

# AIREBOROUGH one place or many?



# PLACE

# PLACE

a spatial unit that is recognised,  
remembered and liked or disliked as  
one moves around





Dacre, Son  
& Hartley  
REALESTATE  
**FOR SALE**

# PLACE-MAKING

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Place begins with LANDSCAPE,  
which pre-dates occupation and  
persists, with or without buildings



Place is therefore not made but  
changed, for better or worse, by  
our interventions

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QUALITY of place can be NURTURED  
and CRAFTED by sensitive design and  
management

# IMAGE TO BE NURTURED

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## Regeneration after economic shift

# **IMAGE TO BE NURTURED**

**Regeneration after economic shift**

**Urban extension**

# **IMAGE TO BE NURTURED**

**Regeneration after economic shift**

**Urban extension**

**New settlement**

# IMAGE TO BE NURTURED

Regeneration after economic shift

Urban extension

New settlement

Vehicle dominated space to people  
dominated

# ANALYSIS

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Topography and ecology

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Historical evolution

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Nature of change now and imminent

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Spirit of the place

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Nature of change now and imminent

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Physical receptiveness to growth

# ANALYSIS

Topography and ecology

Historical evolution

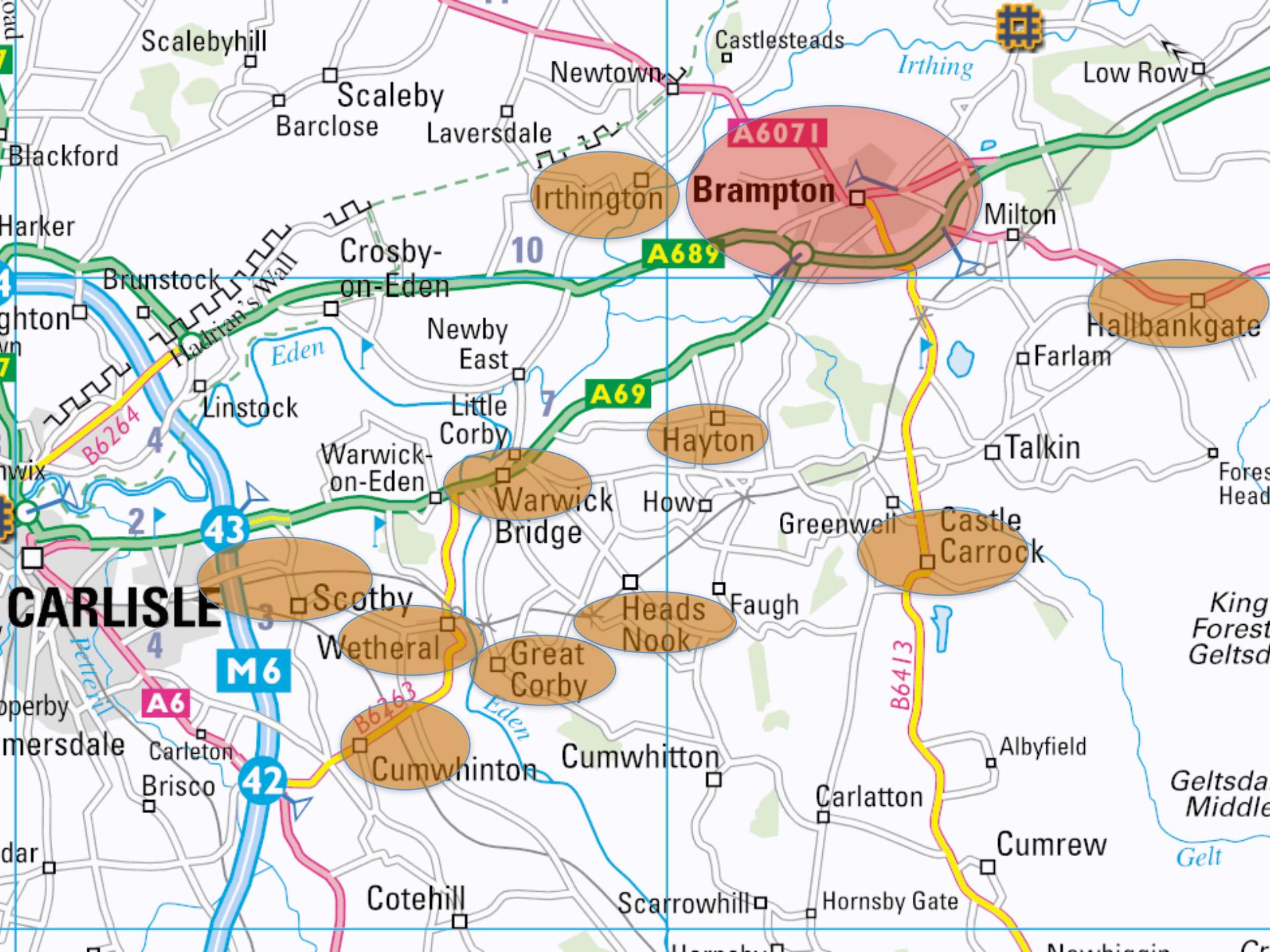
Nature of change now and imminent

Connections and generators

Spirit of the place

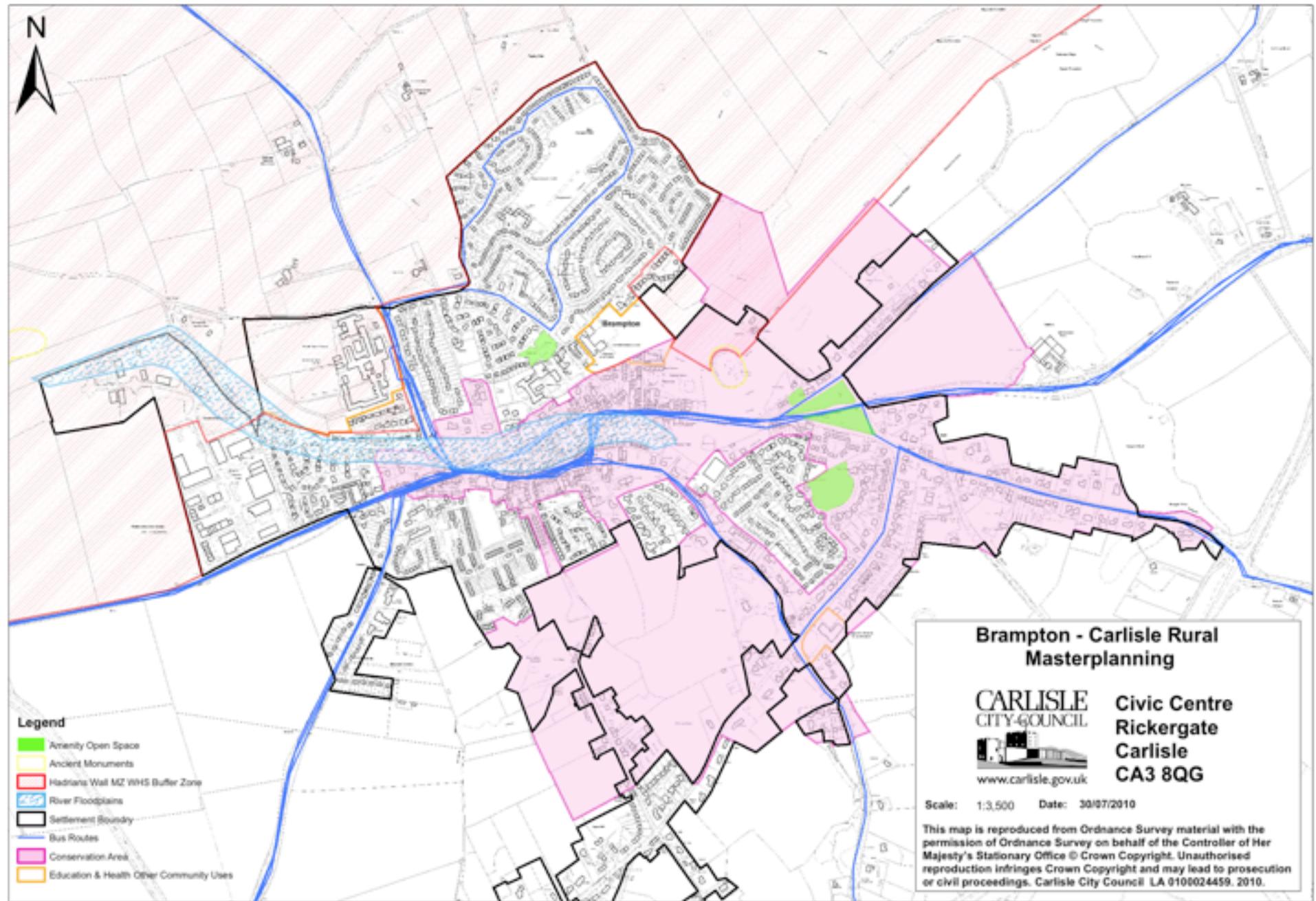
Physical receptiveness to growth

Receptiveness of community



# BRAMPTON





### Brampton - Carlisle Rural Masterplanning



CARLISLE  
CITY COUNCIL  
[www.carlisle.gov.uk](http://www.carlisle.gov.uk)

Civic Centre  
Rickergate  
Carlisle  
CA3 8QG

Scale: 1:3,500 Date: 30/07/2010

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*Detailed assessment of Hadrian's Wall Buffer Zone and impact on Brampton Ridge*

*Development not to encroach northwards into the Irthing Valley*

*Protect openness and visibility of Brampton Ridge and Motte*

*No development to creep onto high ground*

*Some potential on good level ground but edge treatment and approach to town require detailed assessment and skilful design.*

*Very limited infill subject to detailed appraisal*

*Detailed assessment of accessibility and visibility of high ground likely to limit opportunities*

*Development on or south of shallow ridge likely to impact visually over a large area and impair skyline of town.*

# HALLBANKGATE



# Carlisle District Local Plan 2001 – 2016

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2001 - 2016

## Hallbankgate



12500

September 2008



[www.cardiob.org.uk](http://www.cardiob.org.uk)

