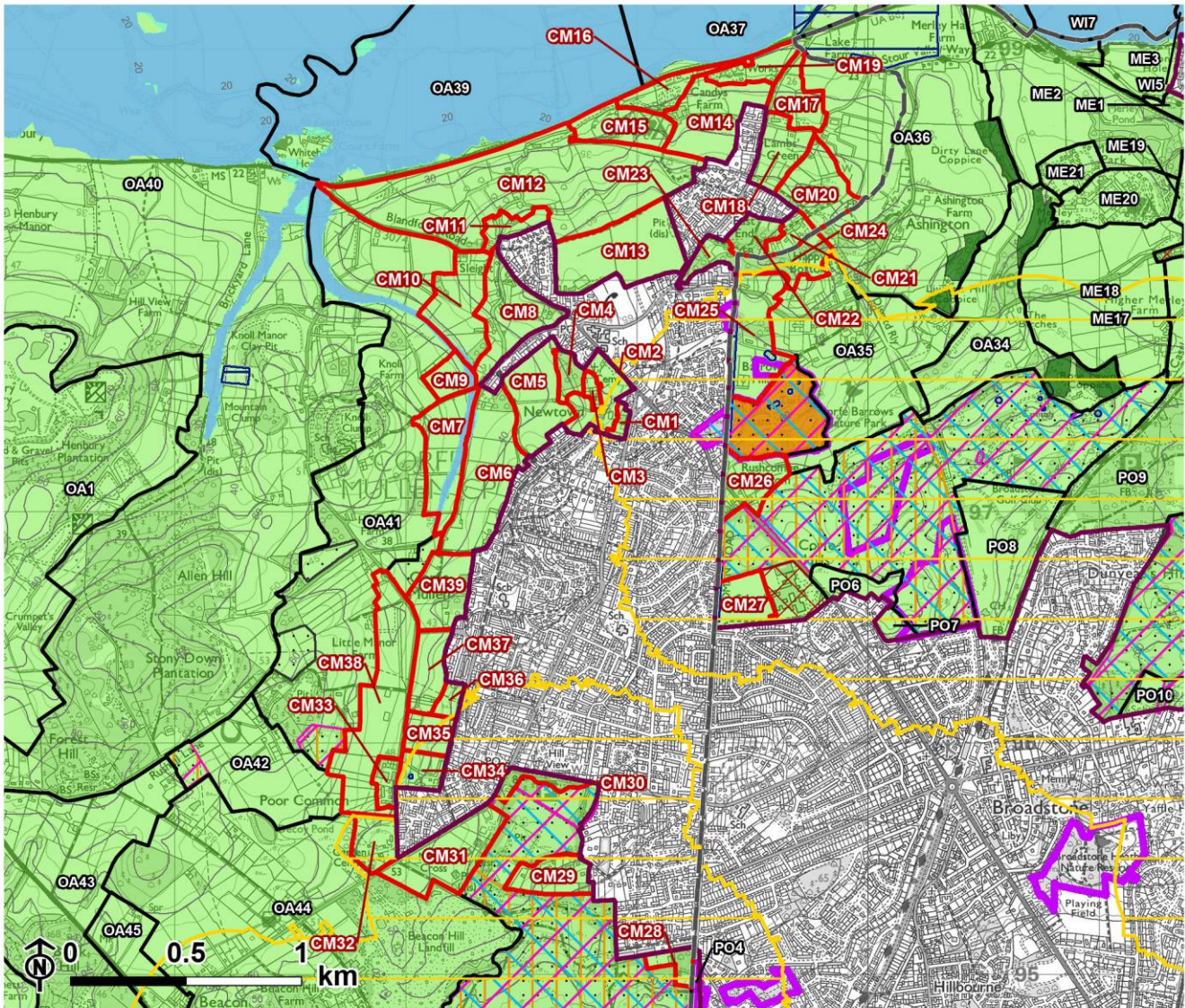


Appendix B
Detailed Stage 1
Contribution
Assessments:
Corfe Mullen - Part 2

Corfe Mullen



- - - Local Authority boundary

— Inset area

Green Belt

Corfe Mullen parcel

Neighbouring parcel

No openness

Absolute constraints

Special Area of Conservation

Special Protection Area

Ramsar

Site of Special Scientific Interest

Ancient Woodland Inventory

Scheduled monument

CROW Registered Common Land



Potential constraints

Local Nature Reserve

Flood zone 3

Flood zone 2

400m Heathland Area

Map Copyright Information

© Crown copyright and database rights 2020 Ordnance Survey 0100060963
© Natural England copyright 2020. © Historic England 2020. © Environment Agency copyright and database rights (2020). © Ordnance Survey Crown copyright. Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, AeroGRID, IGN, and the GIS User Community.






Components of contribution assessment

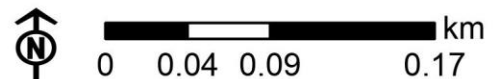
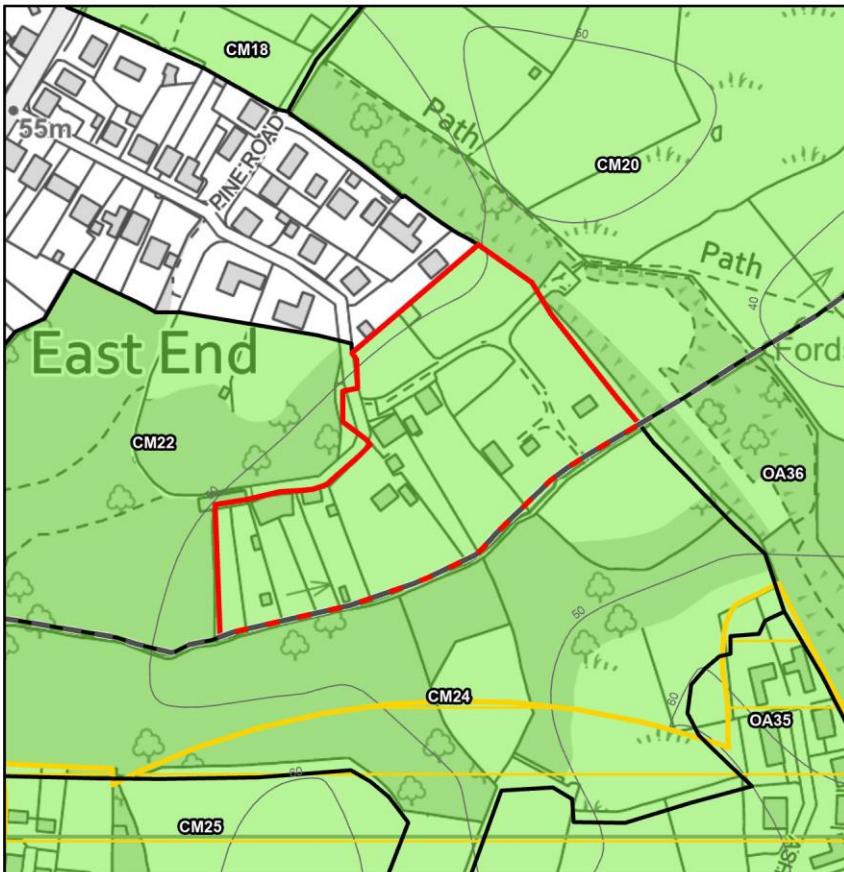
The analysis of contribution to the Green Belt purposes considers:

- the relevance of each Green Belt purpose, given the parcel's location relative to large built-up areas, towns, countryside and historic towns;
- the extent to which the land can be considered open in Green Belt terms;
- for Purpose 1-3, the degree of distinction between the parcel and urban area(s) - that is, the extent to which land is associated with the urban area or with the wider countryside. A stronger distinction from the urban area increases contribution to these purposes, where relevant.

Contribution of land in CM21



-  CM21
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area



CM21

Parcel location and openness

Parcel size: 2.07ha

The parcel is located on the north eastern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

Land is open, comprising of several residential buildings and small paddocks. However, this development is not large enough in scale to impact openness.

Distinction between parcel and inset area

The parcel is dominated by views of neither the countryside nor the urban area and the garden hedgerow boundary to the north of the parcel is only a weak boundary feature, creating little separation from the inset area. In addition, the field in the north east corner of the parcel is more closely related to land north of the parcel with weaker distinction. However, the parcel is not contained by urban development. In addition, the sloping landform within the parcel provides some distinction from the settlement. Overall there is moderate distinction between the parcel and the urban area.


CM21

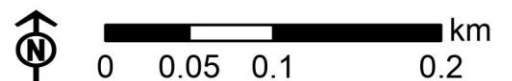
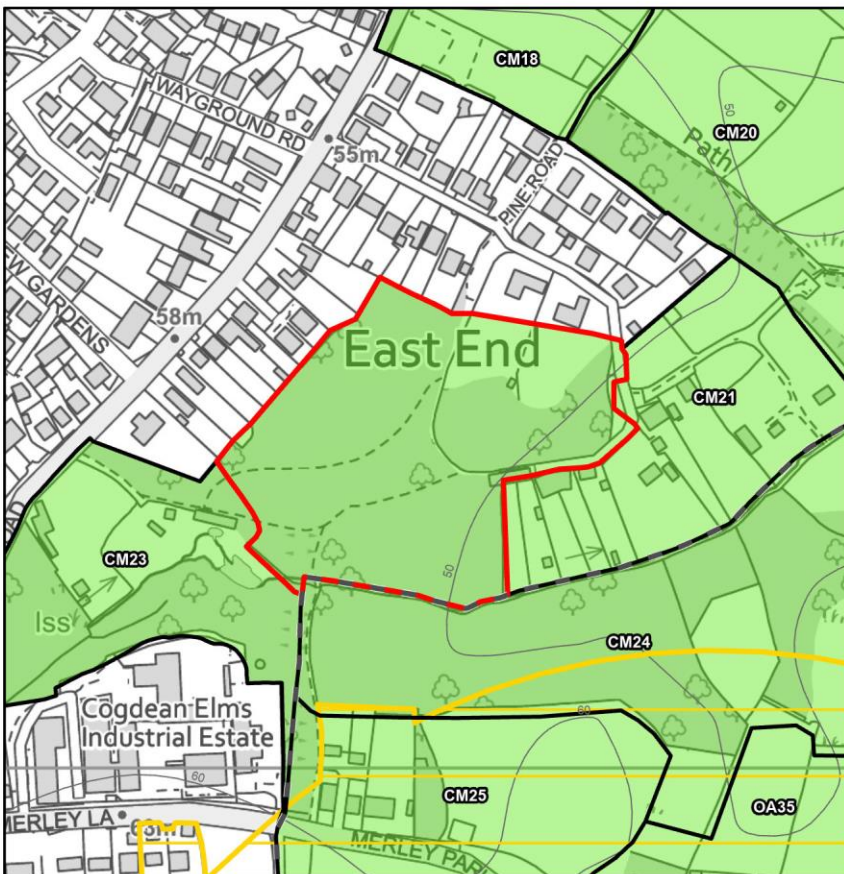
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Relatively strong
Land is open and is adjacent to Corfe Mullen (East End), part of the large built-up area of the South East Dorset conurbation. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Moderate
Land is open and lies in a moderate gap between Corfe Mullen and Wimborne Minster, but there are some significant separating features including the River Stour and agricultural fields. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a moderate contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Relatively strong
Land is open countryside. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM22



-  CM22
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area



CM22

Parcel location and openness

Parcel size: 2.98ha

The parcel is located on the north eastern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

Land is open and is dominated by woodland.

