

60 - WAKERLEY

1. INTRODUCTION AND HISTORY

- 1.1 This Strategy Statement considers the history and issues of particular relevance to Wakerley, and must be read in conjunction with the general policies and proposals.
- 1.2 Wakerley is situated approximately 2½ miles north-east of Harringworth and 2½ miles south-west of Duddington, close to the A43 and the A47. The River Welland flows to the north of the village. St John the Baptist's Church, which dates from the 12th Century stands on a hill above the valley. Directly north of the Church, across the main street, is the site of the Manor House which was demolished in the late 17th Century; earthworks of the large gardens remain. Wakerley Manor House and gardens and Wakerley Bridge, which has medieval origins, are Scheduled Ancient Monuments.
- 1.3 In Wakerley Parish there are 15 entries on the statutory list of buildings of special architectural or historic interest. Included on the list are two kilns and two kiln bases situated to the west of the village. Wakerley is in the Special Landscape Area.
- 1.4 In 1991 the population of Wakerley Parish was 79, with a dwelling stock of 29. The estimates for mid 1995 are the same.
- 1.5 The village is visited by a variety of mobile services and has a public house but there is no mains drainage. There is a picnic area and Forest Trail at Wakerley Woods, which is also a County Wildlife Site.

2. DEVELOPMENT STRATEGY

- 2.1 The general form and character of the village is such that it is considered unable to accommodate significant development without affecting that character, or the village setting. Wakerley is therefore categorised as a Restricted Infill settlement in policy H10.
- 2.2 Land is not allocated for housing or employment on the Inset Proposals Map and development will not be permitted on the areas designated as Important Open Land. During the Plan period some new housing may be permitted. This will need to be within the confines of the village and must satisfy the criteria set out in policy H12. Schemes for affordable housing may be allowed beyond the confines of the village, provided the criteria set out in policy H16 are satisfied.
- 2.3 Small scale business, general industrial and tourism developments located within the confines of the village may be permitted, provided the criteria set out in policy EMP11 are satisfied. The provision of recreation and community facilities will be supported by the District Council, within the terms of policy RL1.
- 2.4 The existing Conservation Area boundary is shown on the Inset Proposals Map. Development within this area will need to have regard to policies EN12 to EN14, EN16, EN17 and EN19. The boundary may be modified in the future.