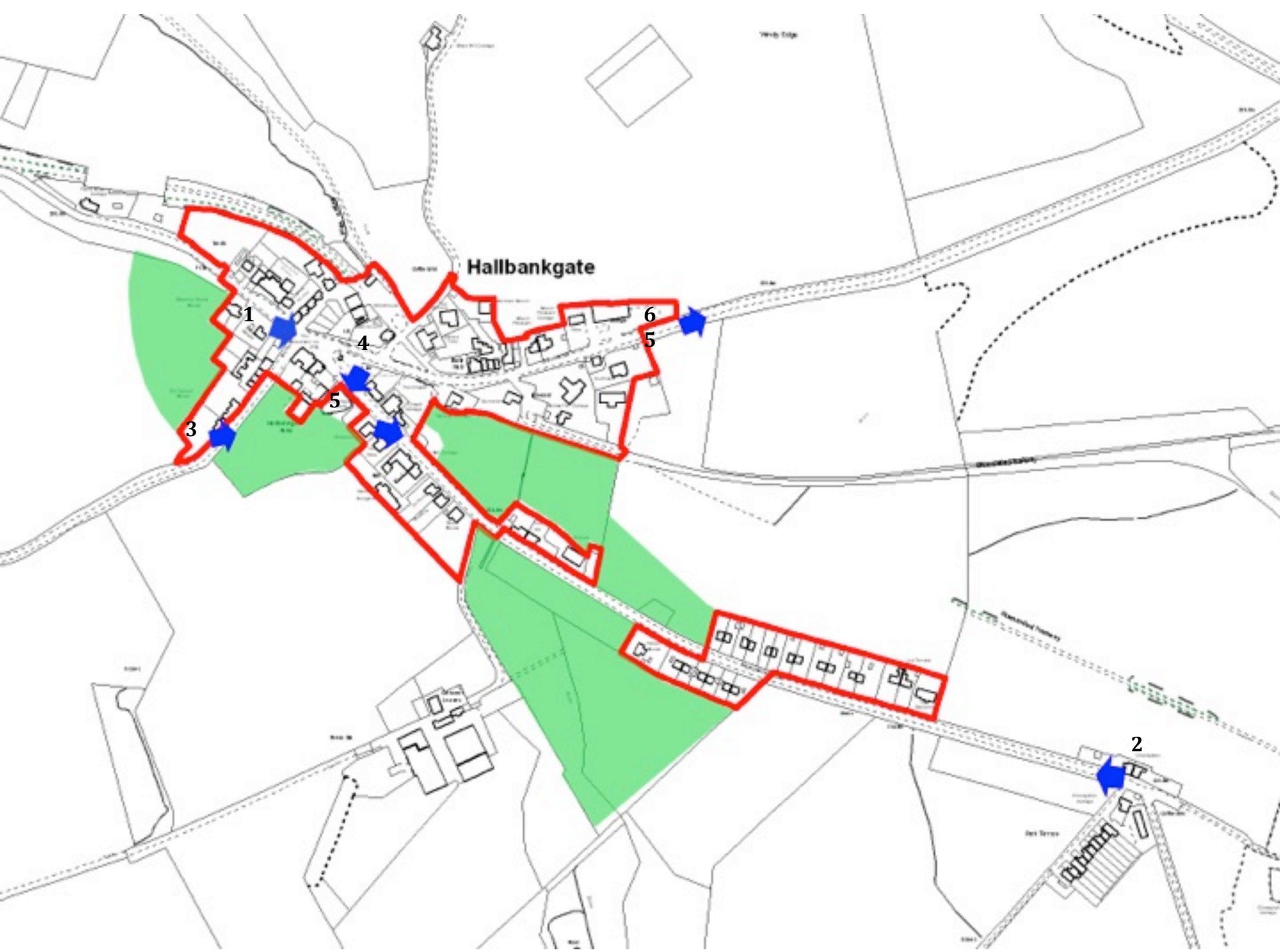
## Planning and Housing Services

#### Head of Planning and Housing Services:

A C Eines Dip. TEP MATHPI

Civic Centre, Pickeringgate, Carlisle CA3 9QG





# WETHERAL













A photograph of a river in motion, with turbulent, foaming water. The river is framed by branches with green and yellow autumn leaves in the upper right and center. The water flows from the top right towards the bottom left.

# SETTLE RIVERSIDE IMPROVEMENT PROJECT



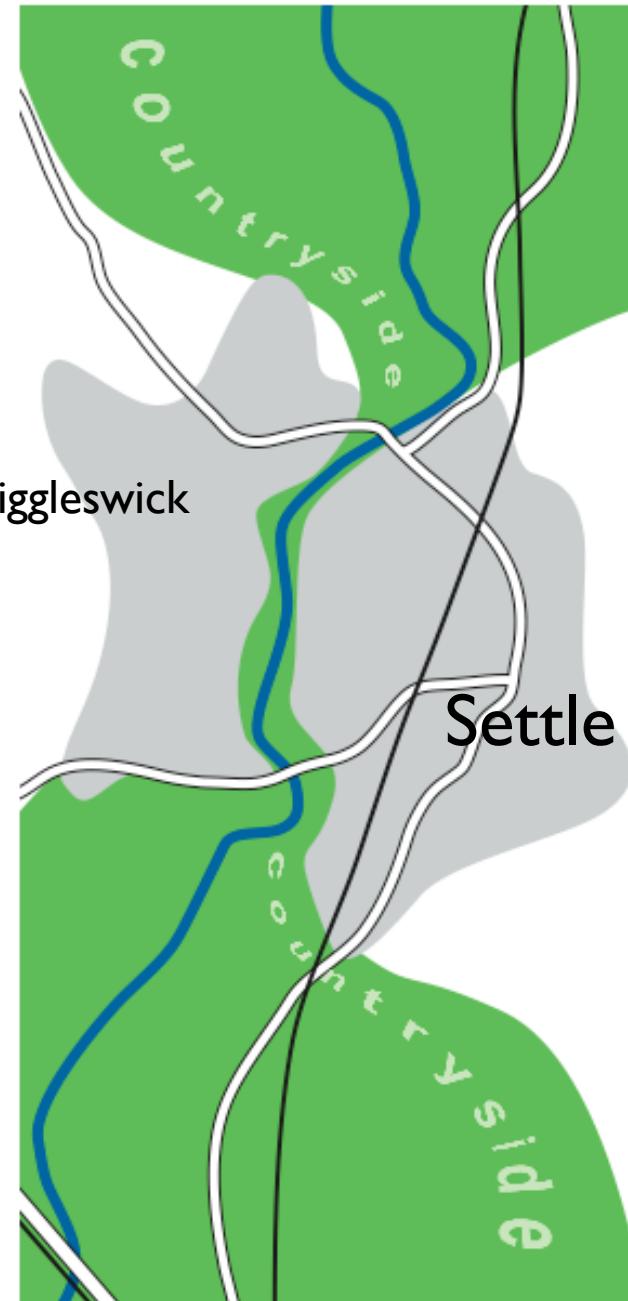
Spiral Gallery

IMAGES  
SUSANS

Bishopdale  
Antiques

BISHOPDALE  
ANTIQUES  
CURIOSITIES  
OPEN





SETTLE RIVERSIDE CONCEPT PLAN - CHARACTER



# OPINIONS DIVIDED

Exploit riverside as tourist honeypot

versus

Conserve rural character for benefit of  
residents and keep quiet



















# CONCEPT

# CONCEPT

- **Crack the nuts**
  - Make riverside more accessible and attractive: main beneficiaries are residents

