

Fairwarp

(Inset Map No.13)

Introduction

19.9.1 Fairwarp is a small, fairly compact settlement located east of the B2026, four miles north of Uckfield. The village is mainly residential in character although it retains a number of local services.

19.9.2 The Council's aim is to retain the village's residential character whilst protecting its sensitive rural setting.

Environment

19.9.3 Fairwarp is set amongst attractive undulating heath and woodland within the Medieval Pale of the Ashdown Forest, on the edge of the Site of Special Scientific Interest. The village and surrounding countryside is situated within the High Weald Area of Outstanding Natural Beauty.

19.9.4 The village green, located on the western edge, is a focal point within the village, from where long distance views of the Ashdown Forest are available, especially to the east.

19.9.5 The village developed originally along High Street and Back Lane, which has since been consolidated by infilling and cul-de-sac development, most recently at Orchard Close.

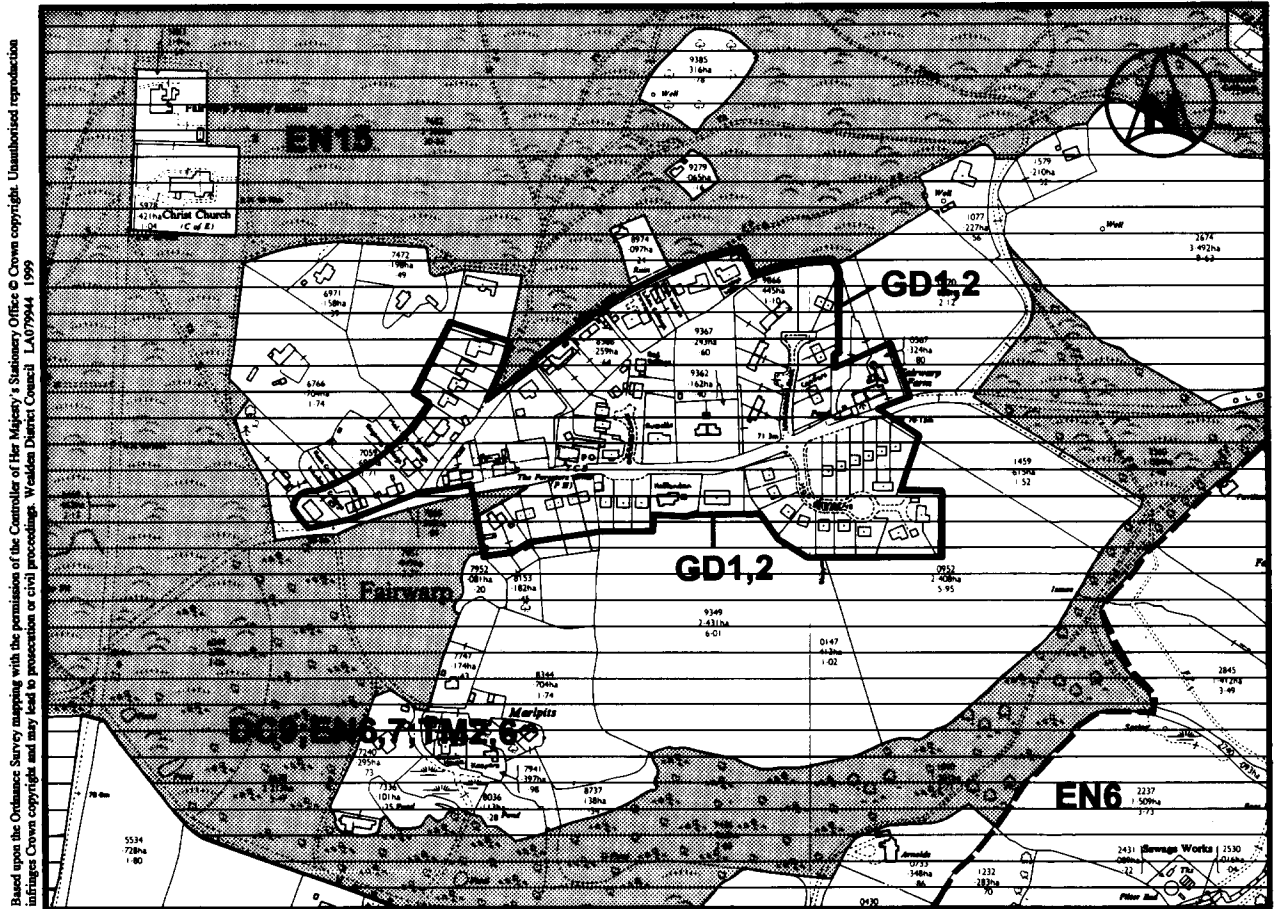
Development Boundary

19.9.6 Due to its sensitive location within the Ashdown Forest and High Weald Area of Outstanding Natural Beauty, the development boundary for Fairwarp tightly follows existing development to prevent any outward encroachment into the surrounding countryside and ribbon development along the main roads.

19.9.7 On the north-western fringe of the village, the development boundary excludes several large properties set in extensive grounds to avoid any intensification of development which would be detrimental to the more rural character. Also excluded are a number of rear curtilages in order to prevent inappropriate backland development.

19.9.8 Marlpits, a scattered loose-knit development south of Fairwarp, is excluded from the development boundary as it lies beyond the main confines of the village where any intensification of development would be intrusive and detrimental to its rural character.

19.9.9 There remains very little further opportunity for any new housebuilding within the defined development boundary other than through redevelopment of existing sites and the conversion of buildings to residential use.



KEY

- Inset Map boundary
- Development boundary
- High Weald Area of Outstanding Natural Beauty
- Site of Special Scientific Interest
- Boundary of Ashdown Forest Medieval Pale



Plan wide policies are listed on the main Proposals Map.