Distinction between parcel and inset area

Although land has some degree of containment by urban development, tree cover is very prominent, making it significantly different from Corfe Mullen, and the tree cover to the north of the parcel is a strong boundary feature creating separation from the settlement. As such, the parcel is dominated by views of open countryside. Overall there is very strong distinction between the parcel and the urban area.

CM22

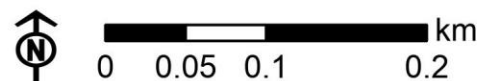
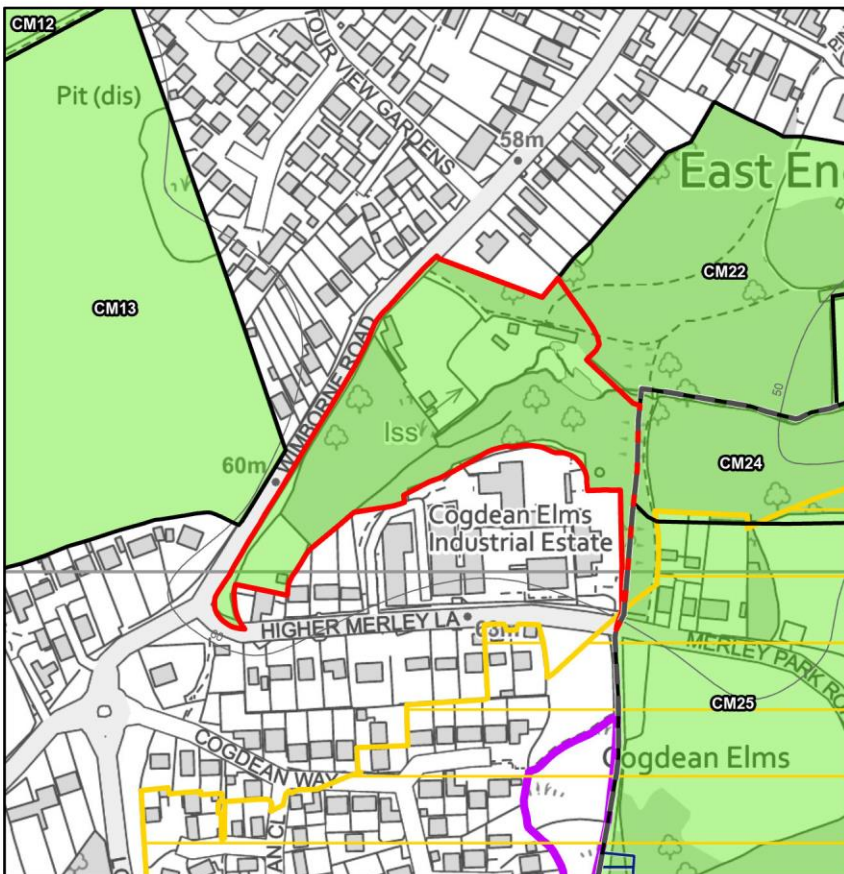
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Strong
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Moderate
Land is open and is peripheral to a moderate gap between Corfe Mullen and Merley/Canford Magna/Oakley, but tree cover creates significant separation between the two. Although the settlement gap is robust, there is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as narrowing the gap. Overall the area makes a moderate contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Strong
Land is open countryside and there is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM23



- CM23
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Scheduled monument
- Local Nature Reserve



CM23

Parcel location and openness

Parcel size: 2.38ha

The parcel is located on the north eastern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

Land is open, comprising of woodland and several residential buildings located in the centre of the parcel. However, this development is not large enough in scale to impact openness.

Distinction between parcel and inset area

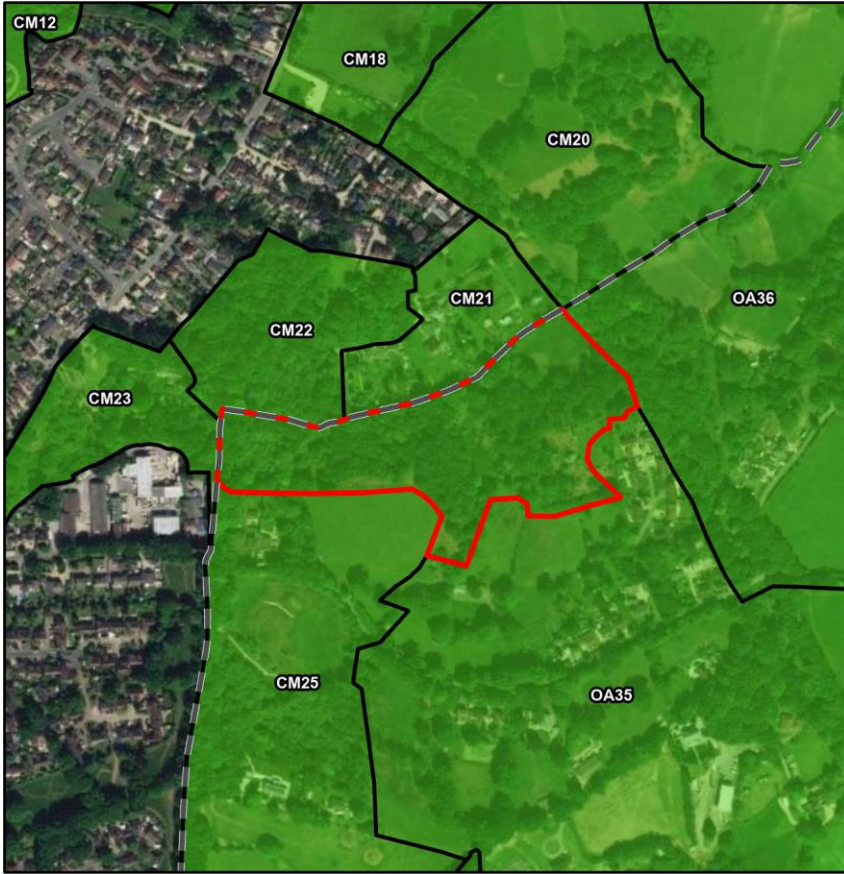
Land cover within the parcel is relatively prominent, which provides some distinction from the inset area, and the tree lines to the north and south of the parcel are a moderate boundary feature creating separation from Corfe Mullen. However, the parcel is largely contained by urban development, and is in close proximity to the settlement, with views dominated by the urban area. Overall there is weak distinction between the parcel and the urban area.

CM23

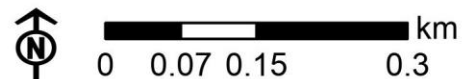
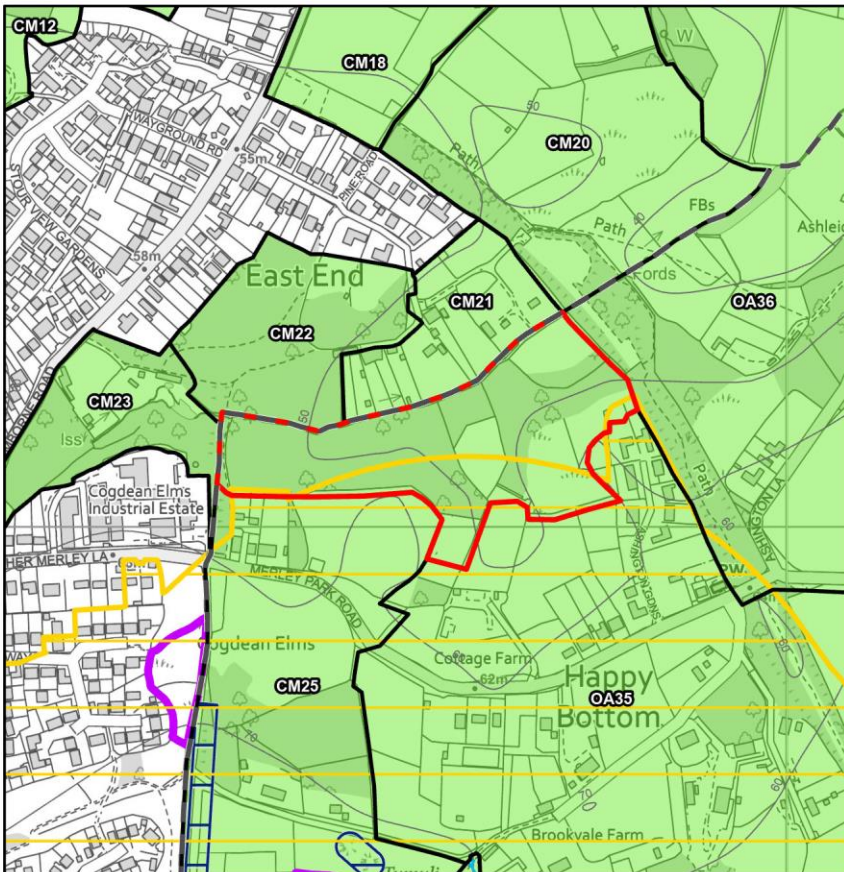
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Moderate
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a moderate contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Weak/No
Land is open and is peripheral to a moderate gap between Corfe Mullen and Merley/Canford Magna/Oakley, but tree cover creates significant separation between the two. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as narrowing the gap. Overall the area makes a weak/no contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Moderate
Land is open countryside but there is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a moderate contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM24



-  CM24
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area
-  Special Area of Conservation
-  Special Protection Area
-  Ramsar
-  Site of Special Scientific Interest
-  Scheduled monument
-  Local Nature Reserve



CM24

Parcel location and openness

Parcel size: 4.64ha

The parcel is located on the north eastern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

Land is open and is dominated by woodland.