# CONCEPT

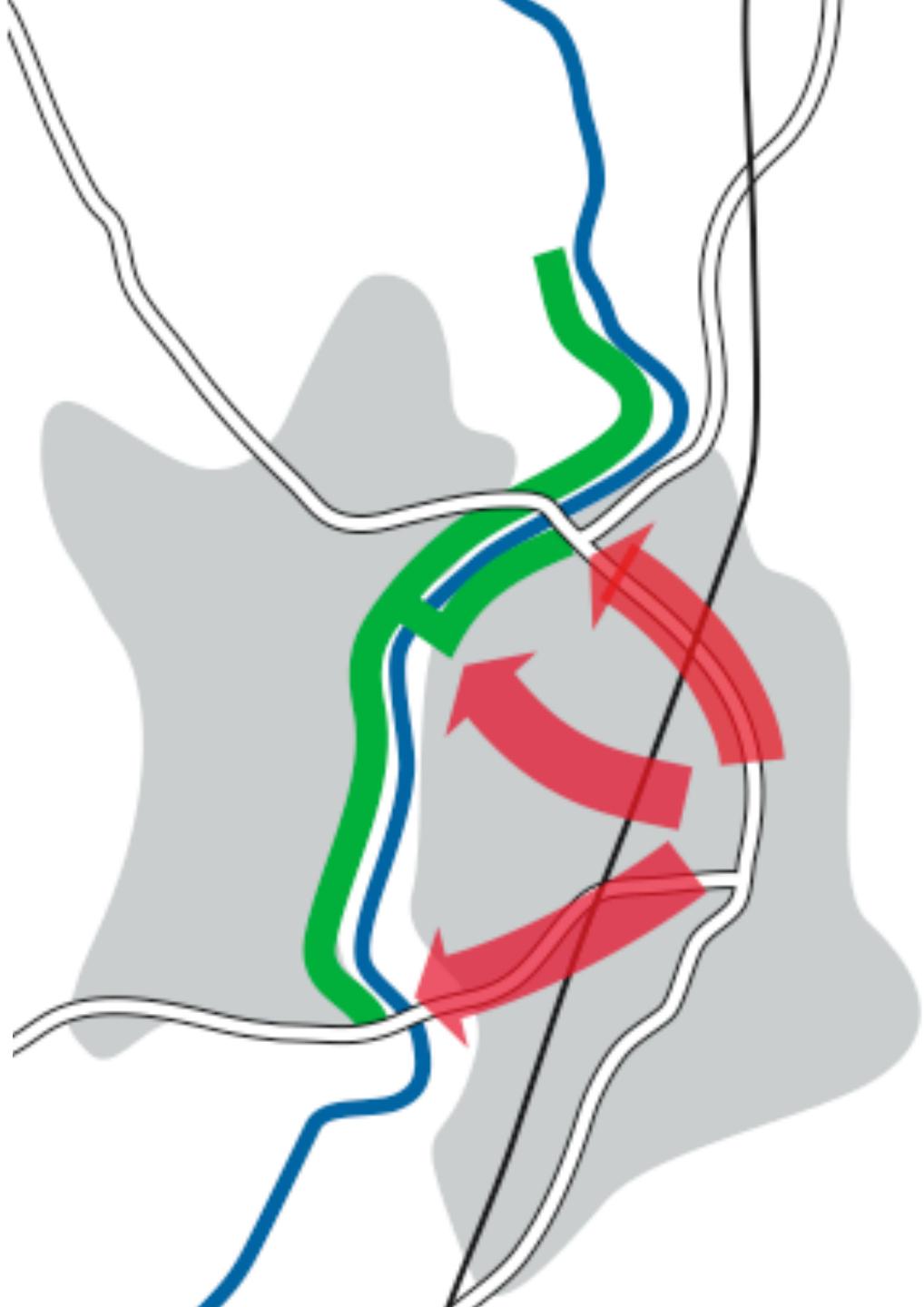
- **Crack the nuts**
  - Make riverside more accessible and attractive: main beneficiaries are residents
- **Pick some cherries**
  - Cautiously introduce facilities and attractions, ceasing when character of area or privacy of neighbours come under threat

