

## **Proposed New Conservation Area at Northern end of Hook Lane and Park Lane.**

There are 5 Listed Buildings in very close proximity. They vary in size and type and each one is very distinctive and interesting.

Also there is an Ancient Monument called Tote Copse which was the Keep of a small defensive castle for the Bishop's Palace. The location of the Palace is not confirmed but there are noticeable traces in the field adjacent to the Tote Copse and Pengyll and this should be investigated. See attached Google Earth photo.

There are several other buildings(unlisted), of unusual design and distinctive character within the defined area. They are named as follows:- Tithe Barn (a long barn described by its name) (history not researched), The Barn, both in Park Lane and already included in your list of Special Character. Then there is Mill House which dates from the 15th Century. See Ref a) below, and Mill Cottage nearby which appears to be of very special character. Hook Cottage is quite old and very distinctive. It dates from the 16th Century and has been added to many times since then. It still appears full of character and extremely interesting.

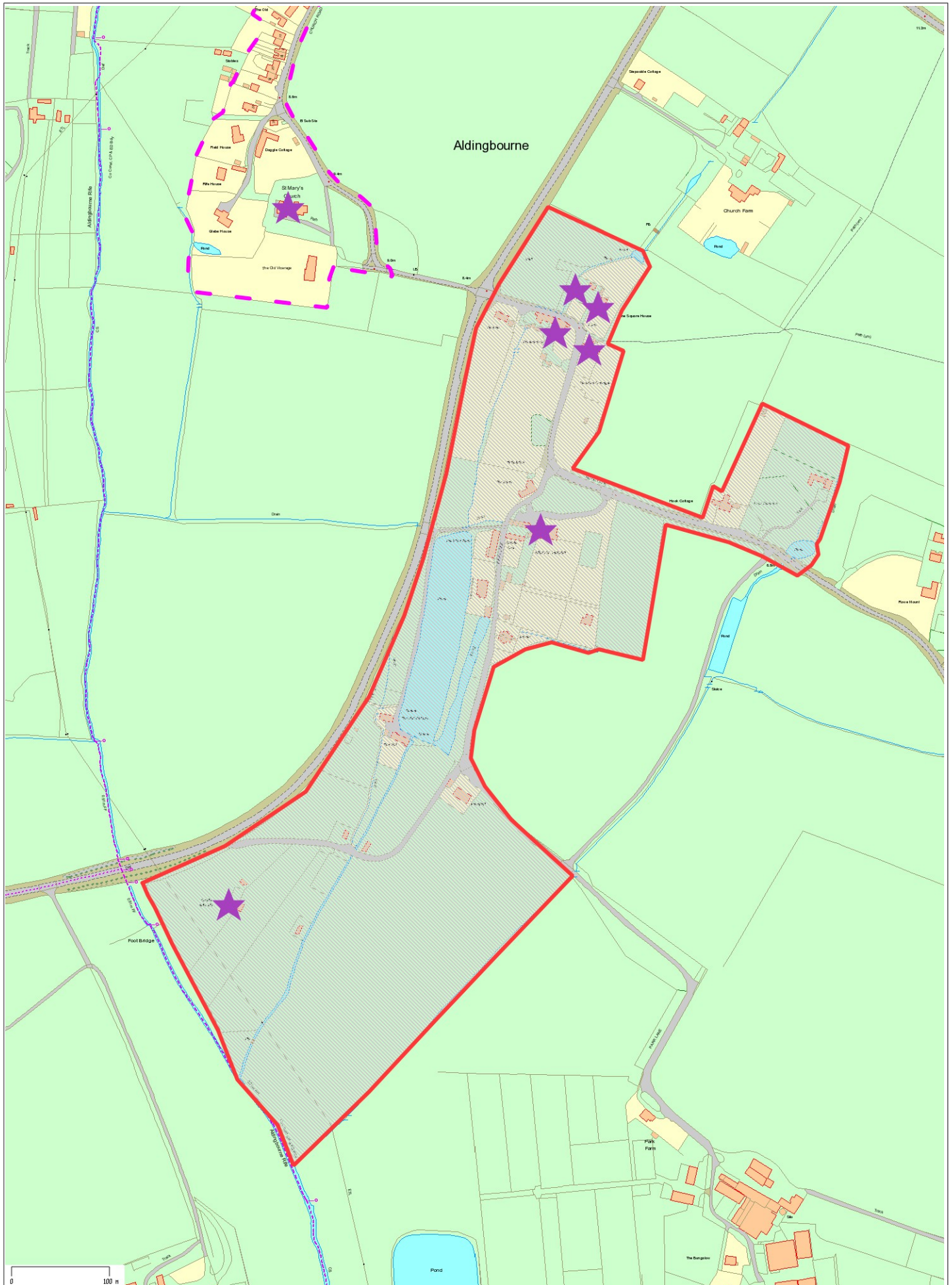
I have included Pengyll which is the residence of the (now retired) David Gilbard who owns Park Farm. This building is not distinctive and may be post 1939. However, due to the proximity to Tote Copse and in particular our recent discovery of possible ruin imprints in the adjacent field to this property I thought that it should be included in the area.

As regards other details;- There are flint walls on the road side of The Square House and Hook Place as well Hook Cottage. There are very distinctive hedges along the road side of Hook Place and Meadow Cottage for considerable length. The hedges are opposite each other and are usually kept in a fascinating style (similar to a line of elephants in the case of Meadow Cottage). All these details should be protected as they make a very distinctive character to the Lane.

The landscape from Park Lane across to the Park Farm farmhouse is of a distinctive open, rolling farmland with many mature oak trees providing very stunning and unobstructed views. The South Downs of the National Park are clearly visible to the North from most locations within this open landscape. The hedgerows along Hook Lane and around many of the fields appear on very old maps so they are of considerable age. They also contain many tall, mature oak trees and other varieties. The trees and hedgerows enhance the views across the landscape and give perspective and borders to the large fields. There is a huge and very ancient oak tree in Park Lane opposite Pengyll.

Ref a)

There is an ancient Water Mill at Mill House (originally 16 th Century) which is presently undergoing major restoration. The Mill Pond is considerably older, in fact it is mentioned in the Doomsday book and King John may have been served fish from this pond while he stayed at the Bishop's Palace which was just 200 metres away. Mill ponds were kept stocked with fish in those times as a reliable food source. The Mill House contains all of the original mill wheel machinery and requires several more years to complete the work of reconstruction. It is intended to bring it to full working order. The Pond still contains copious quantities of Carp and even Lampreys. The Mill owner believes that the whole Mill Pond area should be declared an SSSI due to the great range of wildlife present eg. Kingfishers, Hobbys, Bats. This would require a professional survey. There is evidence of Roman habitation nearby as coins have been found there. Nearby is another very distinctive old building called Mill Cottage.





Aerial view of land at Tote Copse