Distinction between parcel and inset area

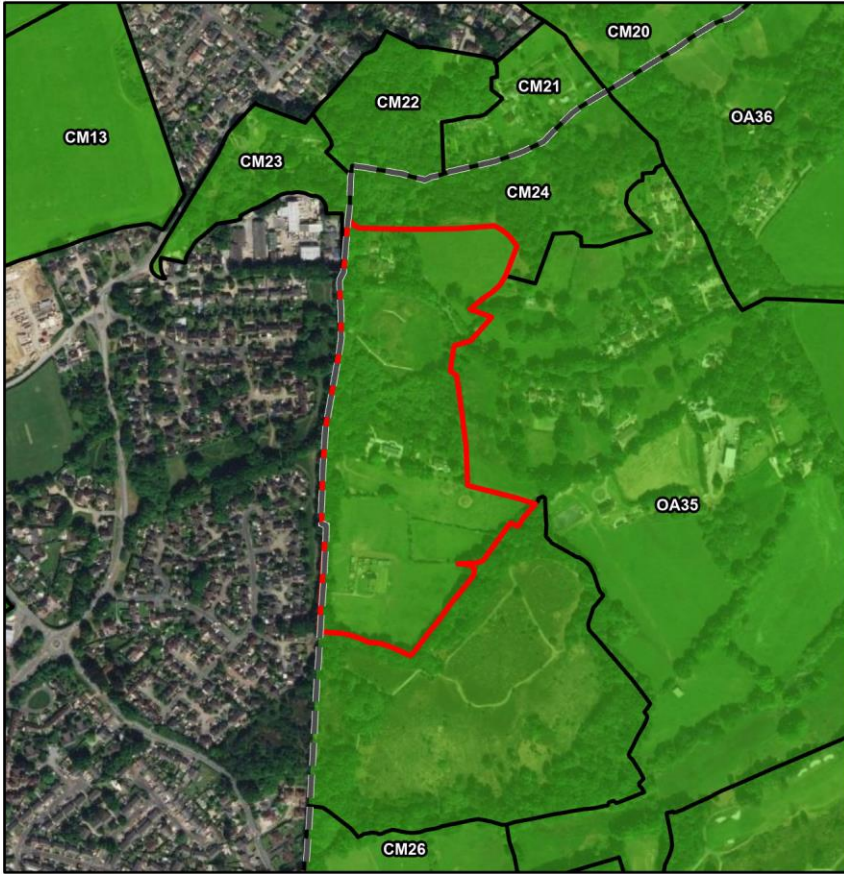
The parcel is not contained by urban development and is dominated by views of open countryside. Land cover is very prominent within the parcel, making it significantly different from the inset area, and the treeline to the west of the parcel is a strong boundary feature creating separation from the inset area. Overall there is very strong distinction between the parcel and the urban area.

CM24

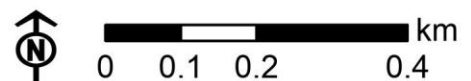
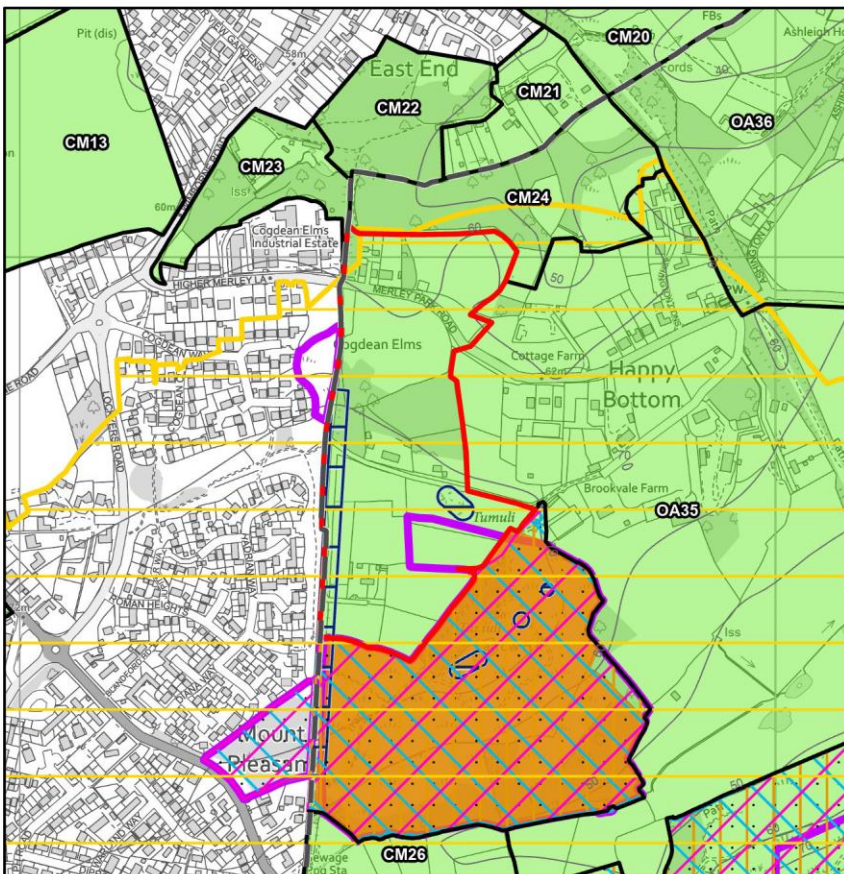
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Strong
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Relatively strong
Land is open and lies in a moderate gap between Corfe Mullen and Merley/Canford Magna/Oakley, but tree cover creates significant separation between the two. There is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as narrowing the gap. Overall the area makes a relatively strong contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Strong
Land is open countryside and there is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM25



- CM25
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Special Area of Conservation
- Special Protection Area
- Ramsar
- Site of Special Scientific Interest
- Scheduled monument
- CROW Registered Common Land
- Local Nature Reserve



CM25

Parcel location and openness

Parcel size: 10.63ha

The parcel is located on the eastern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. In addition, Two Sections of Roman Road are on Barrow Hill and Corfe Hill scheduled monument is located on the western edge of the parcel. Additionally, Round Barrow Cemetery on Barrow Hill scheduled monument is located in the centre of the parcel. The south of the parcel is contained by Dorset Heaths SAC and Dorset Heathlands Ramsar designations. Much of the centre of the parcel is identified as a Suitable Alternative Natural Greenspace.

Land is open, comprising of agricultural fields with separating hedgerows, sparse tree cover, and several residential buildings. However, this development is not large enough in scale to impact openness.

Distinction between parcel and inset area

Land is not contained by urban development. Tree cover in the centre of the parcel is relatively prominent, which provides some distinction from Corfe Mullen. The treeline to the west of the parcel, and the scheduled monument on the south western edge are moderate boundary features creating separation from the settlement. The parcel is not contained by urban development with views dominated by open countryside. Overall there is strong distinction between the parcel and the urban area.

CM25

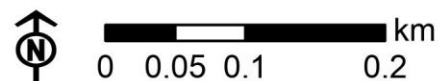
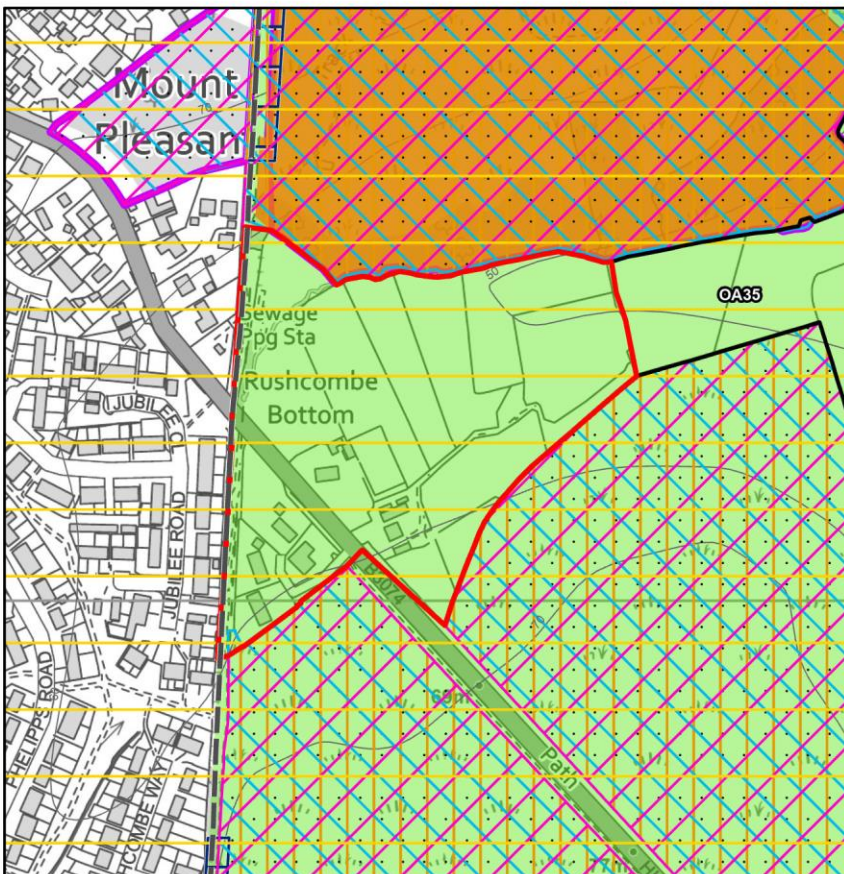
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Strong
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Relatively strong
Land is open and lies in a moderate gap between Corfe Mullen and Merley/Canford Magna/Oakley, but tree cover creates significant separation between the two. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as narrowing the gap. Overall the area makes a relatively strong contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Strong
Land is open countryside and there is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM26



- CM26
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Special Area of Conservation
- Special Protection Area
- Ramsar
- Site of Special Scientific Interest
- Scheduled monument
- CROW Registered Common Land
- Local Nature Reserve



CM26

Parcel location and openness

Parcel size: 5.64ha

The parcel is located on the eastern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. The parcel is largely contained by the Dorset Heathlands Ramsar site, Dorset Heaths Special Area of Conservation, and Corfe and Barrow Hills Site of Special Scientific Interest.

