

# *C*ursley

CONSERVATION AREA

*- A Technical Assessment*



**Winchester**  
City Council

*April 1997*

**W**INCHESTER PLANNING

**Winchester City Council Planning Department**

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**HURSLEY CONSERVATION AREA - A TECHNICAL ASSESSMENT**

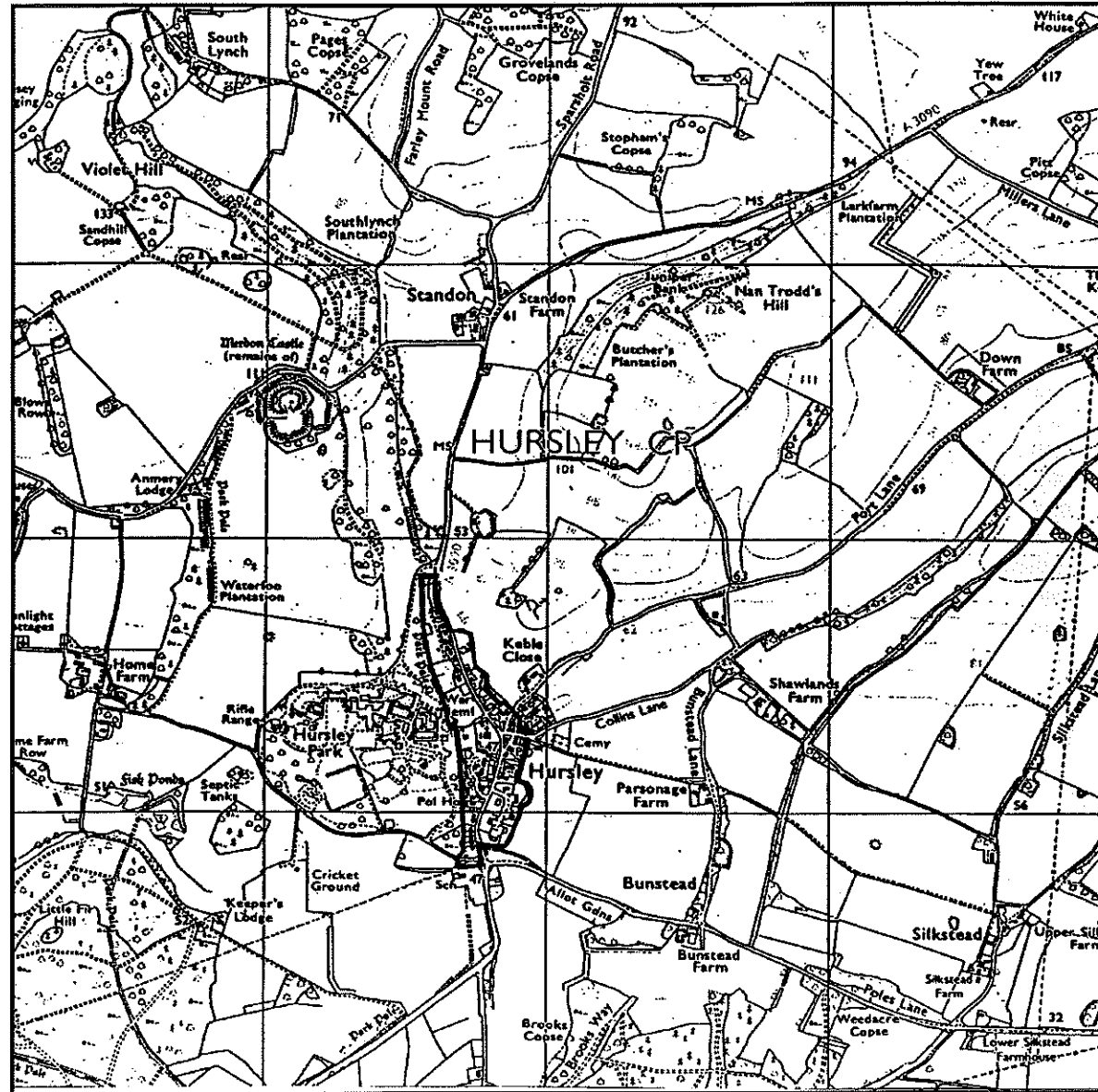
	<b>page no.</b>
1. Introduction	1
2. Location, Designations and Setting	3
3. Origins and Development of the Settlement	5
4. The Archaeology of the Area	9
5. Architectural and Historic Character	11
6. Former and Prevailing Uses	13
7. Contribution of Unlisted Buildings	15
8. Built Characteristics	17
9. Local Details and Features	19
10. Trees	23
11. The Character and Relationship of Spaces	27
12. Detractors and Enhancements	31
13. Conclusion	35
APPENDIX 1 - Identification of Properties	40
APPENDIX 2 - Architectural Features Characteristic of Hursley	43
REFERENCES	45

- 1.1 The 1990 Planning (Listed Buildings and Conservation Areas) Act places a duty on every local planning authority to determine which parts of their area are "areas of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance" and to designate them as Conservation Areas. The Act and recent Government advice (Planning Policy Guidance Note 15) also states that the local planning authority should, from time to time, formulate and publish proposals for the preservation and enhancement of these conservation areas.
- 1.2 This document is a technical appraisal of the Hursley Conservation Area and is based on a detailed analysis of the area. It defines and records the distinctive features of Hursley and attempts to be as factual and objective as possible. To achieve this in a manageable form, the assessment is divided into a series of sections which examine the various elements that comprise Hursley's special character and appearance. However, it is the combination of these features which justifies the designation of the conservation area, rather than the importance of any one particular feature.
- 1.3 The document seeks to increase awareness of these special qualities to ensure that as the area evolves, it does so in a sympathetic way so that the essential character of the area is sustained for future generations. As part of this, a number of enhancement measures are suggested, to be addressed as and when the opportunity arises.
- 1.4 The information contained in this assessment was collected during September/October 1995 and is believed to be correct at the time of compilation. Given the complexity of the area, every attempt has been made to highlight those features which are particularly significant. However, the omission of any feature or features from the text and/or accompanying maps should not be regarded as an indication that they are necessarily without significance or importance in conservation and planning terms.



# HURSLEY Conservation Area

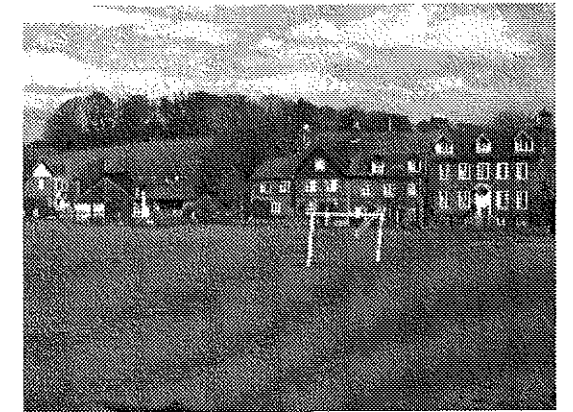
## MAP 1 Location Map



## 2

### Location, Designations and Setting

- 2.1 Hursley is situated in mid Hampshire (Grid Ref SU4225) approximately half way between the historic towns of Winchester and Romsey through which the rivers Itchen and Test run north to south respectively. It is set within an undulating chalk and clay landscape with a series of scarp slopes to the north of the settlement, which gives this part of the downs its distinctive character (see Map 1). There is a population of 793 (1991 Census) living within the Parish and, given that Hursley is the sole village within the Parish, a large proportion of this number are resident in Hursley.
- 2.2 Hursley falls just outside of the southern boundary of the proposed North Hursley Area of Special Landscape Quality (ASLQ). The ASLQ comprises many areas of local significance and attraction including the Scheduled Ancient Monuments of Farley Mount and Merton Castle; Farley Mount Country Park and the historic landscape of Hursley Park.
- 2.3 The surrounding landscape to the north and west of Hursley forms part of the Ampfield Countryside Heritage Area, an area defined by Hampshire County Council to promote conservation and management of its special mosaic of landscape types, wildlife and historic features.
- 2.4 When approached from the north, there are views between the roadside trees across the gently undulating landscape. However, once inside the village itself, the containment created by the slopes to the east and the Park Pale (the boundary of the medieval hunting area) to the west, affords only short views to the skyline. The shallow views that are gained, particularly in the northern part of the village, occur mostly as glimpses between buildings. Perhaps the widest west-east view gained is that from the direction of Church Lodge across the gently sloping recreation ground, over the roof tops of properties along the main road, and through to the skyline of fields and tree groups beyond (Photograph 1).










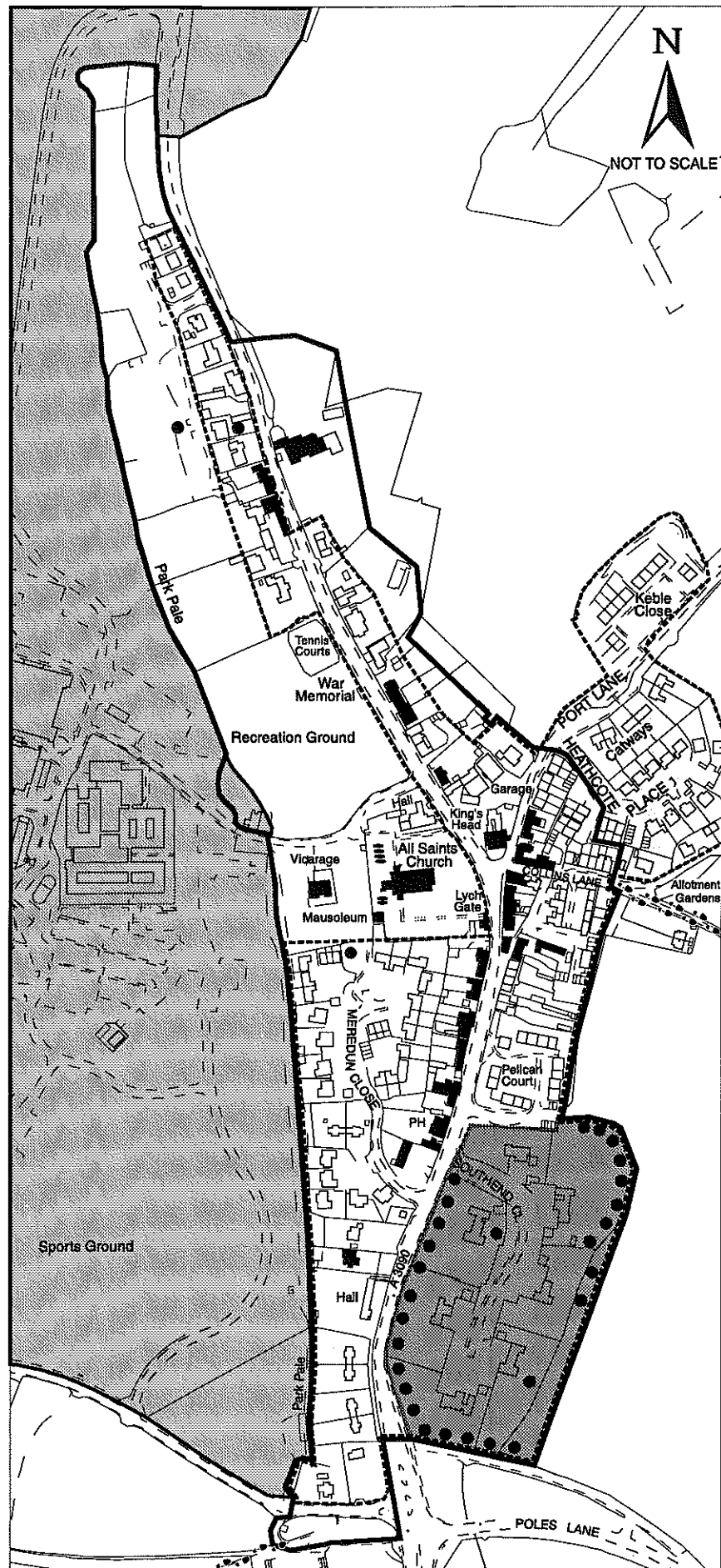
Photograph 1

- 2.5 The Hursley Conservation Area was first designated in May 1970 and since being extended in October 1986 now covers the majority of Hursley, excluding only an area of post war development to the east of the village. In September 1996, part of the conservation area was further rationalised. The Hursley Conservation Area boundary is identified on Map 2.