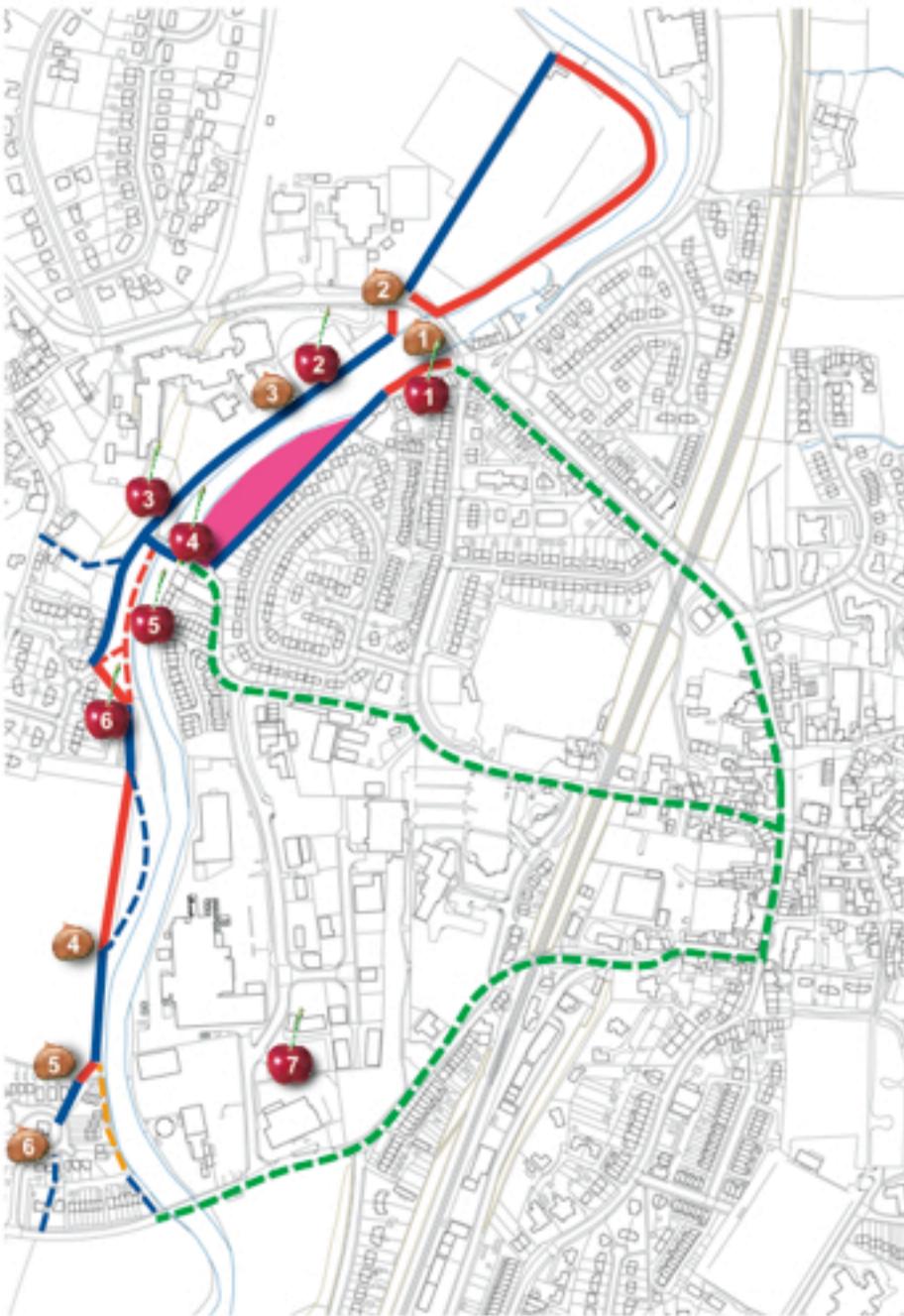
# CONCEPT

- **Crack the nuts**
  - Make riverside more accessible and attractive: main beneficiaries are residents
- **Pick some cherries**
  - Cautiously introduce facilities and attractions, ceasing when character of area or privacy of neighbours come under threat
- **Strengthen the stalks**
  - Improve condition and legibility of connections to and from town centre and linking Giggleswick to Settle

## · ACCESS

-  Access along riverside
-  Access to riverside





# SETTLE RIVERSIDE STRATEGY PLAN

## KEY

- Existing right of way upgraded to cycle and wheelchair standard
- New right of way upgraded to cycle and wheelchair standard
- Existing right of way upgraded to pedestrian standard
- New right of way upgraded to pedestrian standard
- New pedestrian-only boardwalk
- Signage and visual enhancements
- Redeveloped depot site to incorporate new waterside route to cycle and wheelchair standard



## NUTS TO CRACK

- 1 Pedestrian and vehicle conflicts on bridge and junction
- 2 Pedestrian route across main road
- 3 Narrow length of riverside route available
- 4 Steep change of level and narrow gap
- 5 Bewildering route and awkward stile
- 6 General impact of 'privatised' character of housing estate with illegible through-route for pedestrians