Land is open, comprising of agricultural land and separating hedgerows, several paddocks and residential buildings. However, this development is not large enough in scale to impact openness.

Distinction between parcel and inset area

The parcel is not contained by urban development and the treeline and scheduled monument on the western edge of the parcel is a moderate boundary feature creating separation from the settlement. The parcel is dominated by views of open countryside. Overall there is strong distinction between the parcel and the urban area.

CM26

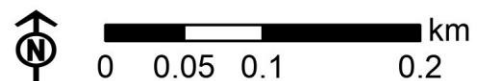
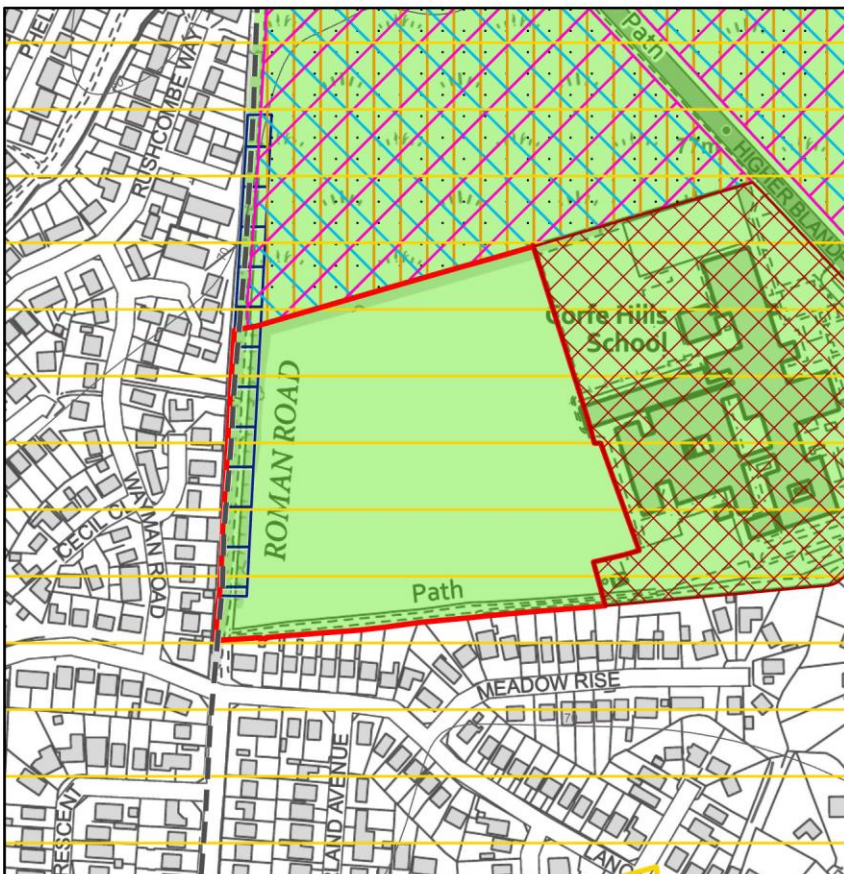
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Strong
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Relatively strong
Land is open and lies in a moderate gap between Corfe Mullen and Merley/Canford Magna/Oakley, but tree cover creates significant separation between the two. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as narrowing the gap. Overall the area makes a relatively strong contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Strong
Land is open countryside and there is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM27



-  CM27
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  No openness
-  400m Heathland Area
-  Special Area of Conservation
-  Special Protection Area
-  Ramsar
-  Site of Special Scientific Interest
-  Scheduled monument



CM27

Parcel location and openness

Parcel size: 4.96ha

The parcel is located on the south eastern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. The parcel is contained on one side by the Dorset Heathlands Ramsar site, Dorset Heaths Special Area of Conservation, and Corfe and Barrow Hills Site of Special Scientific Interest. In addition, the Two Sections of Roman Road on Barrow Hill and Corfe Hill scheduled monument is located on the western edge of the parcel.

Land is open, comprising of recreational sports grounds.

Distinction between parcel and inset area

The treeline to the south and west, as well as the Two Sections of Roman Road on Barrow Hill and Corfe Hill scheduled monument on the western edge of the parcel is a moderate boundary feature creating separation from Corfe Mullen. However, the parcel is largely contained by urban development, is in close proximity to the settlement, and is dominated by views of the urban area. Overall there is weak distinction between the parcel and the urban area.

CM27

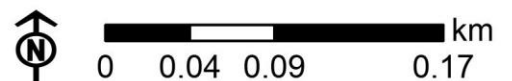
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Moderate
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a moderate contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Weak/No
Land is open. It is peripheral to a moderate gap between Corfe Mullen and Merley/Canford Magna/Oakley, but tree cover and constrained heathland creates significant separation between the two. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as narrowing the gap. Overall the area makes a weak/no contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Relatively weak
Land is open and is characterised by uses which are associated with the urban area and diminish the extent to which it is perceived as countryside, including recreational sports grounds. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a relatively weak contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM28



- CM28
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Special Area of Conservation
- Special Protection Area
- Ramsar
- Site of Special Scientific Interest
- Local Nature Reserve



CM28

Parcel location and openness

Parcel size: 2ha

The parcel is located on the southern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. The parcel is largely contained on its southern edge by the Dorset Heathlands Ramsar site, Dorset Heaths Special Area of Conservation, and Upton Heath Site of Special Scientific Interest.

Land is open, comprising of sparse tree cover and several residential buildings. However, this development is not large enough in scale to impact openness.

Distinction between parcel and inset area

Although the parcel is in close proximity to Corfe Mullen and has some degree of containment by urban development, the treeline on the northern edge of the parcel is a moderate boundary feature creating separation from the inset area. In addition, land cover is relatively prominent, which provides some distinction from the settlement. However, neither the countryside nor the urban area dominates views. Overall there is moderate distinction between the parcel and the urban area.

CM28

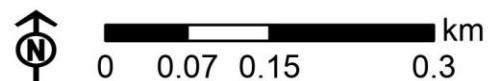
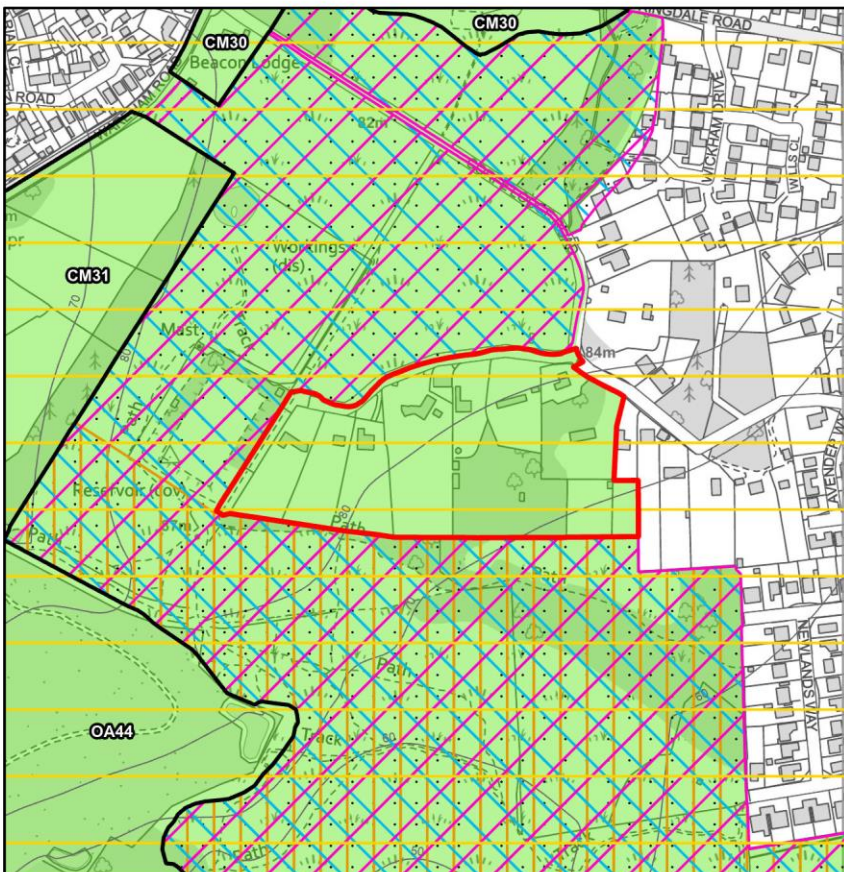
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Relatively strong
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Weak/No
Land is open. It is peripheral to a moderate gap between Corfe Mullen and Upton and Hamworthy, where there are some significant separating features including Upton Heath and Dorset Heaths. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a weak/no contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Relatively strong
Land is open countryside. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM29



- CM29
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Special Area of Conservation
- Special Protection Area
- Ramsar
- Site of Special Scientific Interest



CM29

Parcel location and openness

Parcel size: 4.97ha

The parcel is located on the southern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. The parcel is largely contained on its southern edge by the Dorset Heathlands Ramsar site, Dorset Heaths Special Area of Conservation, and Upton Heath Site of Special Scientific Interest.

Land is open, comprising of sparse tree cover and several residential buildings. However, this development is not large enough in scale to impact openness.