# HURSLEY Conservation Area

## MAP 2 Existing Designations

-  Conservation Area Boundary
-  Listed Buildings
-  Winchester District Local Plan Policy Boundary
-  North Hursley ASLQ
-  Tree Preservation Order
-  Winchester District Local Plan Proposal EN. 1
-  Footpath



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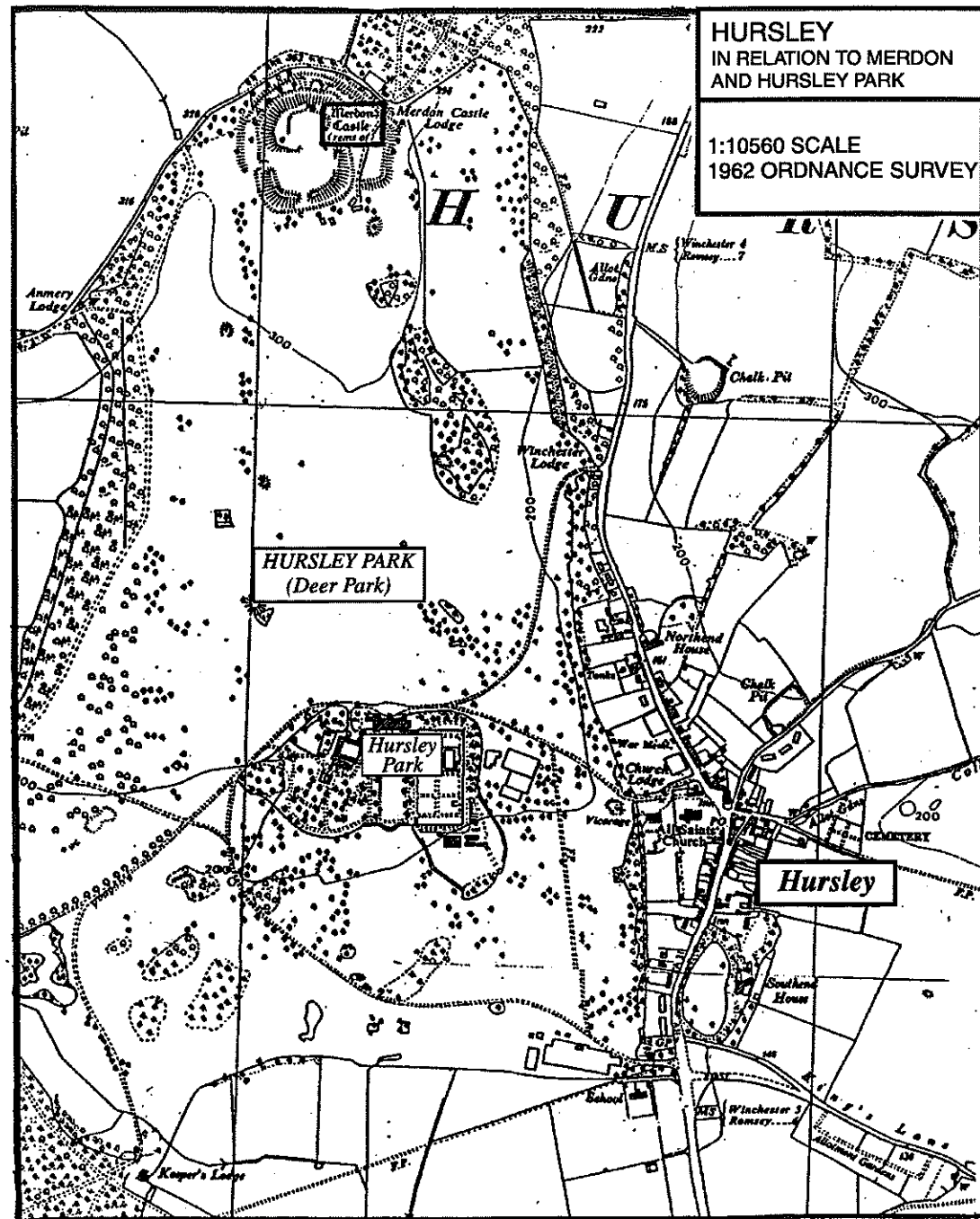
# 3

## Origins and Development of the Settlement

- 3.1 Derived from the name Hurstleigh, 'Hurst' meaning wood and 'leigh' meaning worked pasture land, Hursley is recorded in the Domesday Survey (1086) as being in the Hundred of Buddlesgate.
- 3.2 Hursley could have come into existence around the middle of the 12th Century to replace the village of Merdon, when Bishop Henry de Blois built Merdon Castle on the site of the existing Saxon settlement, itself built on the site of an Iron Age hill fort, see Map 3.
- 3.3 From limited information available on Issac Taylor's map of 1759, Hursley is shown as a settlement of similar size as it was at the turn of this century, dominated by Hursley Lodge and Park Pale to the west. The Inclosure Award Map of 1812 clearly indicates a similar pattern, layout and size. Hursley would appear to have remained a relatively dormant settlement in size, still remaining virtually the same in 1839 when the Tithe Map was drawn, see Map 4. The Ordnance Survey County Series of 1871 serves to confirm Hursley's static nature. It clearly shows the Union Workhouse where the Square is today and the National School for boys where the Masonic Hall is now. The 1890 Ordnance Survey Second Edition still shows a school where the Masonic Hall is and the Smithy, in the building which runs parallel to the road in what is now the car park of the Dolphin Public House.
- 3.4 Hursley probably developed for two reasons; to provide service to Merdon Castle, or later Hursley Park House and as an agricultural village. The tenant farmers fared badly at times, under various Lords of the Manor. In particular with Richard Major in the second quarter of the 17th Century who denied his tenants their privileges and rights. The situation did not improve when Major's eldest daughter, Dorothy, married into the Cromwell family. She married Richard Cromwell, Oliver Cromwell's son. The tenants took a law suit out against their eldest son, Oliver Cromwell II, with which they successfully won back their customs, rights and privileges in 1705. Administration was poor under the Cromwells and Hursley village sunk into depression, but when the Heathcote Family purchased Hursley Park in 1718 there was a marked upturn in the fortunes of the village.
- 3.5 The pattern of the settlement has remained unchanged, merely expanding lengthways along the main route from Winchester to Romsey, yet confined within the southern and northern lodges of Hursley Park House. The southern lodge, Southampton Lodge, is still standing. Unfortunately the northern one, Winchester Lodge, was demolished in the 20th Century. The oldest recorded buildings are central to the settlement. These are the Church, parts of which date from Saxon times, No 81 - 82 which dates from c1490 and could be a courthouse, and No 78, a hall house built c1520. The western extent of the settlement has always been and still is, the eastern limits of the deer park boundary of Hursley House, only a small section of which remains in worthwhile form and is outside the limits of the Conservation Area, to the north of the village.
- 3.6 The two World Wars had a great effect on Hursley with the sudden infusion of anything up to 30,000 soldiers billeted in the Park. Since 1940 Hursley Park has continued as a major employer in the area, first by Vickers Supermarine developing later versions of the Spitfire, and from 1958 by IBM (International Business Machines) for their United Kingdom Development Corporation.
- 3.7 From map evidence it would appear that the village population remained relatively stable over the last 200 years until the 20th Century, when major infilling took place and the number of housing units doubled.

# HURSLEY Conservation Area

**MAP 3** Location  
Map



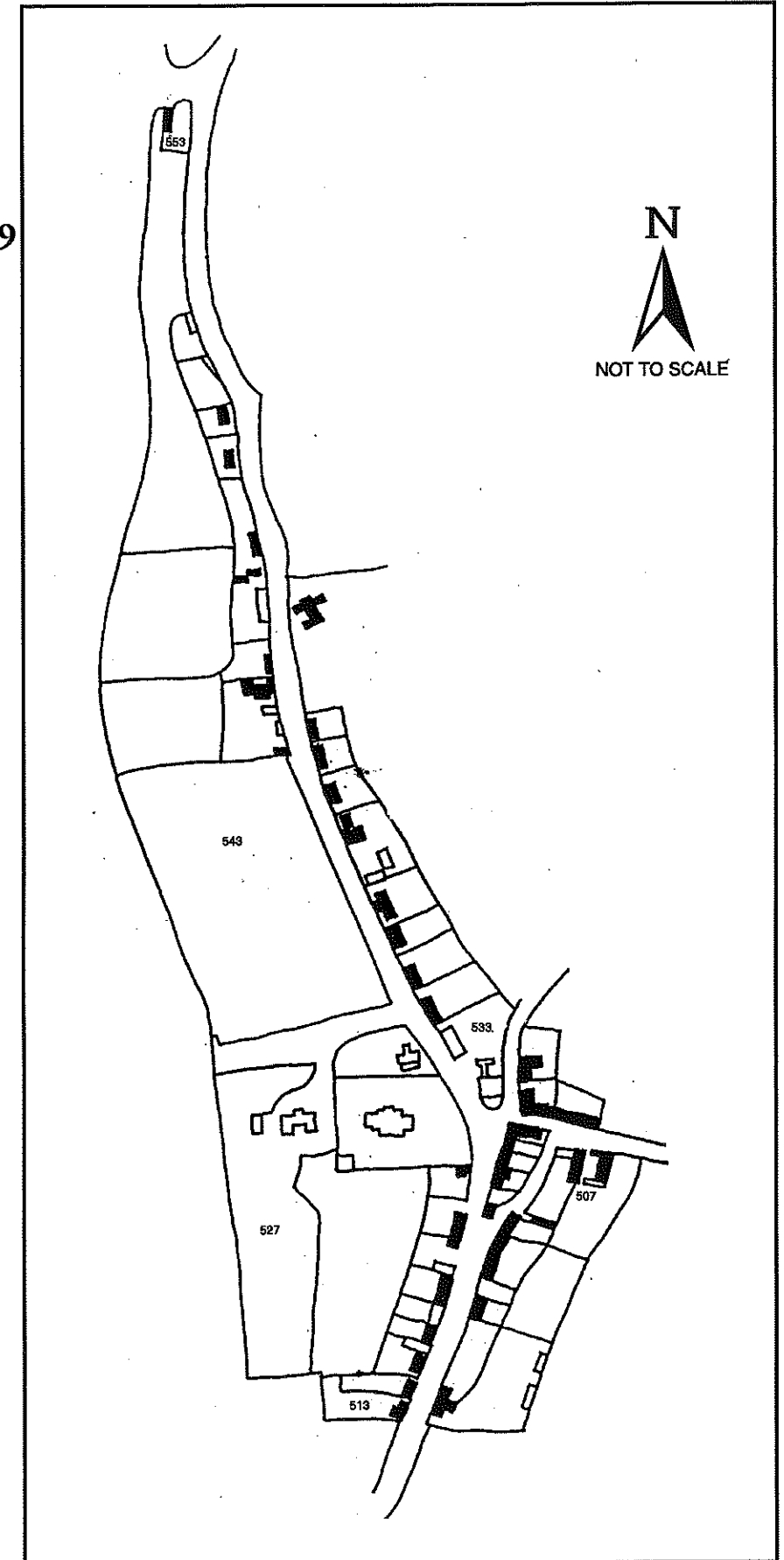
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# HURSLEY Conservation Area

**MAP 4** Tithe Map  
& Award 1839  
(Extract)

□ Other Buildings  
■ Houses

- 553 Bowling Green Lodge & Homestead
- 533 Kings Head Inn Yard & Gardens
- 543 The Globe Paddock Pasture
- 507 Union Workhouse
- 513 Dolphin Inn
- 527 Rev Koble Land




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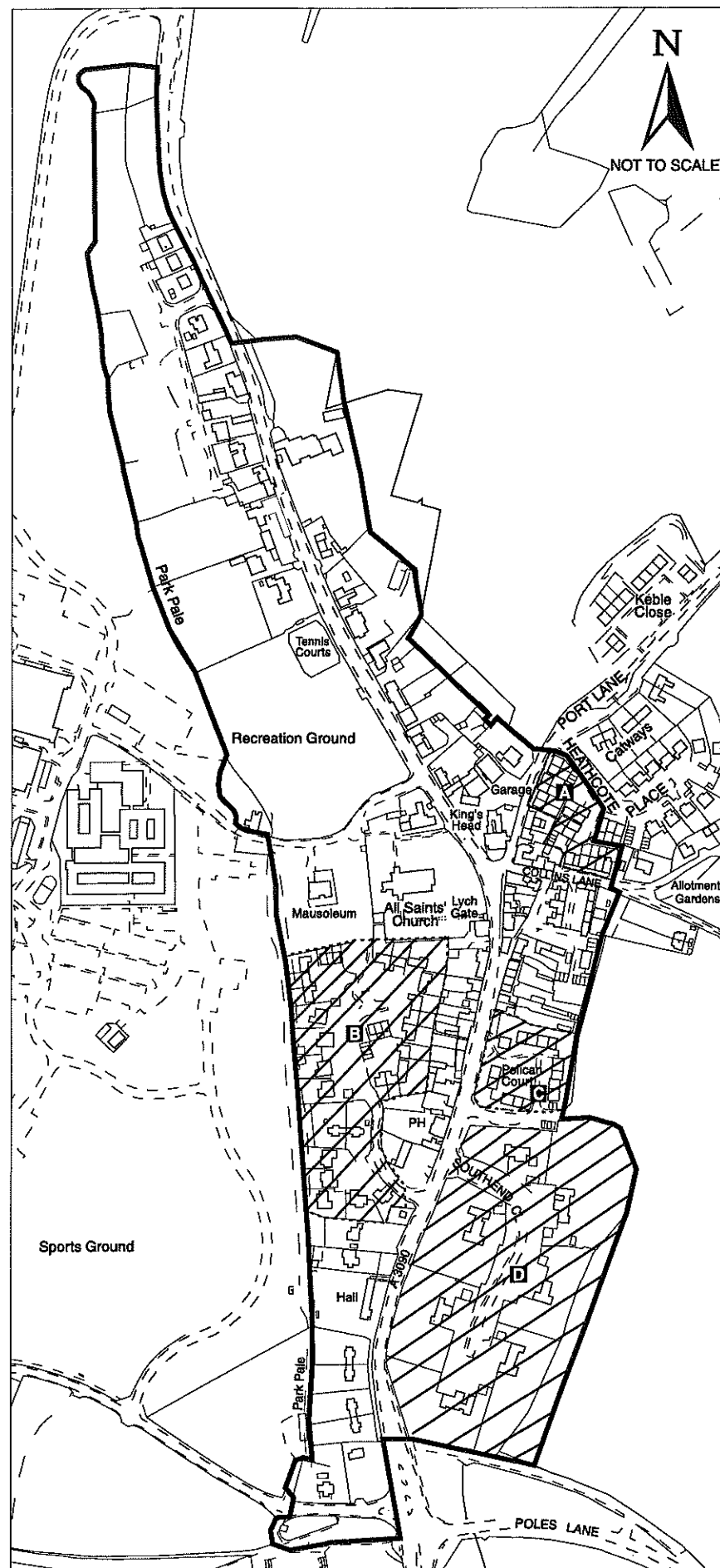
- 4.1 While there are no Scheduled Ancient Monuments within the Hursley Conservation Area boundary, there are two in the immediate vicinity which have had, or do have, a direct effect on the village of Hursley. These are Merdon Castle (DoE No. 27, Hants No. 50) and Park Pale (DoE No. 502, Hants No. 349).
- 4.2 Merdon Castle, formally an Iron Age Hillfort, was built in 1138 by Henry de Blois (half brother of King Stephen) for defence purposes in the Stephen-Matilda 18 years war. In 1155 the Castle was "de-commissioned", armaments and some of the Castle fabric were removed, and for the next 300 years the Castle served as a palace for the Bishops of Winchester. The Castle was finally abandoned in 1441, when some of the ashlar, the finer cut stones, was used in Wolvesey Palace.
- 4.3 Park Pale was an enclosed set of banks and ramparts to mark the extent of the Deer Park of Merdon Castle. A small section remains to the north of the Conservation Area, whilst to the west, the line of the Park Pale provides a well-treed backdrop, contributing to the setting of the village.
- 4.4 Small amounts of Palaeolithic, Mesolithic and Bronze Age material have been found in the area surrounding Hursley, while Mount Down (Farley Mount) to the north west of Hursley was an Iron Age enclosure. Although the Roman Road from Winchester to Salisbury runs to the north of Hursley, only a small amount of Roman material has been located in the area. Hursley Church and presumably the village itself, is of Saxon origin, although the present building mainly dates from the middle of the 19th Century.



