

Appendix 5 (24 August 2021) Local Green Space Assessment Table of Spaces to be designated.



Table 14.2. in the 5th draft of our Neighbourhood Development Plan (NDP) lists 19 Green Spaces for designation. Each of these is provided with supporting information as specified in the [National Planning Policy Framework \(NPPF\)](#) in the tables below.

Site Details		Owner: Buckinghamshire Council (BCC verges map)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
1. Green area - Watery Lane north of M40	SU 91286 89971	The area of grass between Watery Lane to its north and the tree-lined bank of the M40 to its south, providing visual and physical relief.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Serves the Watery Lane residents, approximately 1.5 kilometres from Wooburn Green Village centre	Provides visual and physical relief between the bank of the M40 and Watery Lane	Local in character and approximately 0.8 acre in area.
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Site Details		4 Owners: Land Registry BM Nos. BM354495 – Red Kite BM48331 – BAM Glory Mill Ltd. BM389936 – Glory Mill Management Phase 1 Ltd. Other space – Bucks. Council.
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
2. Four grass verges from Boundary Road along Watery Lane to Moorside	Between SU 91078 89740 and SU 91084 89474	Green infrastructure providing visual relief and refuge for people and wildlife in an area of houses facing extensive new-build office and commercial premises
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Serves the Watery Lane residents, approximately 1 kilometre from Wooburn Green Village centre	The footpath is well used by pedestrians and children accessing the Watery Lane play area	Local in character, approximately 1 acre in total area

Site Details		Owner: Buckinghamshire Council (BCC verges map)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
3. Wooburn Park, verge alongside A4094	Between SU 91082 89738 and SU 91077 89691	A long verge of grass, bushes and trees with the river Wye to its east and, across the A4094, the Spade Oak business to its west. It provides visual relief and refuge for people and wildlife.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Green Belt	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Serves the Wooburn residents, being located between Wooburn Green and Wooburn Town.	Provides visual and physical relief between the A4094 and the river Wye.	Local in character and approximately 0.9 acre in area.

Site Details		Owner: Bucks. Council. 2 Inspire Nos. 32088816 / 32089925 Land Registry BM48461
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
4. Du Pre Walk and other green areas within Stratford Drive estate covered by BM48461.	SU 90519 87702	Green infrastructure, the main part between rows of houses at the centre of the estate with further green areas at the east side.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Serves Stratford Drive community	Provides access plus visual and tranquil relief in the middle of the Stratford Drive ring road	Local in character, approximately 0.7 acre in total area

Site Details		Owner: Buckinghamshire Council
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
5. The Village Green 112 Slate Meadow	SU 90283 87651	This is a part of the Slate Meadow site has "Village Green" status and is owned by Buckinghamshire Council as the successor to Wycombe District Council. It borders an area which is the subject of a planning application for 150 houses and maintaining this green space is of vital importance to local residents. Quality: Tranquil, recreational space, and a natural habitat for wildlife - greatly appreciated by local residents

Checklist

Statutory Designations	Site Allocations	Planning Permissions
The Village Green 112	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
In between Wooburn Town and Cores End serving local communities	An essential contribution to the green separation between Wooburn Town and Cores End	Local in character, approximately 6 acres in area

Site Details		Owner: Land Registry - No Registered Estate: (Bucks. Council.?)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
6. Verge at the junction of Kiln Lane/Widmoor and Hawks Hill	SU 91100 87021	An open corner, with bushes at its rear, forming part of the character of the local area and providing refuge for pedestrians and wildlife, as well as aiding visibility for traffic.

Checklist

Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Provides a pedestrian refuge and gives visibility to traffic between Kiln Lane/Widmoor and Harvest Hill	Contributes to the rural aspect of the area	Local in character, approximately 0.1. acre in area

Site Details		Owner: Land Registry - No Registered Estate: (Bucks. Council.?)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
7. Branch Lane "Ancient Bridleway" with Ancient Woodlands 15m Buffer Zones	Between SU 91029 86880 and SU 91410 86978	Ancient Bridleway / narrow lane connecting Harvest Hill with Broad Lane, not well maintained, but good walking and equestrian route also giving access to Woolman's Wood.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Provides safe pedestrian access from top of Harvest Hill to Broad Lane	Historic significance, recreational value, also used by wildlife	Local in character, about 500 metres in length.

Site Details		Owner: Land Registry - No Registered Estate: "Disinterested" owners known to local residents.
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
8. Harvest Hill Open Space, Bourne End	SU 90487 86686	An important open grass and wild-flower verge/corner, which not only enhances the visual aspects of Harvest Hill lane but also provides a refuge for wildlife and pedestrians. In cooperation with the Parish council, local residents maintain this important large verge under a cultivation license from Bucks County Council to preserve it as a green space
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	Part of the verge (about 35%) is the subject of an application for stopping up order following a planning application to appropriate the land by the owner of the adjacent property. The whole verge including that covered by the application has been maintained by local residents under a cultivation license granted by Buckinghamshire Council to Hawks Hill Widmoor Residents' Group CIC (Community Interest Company). The license was granted prior to the planning application. This green space was assessed to be designated as a Local Green Space in the third draft of the NDP before the attempted appropriation by the adjacent landowner.
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Part of Harvest Hill Community	Sufficiently important to the local community that they have obtained a cultivation licence to preserve it. It provides a refuge for pedestrians and wildlife and is part of the visual landscape and character of Harvest Hill	Local in character, a crescent of approximately 0.6 acre.