Distinction between parcel and inset area

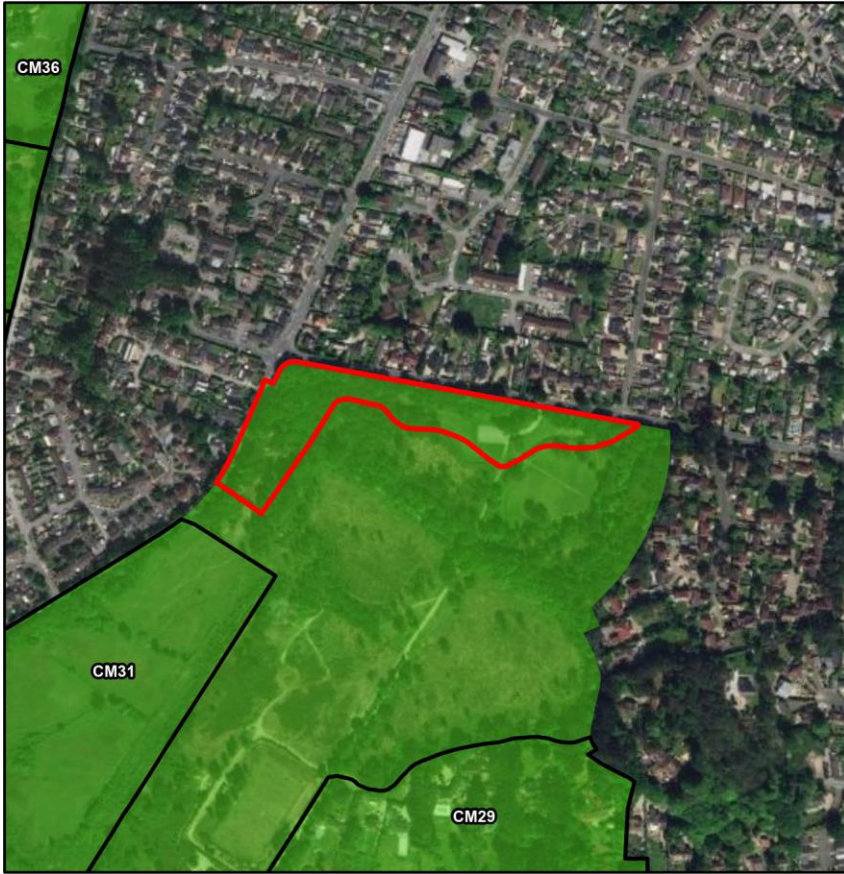
The garden boundaries to the east of the parcel are only a weak boundary feature, creating little separation from the inset area. However, the higher landform of the parcel is different from the inset area. In addition, the parcel is not contained by urban development and views are not dominated by either the countryside or the urban area. Overall there is moderate distinction between the parcel and the urban area.

CM29

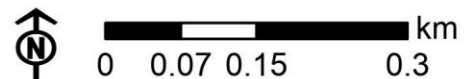
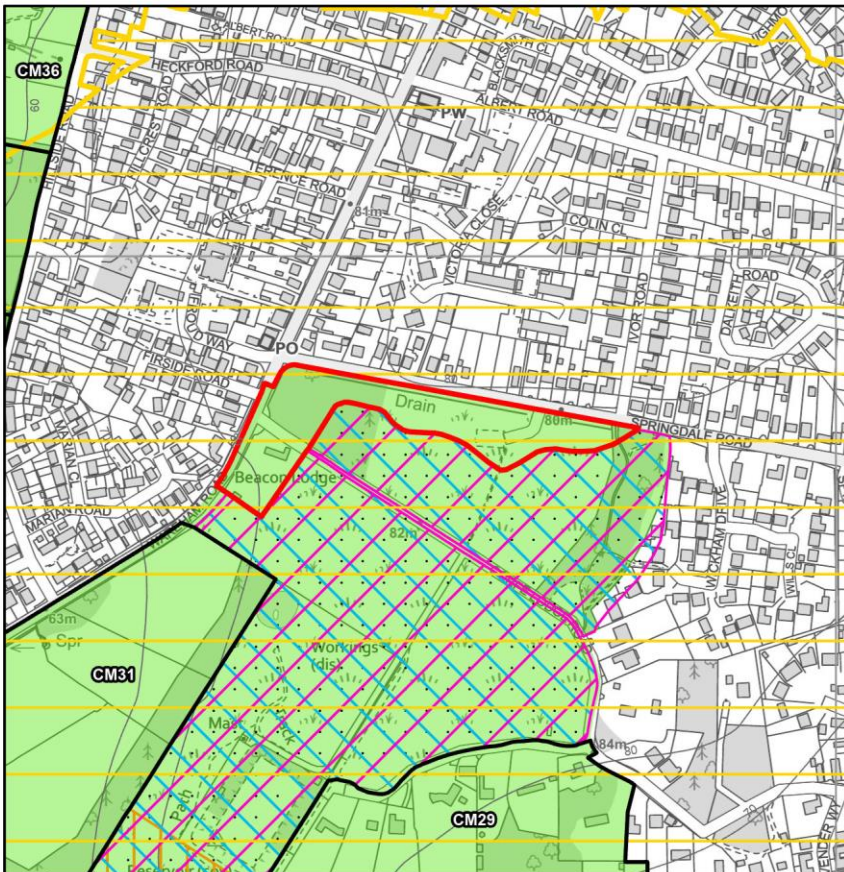
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Relatively strong
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Weak/No
Land is open. It is peripheral to a wide gap between Upton/Hamworthy and Corfe Mullen. Upton Heath Site of Special Scientific Interest and high ground on Beacon Hill add separation further east, but the road connection along the A350 and Wareham Road, with urbanising development midway at the settlement of Beacon Hill, diminish the gap to the west. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a weak/no contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Relatively strong
Land is open countryside. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM30



-  CM30
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area
-  Special Area of Conservation
-  Special Protection Area
-  Ramsar
-  Site of Special Scientific Interest



CM30

Parcel location and openness

Parcel size: 2.09ha

The parcel is located on the southern edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. The parcel is largely contained on its southern edge by the Dorset Heathlands Ramsar site, Dorset Heaths Special Area of Conservation, and Upton Heath Site of Special Scientific Interest.

Land is open and is dominated by sparse tree cover and grassland.

Distinction between parcel and inset area

The parcel is in close proximity to Corfe Mullen and is largely contained by urban development. The unwooded area in the east of the parcel is less distinct from the inset area, but land cover within the rest of the parcel is relatively prominent, which provides some distinction from the settlement. In addition, the treeline to the north of the parcel is a strong boundary feature creating separation from the inset area. Overall there is moderate distinction between the parcel and the urban area.

CM30

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Relatively strong
Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Weak/No
Land is open. It is peripheral to a wide gap between Upton/Hamworthy and Corfe Mullen. Upton Heath Site of Special Scientific Interest and high ground on Beacon Hill add separation further east, but the road connection along the A350 and Wareham Road, with urbanising development midway at the settlement of Beacon Hill, diminish the gap to the west. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a weak/no contribution to preventing the merging of neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Relatively strong
Land is open countryside. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

CM31

Parcel location and openness

Parcel size: 10.23ha

The parcel is located on the south western edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. The parcel is largely contained on its eastern edge by the Dorset Heathlands Ramsar site, Dorset Heaths Special Area of Conservation, and Upton Heath Site of Special Scientific Interest.

Land is open, comprising of vacant grassland and agricultural fields.

Distinction between parcel and inset area

Wareham Road and the associated treeline on the northern edge of the parcel is a moderate boundary feature creating separation from the settlement. The parcel is not contained by urban development with views that are dominated by open countryside. Overall there is strong distinction between the parcel and the urban area.

CM31

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:

Contribution: Strong

Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.

- Purpose 2 - Prevent neighbouring towns merging into one another:

Contribution: Moderate

Land is open. It lies in a wide gap between Upton/Hamworthy and Corfe Mullen. Upton Heath Site of Special Scientific Interest and high ground on Beacon Hill add separation further east, but the road connection along the A350 and Wareham Road, with urbanising development midway at the settlement of Beacon Hill, diminish the gap. Although the settlement gap is robust, there is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as narrowing the gap. Overall the area makes a moderate contribution to preventing the merging of neighbouring towns.

- Purpose 3 - Assist in safeguarding the countryside from encroachment:

Contribution: Strong

Land is open countryside and there is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.

- Purpose 4 - Preserve the setting and special character of historic towns:

Contribution: Weak/No

The parcel does not contribute to the setting or special character of any historic towns.






- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:

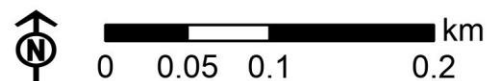
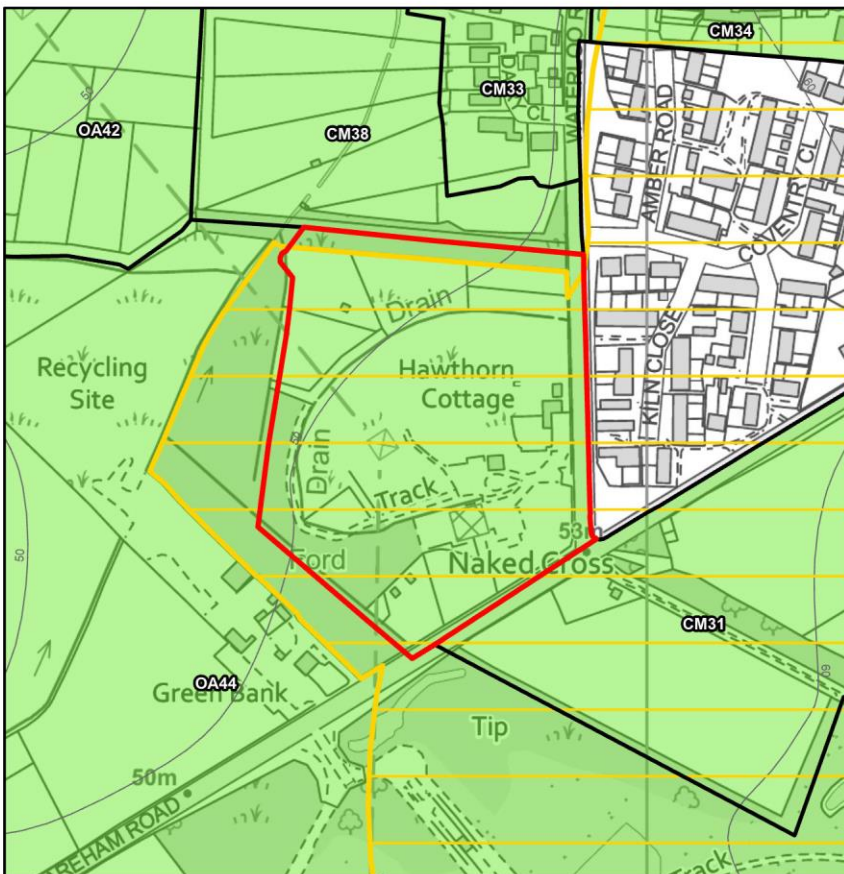
Contribution: Equal

All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM32



-  CM32
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area



CM32

Parcel location and openness

Parcel size: 4.15ha

The parcel is located on the south western edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

Land is open, comprising of sparse tree cover, several agricultural fields, and a horticulture nursery. These do not impact Green Belt openness.

Distinction between parcel and inset area

The parcel is not contained by urban development and Waterloo Road and the treeline on the eastern edge of the parcel is a moderate boundary feature creating separation from the settlement. The sloping landform and sparse tree cover within the parcel also provides some distinction from Corfe Mullen. Overall there is strong distinction between the parcel and the urban area.

CM32

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:

Contribution: Strong

Land is open and is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.

- Purpose 2 - Prevent neighbouring towns merging into one another:

Contribution: Moderate

Land is open. It lies in a wide gap between Upton/Hamworthy and Corfe Mullen. Upton Heath Site of Special Scientific Interest and high ground on Beacon Hill add separation further east, but the road connection along the A350 and Wareham Road, with urbanising development midway at the settlement of Beacon Hill, diminish the gap. Although the settlement gap is robust, there is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as narrowing the gap. Overall the area makes a moderate contribution to preventing the merging of neighbouring towns.

- Purpose 3 - Assist in safeguarding the countryside from encroachment:

Contribution: Strong

Land is open countryside and there is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.

- Purpose 4 - Preserve the setting and special character of historic towns:

Contribution: Weak/No

The parcel does not contribute to the setting or special character of any historic towns.

- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:

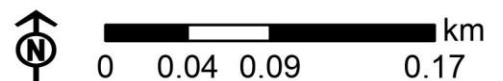
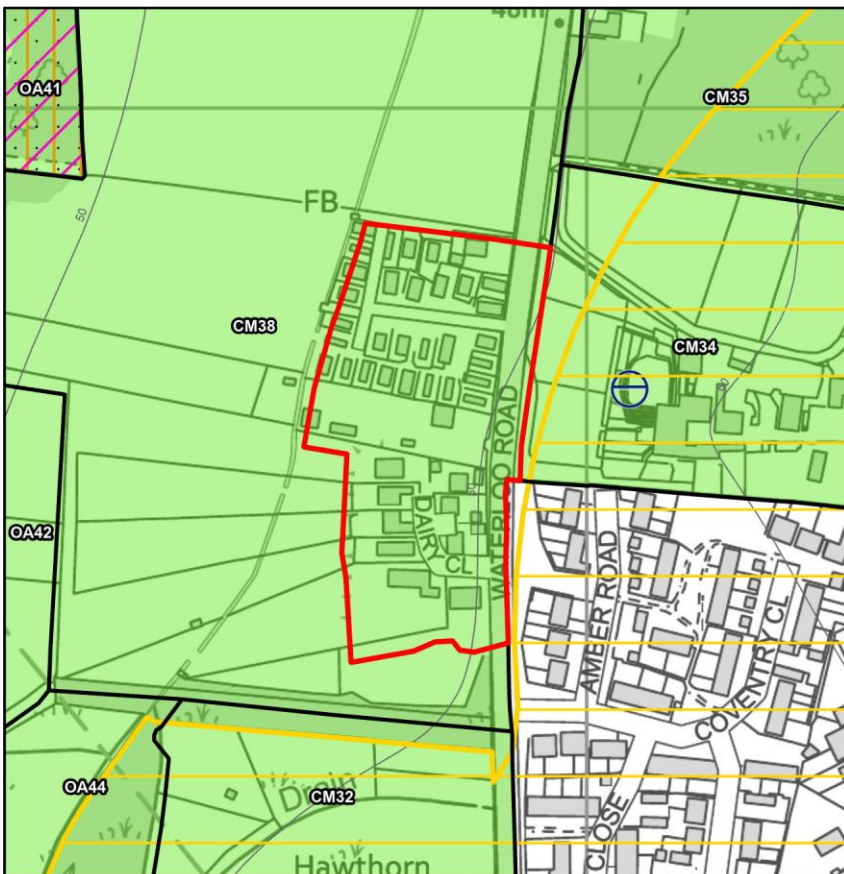
Contribution: Equal

All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM33



- CM33
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Special Area of Conservation
- Ramsar
- Site of Special Scientific Interest
- Scheduled monument



CM33

Parcel location and openness

Parcel size: 2.06ha

The parcel is located on the south western edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

The parcel is relatively developed and has a significant amount of residential development within it.

Distinction between parcel and inset area

The parcel is not contained by urban development. However, the parcel itself contains a significant level of residential development and therefore views of the urban area dominate. Furthermore, the parcel is located in close proximity to the urban area and the road to the west provides only weak separation from Corfe Mullen. Overall there is weak distinction between the parcel and the urban area.

CM33

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:

Contribution: Weak/No

The parcel is relatively developed and has a significant amount of urbanising development within it. Land is adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a weak/no contribution to checking the sprawl of the large built up area.

- Purpose 2 - Prevent neighbouring towns merging into one another:

Contribution: Weak/No

The parcel does not lie between neighbouring towns.

- Purpose 3 - Assist in safeguarding the countryside from encroachment:

Contribution: Weak/No

This is washed over development in the countryside. Land is relatively developed and has a significant amount of residential development within it. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a weak/no contribution to safeguarding the countryside from encroachment.

- Purpose 4 - Preserve the setting and special character of historic towns:

Contribution: Weak/No

The parcel does not contribute to the setting or special character of any historic towns.

- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:

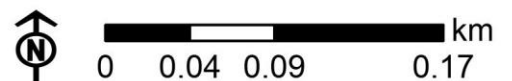
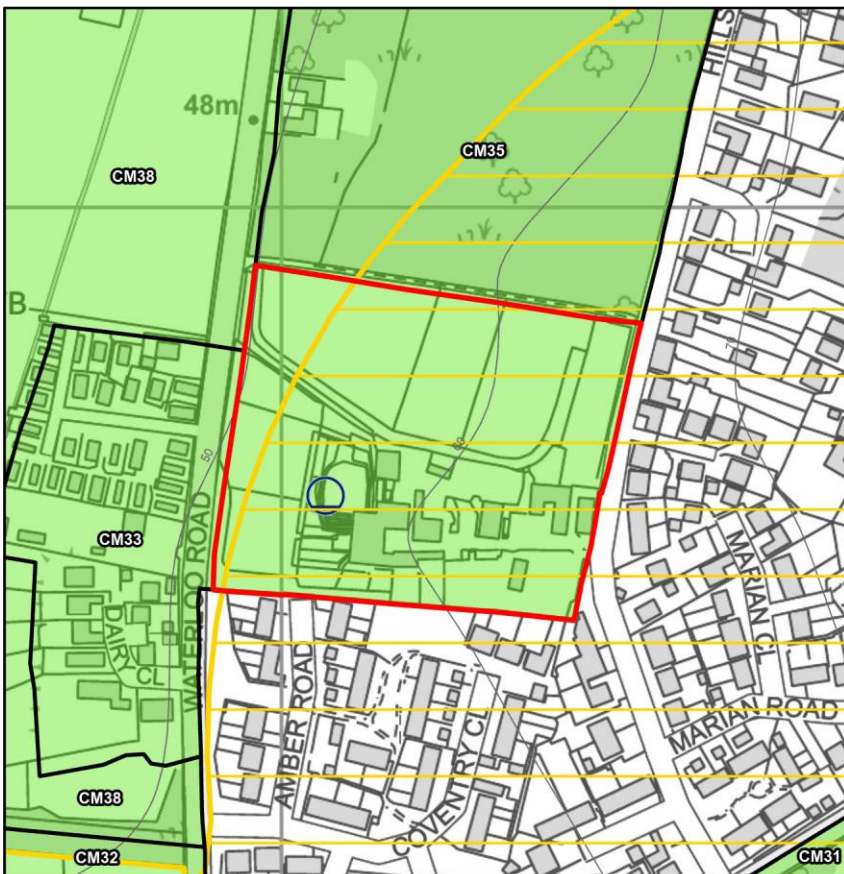
Contribution: Equal

All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM34



- CM34
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Scheduled monument



CM34

Parcel location and openness

Parcel size: 2.98ha

The parcel is located on the south western edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

The parcel is open, comprising of a field in the north and a scrap yard in the south. However, this scale of development is not large enough to impact openness.

Distinction between parcel and inset area

Although the parcel is in close proximity to the urban area and enclosed on two sides, the slope creates a stronger relationship with land to the west, which means that neither the countryside nor the urban area dominates views. The hedgerow at the inset edge provides only weak separation from the urban area. Overall there is weak distinction between the parcel and the urban area.

CM34

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:

Contribution: Moderate

The parcel is open and adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a moderate contribution to checking the sprawl of the large built up area.

- Purpose 2 - Prevent neighbouring towns merging into one another:

Contribution: Weak/No

The parcel does not lie between neighbouring towns.

- Purpose 3 - Assist in safeguarding the countryside from encroachment:

Contribution: Moderate

Land is open countryside. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a moderate contribution to safeguarding the countryside from encroachment.

- Purpose 4 - Preserve the setting and special character of historic towns:

Contribution: Weak/No

The parcel does not contribute to the setting or special character of any historic towns.

- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:

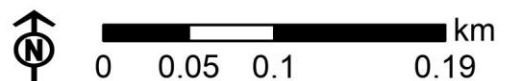
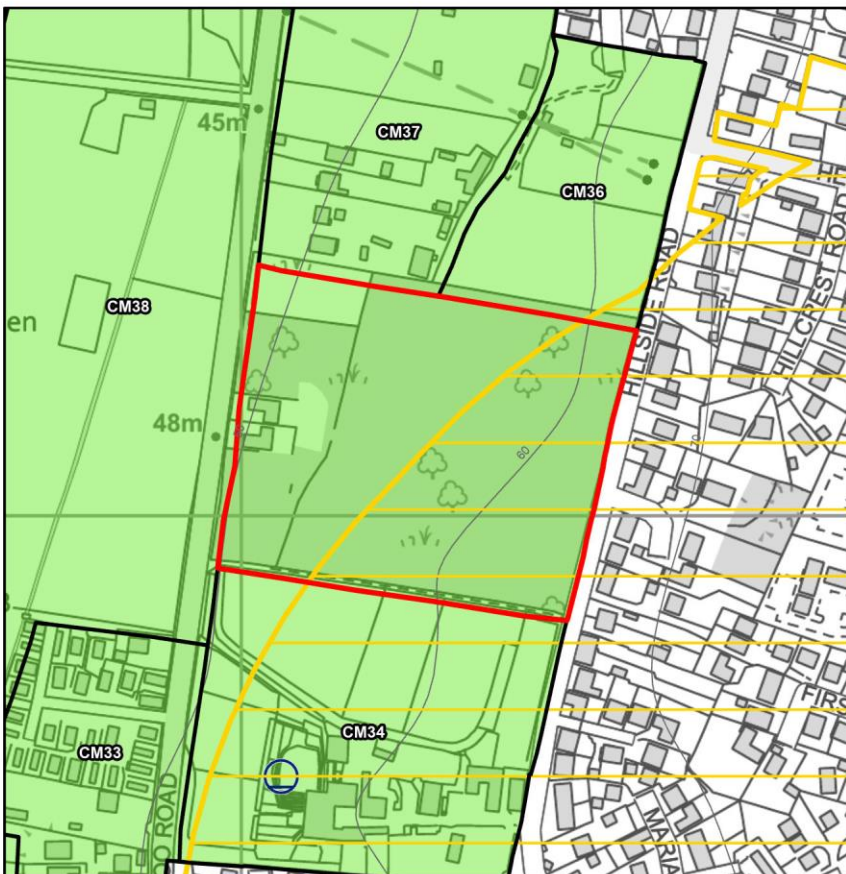
Contribution: Equal

All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM35



-  CM35
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area
-  Scheduled monument



CM35

Parcel location and openness

Parcel size: 3.43ha

The parcel is located on the south western edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

The parcel is open, comprising of shrubland and woodland.

