

Catterick Village

1. Introduction

This profile of Catterick Village provides a context for a Settlement Development Assessment (SDA) of the village. The SDA will help to identify potential future directions of development and define up to date development limits. It will also provide local detail for the Local Plan 2012 – 2028 Core Strategy (LPCS) policies, which set the strategic scale and distribution for development. SDA could also facilitate Neighbourhood Planning, should the Parish Council wish to pursue it.

2. A Changing Village

Catterick Village has the largest primary service village population in Central Richmondshire, which increased by 412 between 2001 and 2011. The village has a substantial military population of about 1,000 personnel and dependants at Marne Barracks. The number of households living in the parish has increased by 109.

Table 1: Parish Characteristics

Catterick Village	2001	2011
Area - Parish (Ha)	701	701
Population (Usual Resident)	2,743	3,155
Population living in a communal establishment	351	623
Student Living Away from Home (age 4+)	31	43
Dwellings	1,050	1,200
Households	1,001	1,110
Lower Quartile House Price (Ward SHMA, 2011)	-	£164,250

The village age structure is affected by the presence of Marne Barracks. Between 2001 and 2011 the 16- 29 age group increased by 6.3% to 30.7% of the parish population, a total of 304 persons. This reflects the expansion of military accommodation. The proportion of the population aged 30 to 59 decreased by 6.3% or 34 persons and the proportion aged 60 to 74 increased by 2.3% or 55 persons.

Table 2: Age Structure

	2001		2011	
	N	%	N	%
All Usual Residents	2,743		3,155	
0 to 15	490	17.9	478	15.2
16 to 24	402	14.7	654	20.7
25 to 29	265	9.7	317	10.0
30 to 44	639	23.3	581	18.4
45 to 59	450	16.4	474	15.0
60 to 64	147	5.4	178	5.6
65 to 74	189	6.9	284	9.0
75 to 84	124	4.5	141	4.5
85 and Over	37	1.3	48	1.5

Table 3 shows that the proportion of the population aged 16 to 74 and economically active has increased by 3.3%. The proportion in full time employment increased by 2.6%, those in part-time employment remained relatively stable and those unemployed increased marginally by 0.3%. The proportion aged 16 to 74 years and economically inactive decreased by 3.3%. Of these the proportion long term sick or disabled has decreased by 2.2% and in retirement remained relatively stable with a marginal increase in proportion of 0.4%. All of these changes have been affected by the increase in the military population, which is young, fit and employed.

Table 3: Economic Activity

Economic Activity	2001		2011	
	N	%	N	%
All Usual Residents Aged 16 to 74	2,092		2,488	
Economically Active; Total	1,572	75.1	1,950	78.4
Employee; Part-Time	243	11.6	290	11.7
Employee; Full-Time	1,128	53.9	1,406	56.5
Self-Employed	129	6.2	169	6.8
Unemployed	39	1.9	58	2.3
Full-Time Student	33	1.6	27	1.1
Economically Inactive; Total	520	24.9	538	21.6
Retired	256	12.2	313	12.6
Student (Includes Full-Time Students)	31	1.5	57	2.3
Looking After Home or Family	100	4.8	76	3.1
Long-Term Sick or Disabled	83	4.0	46	1.8
Other	50	2.4	46	1.8

In terms of tenure the number of households owning outright in the parish has increased by 3.9%. The proportion of households owning with a mortgage or loan has decreased by 11% to 29.7%. The proportion of households privately renting from landlord or letting agency has increased by 4.7%, a total of 58 households.

Table 4: Tenure (All Households)

Tenure	2001		2011	
	N	%	N	%
All Households	1,001		1,110	
Owned Outright	293	29.3	368	33.2
Owned with a Mortgage or Loan	407	40.7	330	29.7
Shared Ownership (Part Owned and Part Rented)	7	0.7	5	0.5
Social Rented; Council	80	8.0	64	5.8
Social Rented; Other	58	5.8	58	5.2
Private Rented; Private Landlord/Letting Agency	52	5.2	110	9.9
Private Rented; Other	104	10.4	158	14.2
Living Rent Free	15	1.5	17	1.5

3. Landscape Character

Catterick Village lies in a landscape defined by the river Swale floodplain (North Yorkshire and York Landscape Character Assessment). However this is an area with strong human influences including the A1 corridor, the expanse of the airfield and extensive sand and gravel extraction.

The river course is lined with trees and lush, diverse vegetation. In places, the river corridor is relatively enclosed, resulting in an intimate scale in contrast to the open exposed nature of the adjacent flood meadows and lowland landscapes. The flat alluvial soils of the wide river margins have given rise to the fertile 'Ings' lands where animals have been grazed and hay harvested for many centuries. This historically rich habitat is also notable for its nature conservation value including flood meadows, neutral grasslands and floodplain mires. Sinuous belts of modern fields, following the course of the river corridor are interspersed with pockets of piecemeal enclosure, parkland, irregular strip fields and lowland meadow.

The Pallett Hill Quarry area to the north west of the village contains, along with the area still in operation, a number of lakes screened by mixed broadleaved trees. This area was created as a result of the restoration of land following its use for gravel extraction and has been designated since 2000 as a site of importance for nature conservation because it is of ornithological interest and in particular supports important populations of wintering wildfowl and waders.

4. Built Character

Although Catterick Village takes its name from roman Cataractonium, settlement in this area almost certainly predates the roman period as suggested by the tumulus at the entrance to High Green from High Street. The roman settlement lies north of the modern village, where Dere Street crossed the River Swale at Catterick Bridge. This was an important site throughout the roman period and extensive remains were revealed during the building of the A1 bypass and also during the upgrade works.

