council; Somerset Historic Environment Record: Record 33281 – Kilve Pill Harbour, Kilve (as amended); Somerset County Council; 1983

<sup>9</sup> Somerset County Council; Somerset Historic Environment Record: Record 34540 – Kilve Chantry, Kilve; Somerset County Council; 1985.

<sup>10</sup> H.M. Government; Planning (Listed Buildings and Conservation Areas) Act 1990, Chapter 9 (as amended); HMSO; 1990; ISBN 0 10 540990 1

---

### WEST SOMERSET DISTRICT LOCAL PLAN – APRIL 2006

The Local Plan should be read as a whole. Proposals for development will be assessed against all the relevant policies

## 10.9 SETTLEMENT INSETS – KILVE

---

Any new development will need to have regard to the design of existing buildings in the vicinity of the site and will, where appropriate, have pitched gable ended roofs with brown tiles. The walls will be finished in local natural stone, suitable colour-washed rendering or brick.

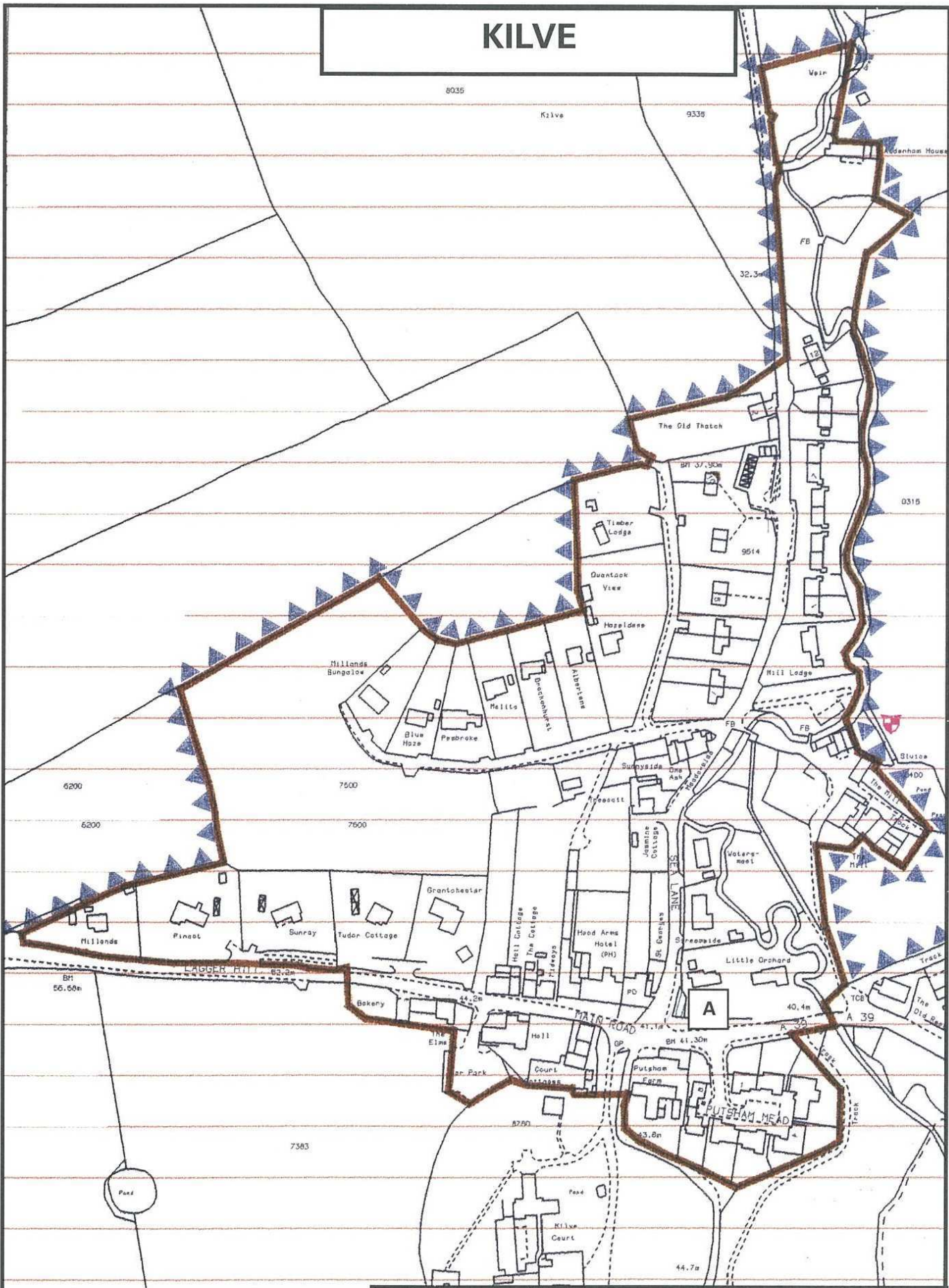
- 10.9.13 In 1985 the Kilve Pill Conservation and Amenity Project was undertaken jointly by the District and County Councils in an attempt to maintain and enhance the site and improve its tourist potential. The Project Report outlines the individual components in the area and suggests ways in which these can be improved and enhanced. These include:-
- (a) repairs to the historic buildings and structures such as the Chantry and Oil Retort;
  - (b) the provision of interpretative material for visitors about these buildings and features of geological or ecological interest;
  - (c) the carrying out of additional tree planting, in particular around the car park;
  - (d) the promotion and encouragement of the maintenance of the network of footpaths both along the coast and in the surrounding 'countryside'.<sup>11</sup>
- 10.9.14 Additional tree planting has subsequently been carried out around the picnic and car parking area and an information board provided on the Oil Retort. However, there is no other interpretative material as yet at the Pill or the Chantry. The Chantry and other structures are overgrown and in need of basic repair work in order to help conserve them. The area between the Chantry and the car park also requires landscaping as proposed in the Project Report.<sup>12</sup> Therefore, it is important that enhancement work is pursued as outlined in the report.
- 10.9.15 Kilve lost its wealth of elm trees through disease, however there are other trees of different species which the Local Planning Authority will seek to retain. Strict controls will be placed on the felling or endangering of any trees which are of high amenity value and may be affected by any future development (see Policy TW/1).