## CHERRIES TO PICK

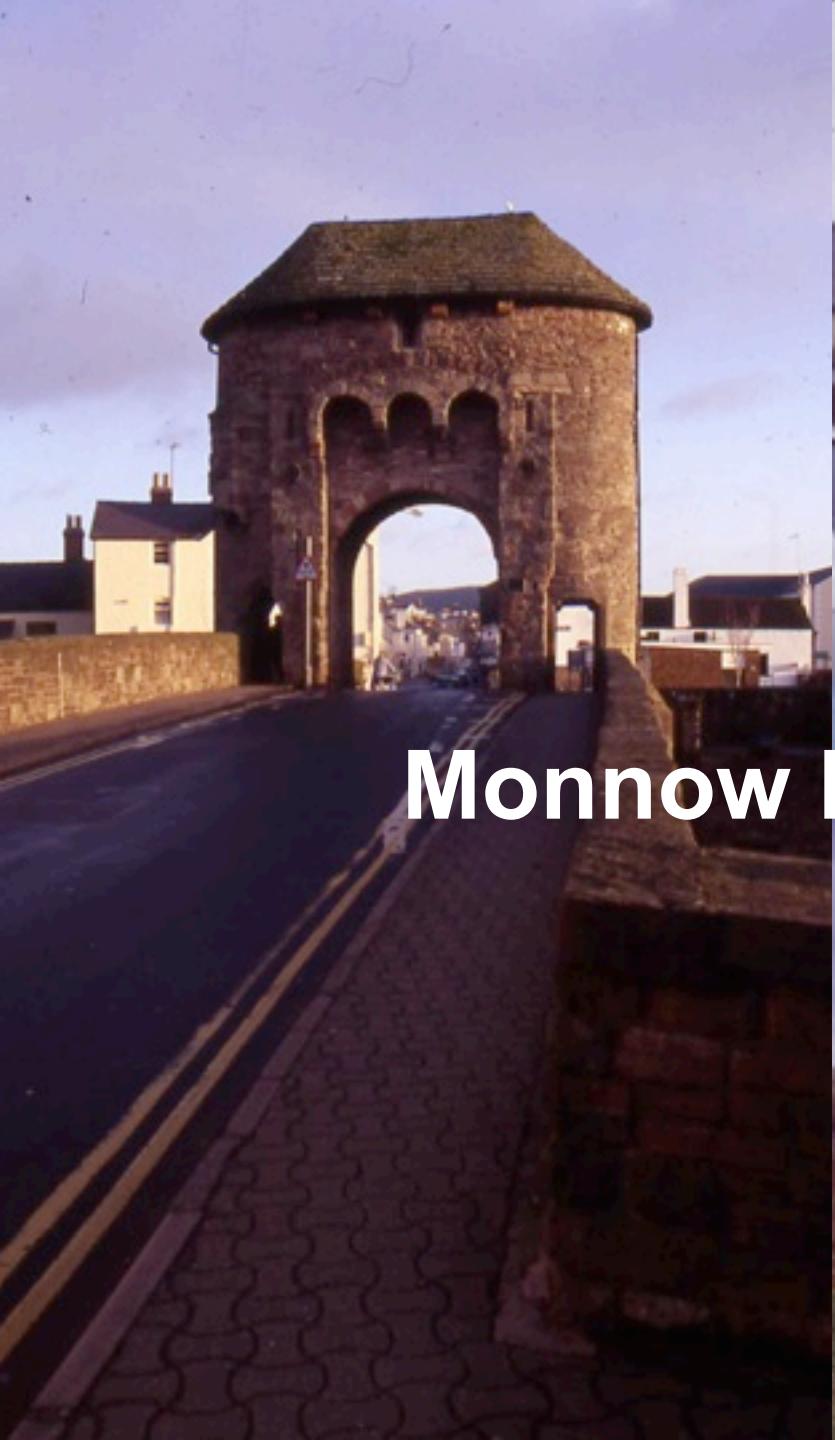
- 1 Ribble Terrace Garden - open up and upgrade
- 2 Possible 'beach' formed near water with improved access
- 3 Possible sitting area
- 4 Improved balustrade to bridge
- 5 Possible meadow
- 6 Possible interpretation of ancient ford
- 7 Possible improvement of parking area to serve river walk