Distinction between parcel and inset area

The parcel has some degree of containment due to enclosing development to the south, which means that neither the countryside nor the urban area dominates views. However, the shrubland/tree cover and road at the inset edge provide strong separation from the urban area. Furthermore, the woodland and shrubland within the parcel is very prominent land cover in comparison to the urban area. Overall there is strong distinction between the parcel and the urban area.

CM35

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:

Contribution: Strong

The parcel is open and adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.

- Purpose 2 - Prevent neighbouring towns merging into one another:

Contribution: Weak/No

Land does not lie between neighbouring towns.

- Purpose 3 - Assist in safeguarding the countryside from encroachment:

Contribution: Strong

The parcel is open countryside. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.

- Purpose 4 - Preserve the setting and special character of historic towns:

Contribution: Weak/No

The parcel does not contribute to the setting or special character of any historic towns.

- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:

Contribution: Equal

All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM36



-  CM36
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area



0 0.03 0.07 0.13 km

CM36

Parcel location and openness

Parcel size: 1.45ha

The parcel is located on the western boundary of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

The parcel is open, comprising of three paddocks.

Distinction between parcel and inset area

The parcel has some degree of urban containment due to enclosing residential development to the north, which results in neither the countryside nor the urban area dominating views from the parcel. The hedgerow to the east and garden boundaries to the north provide only a weak degree of separation from the urban area and the whole of the parcel lies in close proximity to Corfe Mullen. Overall there is weak distinction between the parcel and the urban area.

CM36

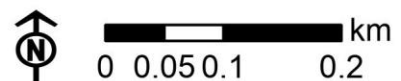
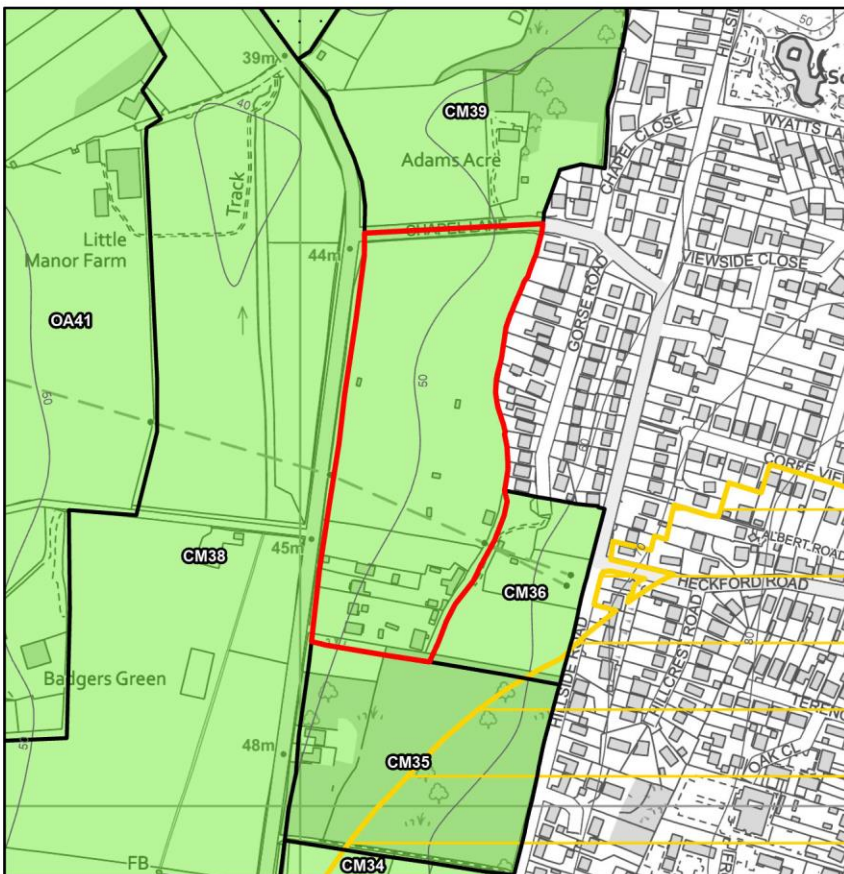
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Moderate
The parcel is open and adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a moderate contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Weak/No
The parcel does not lie between neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Moderate
The parcel is open countryside. There is weak distinction between the parcel and the inset area, which reduces the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a moderate contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM37



- CM37
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- 400m Heathland Area
- Site of Special Scientific Interest



CM37

Parcel location and openness

Parcel size: 4.83ha

The parcel is located on the western edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

The parcel is open comprising of agricultural land. There are several residential properties in the south of the parcel. However, this scale of development is not large enough to impact openness.

Distinction between parcel and inset area

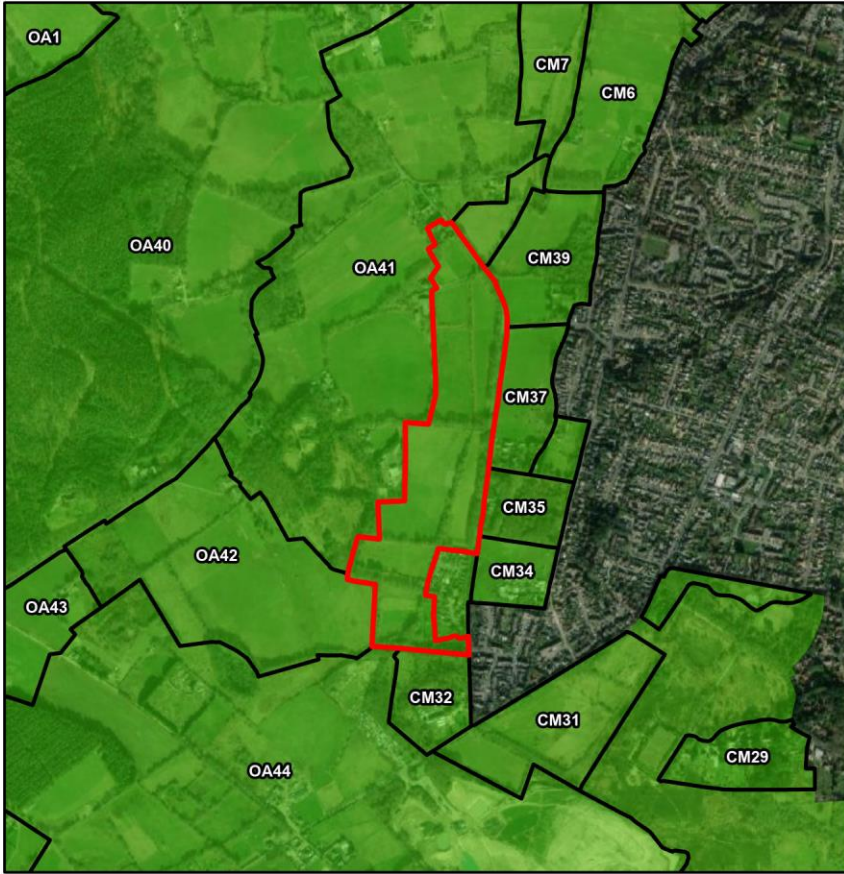
The garden boundaries at the inset edge provide only weak separation from the urban area and the parcel has also been breached in the south by residential development. Additionally, the parcel also lies in close proximity to the urban area. The parcel is not contained by urban development, but its close proximity to the Corfe Mullen means that neither the countryside nor the urban area dominates views. The sloping landform within the parcel provides some distinction from the urban area. Overall there is moderate distinction between the parcel and the urban area.

CM37

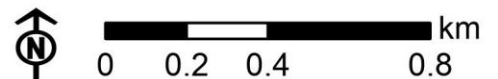
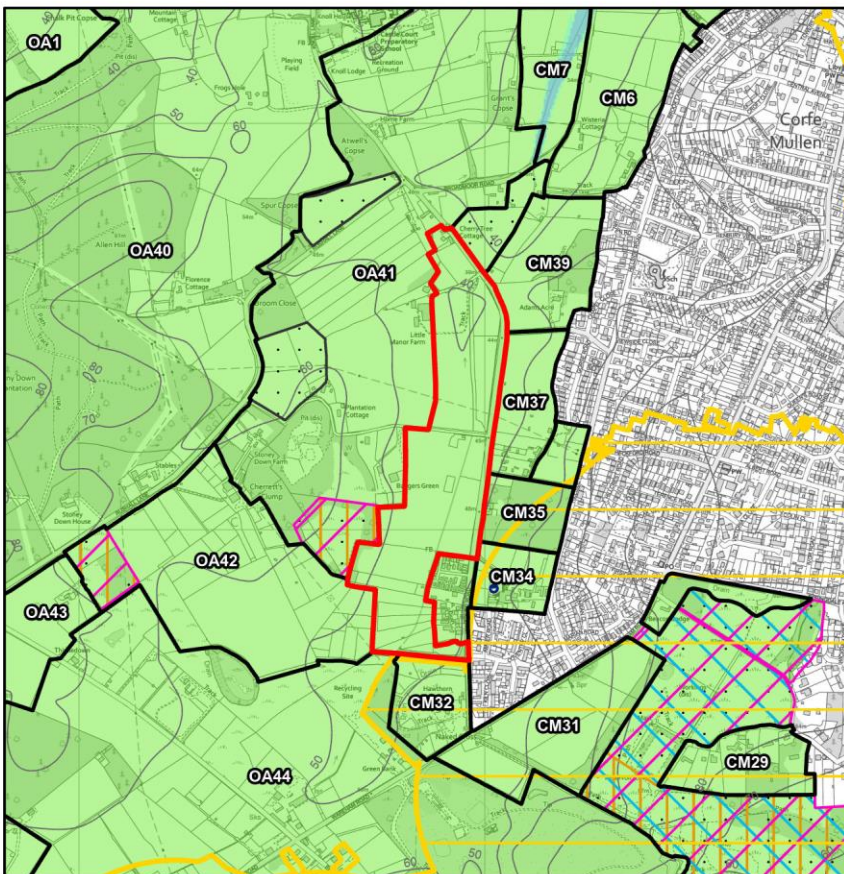
Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:
Contribution: Relatively strong
The parcel is open and adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to checking the sprawl of the large built up area.
- Purpose 2 - Prevent neighbouring towns merging into one another:
Contribution: Weak/No
Land does not lie between neighbouring towns.
- Purpose 3 - Assist in safeguarding the countryside from encroachment:
Contribution: Relatively strong
The parcel is open countryside. The parcel has some relationship with the inset area, but also a degree of distinction from it. Overall the area makes a relatively strong contribution to safeguarding the countryside from encroachment.
- Purpose 4 - Preserve the setting and special character of historic towns:
Contribution: Weak/No
The parcel does not contribute to the setting or special character of any historic towns.
- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:
Contribution: Equal
All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM38



-  CM38
-  Neighbouring parcel
-  Green Belt
-  Local Authority boundary
-  400m Heathland Area
-  Special Area of Conservation
-  Special Protection Area
-  Ramsar
-  Site of Special Scientific Interest
-  Scheduled monument
-  Flood Zone 2
-  Flood Zone 3



CM38

Parcel location and openness

Parcel size: 18.79ha

The parcel is located to the southwest of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town. The Dorset Heaths SAC lies adjacent to the western boundary of the parcel.

The parcel is open, comprising of agricultural fields.

Distinction between parcel and inset area

The landform in the parcel provides some distinction from the urban area due to it containing a stream valley floor. Waterloo Road and its adjacent linear tree cover, in combination with vegetation along the inset settlement edge, provide strong distinction from Corfe Mullen. The parcel is not contained by urban development and views are dominated by open countryside. Overall there is very strong distinction between the parcel and the urban area.

CM38

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:

Contribution: Strong

The parcel is open and adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.

- Purpose 2 - Prevent neighbouring towns merging into one another:

Contribution: Weak/No

The parcel does not lie between neighbouring towns.

- Purpose 3 - Assist in safeguarding the countryside from encroachment:

Contribution: Strong

The parcel is open countryside. There is very strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.

- Purpose 4 - Preserve the setting and special character of historic towns:

Contribution: Weak/No

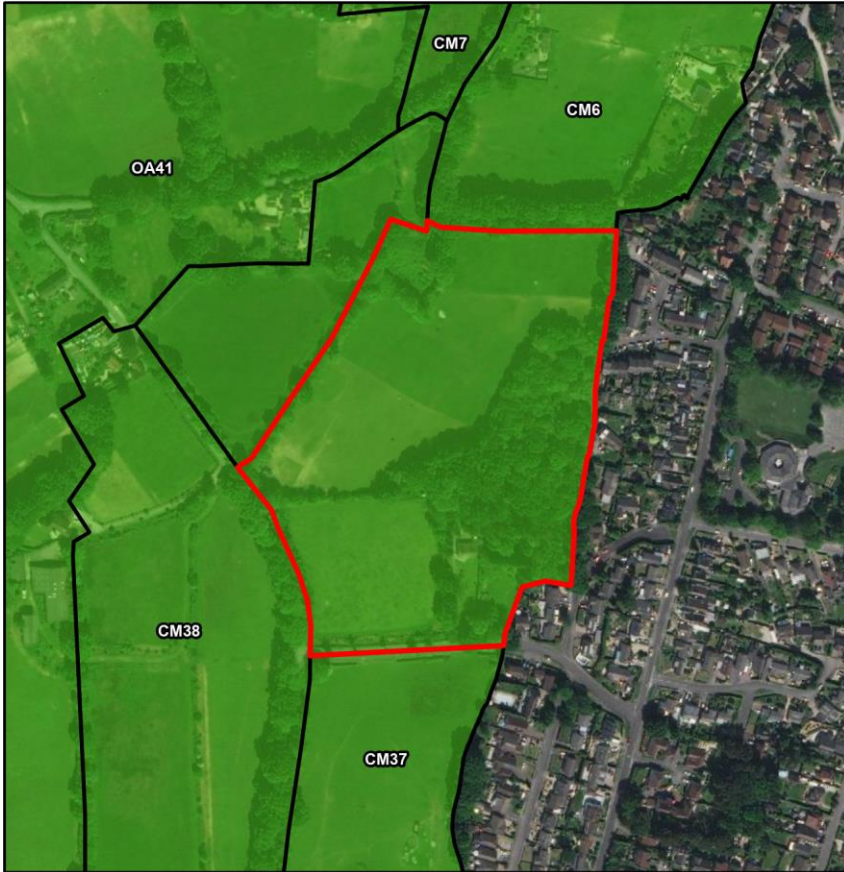
The parcel does not contribute to the setting or special character of any historic towns.

- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:

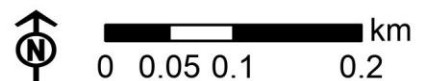
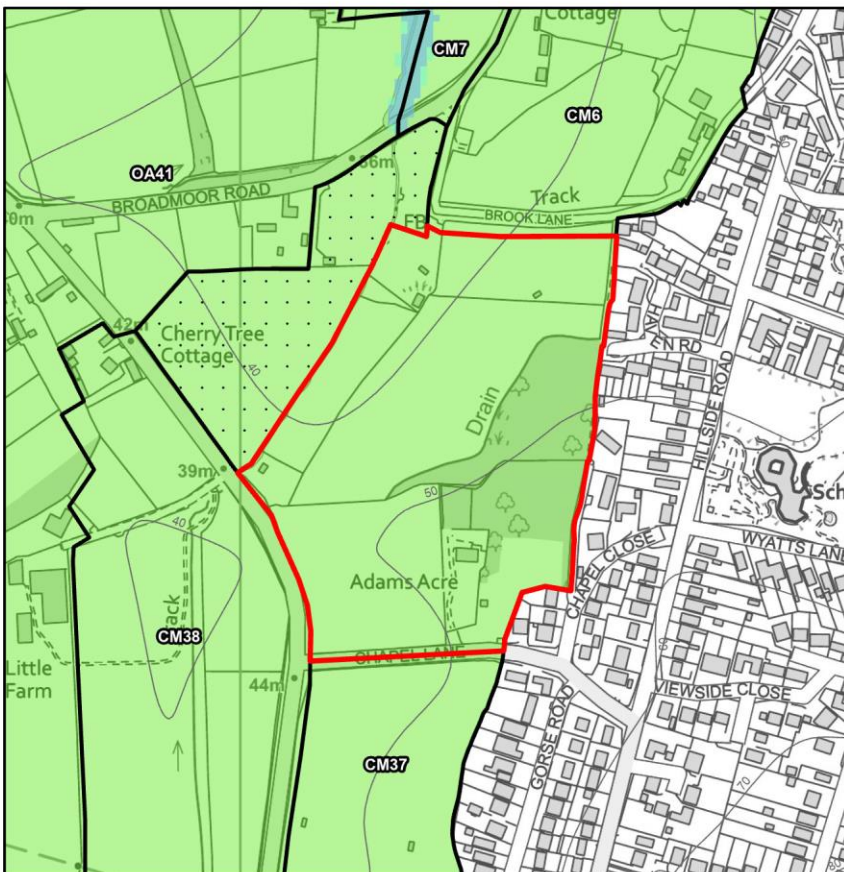
Contribution: Equal

All Green Belt land is considered to make an equal contribution to this purpose.

Contribution of land in CM39



- CM39
- Neighbouring parcel
- Green Belt
- Local Authority boundary
- Site of Special Scientific Interest
- Flood Zone 2
- Flood Zone 3



CM39

Parcel location and openness

Parcel size: 7.06ha

The parcel is located on the western edge of Corfe Mullen. Corfe Mullen is part of the large built-up area and is a town. It does not, in terms of the role of Green Belt, constitute a historic town.

The parcel is open, comprising of agricultural fields and a forested area in the east. There is one residential property in the southeast of the parcel, but this scale of development is not large enough to impact openness.

Distinction between parcel and inset area

The parcel is located in close proximity to the urban area. However, the forested area in the east at the inset edge is a strong boundary feature providing separation from Corfe Mullen. The wooded land cover is relatively prominent compared to the urban area providing some distinction and also provides screening, which results in the views from the parcel being dominated by open countryside. Furthermore, the parcel is not contained by urban development. Overall there is strong distinction between the parcel and the urban area.

CM39

Contribution to the Green Belt purposes

- Purpose 1 - Check the unrestricted sprawl of large built-up areas:

Contribution: Strong

The parcel is open and adjacent to Corfe Mullen, part of the large built-up area of the South East Dorset conurbation. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as sprawl of the large built-up area. Overall the area makes a strong contribution to checking the sprawl of the large built up area.

- Purpose 2 - Prevent neighbouring towns merging into one another:

Contribution: Weak/No

Land does not lie between neighbouring towns.

- Purpose 3 - Assist in safeguarding the countryside from encroachment:

Contribution: Strong

The parcel is open countryside. There is strong distinction between the parcel and the inset area, which increases the extent to which development would be perceived as encroachment on the countryside. Overall the area makes a strong contribution to safeguarding the countryside from encroachment.

- Purpose 4 - Preserve the setting and special character of historic towns:

Contribution: Weak/No

The parcel does not contribute to the setting or special character of any historic towns.

- Purpose 5 - Assist in urban regeneration, by encouraging the recycling of derelict and other urban land:

Contribution: Equal

All Green Belt land is considered to make an equal contribution to this purpose.