

If you wish to submit comments on any aspects of the information contained in this document, or require any further information please contact:

Derby City Council at derby.lfd@derby.gov.uk
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

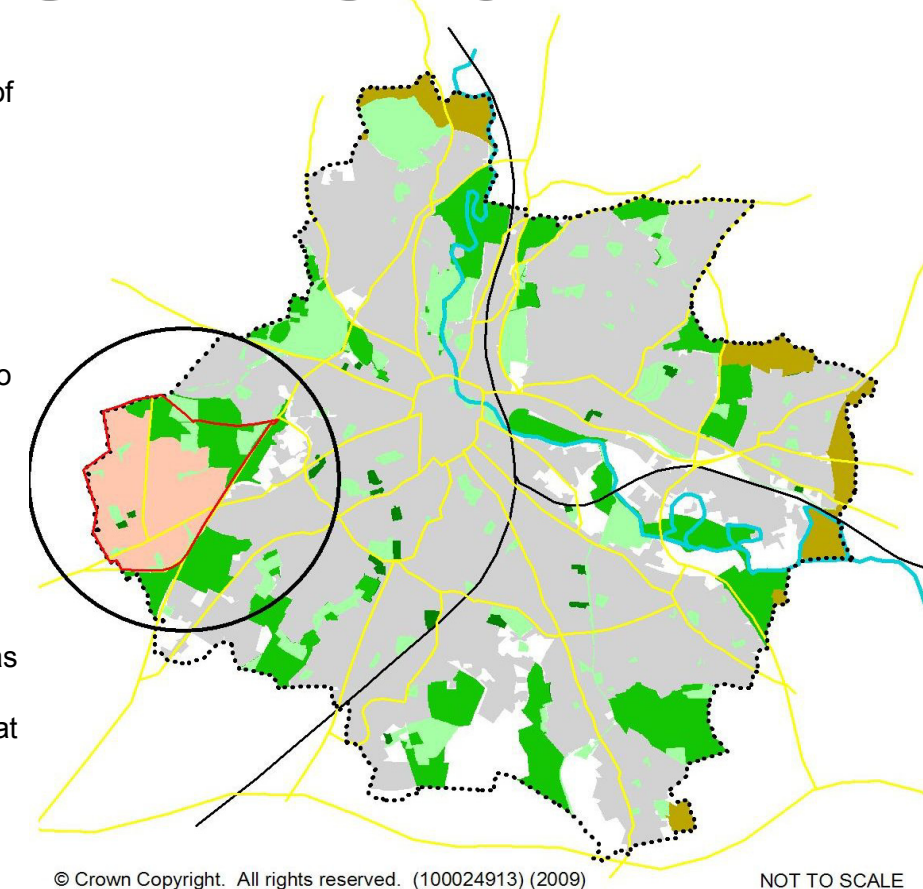
Townscape Character Assessment: Mickleover Ward

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: Mickleover

Mickleover is the western most ward in the city, bordered by Littleover to the south and east, Mackworth to the north and the administrative area of South Derbyshire to the west. The A38 forms a strong barrier separating Mickleover and Littleover.

Like many of the more mature suburbs within the city, Mickleover has grown from a distinct rural village that has gradually been incorporated into the urban area of the city. The old village area of Mickleover is situated within the conservation area, around Etwall Road and The Hollow.

As late as 1846, Mickleover remained a small village serving the farming community, but in 1849 the opening of the former Pastures Hospital led to housing expansion in the village.

Housing development spread along the Uttoxeter Road and Station Road corridors through the inter war period, linking towards the city centre and former railway station at the bottom of Station Road. Major new development continued through the 50s, 60s and 70s, most notably through the development of the Silverhill and Brisbane Road estates.

In later years, the Brierfield Way and Hedingham Way housing areas were developed to the east and south of the District Centre respectively. More recently development has been focussed on brownfield sites such as the former Derby University site and on infill sites within the built up area. New homes have also recently been developed to the west of Station Road and at the former Pastures Hospital site, which is located within South Derbyshire but relates to the Mickleover area.