Site Details		Owner: Registered Common Land (MyWycombe map)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
9. Green area junction of Hawks Hill and Grassy Lane	SU 90390 87011	Triangular space at junction of Grassy Lane with Hawks Hill. Registered Common Land.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Registered Common Land	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Part of Hawks Hill/Harvest Hill Community with houses around it	It provides a refuge for pedestrians and wildlife and is part of the visual landscape and character of Harvest Hill	Local in character approximately 0.05 acre

Site Details		Owner: Land Registry BM98388 – Bucks. Council
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
10. Green area Millboard Road Land to south of Cores End Road	SU 89948 87228	An amenity green area of grass and mature trees between Millboard Road and the houses on Hellyer Way facing into Hollands Farm. It provides visual and physical relief between houses and commercial businesses.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Serves the Millboard Road, Bridgestone Drive and Hellyer Way community.	Part of the visual landscape providing green space in a partially business area	Local in character approximately 0.2 acre

Site Details		Owner Land Registry BM98388 – Bucks. Council
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
11. Green square at corner of Millboard Road & Bridgestone Drive also including bridge over river Wye and footpath to Cores End Road.	SU 89947 87310	An important amenity area of grass, shrubs and mature trees at the entrance to Bridgestone Drive, connected to the old footbridge across the river Wye in cut-through to Cores End Road. A tranquil space.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Serves the Millboard Road, Bridgestone Drive and Hellyer Way community.	Part of the visual landscape providing green space in a partially business area	Local in character approximately 0.2 acre

Site Details		Owner: Buckinghamshire Council (BCC verges map)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
12. Verges on New Road – from Cores End Road to the School	SU 89806 87784	These verges form part of the visual landscape and character of the area and run from Cores End Road to Bourne End Academy. They are maintained by the Parish Council and a well-used amenity for residents.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
The verges are alongside the housing in New Road and the School.	Green relief along New Road which is afflicted with heavy on-street parking	Local in character, approximately 500 m in length and 0.9 acre in area

Site Details		Owner: Bucks. Council- LR Inspire 32024110 / BM311143
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
13. Green Triangle between Cores End Rd and the Old Railway Line	SU 89760 87406	An area of scrubby bushes and trees, some with preservation orders, owned by Bucks. Council but not maintained. An important part of the green infrastructure between Cores End and Bourne End.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Tree Preservation Order	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
On the border of Bourne End and Cores End at the junction of the A4155 and A4094	Provides a needed area of green space for use by wildlife. In need of protection from development.	Local in character, approximately 0.35 acre in area

Site Details		Owner: Bucks. Council (BCC verges map)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
14. Verges along Cores End Road from Furlong Road to Station Road	SU 89562 87390	These verges of varying width provide a green corridor along Cores End Road in front of houses and offices. Maintained by the Parish Council they are part of the visual landscape
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Alongside houses and commercial buildings close to Bourne End centre	Providing some Green Relief in a built-up section of Cores End Road	Local in character, approximately 300 m in length and less than 0.2 acre in area

Site Details		Owner: Buckinghamshire Council (BCC verges map)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
15. Verge corner of the Parade and Wharf Lane at Southbourne Drive.	SU 89390 87393	A well-used grass verge with shrubs and seating providing visual and physical relief in The Parade shopping area.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
In the centre of Bourne End at the eastern end of The Parade	Providing green relief and seating in a built-up area	Local in character, less than 0.1 acre in area

Site Details		Owner: Land Registry – No Registered Estate. (GWR?)
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
16. Footpath parallel to the railway from the Station to the river Thames	SU 89288 87107	A well-used footpath from Bourne End Station car park to the Thames path and railway bridge with its river crossing for pedestrians. (SUSTRANS)
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Close to the centre of Bourne End in a well-used area	A necessary route between the Station, the Thames footpath and houses with a dense hedge of bushes and small trees and small mature wood at the Thames end.	Local in character, 180 m long and less than 0.2 acre in area

Site Details		Owner: Bucks. Council (BCC verges map) BM366522
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
17. Verges Marlow Rd - Blind Lane to the Parish boundary	SU 89186 87734	A grass verge providing visual and physical relief alongside Marlow Road.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Close to the centre of Bourne End in a well-used area	Green relief and on-foot refuge along the busy A4155	Local in character, 250 m long and less than 0.3 acre in area

Site Details		Owner: Land Registry BM no.293277 – Wooburn Parish Council.
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
18. Dinnie's Riverside Marina	SU 89107 87254	This small plot of riverside land in Bourne End Marina is owned by Wooburn Parish Council and was dedicated to Councillor Dinnie Hawthorne who died in 2005 and who helped the Parish Council secure the land. A tranquil and beautiful riverside green space maintained by the Parish Council in good condition, bordered by the Thames path and enclosed by a fence and hedgerow. It provides river views up and down the Thames and picnic facilities. It is well used by the public who enjoy its riverside setting. It is the only green space in Bourne End with public access to the river.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Not applicable	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
Close to the centre of Bourne End in a well-used area next to Bourne End Marina	Provide a riverside relaxation and picnic area	Local in character approximately 0.1 acre in area

Site Details		Owner: Land Registry BM412909 – Dawn Holdings, Panama
Table 14.2. No. & Site Name	Grid Reference	Description and purpose
19. Town Fields	SU 91109 88232	A large, fallow area of tall grasses, wildflowers and bushes which is: a) a significant part of the green separation between the two Settlements of Wooburn Green and Wooburn Town, b) a haven for wildlife, and c) a positive contribution to the rural character of the Settlements.
Checklist		
Statutory Designations	Site Allocations	Planning Permissions
Green Belt	None	None
NPPF criteria		
Close to the community it serves	Demonstrably special to local community	Local in character and not excessive tract
In between Wooburn Green and Wooburn Town, opposite Wooburn Manor Park estate and a valuable wildlife area	An important contribution to the open aspect of the hillside which leads up to Flackwell Heath	Local in character, approximately 8 acres in area