# HURSLEY Conservation Area

## MAP 5 Distinct Zones

- Distinct Zones 
- A** Heathcote Place
  - B** Meredun Close
  - C** Pelican Court
  - D** South End Close



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# 5

## Architectural and Historic Character

- 5.1 The buildings within Hursley Conservation Area are predominantly residential in character and encompass a wide range of ages and architectural styles from 16th Century cottages through to post War housing estates and individual properties. The pattern of this development reflects the topography of the surrounding area and, accordingly, development in the village and the Conservation Area follows a linear pattern running along the dry valley, parallel with the A3090.
- 5.2 The Church lies at the centre of the village on the west side of the A3090 with cottages situated both to the north and south, as well as to its east on the other side of the road. The oldest buildings within the village are to be found in the vicinity of the Church, whose tower dates from the 14th Century but was finally rebuilt between 1847 and 1848. Victorian and post War development is then found as infill along the A3090 and to the rear of the main street.
- 5.3 The buildings found within Hursley Conservation Area can be divided broadly into three groups according to their age and are comprised of cottages built between the 16th and 18th Century, Victorian buildings constructed between 1850 and 1900 and post War development of estates and individual properties.

### 16th to 18th Century Cottages

- 5.4 The timber frames and plaster infill of 16th Century buildings can still be seen at 97, 97a and 98 Hursley. A number of other buildings are also of timber frame construction, encased behind brickwork at a later date and are also likely to be of 16th Century origin. The Dolphin Inn was originally a jettied structure and probably dates from the 16th Century.
- 5.5 The majority of properties found between the Dolphin Inn and 93 Hursley on the western side of the A3090, and between 85 and 36 Hursley on the eastern side, date from the 17th and 18th Centuries (Photograph 2). Generally, buildings are comprised of one and a half, or two storey terraces and pairs of cottages set against the road and are mainly

constructed or encased in brick with red plain clay tile roofs, casement windows and solid or panel doors. Several of these buildings; 79 Hursley, the Dolphin Inn and 31 Hursley, have been rendered or colourwashed.



Photograph 2

- 5.6 The majority of these buildings were constructed for residential purposes. However, a number of properties have 19th Century alterations to incorporate shopfronts, for example at 31, 97 and 99 Hursley. The antiques shop at 80 Hursley was originally constructed as a forge, 31 Hursley originally included a stable block and there are also a number of barns apparent within the street scene.
- ### Victorian Properties
- 5.7 A second group of buildings were constructed roughly between 1850 and 1900 and their distribution is spread evenly across the Conservation Area. Buildings constructed during this period range from individual residential properties such as the Vicarage, pairs of semi-detached and terraces of buildings such as 87 to 97 Hursley, to community buildings such as the Church and Village Hall.



5.8 These buildings have been constructed from a variety of materials, encompass a range of architectural styles and are generally elaborate in their use of materials and detailing. Several of these properties have mock timber frame detailing at second floor and eaves level, while 1-3 Tudor Cottages is an example of a late Victorian mock Wealden style cottage. The Vicarage and Lych Gate Cottage are both constructed from stone, while 109 Hursley and Church Lodge are constructed from red brick but are embellished with decorative barge boards, tile hanging and timber frame detailing.

5.9 As well as the use of a variety of materials in the construction and detailing of these buildings, perhaps their most obvious contribution to the architectural character of the Conservation Area is the moulded brick octagonal chimney stacks found on a number of properties from this period.

#### Post War Development

5.10 There are several areas of modern development found within the Conservation Area which date from between the late 1960's and mid 1980's. These are mainly located at the periphery of the Conservation Area and, as discussed below, form distinct zones which separate them from the core of the village (see Map 5). In addition, infill development of individual residential properties is found along the A3090 at the periphery of the Conservation Area.

5.11 **Southend Close** A group of seven detached properties were constructed in the mid 1970's and are set in the well-treed grounds of the former South End House. Built from brick and tile hanging with large metal framed picture windows, these buildings are not evident within the street scene as the surrounding trees and landscaping are particularly dominant. As such the Close forms a distinct area which differs from the main historic core of the Conservation Area.

5.12 **Meredun Close** An area of housing constructed in the late 1980's and surrounding a semi detached pair of dwellings constructed in 1956. There is a mix of detached and terraced properties with materials and detailing which to some extent has been borrowed from buildings within the main core of Hursley. The estate is set behind the main road running through the village and the roofs of this development are visible through the gap in the cottages lining the A3090. There are views towards the

Church and Vicarage from the centre of Meredun Close and conversely there are views towards the roofs of these properties from the heart of the Conservation Area, providing a visual link between the two areas.

5.13 **Pelican Court** Unlike most of the areas of modern development within the Conservation Area, Pelican Court is particularly visible when viewed from A3090. It is an area of bungalows constructed in the late 1960's around a central courtyard. In terms of form, massing and materials, this area does not blend well with the surrounding townscape.

5.14 **Collins Lane/Heathcote Place** These properties form part of a late 70's residential estate. These are built as a series of terraces with mock lead casement windows in metal frames, with dark brown brick and small concrete tiles. In terms of size and massing, the buildings form part of the townscape of Collins Lane and as such contribute to the setting of Listed Buildings in the vicinity.

## 6

### Former and Prevailing Uses

6.1 There is no overall influence on the plan form and the building type of Hursley. Individual buildings have changed and have been influenced in certain ways and in turn have had an effect on the overall form of Hursley.

6.2 The subsequent paragraphs list those buildings which have had historic patronage or whose use, or change of use, have had an effect on the plan form or building types of Hursley.

6.3 All Saints Church (probably the fourth on the site) was built for the Rev. John Keble, the pioneer leader of the Oxford Movement. The architect was J P Harrison, a follower of Pugin. It was built in 1846-8 from the royalties of Keble's "The Christian Year" and "Lyra Innocentium". Keble had a direct influence on the design of the Church and its fittings.

6.4 The Heathcote Family who purchased Hursley Manor in 1718 made their mark on the village when Thomas Heathcote, born in 1721, rebuilt Hursley Church in 1752/3. This lasted until 1848 when the present one was built. The family Mausoleum which he also built still remains in the south west corner of the churchyard.

6.5 No 81-82 Hursley is a two storey building which was possibly a courthouse built c1490 - 1560. Careful analysis has indicated that it was constructed for a specific purpose to serve as a courthouse for the Manor of Hursley. It could have become necessary to have a courthouse either during the late 15th Century when the Manor House belonging to the Bishop of Winchester was in decline, or when the Bishop surrendered the Manor in 1550, which was subsequently granted to Sir Philip Hoby.

6.6 No 55 and 56 Hursley is a two storey "L" shaped building at the corner of Port Lane and Collins Lane built in the late 18th Century. Now a dwelling, the original use of this distinctive building was as an Audit House.

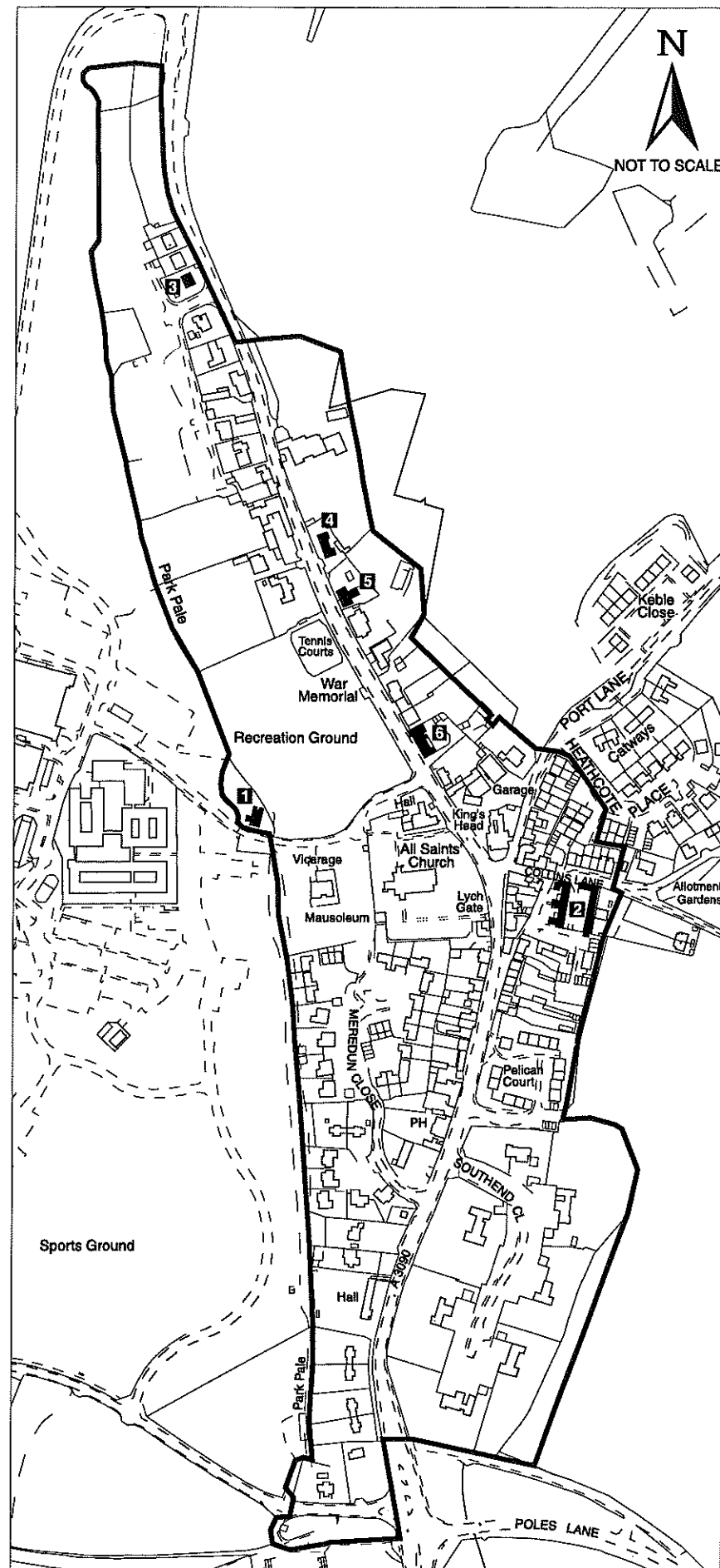
6.7 There have been a number of demolitions in the 20th Century which have left Hursley architecturally poorer. Winchester Lodge, the northern lodge of Hursley Park House, was a 17th Century dwelling with a thatched roof which swept down over a verandah. It was altered in the 19th Century and demolished in the 20th Century. The 18th Century Pelican Farm (No 105 & 106), was of chequer brick under a tile roof. It was demolished in 1967/8. The farm was held by Corpus Christie College, Oxford, having probably been granted it by Bishop Richard Fox who held the see at Winchester from 1500 to 1528. His coat of arms was "pelicans in piety". Pelicans appeared on his coat of arms, from which the present day Pelican Court takes its name. Southend House; this 18th Century stuccoed house with tiled roof, large central porch, verandahs on two sides was demolished earlier this century. The plan form which has replaced it is totally alien to the rest of Hursley, a description of which can be found at paragraph 5.11.