---

<sup>11</sup> Somerset County Council and West Somerset District Council; Kilve Pill Conservation and Amenity Project Report; Somerset County Council; 1985.

<sup>12</sup> *ibid.*

# KILVE



SCALE 1:2500

WEST SOMERSET DISTRICT  
LOCAL PLAN  
DEPOSIT DRAFT

SETTLEMENT MAP No. 9

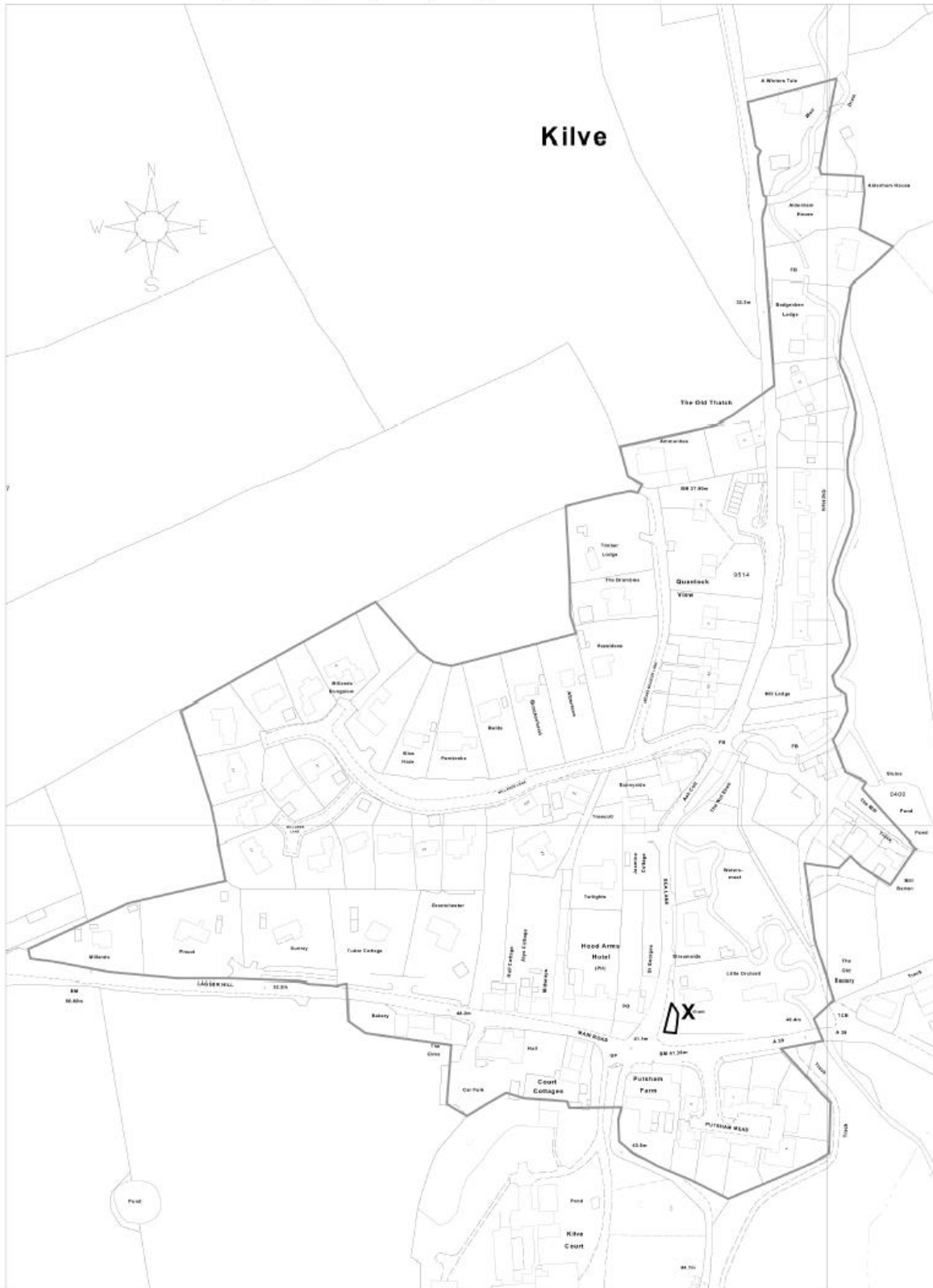
Reproduced from the Ordnance Survey mapping with the permission of the controller of Her Majesty's Stationery Office © Crown Copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings

# Proposed Modification No 9(i)

Delete minor Amenity Open Space (Policy R/5) - Little Orchard, Sea lane

# KILVE

INSET MAP 9



Scale 1:2500

Reproduced from the Ordnance Survey with the permission of the Controller of Her Majesty's Stationary Office by WSDC under Licence No LA 086061.  
© Crown Copyright reserved. Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings.

**Proposed Modification No 9(ii)**  
**Add Flood Plain Area (Policy W/7)**

**KILVE**  
**INSET MAP 9**



Scale 1:2500

Reproduced from the Ordnance Survey with the permission of the Controller of Her Majesty's Stationary office by WSDC under Licence No LA 086061.  
© Crown Copyright reserved. Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings.