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or phone 01332 255076

Alternatively write to:

Plans and Policies, Spatial and Transport Planning, Neighbourhoods
Directorate, Derby City Council, Saxon House, Friary Street, Derby, DE1 1AN

Further information is also available on our website:
www.derby.gov.uk/planning

We can give you this information in any other way, style or language that will help you access it. Please contact us on – 01332 255076, minicom – 01332 256666 or fax us on – 01332 256052.

Please contact us if you need help reading this document or any part of it translating.

Polish

Aby ułatwić Państwu dostęp do tych informacji, możemy je Państwu przekazać w innym formacie, stylu lub języku.
Prosimy o kontakt: 01332 255076 Tel. tekstowy: 01332 256666

Punjabi

ਇਹ ਜਾਣਕਾਰੀ ਅਸੀਂ ਤੁਹਾਨੂੰ ਕਿਸੇ ਵੀ ਹੋਰ ਤਰੀਕੇ ਨਾਲ, ਕਿਸੇ ਵੀ ਹੋਰ ਰੂਪ ਜਾਂ ਬੋਲੀ ਵਿੱਚ ਦੇ ਸਕਦੇ ਹਾਂ,
ਜਿਹੜੀ ਇਸ ਤੱਕ ਪਹੁੰਚ ਕਰਨ ਵਿੱਚ ਤੁਹਾਡੀ ਸਹਾਇਤਾ ਕਰ ਸਕਦੀ ਹੋਵੇ। ਕਿਰਪਾ ਕਰਕੇ ਸਾਡੇ ਨਾਲ ਟੈਲੀਫੋਨ
01332 255076 ਮਿਨੀਕਮ 01332 256666 ਤੇ ਸੰਪਰਕ ਕਰੋ।

Urdu

یہ معلومات ہم آپ کو کسی دیگر ایسے طریقے، انداز اور زبان میں مہیا کر سکتے ہیں جو اس تک رسائی میں آپ کی مدد کرے۔ براہ کرم
منی کام 01332 256666 پر ہم سے رابطہ کریں۔



DERBY CITY COUNCIL

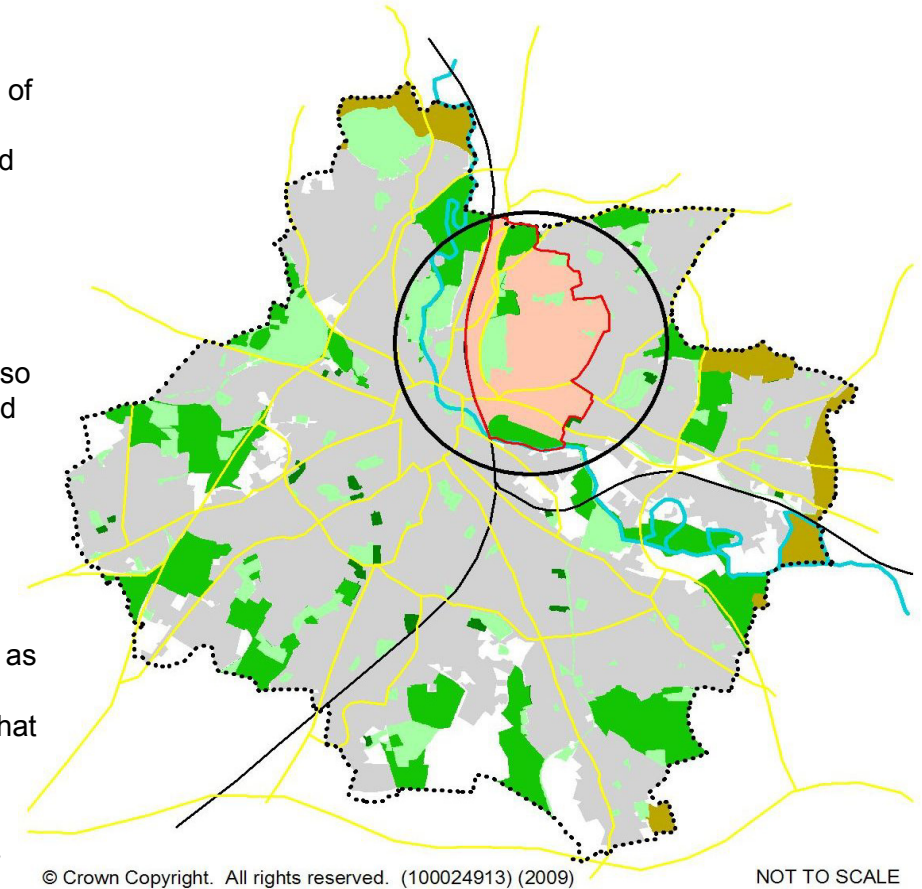
Townscape Character Assessment: Derwent Ward

We have prepared a series of draft Townscape Character Assessments for all of the wards within Derby. These present information about the built environment and about what makes up an area's identity. Information includes whether the area is historic or new, the age and type of its housing areas, whether it is entirely residential or has large amounts of other land uses such as employment areas and so on. We have also produced Neighbourhood Overviews which focus on the social and economic profile of each ward and are available on our webpage, www.derby.gov.uk/planning.

We would like you to help us by telling us more about your areas and how they work as neighbourhoods. These Character Assessments are draft and we recognise that more information will need to be added to them and that we may not have got everything absolutely right! However, local people have the greatest understanding of their neighbourhoods and so we want you to help us to build up these assessments.

We want you to tell us if you agree or disagree with the information we have gathered so far and to suggest additional information you think should be included.

Please see the back of this document for information about how to get involved and how to provide us with your comments.



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NOT TO SCALE

Historic Character and Identity: Derwent

Derwent is situated to the north-east of the city centre and is surrounded by the wards of Darley, Oakwood, Chaddesden, Alvaston and Arboretum. To the north lies the administrative area of Erewash Borough Council.

The ward contains a mixture of residential and commercial uses and open space. The housing was mainly built during the inter war and post war periods. Although a large proportion of the properties are rented compared to the rest of the city, much of the housing stock is now owner occupied.

Historically, Derwent developed as an extension to Chaddesden with development following Nottingham Road before spreading northwards through the development of the Cowsley and Sussex Circus areas in the 1930s. The development of the St Andrews View area followed in the 50s / 60s.

Commercial development in the area follows the route of the railway line. Major employment areas in the ward include the Meadows Industrial Estate and the Mansfield Road corridor.

One of the city’s out-of-centre retail parks, The Meteor Centre is located in the north west of the ward and accommodates a number of national retailers. To the south of the ward lies Chaddesden Sidings which is currently allocated for employment purposes.

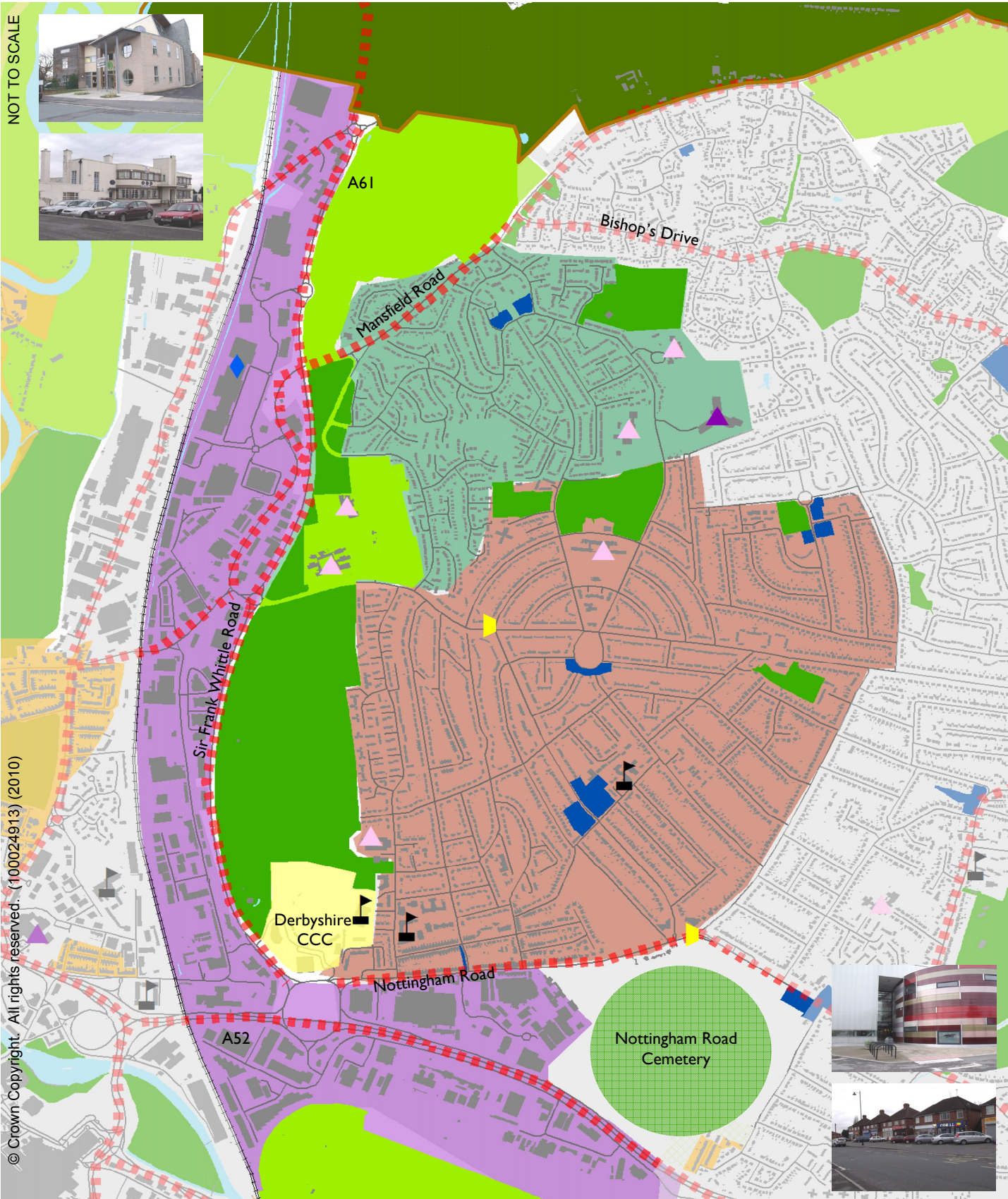
Landscape and Open Space:

The shape of the land in the area is a key part of its character. The ward rises from the River Derwent corridor in the west up to a ridge line close to Sussex Circus. It then falls away again to the east. The geography of the ward allows for excellent views across the city but can also impede accessibility for some people living in the area.

Large areas of open space within the area include the Racecourse and Nottingham Road Cemetery. The Racecourse contains playing pitches and play facilities for young people and it forms part of the Green Wedge which follows the line of the former railway line and runs north to Breadsall Hilltop. The Green Wedge helps to separate the residential areas of the ward from the industrial corridor in the west and allows open countryside to penetrate the built area of the city.

Draft Character Areas

- Industrial Zones – Mixed commercial and industrial
- St Andrews View – 50s / 60s estate and 80s estate, semi detached / detached
- Cowsley / Sussex Circus – Inter war estate, semi detached / flats



- | | | | |
|--------------------|---------------------------------|-------------------|------------------------|
| Hospital | Historic Estate | Green Wedge | Key Routes |
| Secondary School | WHS | Allotments | Railway |
| Primary School | University Campus | Public Open Space | Connecting Derby Route |
| Landmark Buildings | Retail Park | Green Belt | Waterways |
| Conservation Area | District / Neighbourhood Centre | Leisure Facility | Mick / Mack Route |
| Vista | City Boundary | | |

Other notable pieces of open space in the area are two wildlife sites adjacent to da Vinci Secondary School, Breadsall Railway Cutting and allotments run by the Little Chester Allotment Association and the Derwent Park Allotment Association.

To the south of the ward, close to the Pentagon Island, lies the County Ground which is home of Derbyshire County Cricket Club.

To the north of the ward, in Erewash, lies open countryside which forms part of the Nottingham / Derby Green Belt.

Heritage, Townscape and Movement:

A Scheduled Ancient Monument is located at the northern end of the Racecourse. Excavations have revealed a former Roman industrial settlement which appeared to specialise in pottery and metalwork. Due to its importance the whole of the Racecourse Ground has been identified as an Archaeological Alert Area.

There are few listed buildings in the area but the most notable buildings include the Aitons Works on Stores Road and the Gatehouse and Lodge at Nottingham Road Cemetery. Nottingham Road Cemetery itself has been recognised as an important historic resource and included in English Heritage’s Register of Historic Parks and Gardens.

Two of the most recognisable buildings in the ward are the Revive Health Living Centre, adjacent to St Alban’s Catholic Church, on Roe Farm Lane and the 1930s Art Deco inspired Blue Boy Public House on Wiltshire Road.

The Cowsley / Sussex Circus area is characterised by a grid pattern layout with crescents of housing to the north of Hereford Road. The housing is generally from the inter war period and is mainly semi detached. The area has a very open street pattern due to the large plot sizes. The area around Nairn Avenue has a very different layout based on cul-de-sacs, remote parking areas and pedestrian walkways between properties.

The St Andrews View area is characterised by rendered properties which are different from the red brick buildings elsewhere in the ward. There is a greater mix of properties than in the adjacent Sussex Circus character area, with housing from the 50s / 60s period and from the 80s. Properties in the area tend to be semi detached or detached. The layout of this area is also different, based upon a traditional 1960s estate layout.

The A52, A61 and Nottingham Road traffic corridors are the main areas of movement within the area. The three corridors act as distinct barriers between the residential areas and the more industrial areas. Mansfield Road and Hereford Road / Max Road are the main routes through the residential areas of the ward.