6.8 The change in rural craft requirements has meant the demise of services which in turn have affected the character of Hursley. No 97 was the former Saddler's shop, No 38 was up to 1882 a private school, then later became the doctor's house, now a private residence. Northend House was formally a farmhouse now a private residence. No 99 was the village carrier's house until about 1904. No 39 was a doctor's surgery. No 80 was the village smithy and is now an antiques shop.

# HURSLEY Conservation Area

## MAP 6 Important Unlisted Buildings

- 1 Church Lodge
- 2 The Square
- 3 21 Hursley
- 4 Tudor Cottages
- 5 33-34 Hursley
- 6 40 and 41 Hursley, Lime Tree Cottage



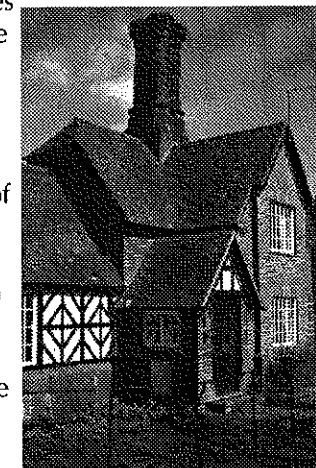
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# 7

## Contribution of Unlisted Buildings

7.1 Many buildings within the conservation area provide an individual contribution towards the overall character of Hursley and a number of these are Listed Buildings (see Map 2). Of the non-Listed Buildings, there are a number of properties which make a particularly strong contribution to the character of the area. These are identified on Map 6 and are detailed below.

7.2 Church Lodge (Photograph 3) stands at one of the entrances to Hursley Park, to the west of the Church at the centre of the village, and incorporates several of the features that makes Hursley distinct. It is an attractive one and a half storey building with decorative gabled ends and is constructed mainly from red brick and clay tiles with a mock timber frame extension. It has the distinct moulded brick chimney stacks found on a number of other buildings within Hursley. The building can be seen across the recreation ground from the A3090 with the chimneys and roof line being particularly visible against the back drop of trees which denote the Park Pale. The detailing on this building reflects that which is found on some of the Listed Buildings within the Conservation Area and, therefore, contributes to the continuity of features on historic buildings within the village.



Photograph 3

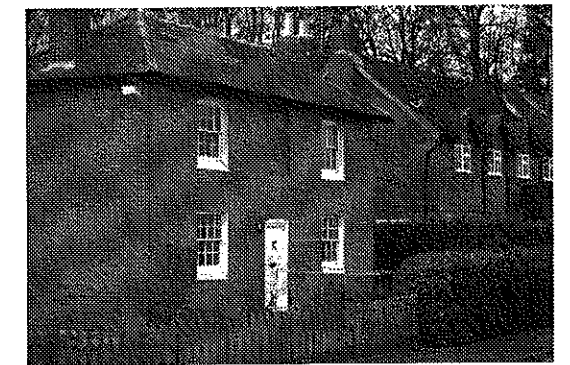
7.3 The Square (Photograph 4) is formed by two terraces of houses set parallel to one another



Photograph 4

with an informal courtyard of gardens linking the two. It is situated to the rear of the properties lining the A3090 with access from Collins Lane. Formerly the Hursley Union Workhouse, the buildings were substantially altered and renovated in the early 1980's to provide residential accommodation. The red brick walls and slate tiles of the buildings, along with their massing, allow the two terraces to fit comfortably among the surrounding Listed Buildings.

7.4 21 Hursley (Photograph 5) lies at the northern end of the Conservation Area, adjacent to the A3090 and is one of the last buildings visible on exiting the area.



Photograph 5

It is a simple late 18th Century two storey detached cottage constructed from red brick and slates and on account of its location, acts as a reminder of the buildings within the heart of the Conservation Area.



Photograph 6

7.5 Three late Victorian Cottages, Tudor Cottages (Photograph 6) and 33-34 Hursley (Photograph 7) lie to the eastern side of the A3090 and are all unlisted. Tudor Cottages

appears as one building but is in fact three cottages and is constructed in a mock Wealden style with leaded windows and moulded brick chimney stacks. The black timber and white render of this building and its tall chimneys makes it a distinctive building within the street scene and the detailing on it is repeated in other buildings within the Conservation Area. Nos 33 and 34 Hursley are a modest pair of cottages and incorporate many of the details found in Hursley within their design. The timber frame at second floor level compliments that of Tudor Cottages.



Photograph 7

- 7.6 In addition to the buildings themselves, the spaces between the buildings on the eastern side of the road at this point allow views through to the trees and fields at the rear, and to the group of Yew trees to the north of Tudor Cottages. The combination of wooded setting and the architectural style of the buildings make an attractive and positive contribution within the Conservation Area.
- 7.7 Lime Tree Cottage, 40 and 41 Hursley (Photograph 8) are pleasant one and a half storey cottages with typical leaded windows and gabled dormers. They contribute to the setting of 36-38 Hursley which are Listed Buildings, as together they provide an almost continuous row of buildings with the three storey building (38 Hursley) at its centre. This is particularly visible when the group of buildings is viewed from the recreation ground opposite.



Photograph 8

## 8 Built Characteristics

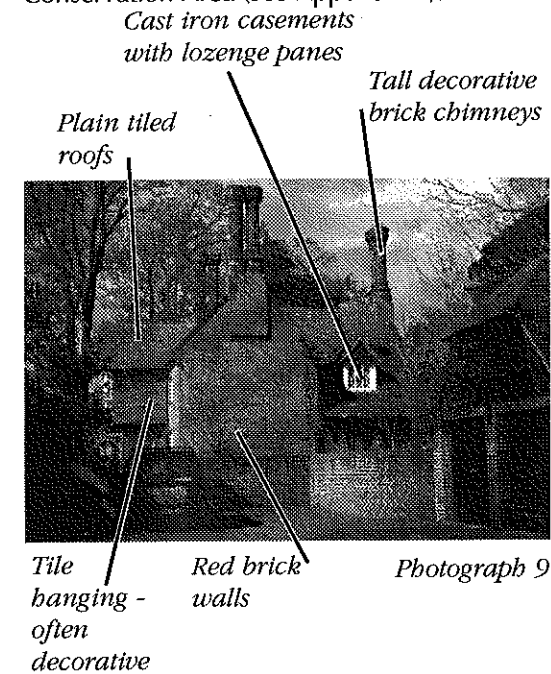
- 8.1 Although there is an overall impression of homogeneity within the Conservation Area, there is, in fact, some variation in the shape, form and massing of individual buildings. There is a marked predominance of two storey buildings with steeply pitched clay tiled roofs, interspersed with one and a half storey cottages also with clay tiled roofs and generally with gabled dormer windows. In addition to this, there are examples of two and a half and three storey buildings which create a variety of different heights visible in the street scene.
- 8.2 The footprint of older buildings is generally based on a long narrow house plan as distinct to the squarer footprint used in modern housing and this has had a significant effect on the resulting building form. Buildings generally have gabled roofs and are sited both end on and parallel to the road, thus providing a visually varied building line along the main road through the Conservation Area. However, there are also examples of half-hipped and hipped roofs along with buildings which comprise a combination of roof forms.
- 8.3 In addition to the prevailing red plain clay tiles, slates appear on former agricultural buildings and on 19th Century buildings such as 76 Hursley, the Village Hall, Vicarage, the Old Audit House, Southampton Lodge, and The Square. Examples of plain and interlocking concrete roof tiles can be seen within the modern areas on the periphery of the Conservation Area as well as on individual houses along the main road. These, however, are alien to the general character of the Conservation Area.
- 8.4 In addition to the variety in the shape and materials of the roofs, the roofscape is broken by a number of small, mainly two light dormer windows. The majority of these are of a gable style with clay or slate cheeks and tile hanging. The majority of these dormers are set across the eaves line rather than completely within the roof. The variations relating to the heights of buildings and shape of roofs form a street scene with a great deal of visual interest.
- 8.5 Despite the wide variation in the ages of the buildings within the Conservation Area there are a number of unifying characteristics evident within the street scene. Detailing on individual buildings provides a measure of continuity and there are a number of different elements which recur regularly throughout the Conservation Area (see Photograph 9 on page 19).
- 8.6 One of these features is the use of tile hanging on the buildings. These are generally of a decorative type known as 'fish scale' and appear at first floor level, on gable ends and side elevations of buildings and are a distinct orange/red colour. There are also a number of modern buildings which have incorporated tile hanging into the design and provide a degree of continuity between old and new buildings within the Conservation Area.
- 8.7 Hursley is well known for its striking 19th Century moulded brick 'twisted' chimney stacks. In fact these chimneys only appear on four of the buildings within the Conservation Area with a fifth building, the Dolphin Inn, having a 19th Century plain diamond stack which is similarly proportioned and in a prominent position. These chimneys are all visible from the A3090 and therefore create points of interest when passing through the Conservation Area.
- 8.8 There are only a few examples of wooden sash windows within the Conservation Area. However, there is a predominance of one, two and three light casement windows, either with wooden frames and a range of different numbers of panes, or with cast iron casements and distinctive lozenge shaped panes. This style of window appears in buildings of a variety of ages and creates a distinct and unifying feature throughout the village. Leaded windows appear in other period buildings as well as modern copies in some of the post War developments within the Conservation Area.
- 8.9 There is a high occurrence of simple planked wooden doors and panel doors within the Conservation Area. A small number of buildings have a combination of glass and panel doors. These, along with glass doors, are found mainly within the modern development at the periphery of the Conservation Area.

8.10 The buildings are a major feature which contribute significantly to the overall interest of the area. There is a great deal of variety in the size, form and massing of buildings but detailing on individual buildings provides unifying features found across the Conservation Area resulting in a degree of coherence within the area. (see Appendix 2). The combination of red brick, red plain clay roof tiles, fish scale tile hanging, dormer windows, ornate chimneys, leaded and lozenge casement windows on buildings which can be terraces, in pairs or standing alone, positioned with the gable end onto the road or with the end parallel to the road, provides both variety and continuity between buildings of various ages and architectural styles. The features described in the above paragraphs form the built character of the Conservation Area. Therefore, it is highly desirable that these typical details and features are retained.

# 9

## Local Details and Features

- 9.1 The architectural themes and materials of Hursley have been discussed at Sections 5 and 8. A variety of ages and styles are found, however, it is the estate cottages which provide the quintessential examples of the very distinctive architectural features of the Conservation Area which distinguish it from others within the District.
- 9.2 Many of these features, such as lozenge windows or tile hanging, are found on various buildings (listed and non-listed) throughout Hursley (Photograph 9). It is, therefore, important that these elements are retained wherever possible, in order to maintain the distinctive character of the Conservation Area (see Appendix 2).



### Walls

- 9.3 There are a number of boundary walls throughout the Conservation Area which provide a strong visual link and enclosure to



Photograph 10

the street. These tend to be either red brick, or flint walls and should be retained.

- 9.4 Careful use of materials and detailing in the construction provides a rich variety of patterns and textures. This is evident in the way the flints are strongly coursed in a number of the walls; the subtle patterns and textures derived through the careful choice of mortars and brick bond (mainly Flemish and English Garden wall bond) and the detailing of the wall head, where half raised bricks are a common feature.
- 9.5 Some of the most prominent boundary walls are listed below and are identified on Map 7. Lack of specific reference within this Section does not necessarily imply that a wall is unimportant or unworthy of retention.
- Flint wall in the southern part of the Conservation Area. This once formed the western boundary to the grounds of the former South End House, now occupied by a 1970's housing development. The wall is a strong visual feature and an 'entrance' to the village (Photograph 17).
  - Red brick wall at the junction of South End Close, opposite the Dolphin Inn. This occurs as a visually prominent feature when approached from the north.
  - Low flint wall to the east of the Church abutting the public footpath. This wall provides a strong visual element at a focal part of the village and forms part of the setting to the Church.
  - Low red brick garden wall in front of No 42, important part of the setting of the cottage and as a visual feature of the street scene.
  - Low flint wall, adjacent No 31.
  - Low flint front garden wall, in front of No 36.
  - Red brick wall to Cromwell House, and red brick wall in front of Nos 27 and 28, incorporating a gateway to 'Keepers Cottage'. Both of these walls are visually important within the street scene. They emphasise the narrowing of the street scene as one approaches the northern



# HURSLEY Conservation Area

## MAP 7 Important Walls and Features

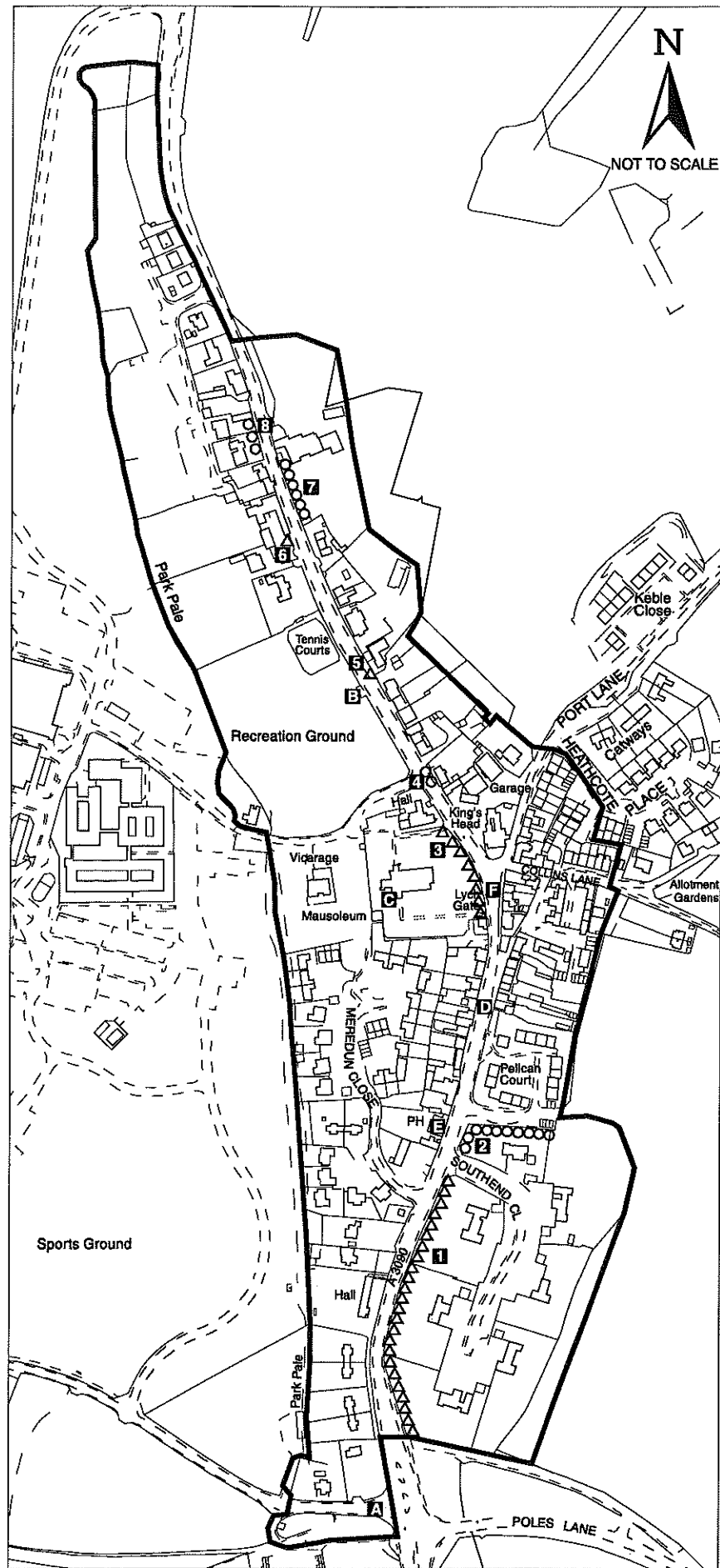
### Walls

- Red Brick Walls
- △ Flint Walls
- 1 South End Close
- 2 South End Close
- 3 Church
- 4 No. 42
- 5 No. 36
- 6 No. 31
- 7 Cromwell House
- 8 No. 27-28

### Features

- A Commemorative Seat
- B War Memorial
- C Mausoleum
- D Conduit
- E Dolphin Hanging Sign
- F Post Box

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extremity of the village. They also provide a strong sense of enclosure.

### Commemorative Seat

- 9.6 In October 1914, Hursley Park provided the Divisional Headquarters for the 8th Division. On 4th and 5th November 1914, the Division marched from Hursley Park, through Southampton Lodge Gate at the south of the estate and on to Southampton Docks for embarkation to France. A stone seat around the base of a Cedar tree was erected by Sir George Cooper to commemorate this significant event (Photograph 11). It is prominently located on a small triangular area of grass at the junction of the A3090/Poles Lane.



Photograph 11

### War Memorial

- 9.7 An obelisk with brass plaques on a stone platform comprises the war memorial, (Photograph 12) which is located on the eastern boundary of the recreation ground, opposite No 36 (see Map 7).

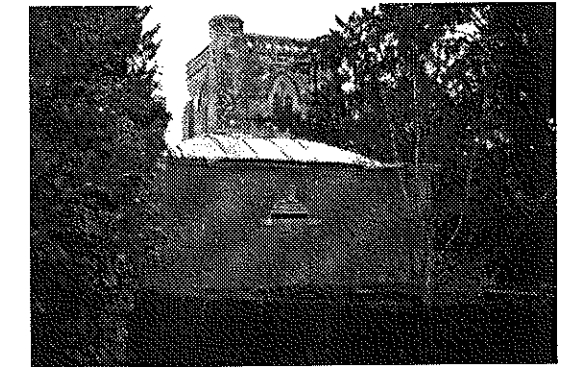


Photograph 12

### Mausoleum

- 9.8 The Mausoleum, located just south west of All Saints Church, dates from the late 18th

Century (see Map 7). It was erected for the Heathcote family and was built by the first Sir Thomas Heathcote who inherited the estate when Sir William Heathcote died. It is constructed of brick and the lunette window includes an inscription to John Keble 1866.

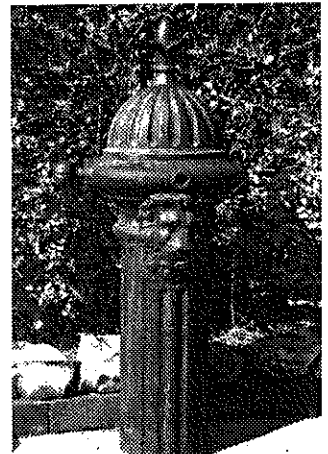


Photograph 13

### Conduit

- 9.9 A cast iron conduit with a fluted dome is located adjacent to the footpath, next to No 96.

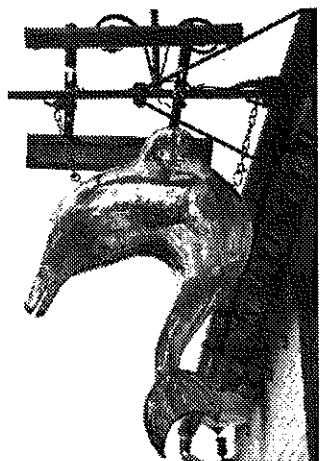
It was once fed from a 180ft well and tank on high ground, north east of Cromwell House. It is noted in Hampshire County Council's Publication "Hampshire Treasures" and is worthy of retention as a feature of interest within the Hursley Conservation Area (see Map 7). A similar conduit at Northend was removed in the early 1960's.



Photograph 14

### Dolphin Hanging Sign

- 9.10 The Dolphin Inn occupies one of the most prominent sites within the Conservation Area. Its hanging sign in the shape of a

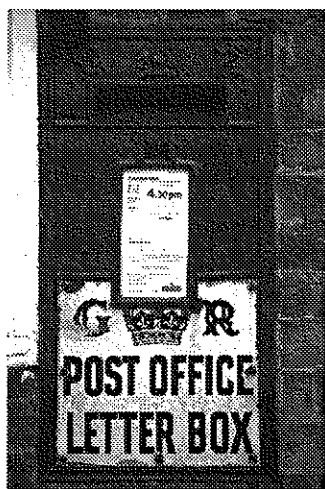


Photograph 15

dolphin, free from unnecessary lettering, clearly identifies the property. It comprises one of the points of interest within the street scene, distinctive both during the daytime and in the evening.

**Post Box**

- 9.11 Post box set into wall at the Newsagents shop (see Map 7).



*Photograph 16*

# 10 Trees

- 10.1 Hursley benefits from a well-treed character where both groups and individual trees are important (refer to Map 8). The northern and southern extremities of the Conservation Area are both well-treed, clearly defining the limits of the built form of the village.
- 10.2 The prevailing parkland species are a legacy of the early 18th Century parkland of the Hursley estate. In particular, the mature, wooded ridge of the Park Pale to the west, provides an important visual backdrop. It confines the linear form of the village and provides an effective screen to the IBM headquarters.
- 10.3 The importance of this treed ridge is ever present, glimpses of which may be gained throughout the built form of the village. However, it is the penetration of open space, afforded by the recreation ground, that provides an opportunity for the mature tree groups of the Park Pale and The Vicarage to finally emerge as a dominant feature of the Conservation Area. This wooded area comprising a mixture of trees including Yew, Ash, Holly and Sycamore, together with a glimpse of Church Lodge with its decorative stacks, is one of the most striking and contrasting internal views from the street level.

- 10.4 To the south of the village, the street scene is dominated by a mature belt of trees behind



*Photograph 17*

the continuous boundary flint wall of the South End Close. When approached from the south, it is the height, density and variety of parkland species achieved by this group which denotes their importance within the street scene (Photograph 17). Approached from the

north, it is the mature, distinctive form of the Cedars, opposite the Dolphin Inn and Meredun Close, which dominate this focal point of the Conservation Area (Photograph 18). As the main road bends to the right, the increased tree coverage emphasises the change in character, from the built-up part of the village to an area of lower density as one begins to leave the settlement.



*Photograph 18*

- 10.5 The entrance to South End Close is marked by a dominant red brick wall and mature Cedar tree to the north of the junction, and the sweeping flint wall with a mature Oak at the southern point of the junction. South End Close itself represents a distinctive zone of the Conservation Area comprising a mid 1970's development of seven detached properties linked by walls. However, the buildings are almost incidental to the prevailing spacious, well-vegetated character.
- 10.6 The trees occur mostly as specimens or small clusters within wide grass verges, and include a variety of species such as Yew, Holm Oak, Willow, Cedar and various garden planting. Even the linking walls are heavily planted over, so much so that their presence is hardly noticed. It is the space, variety and height of trees that creates the essential character of this part of the Conservation Area.
- 10.7 As well as the areas of general tree coverage, there are a number of individual or small groups of trees which are also of particular importance. It would be an unmanageable task to identify all of the trees which make a positive contribution to the Conservation Area. However, those of particular prominence are detailed below and are identified on Map 8.

- Mature Plane at the entrance to Cromwell House. This is a very prominent feature within the street scene, particularly when approached from the south (Photograph 19).



Photograph 19

- Group of predominantly Yew trees behind the long red brick garden wall of Cromwell House. The trees, together with the wall, provide a dominant feature within this part of the Conservation Area (Photograph 20). They also provide a wooded setting to the unlisted, but distinctive, properties known as Tudor Cottages.

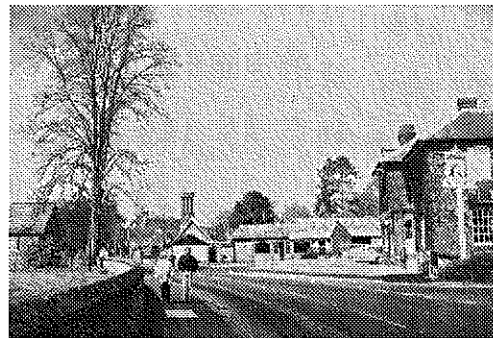


Photograph 20

- Group of four Lime trees in front of No's 33/34 and The Cottage. These together with two Limes in front of No 38 and Lime Tree Cottage have been thinned due to their roadside location but, nonetheless, they are very important visually within the street scene. They also help to soften the built form of the residential properties at this point and provide visual continuity with the open space of the recreation ground opposite, with its well-treed perimeter.
- Crab Apple tree behind low brick wall, adjacent No 42. Although perhaps less dramatic than some of the other individual trees, this occupies a prominent site within the street scene,

particularly when viewed from the access opposite which serves the Vicarage and Church Lodge. Furthermore, by contrasting within the hard surfacing between Nos 41 and 42, the tree helps to separate these properties, allowing their architectural qualities to be viewed individually.

- Two Plum trees in front of the Village Hall. Amongst the green canopies of the churchyard and Vicarage trees, the grey tarmac highway, and Church flint wall, these two Plum trees with their dark purple leaves afford a contrast of colour at a focal point of the Conservation Area.
- Churchyard/Vicarage trees. The Ash, Yew and Sycamore trees surrounding the Vicarage are important for their group value and as a setting to the Vicarage. The linear group of Yew trees to the east of the Vicarage and the Church, create a wooded environment to the narrow footpath, which provides a pedestrian link through to the Meredun Close development and to the southern part of the village generally. Within the churchyard there are a number of trees including three dominant Lime trees. These Lime trees are thought to have been planted by Richard Cromwell, who is said to be buried within the church yard. Due to its prominent location at a focal point of the street scene, perhaps one of the most significant Lime trees is the one immediately behind the low flint wall, adjacent to the highway and the Village Hall (Photograph 21).

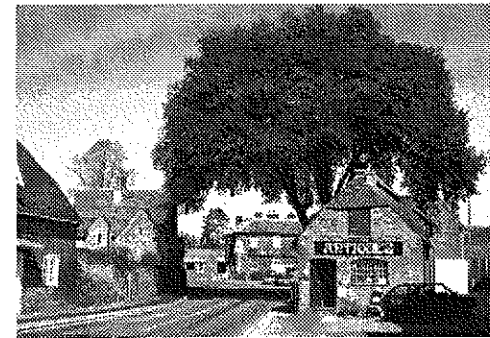


Photograph 21

- Yew tree, adjacent No 37 Meredun Close. This constitutes a visually prominent tree at the northern edge of the Meredun Close housing development and is subject to a Tree Preservation Order. Significant

as a specimen tree, it also helps to mark this focal point of the Conservation Area, where the Yew trees of the Vicarage, dome of the Mausoleum and view of the Church provide a distinct contrast with the adjacent housing.