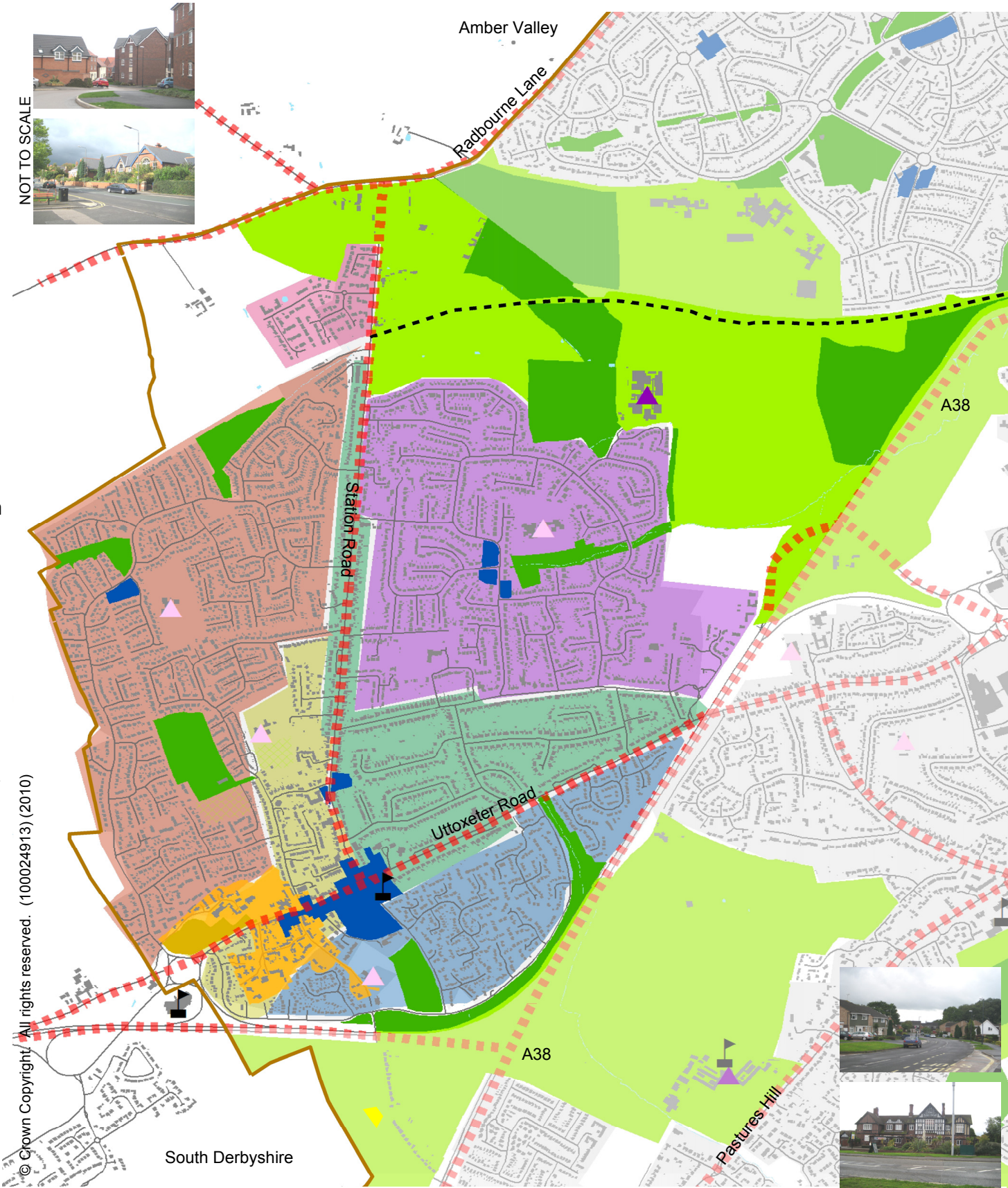
Concerns have been raised about some infill developments, especially where these have been developed or proposed within established lower density areas. We have not identified the extent of the sensitive area but would be interested in working with local groups to explore this issue further.

Landscape and Open Space:

There are no areas of Green Belt within the ward or directly

Draft Character Areas

- Brisbane Road – 1960s / 70s estate, semi detached
- Cavendish Way / Station Road – Inter war, semi detached
- Silverhill – 1970s estate, semi detached
- South of Uttoxeter Road – 1970s / 80s estates, detached
- Village – Pre 1900, traditional village centre, mixed typology
- Station Road North – Early 21st Century estate, townhouses and apartments



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|--------------------|---------------------------------|-------------------|------------------------|
| 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 | | |

outside of the boundary. However there is a major area of Green Wedge in the north of the ward, following the line of the former railway line. This helps to define the neighbourhood from Mackworth ward to the north and also contains Murray Park School.

Green Wedge to the south of the ward, within Littleover ward, helps to define Mickleover from Littleover to the south and east. This Green Wedge contains Mickleover Golf Course and Littleover Community School.

There is a range of important open spaces dispersed throughout the area including Vicarage Road Recreation Ground, Mackworth Park and Devonshire Drive Recreation Ground.

Beyond the western boundary of Mickleover, the landscape is characterised by settled farmlands within South Derbyshire. The agricultural landscape is broken up by a network of small rural villages such as Dalbury, Radbourne and Burnaston.

Concerns have been raised about the potential for new housing development to the west of Mickleover, on sites adjoining the built up area, within South Derbyshire.

Heritage, Townscape and Movement:

The conservation area has a strong character and contains a number of listed buildings, dating as far back as the 14th Century. Much of the original street pattern has been retained in this area.

The District Centre is visually dominated by the Tesco superstore and the imposing Nags Head Public House. The Mickleover Court Hotel is also a landmark building within the area, although it falls just within South Derbyshire.

Much of the Mickleover area can be characterised as a mature suburb, with a historic centre, strong character areas, larger properties and low densities. Properties are generally detached or semi detached.

The traditional village area has a dense and close knit development pattern, whilst the remainder of the ward has an open pattern, with larger plots and less complex layouts.

The development pattern and layout of the Brisbane Road and Silverhill estates are very similar to each other with strong distributor roads and smaller residential cul-de-sac closes leading from the distributor routes. We would be interested in people's views as to how these areas relate to the open countryside beyond.

Movement into and out of the ward is generally along Uttoxeter Road and Station Road.