

# Landscape Appendix A

## Land East of Oxhey Lane, Carpenders Park

**Client:**  
Three Rivers District Council

**Date:**  
02/06/2026

**Author:**  
Peter Dawson CMLI

Appendix A: Plans and Mapping



Aerial view of Carpenders Park, the site and Green Belt (OS Mapping)



Appendix A: Plans and Mapping



Illustrative Masterplan DAS section (pdf page 42)

# Appendix A: Plans and Mapping



Amended Parameter Plan

Appendix A: Plans and Mapping



Building Heights Plan DAS page 44

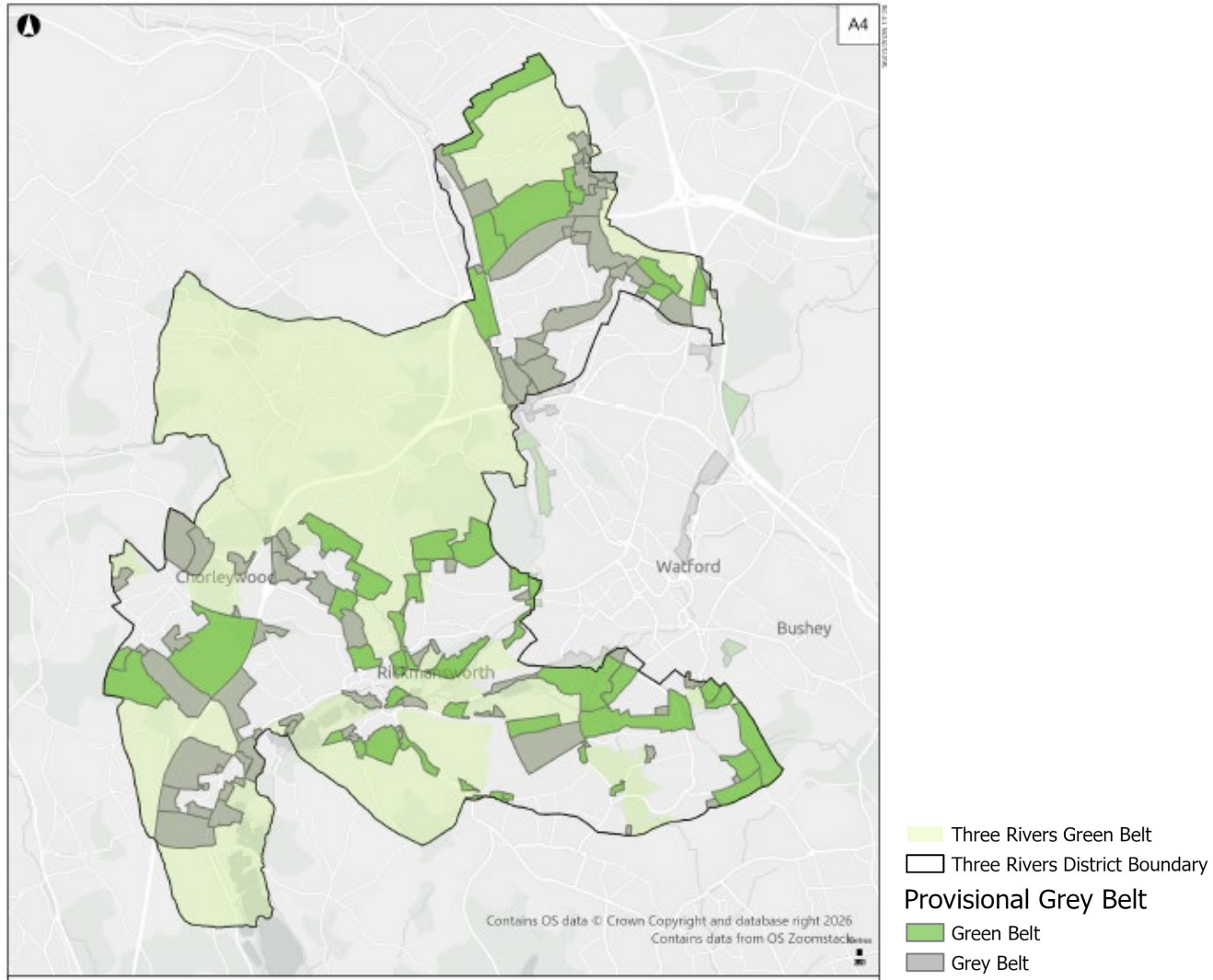


Figure 6 Provisional grey belt identified in assessed Green Belt parcels

Appendix A: Plans and Mapping

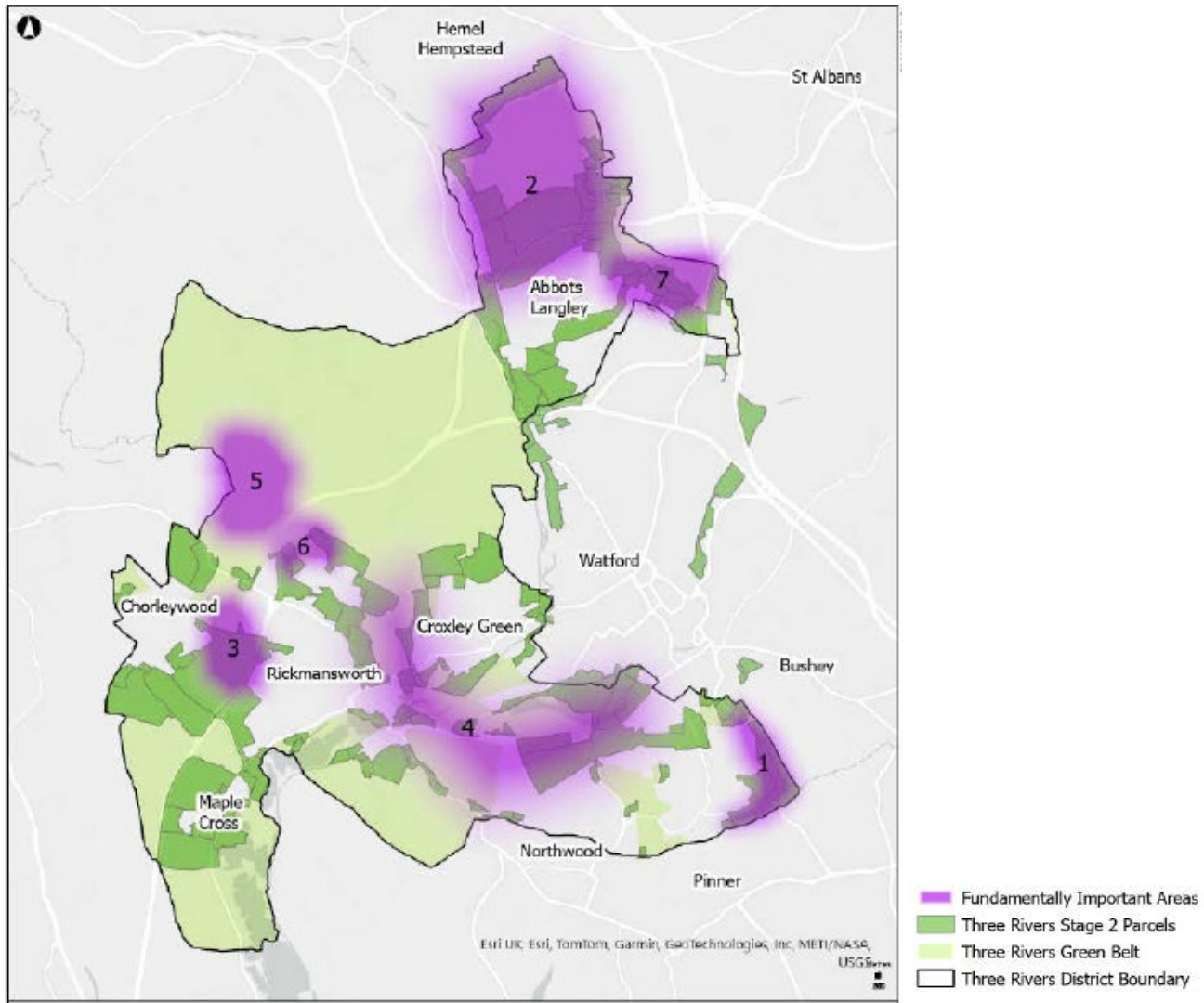


Figure 11 Broad Areas of Fundamental Importance

Page 38 (pdf page 42) Three Rivers District Council Stage 4 Green Belt Review Final Report 13 February 2026 ARUP

Appendix A: Plans and Mapping

<b>Table 9 Broad areas of fundamental importance</b>			
<b>Area of the Green Belt</b>	<b>Area ID</b>	<b>Purpose contribution</b>	<b>Explanation</b>
Area to the south-east of Watford and east of South Oxhey	1	Contribution to purpose (a), checking the unrestricted sprawl of Watford and South Oxhey and purpose (b), preventing the neighbouring towns of Watford, Bushey and London from merging.	