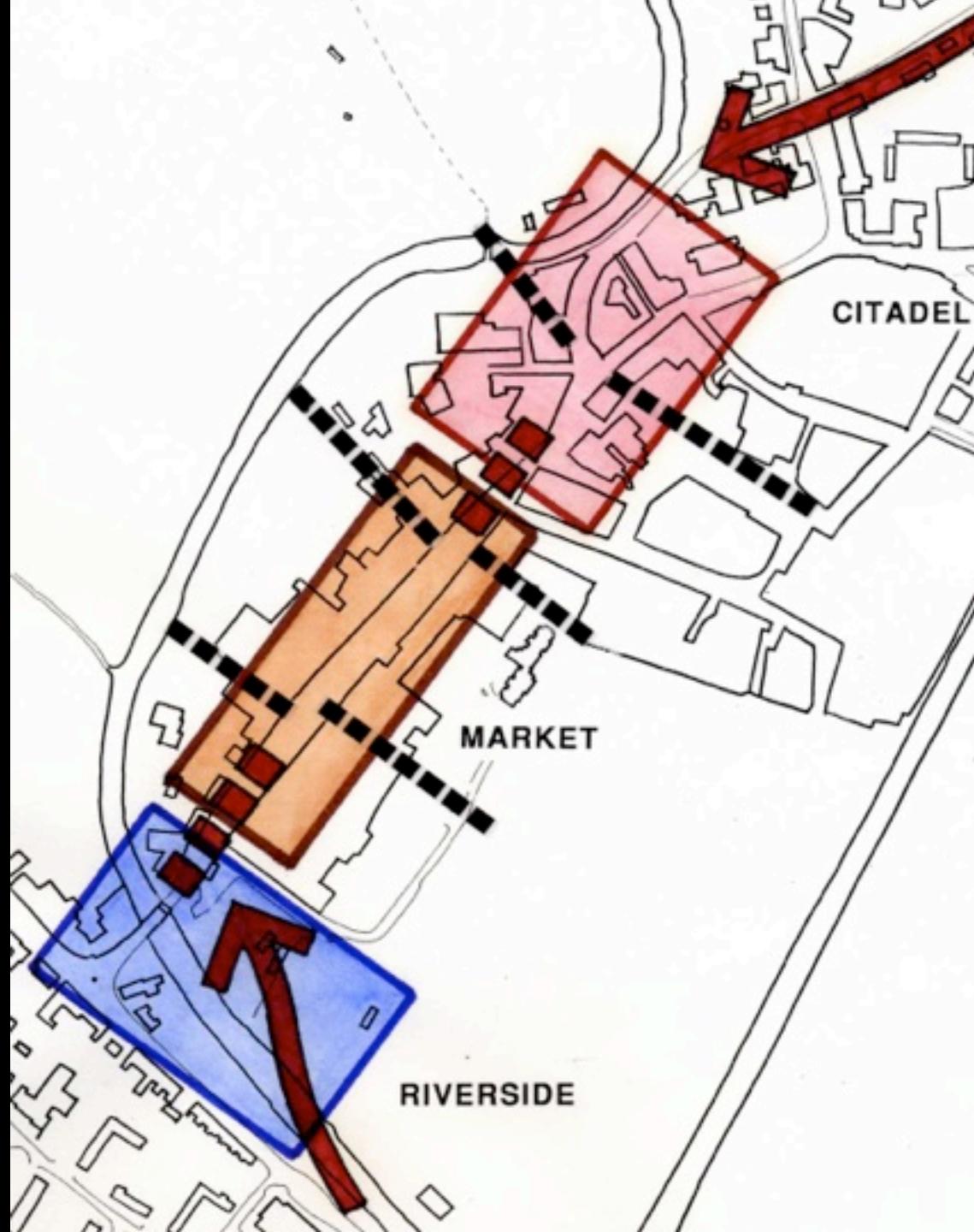




# Monnow Bridge, Monmouth







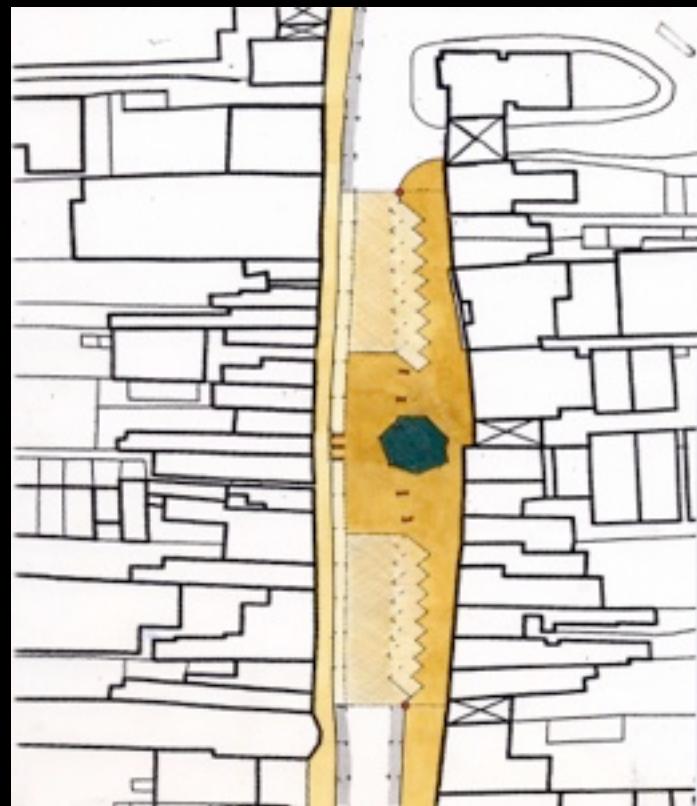
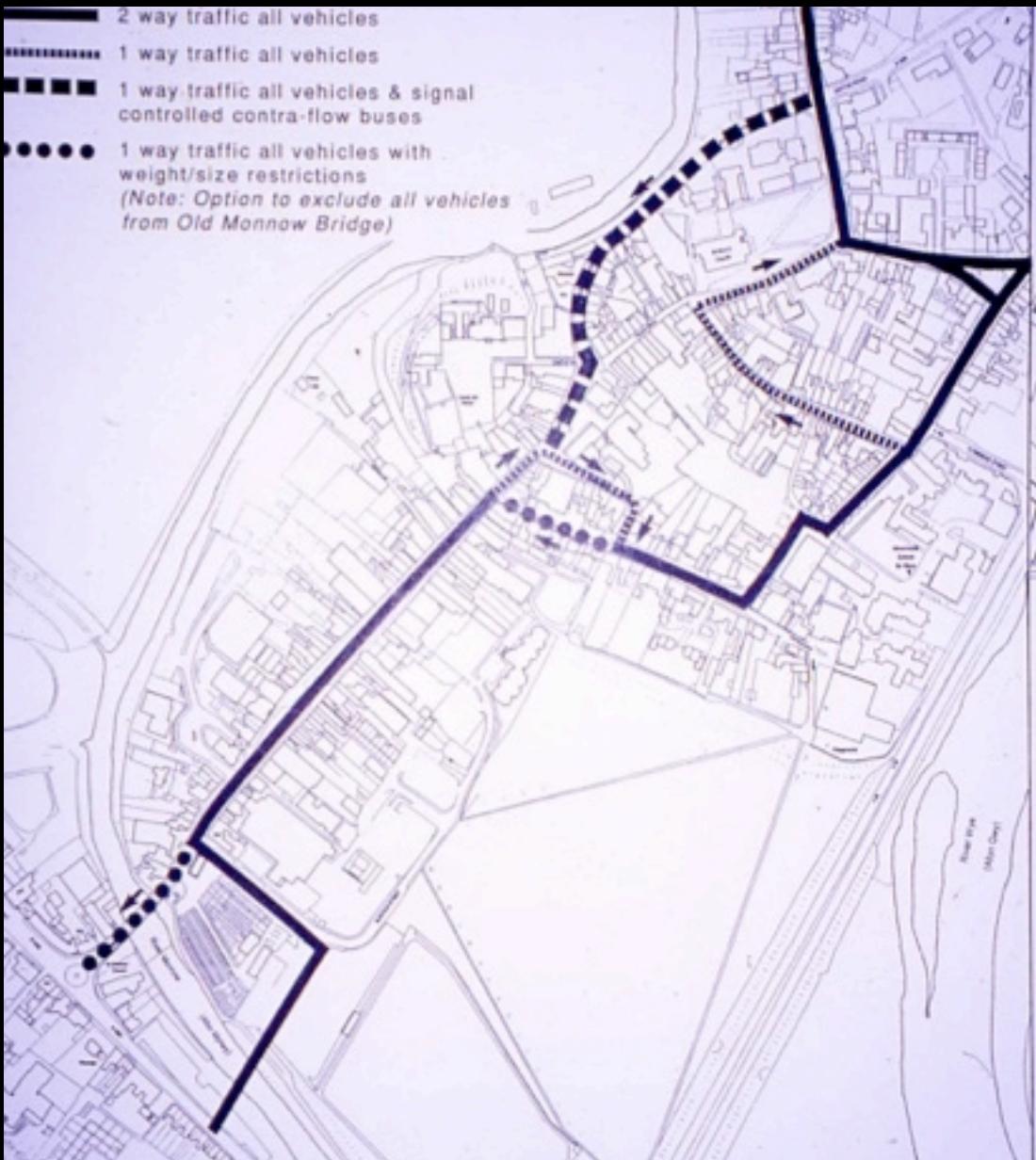
2 way traffic all vehicles