- Holm Oak behind the Old Forge (No 80 antiques shop). Due to its prominent location within the street scene, and its close association with adjacent buildings, this mature evergreen Oak provides one of the most distinctive streetscape images of the Hursley Conservation Area (Photograph 22).



Photograph 22





















- The harsh alien form of Pelican Court is softened by the presence of a number of trees. Most notable are the Plum and Plane trees behind the low wall adjacent to the highway, and a mature Horse Chestnut specimen tree which dominates the central area of the court form of the development.
- Specimen Cedar and Oak trees to the entrance of South End Close. The significance of these trees has already been discussed, together with the importance of the general tree coverage of South End close and the parkland trees behind the sweeping flint wall.
- Multi-stemmed Sycamore, Dolphin Inn Car Park. It may not be appropriate to retain this particular tree which might damage the adjacent Listed Building. However, its presence highlights that perhaps a new specimen tree, more appropriately located within this site, would help to soften the otherwise harsh effects of the car park, at a prominent location within the street scene.

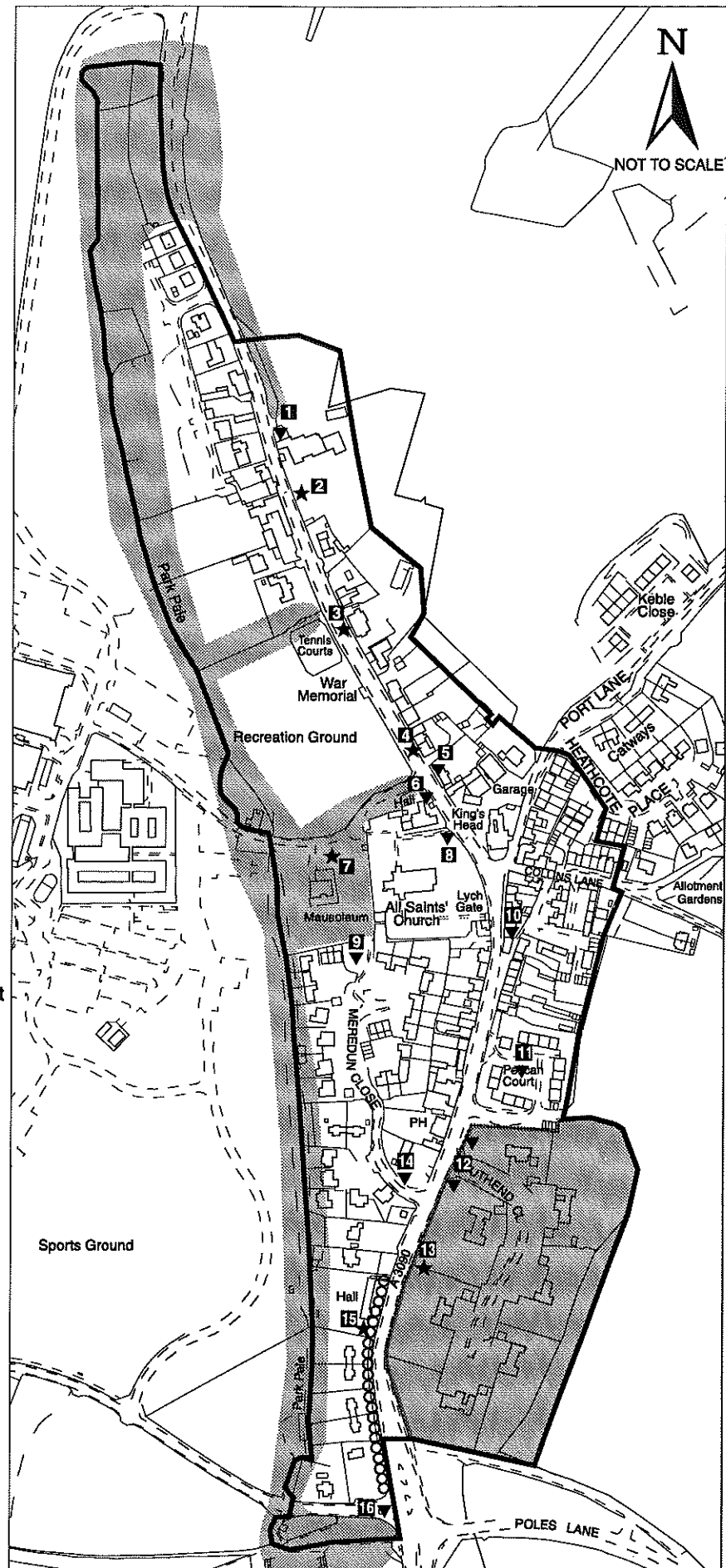
- A small group of trees comprising Holly, Sycamore and Hornbeam in front of the southern gable end of the Masonic Hall. This group, together with the trees opposite at South End Close, provide an important feature at a focal point of the southern part of the Conservation Area (Photograph 17).
- Cedar tree at the southern boundary of the Conservation Area. This is a very prominent tree at an important road junction. It is particularly significant when approached from Poles Lane, or from the main road when leaving the village. A commemorative seat is located around the base of this tree.



# HURSLEY Conservation Area

## MAP 8 Significant Trees and Tree Groups

-  General Tree Coverage of Importance
-  Hedge
-  Individual Tree
-  Tree Group
-  1 Plane, Cromwell House
-  2 Yews, Cromwell House
-  3 Limes, 33/34 Hursley
-  4 Limes, 39, 40 and 41 Hursley
-  5 Crab Apple, No.42
-  6 Plums, Village Hall
-  7 Various, Vicarage/Church
-  8 Lime, Church
-  9 Yew, Meredun Close
-  10 Holm Oak, No.80
-  11 Horse Chestnut, Pelican Court
-  12 Cedar/Oak, South End Close
-  13 Various, South End Close
-  14 Sycamore, Dolphin Inn
-  15 Various, Masonic Hall
-  16 Cedar, Commemorative Seat



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# 11 The Character and Relationship of Spaces

- 11.1 Entering Hursley from the south, the south western boundary of the Conservation Area is strongly defined by the mature trees to the north of the Keble Memorial Church of England Primary School, beyond which the entrance to Hursley House is marked by a small grassy triangle of public open space upon which a stone commemorative seat is set around a Cedar tree. Standing at the busy intersection of Poles Lane, the A3090 and the entrance to Hursley House, the space becomes just another traffic island to be negotiated rather than a memorial space to be appreciated. To the east of the main through road, the southern boundary of the Conservation Area is defined by the mature trees of South End Close. These together with the high flint wall sweep round to frame the "entrance" to the village. The open area to the south of South End Close and Poles Lane resulted from the realignment of what was then Kings Lane, now Poles Lane. Kings Lane originally abutted the southern boundary of South End Close. The distinctive Hursley chimneys of No 109 and the gable end of the Masonic Hall become the focal points to this entry into Hursley.
- 11.2 On the west side of the main road a mature unbroken hedgerow on top of a grassy bank forms an important natural feature keeping the gardens of Nos 113-100 private from the busy A3090 running north-south through the village.
- 11.3 Opposite No 109 the view into Hursley opens up with the specimen trees of South End Close and the trees to the west framing the view north along the main road, the gable end of No 91 forming a strong visual stop beyond the uncharacteristic low brick walls and grassed area of Pelican Court. Beyond this, tree groups dominate the skyline.
- 11.4 The strong boundary detail so far encountered fails at the Police House and pumping station, these being bounded by chain link fence and boarded fence respectively.

- 11.5 At the entrance to Meredun Close the area becomes less well defined as a linear space, by virtue of the large open tarmac area of The Dolphin Public House car park. Two sides of the car park are bounded by single storey brick and tiled ivy clad buildings. Although attractive, the vegetation is invasive and physically damaging to the structure. The ivy needs to be carefully cut back and a programme of repairs instituted to prevent the Listed Buildings deteriorating. The low post and chain fence presents a weak boundary treatment to the main road.
- 11.6 Meredun Close, a 20th Century development, on the former nursery site and part of the Vicarage grounds, rises north westward. It is situated behind the houses fronting the main road, bounded on the west by the mature trees of Park Pale and thus the Conservation Area boundary. Initially the private spaces are defined by well detailed high brick walls set hard up against the pavement edge creating a pinch point adjacent 100 and 101 Hursley. Beyond this the public space broadens out with open plan front gardens. The space nevertheless, is well contained through the enclosure provided by the buildings and strategically placed maturing landscape. This space is complemented by views through to the Church tower and Mausoleum to the north. From Meredun Close a narrow treed footpath runs north between the Mausoleum and Church to the east and the Vicarage to the west. This well used confined narrow space provides an important footpath link from IBM's headquarters in Hursley House to the southern part of the village (Photograph 23).



Photograph 23



11.7 South End Close runs east and south from the main road and provides an altogether different and totally separate spatial feel from the rest of Hursley. Originally the grounds of Southend House, a large building in a parkland setting, now demolished, its present landscape layout reflects its former image (Photograph 24). With its well defined boundary of mature trees on all sides and high brick or flint walls to the west and north, its low density, large houses in individual large plots, open grassed frontages, provide a tranquil, albeit private, space with only the noise of the traffic intruding. This area is entirely contained, providing a strong sense of enclosure. Through the boundary trees the countryside beyond can be seen to the south.



Photograph 24

11.8 The Dolphin Public House is the first of several buildings on the west side of the main road when entering from the south to be situated directly onto the pavement, clearly defining the linear space. The village space now becomes much more close knit with the public realm directly abutting the private realm. The charm of this group of Listed Buildings, formally the village Smithy, is offset to the west by the visually disruptive gap in the street scene of Pelican Court opposite, set back from the road behind a low brick wall and open grassed area.

11.9 Entrances leading from the main road to private spaces beyond provide important visual and physical gaps to the continuing street frontage to the west.

11.10 The public space of the highway is clearly defined by the buildings, with occasional important glimpses through to the west to the new development of Meredun Close and Park Pale beyond (Photograph 25). To the east farmland directly abuts the edge of the Conservation Area boundary at Pelican Court

and the private spaces of the houses to the east.

11.11 Looking north through the village, the Old Forge, the Holm Oak and the Kings Head Public House become the focal points, with distant views of the landscape topped with mature trees confirming Hursley's valley situation.



Photograph 25

11.12 Passing through the pedestrian route between the Old Forge and Nos 83-85 to Collins Lane, Hursley presents an altogether different image incorporating a mixture of private and public space. This is an area of red brick walls, incongruous panel fencing and concrete setts. The space is confined, being the vehicular and pedestrian access to 72-75, 81 and 82 and Mews Cottages. This is an area of opportunity. The single storey brick and slate building which forms part of the boundary detail to the rear of those properties fronting the main road is an essential element to this space.

11.13 The Square, off Collins Lane, a private space bounded to the north by railings and the south by a brick wall, compliments the area with its two rows of unlisted buildings, originally The Union Workhouse, to the east and west sides of The Square. A private contained space, this is a visual asset to the area, producing a strong sense of enclosure.



Photograph 26

11.14 The track running down into Collins Lane from the east provides Hursley with an

important viewpoint, down the narrow lane, across to the flint wall of the churchyard and the mature trees beyond (Photograph 26). Looking out of the Conservation Area at this point eastward, the trees and hedgerow either side form an arch at the brow of the hill.

11.15 If Hursley can be said to have a "centre" it is probably where Collins Lane meets the A3090. The linear character is momentarily lost. The impression is one of an open space, but not a public space, for this is an area composed of several independent areas which do not link in any cohesive fashion. The spaces, with the exception of one, are important and should be maintained. The churchyard is singularly the most important space, being the largest, set back behind a low flint wall, it offers visual relief, a green element in the street scene and contrast to the closeness of the village to the south. The grassed area to the south of the Kings Head Public House provides a small private space worthy of retention. The third space is provided by the extra road width to the front of 76 - 78, the informal layby for the village shops and bus stop. This all adds to the open feel. The fourth of these areas is the forecourt to Hursley Garage forming a visually intrusive gap. The private space provided by this site is not contained and is an area of potential enhancement which would benefit the Conservation Area. Although the impression of the "centre" of Hursley is one of openness, its spaces are mainly private. In addition they are intersected by the A3090, providing an unsatisfactory relationship to one another.

11.16 The Conservation Area includes the lower part of Port Lane. It commences as a narrow street without pavements, the 1.8 metre brick wall of the public house to the west and one and a half storey cottages to the east. There are important views of the rising land and



Photograph 27

trees beyond. The street scene deteriorates where the unfenced tarmac of Hursley Garage "leaks" into Port Lane and the A3090. The private space of the garage forecourt when viewed westward from Port Lane towards the Church relates poorly to the Lane and to the main road, having access and being visible from both. This area presents a visually disruptive gap to both Port Lane and the A3090 (Photograph 27).

11.17 To the front of 76 - 79 the boundary treatment of iron guard rails on top of a brick plinth is functional yet unsympathetic in style for the "centre" of historic Hursley. Travelling south through the village the railings and the houses and shops behind are key focal points.

11.18 The characteristic chimney stacks of No 42 now form the focal start to the northern half of the village. Past the much extended Village Hall with its uncharacteristic post and rail fence, the spatial feel of Hursley changes.

11.19 With the exception of Lime Tree Cottage, Nos 40 and 41 Hursley the houses in this next section of Hursley, up to Tudor Cottages, are set back slightly behind low brick and or flint walls, railings or fences and hedges. This difference of enclosure is sufficient to alter the character of this part of the village. This is a difference which should be retained.



Photograph 28

11.20 To the west the important open space of the recreation ground, shown as open pasture land on the 1839 Tithe Map, rises up to the edge of the Conservation Area, still following the strong physical line of Park Pale with its mature trees. This boundary needs to be maintained by a management scheme for the retention and replacement of these visually important trees. Although it relates well to the houses opposite, unfortunately the

recreation ground boundary fronting the main road consists of chainlink fence on top of a grass bank (Photograph 28). Although an attempt has been made to add vegetation inside the fence the inappropriateness of the boundary treatment is unfortunate. The space provided by the recreation ground is important not only in itself for use as an open communal space but also as a visual open area for the houses opposite and the passerby. The space is well contained on three sides by mature trees but presents a weak boundary to the road frontage.

- 11.21 The difference in house types, larger detached or semi-detached, in the northern part of the area allows for glimpses of significant views out to the east to the countryside beyond. These spaces confirm, if confirmation is required, that Hursley is a valley settlement, with the surrounding chalk and clay landscape rising up on all sides.
- 11.22 A short distance north from the open, communal space of the recreation ground the means of enclosure changes and Hursley once more appears to narrow down. Nos 30 and 31 abut the highway, together with brick and flint walls to the west while opposite the high brick wall of Cromwell House, together with its trees arching over the road, echo the southern "framed" entry into the village. Views out of the area are restricted at this point, with a few glimpses of Park Pale to the west.
- 11.23 The Conservation Area boundary is clearly defined by the northern curtilage of Cromwell House. To the west the boundary continues along the line of Park Pale and the A3090 extending to the northern entrance of Hursley House, the houses enclosed in this area are set back from the road behind hedges, the private spaces created are unseen to the passerby. Opposite, the rolling chalk and clay landscape spreads up and away to the horizon. The mature trees to the west mark the northern entrance to the Hursley Conservation Area.

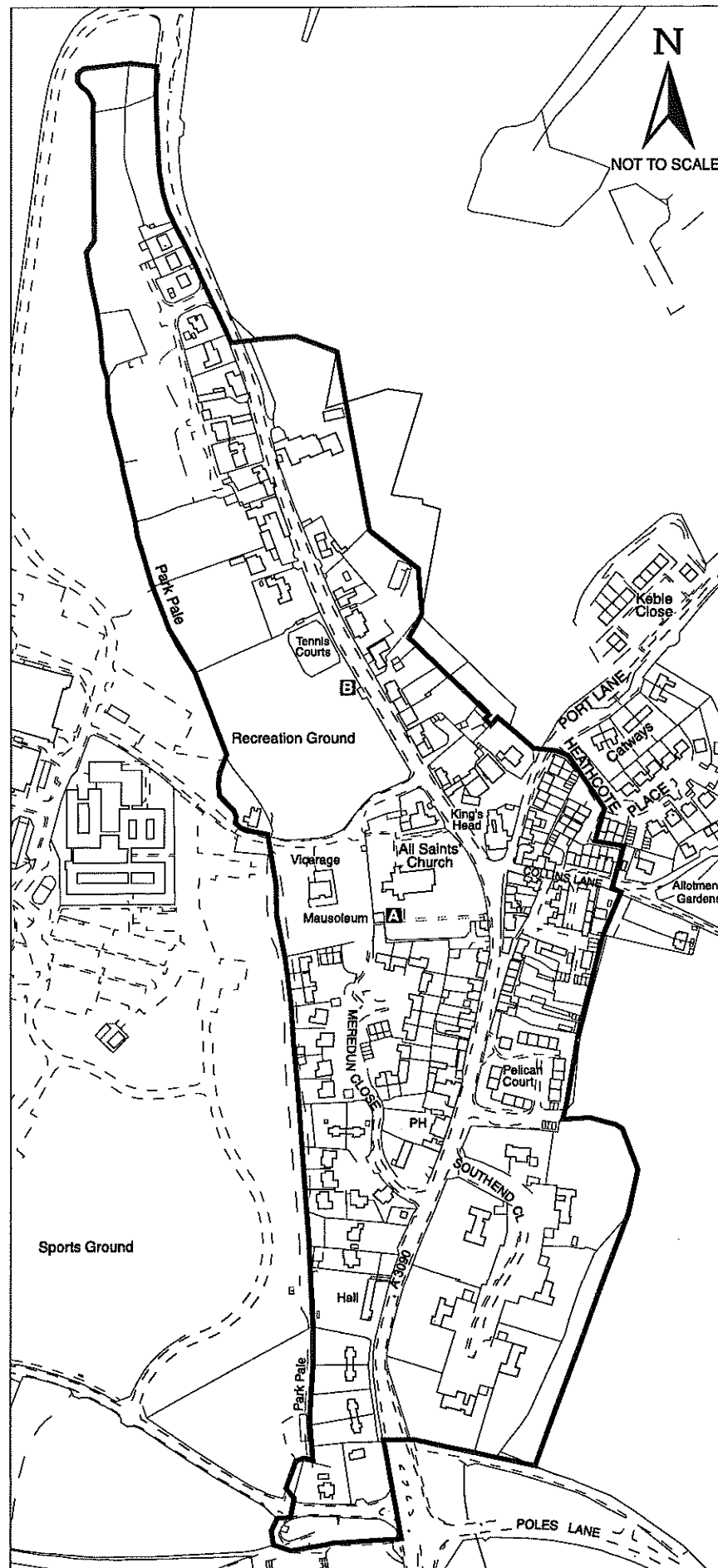
**Detractors**

- 12.1 Over time, the visual quality and character of a Conservation Area can be eroded by the cumulative effects of such things as:
- **minor alterations**  
(eg. replacement windows, doors, roofing materials, insensitively sited meter boxes, balanced flues and similar services)
  - **inappropriate extensions/conversions**  
(eg. scale, spaces, design, materials, satellite dishes, wires, shopfronts, signs)
  - **removal and/or inappropriate replacement of features**  
(eg. walls, railings, hedges, trees, points of local interest)
  - **inappropriate street furniture**  
(eg. litter bins, shelters, barriers, hoardings)
  - **poor maintenance, eyesores**  
(eg. communal areas, parking, vandalism)
  - **demolition and the creation of a 'gap' within the street frontage.**
- 12.2 Seemingly minor alterations can be sufficient to detract from the qualities of a building, or a focal part of the Conservation Area. Where the opportunity arises, attention should be focused towards improving existing/known problems, in order to achieve an enhancement of the Conservation Area.
- 12.3 The long term aim is for everyone to take responsibility for maintaining the area's special qualities. In particular, by giving careful consideration to the appropriateness of alterations and new development. For example, an inappropriately designed garage or extension can jar with the architectural features of an area, or the inappropriate use/colours of pavers can produce an alien feature within the street scene.
- 12.4 It is, therefore, important to ensure that as an area evolves, it does so in a sympathetic way so that the essential character of the area is sustained for future generations.

# HURSLEY Conservation Area

## MAP 9 Possible Enhancements

- ▲ Mausoleum
- ⊞ War Memorial
- General:
  - Landscaping
  - Overhead Wires and Cables
  - Speed and Volume of Traffic



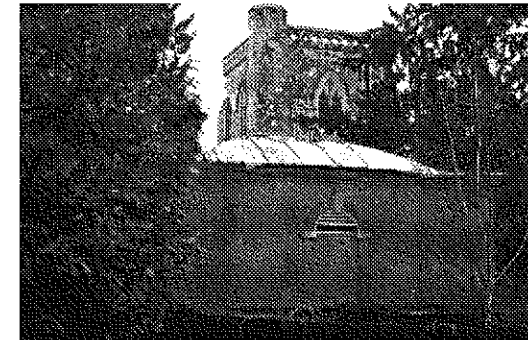
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### Enhancements

- 12.5 The first group of enhancement proposals for Hursley Conservation Area are aimed at the reinforcement of some of the special qualities which contribute towards the character of the area and include the mausoleum, war memorial and landscaping.

### Mausoleum

- 12.6 The original lead roof of the mausoleum has failed. Some interim measures have been taken to provide temporary support and patch repairs with the aid of Hampshire Building Preservation Trust, City and County



Photograph 29

Councils. Further finance and a long term strategy is needed in order to secure its future and prevent further deterioration. (Photograph 29)

### War Memorial

- 12.7 The war memorial to the north of the village, requires some minor repairs and establishment of a maintenance programme to ensure that it remains in good condition.



Photograph 30

### Landscaping

- 12.8 Most of the important trees within and around Hursley are mature. Long term tree management and planting needs to be given

careful attention to ensure this valuable resource is sustained. It is, therefore, important to promote the planting and replanting of locally indigenous trees, shrubs and ground flora, where appropriate.

- 12.9 The second type of enhancement proposals relate to matters which seriously detract from the character of the conservation area.

### Volume and Speed of Traffic

- 12.10 The speed and volume of traffic through the village has an adverse impact on the character and appearance of the conservation area. Consideration should therefore be given to minimise its impact.

### Overhead Wires/Cables

- 12.11 Within various parts of Hursley, groups of overhead wires constitute aerial clutter, detracting from views within the street scene, features of architectural interest, trees and spaces. Where possible, the undergrounding of cables should be pursued to result in an enhancement of the street scene.



Photograph 31

## Character

- 13.1 Hursley has remained a relatively static settlement having no obvious major expansions in trade, its fortunes linked closely to those of Merdon Castle and Hursley Park. It has evolved slowly, as a small, level, linear settlement, of mainly two storey residential houses centred on the Church but expanding north and south along the busy main A3090 which runs through the village. The majority of buildings in Hursley are 19th Century and 20th Century residential units, although to the casual visitor this would not appear to be the case. Along its road frontage are to be found 16th, 17th Century and 18th Century cottages, the newer houses forming pockets of development away from the main road. Set within rolling chalk and clay farmland, with views out at certain vantage points along the main road, it presents itself as an extremely quiet residential settlement. Its few shops remain discretely subdued behind traditional shopfronts adding to its distinctive residential character/atmosphere. This potentially quiet scene is dominated by the busy and noisy A3090, with minimal pedestrian activity it presents an almost deserted face to the passerby. Hursley's character is formed by its setting, layout, historical associations, architectural style and detail, and its predominantly residential use. Intrinsicly linked with Merdon Castle and Hursley Park in the past, Hursley still today relies on Hursley House, now in the ownership of IBM, to help sustain the commercial activities in the village. Map 10 identifies the important qualities that contribute towards the character of the Hursley Conservation Area.

## Reasons for Designation

- 13.2 A Conservation Area is "an area of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance." Architecturally, Hursley contains many distinctive local features; the tall decorative chimneys, the lozenge pane cast iron casement windows, vertical tile hanging, red brick walls, are all features it is desirable to preserve. Its historic associations with Merdon Castle, and the various occupiers of Hursley House have left

their marks on the village in the form of the Mausoleum, War Memorial and Commemorative Seat, naming of certain areas, even the layout of parts of the village. It is important if Hursley is to retain its connections with its past to preserve and enhance its historic connections.

- 13.3 Hursley's character evolves from its layout, setting, individual architectural features, its predominantly residential use and its unique historic connections. If Hursley's character is to be preserved it is these features that must be retained.

## Boundary Justification

- 13.4 Hursley's Conservation Area was originally designated in 1970 when the boundary was drawn quite tightly around the Church and the settlement "centre". The northern and southern entrances into the village were not included in the area. Reassessed and extended in 1986, the boundary was rationalised to include virtually all of the village excluding some 20th Century development to the east. In 1996, the boundary was further rationalised in order to follow clearly definable features.
- 13.5 The western boundary of the Conservation Area logically follows the eastern boundary of Park Pale, with the exception of Church Lodge, which, for architectural reasons, is included within the Conservation Area. This boundary links well to Hursley's archaeological and historical relationship to Hursley Park and Merdon Castle.
- 13.6 The southern boundary encompasses the important tree belt to the north of the school, from where it crosses the road to surround the grounds of what was a significant building in Hursley, Southend House. The boundary follows the eastern limit of the residential properties fronting the main road. This is the natural physical break between the built form and open farmland. Further north, new development on the lower part of Port Lane and Collins Lane is included within the area to form a central residential heart of Hursley as it forms part of the village's historic core.



13.7 The north eastern portion of the boundary now follows the current boundary detail of Cromwell House, Tudor Cottages and The Cottage. The northern extent of the Conservation Area boundary includes the western side of the A3090, to form a natural green entrance into Hursley Conservation Area.

**Opportunities for Enhancements**

- 13.8 • Restoration at the Mausoleum.
- Repairs and maintenance to the War Memorial and its setting.
- Appropriate tree management/new planting and general landscaping.
- Volume and Speed of Traffic.
- Undergrounding of overhead wires and cables.