This area of Green Belt may be deemed of fundamental importance to the wider Green Belt as it checks the unrestricted spread of both the south-eastern edge of Watford at Watford Heath and at South Oxhey, containing the potential for sprawl across the A4008 into open land. It also checks the spread of South Oxhey southwards and so preventing a London at Pinner (Hatch End). The area therefore plays an important role in maintaining the wider gap between Watford, South Oxhey, Carpenders Park and Harrow and London.

Table 9 Broad areas of fundamental importance

Page 39 (pdf 43) Three Rivers District Council Stage 4 Green Belt Review Final Report 13 February 2026 ARUP

<b>Table 9 Broad areas of fundamental importance</b>				
<b>Parcel</b>	<b>Stage 2 GBR Purpose (a) text</b>	<b>Stage 2 GBR Purpose (a) score</b>	<b>Updated purpose (a) assessment</b>	<b>Updated purpose (a) score</b>
SO3	The parcel lies on the edge of South Oxhey, which is contiguous with Greater London and forms part of the large built-up area. The A4008 and the landform provide strong distinction from the inset settlement edge, and the parcel is open and uncontained therefore, development would constitute sprawl.	Significant impact	N/A	N/A

Appendix A: Plans and Mapping



Site photo 1 (May 2026) viewpoint west from PROW

Appendix A: Plans and Mapping



Site photo 2 (May 2026) viewpoint west from PROW

Appendix A: Plans and Mapping



Site photo 3 (May 2026) viewpoint southeast from PROW towards telecoms mast