1 way traffic all vehicles

1 way traffic all vehicles & signal controlled contra-flow buses

1 way traffic all vehicles with weight/size restrictions

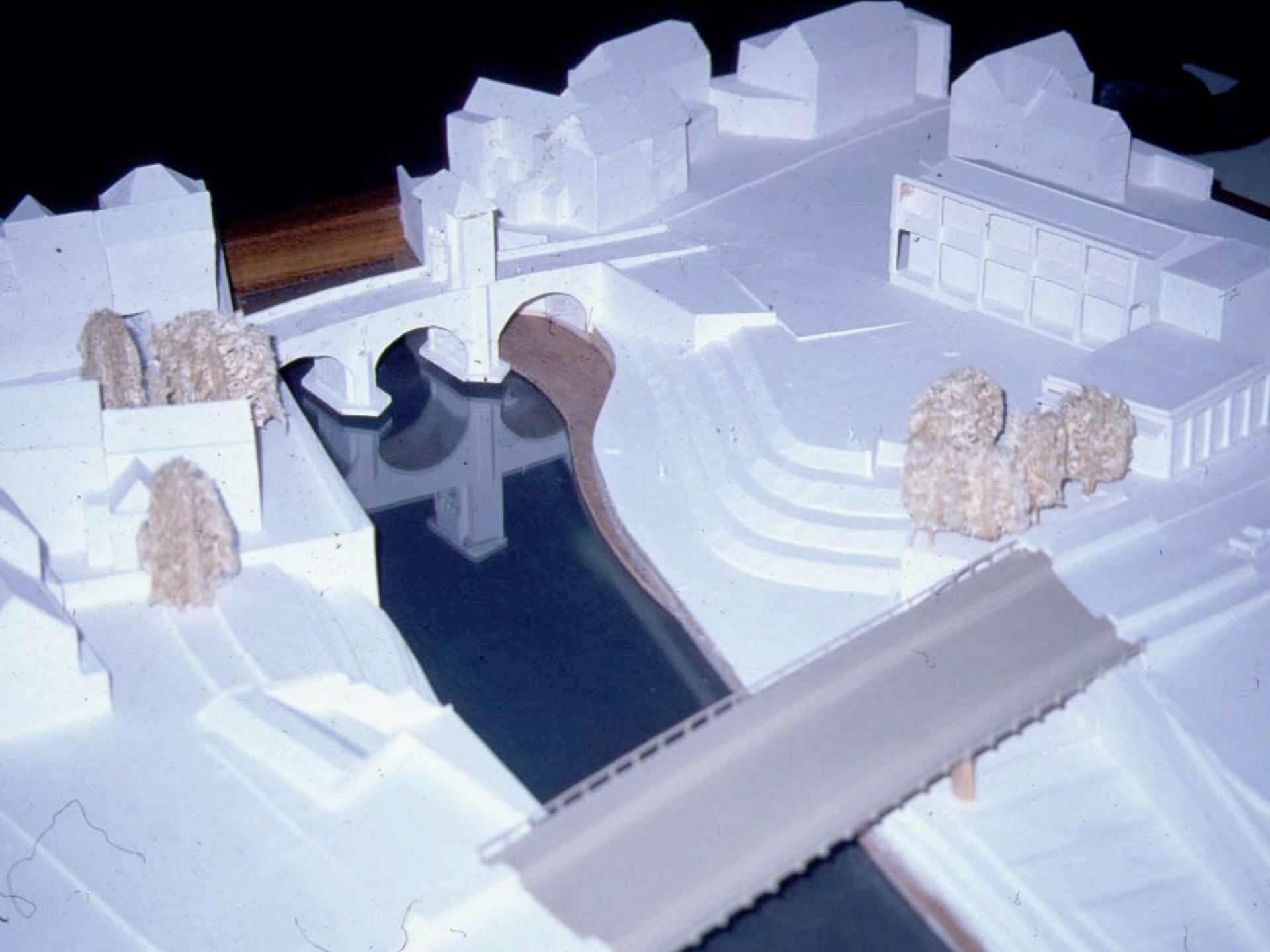
(Note: Option to exclude all vehicles from Old Monnow Bridge)















# So what for Aireborough?

No imported or copied solution

Need bespoke strategic plan to address  
local issues

Begins by MAPPING those issues

Funds are difficult to get but impossible  
without a clear plan



What image(s)  
do you desire?