# HURSLEY Conservation Area

## MAP 10 Important Qualities

**Important Features**

- Walls
- ○ Hedges
- ▶ Railings
- \* Trees
- \*\*\* Tree Groups
- General Tree/Hedge Coverage of Importance

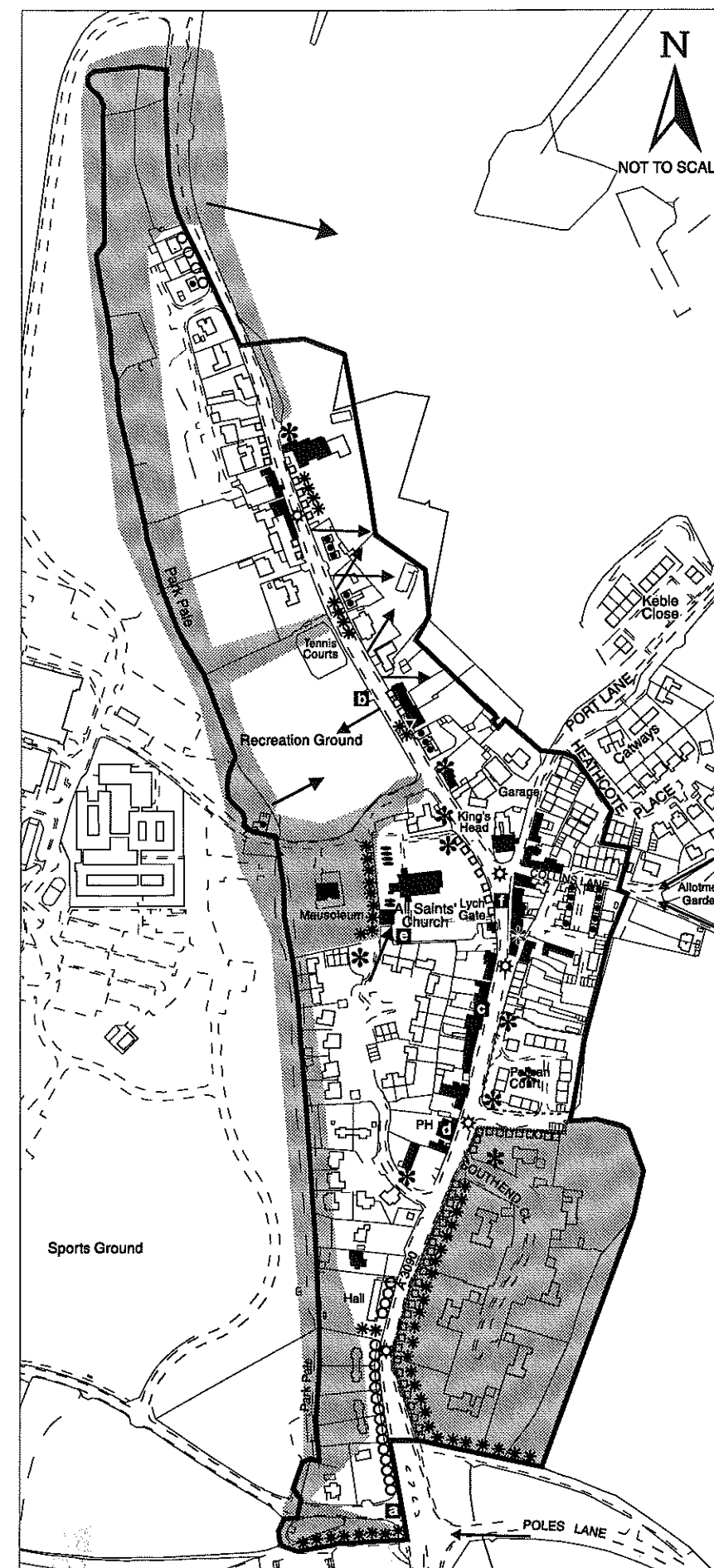
**Buildings of Which:**

- Listed
- Important Unlisted
- Views

**Local Elements**

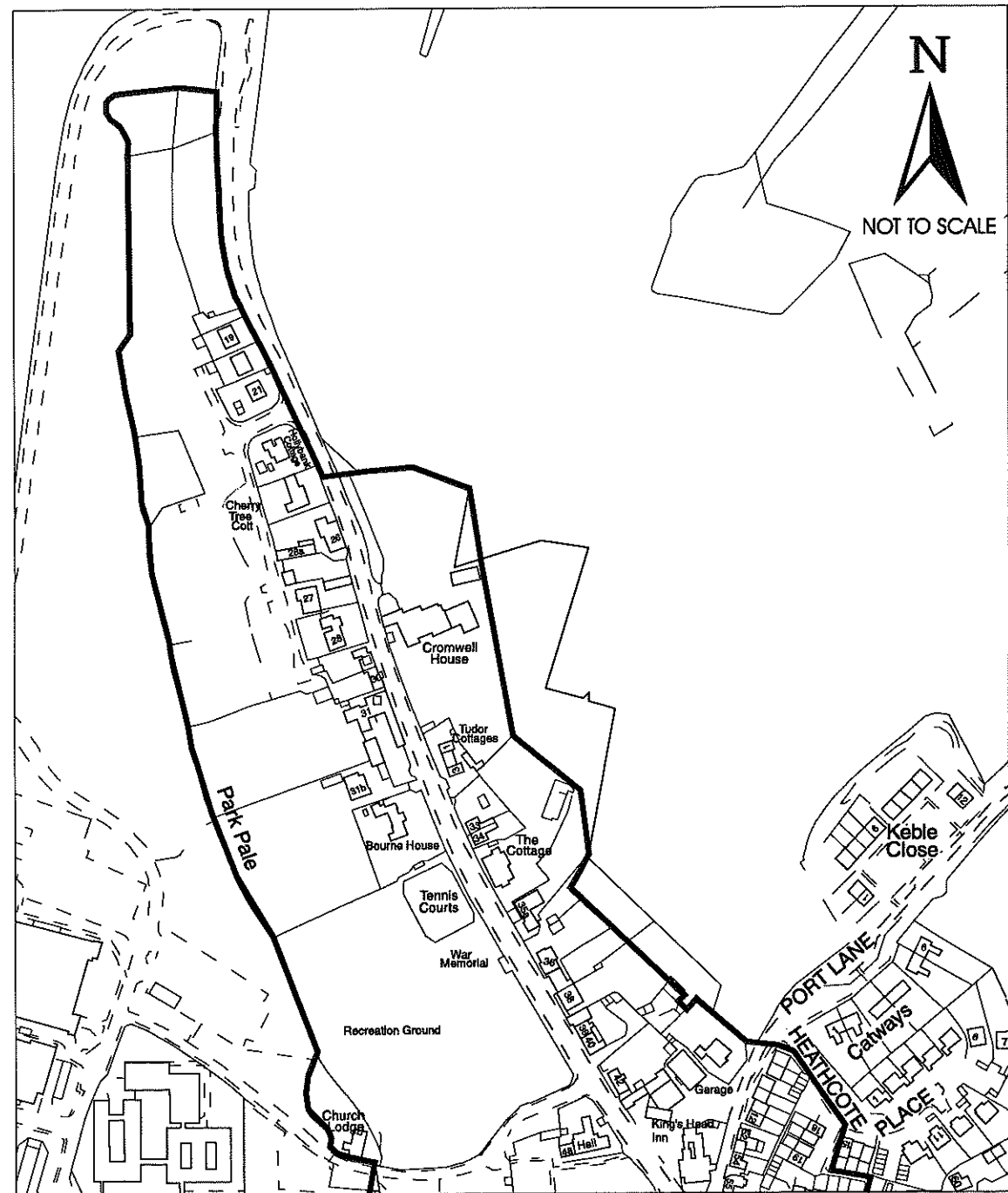
- ☆ Focal Points
- Commemorative Seat
- War Memorial
- Conduit
- Dolphin PH Hanging Sign
- Mausoleum
- Post Box

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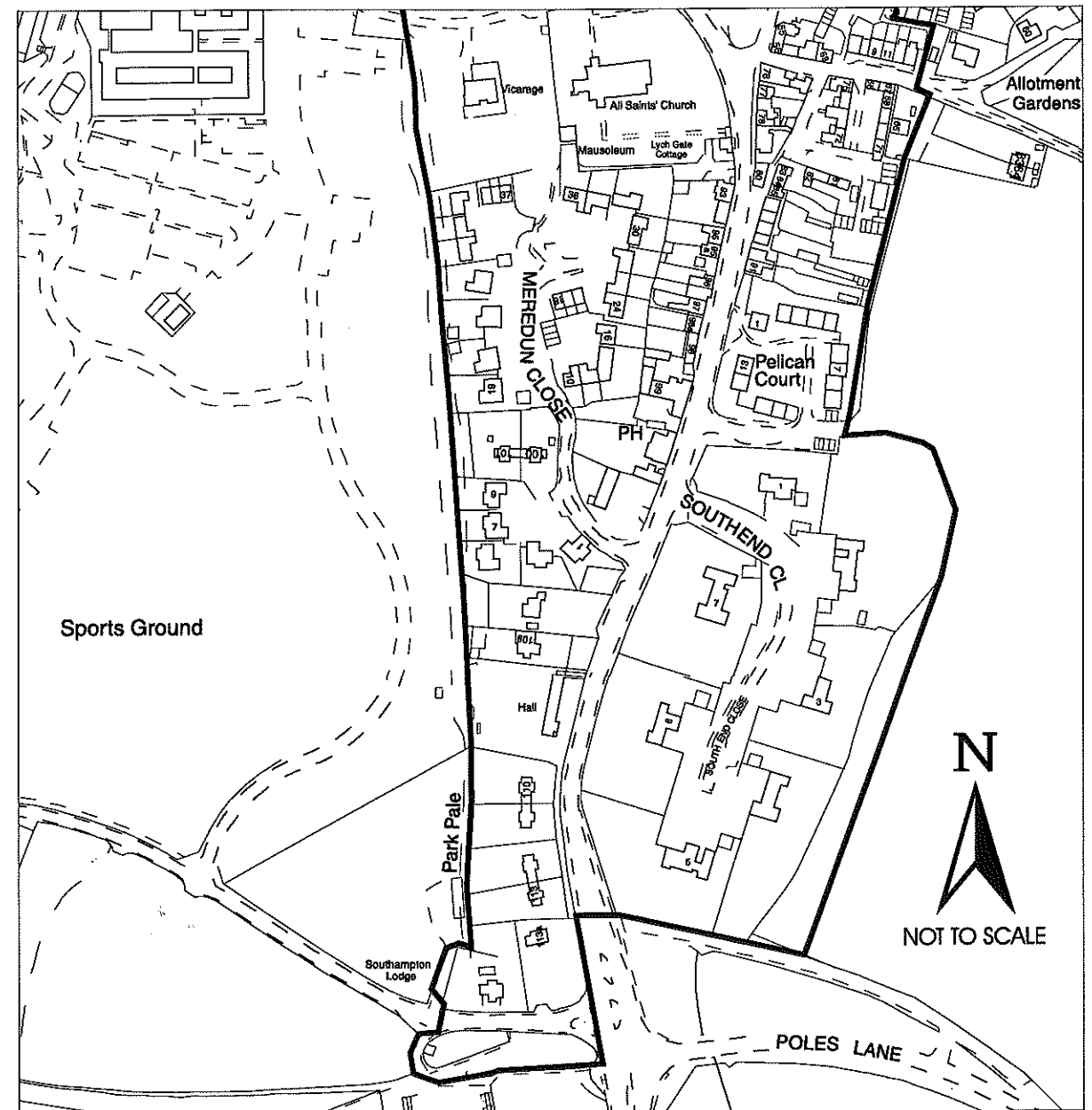


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## Appendix 2

### ARCHITECTURAL FEATURES CHARACTERISTIC OF HURSLEY

#### Chimneys - ornate moulded brick stacks:

1-3 Tudor Cottages  
Church Lodge  
109 Hursley  
42 Hursley  
(Dolphin Inn) - Plain diamond shaft stacks

#### Fishscale and plain tile hanging (mainly on second floor):

29 Hursley  
The Cottage  
36 Hursley  
78 Hursley  
99 Hursley  
81-82 (off Collins Lane)

#### *modern examples:*

28 Hursley  
Bourne House  
35a Hursley  
12-22 Port Lane  
Southend Close

#### Windows - Lozenge panes:

29 (Keepers Cottage)  
33-34 Hursley  
Adj 31 Hursley  
42 Hursley  
77-78 Hursley  
97, 97a Hursley  
83-84 Hursley  
93 Hursley  
Masonic Hall  
109 Hursley

#### Windows - Leaded panes:

Tudor Cottages  
Lychgate Cottage  
93 Hursley  
96 Hursley  
65 Collins Lane  
Southampton Lodge  
97 Hursley  
77-78 Hursley  
39-40 Hursley

#### Traditional Shopfronts:

99 Hursley - Pine Emporium  
97 Hursley - part of a residential property  
77 Hursley - Post Office  
78 Hursley - P R Pratt Butchers  
31 Hursley - C19 shopfront (planning permission to convert to residential)

#### Gabled Dormer Windows:

26 Hursley  
Cromwell House  
37-42 Hursley  
93 Hursley  
95 Hursley  
99 Hursley  
109 Hursley  
Masonic Hall  
Southampton Lodge  
57-59 Collins Lane



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