The scheduled ancient monument at Bainesse Farm lies south of Tunstall Road and mainly west of the current A1 alignment. It includes the buried remains of a Roman roadside settlement and associated features. It also includes a section of Dere Street Roman road, which survives as an upstanding earthwork to the south of the modern buildings of Bainesse, and an area of Anglian burials to the north.

Cataractonium lies just over 2km north west of Bainesse. The Roman Forts and town include the buried remains of a Roman military base and an associated civilian settlement. A prehistoric henge partly surviving as an earthwork and other pre-Roman remains are also included in this monument. In addition several Anglian features, including a cemetery, have been identified across the area of the monument. Further related archaeological remains are known and suspected to survive within the wider area.

Castle Hills medieval motte and bailey castle scheduled ancient monument includes earthwork and associated buried remains of a medieval motte and bailey castle which was reused as part of RAF Catterick. Another motte and bailey sits in the middle of the village next to the church.

The historic village core comprises three main elements, High Street, High Green and Low Green. It is enveloped by 20th century development, except at the east end of Low Green where there are prominent open paddocks. The wide High Street (the old A1) is basically linear, with buildings fronting directly onto it. The south west side sweeps back at the entrance to both High and Low Green. The sweep into High Green creates an attractive triangular tree filled space and a cobbled frontage opposite adds to the quality of the floorscape. The Church of St. Anne represents the only significant change in levels and buildings are arranged more spaciouly around a central triangular green rather than the tight terraces found elsewhere in the village. The Bank links to Low Green where terraces of cottages create a strong sense of enclosure around the large village green bounded by the tree-lined Brough Beck.

Terraces generally fronting directly onto the street provide the characteristic pattern of development. The scale of buildings varies considerably, including three storey houses in the High Street and Low Green, which add to the overall streetscape. Simple vernacular styles predominate, characterised by restrained detailing. Typically buildings incorporate sliding sash windows and solid doors, though evidence of earlier mullion windows exists in some rear facades. There is widespread use of render on prominent buildings, including the former County Hotel, Academy House and 41a and 43 High Street,

illustrating the lack of fine quality local stone. Where stone is exposed, this tends to be mainly cobble, sometimes dressed to give the appearance of squared stone. Roof coverings are very mixed, though the traditional pantiles and Welsh slates are prominent.

The racecourse at Catterick Bridge is a major feature. Racing began as early as the mid-17th Century and the first recorded meeting took place on April 22nd 1783. The permanent course was created in 1813 and its facilities have evolved since this time. The framework of the old 1906 stand is still evident in the present Grandstand but many alterations and improvements have taken place.

The modern growth of the village has been influenced by the development of RAF Catterick from 1914. The standing and earthwork remains of a group of airfield defences against attack by low flying aircraft and ground assault by troops have been scheduled with the mediaeval motte and bailey forming the main defensive strong-point. The fighter pens and associated defences at former RAF Catterick are a well-preserved sample of World War II defences. The single E-shaped pen is important as it's a rarely surviving example of the standard design of fighter pen. The V-shaped pens, (which are believed to be unique to Catterick) are equally important as they are an example of local initiative which was a typical feature in the development of World War II airfield defences. The airfield has now grown into Marne Barracks, which is part of Catterick Garrison.

Gravel extraction has also been important in shaping the modern village, particularly to the north and west at Pallett Hill Quarry which will remain in operation until 2017.

Catterick Village has grown considerably during the second half of the 20th century with development at the north eastern end of the village on both sides of Leeming Lane, to the south west of the village between Leeming Lane and Low Green Lane and the military related development to the south eastern edge at Marne Barracks. More recent development has included the conversion and redevelopment at Chapman's Court to the west of the village.

Between 2000 and 2014 a net total of 65 dwellings had been granted full permission in the parish, of which 52 net additional dwellings have been delivered to date, including 31 affordable homes at Bishops Way.

Permissions granted have also provided for the conversion of the old chapel into 1 dwelling; the old school into 3 dwellings; former blacksmiths shop into 1 dwelling; a manor house into 2 dwellings and; the conversion of agricultural barns and outbuildings into a total of 7 dwellings. Two outline planning applications at Pallet Hill and Swale Pasture Lane totalling 26 dwellings are currently being considered.

Permission was granted for commercial uses including the pharmacy at the health centre, a BMX/Mountain Bike track at the sports pavilion and the re-use of the post office as a dwelling. 6 full applications have been granted for the change in use or extension of existing commercial premises including 2 applications for extending the Bay Horse pub. An application for 12 holiday lodges at Pallet Hill Farm has been refused. 5 full applications have been granted for the erection or extension of agricultural buildings and a further 5 for the use or extension of existing agricultural buildings for equine purposes.

3 full applications have been granted for development associated with Marne Barracks including redevelopment of additional accommodation blocks.

5. Village Infrastructure

The current facilities and services available in the Parish are detailed in the following table. It is evident that since the settlement facilities update in 2011 that service provision in the village has not changed.

Facilities & Services

Michael Sydall Primary School
Health Centre & Pharmacy
Post Office
Memorial Hall
Catterick Service Station & Used Car Sales
Co-op Convenience Store
Newsagents & Café
Butcher
Pet Shop
Hairdressers
Pubs – Oak Tree Inn, Bay Horse & The Angel
4 Takeaways / Restaurants
Catterick Village Social Club

Businesses – Quarry, Marne Barracks

Leisure Facilities

Village Pavilion
Sports Field
Village Sports Association – Football, Cricket, Basketball, Athletics
Junior Football Club
BMX / Mountain Bike Track

Transport

Transport links in Catterick Village reflect its historic location on the Great North Road, although its route has changed. The original roman route has been largely obliterated and the local route through the village is the A6136, which currently joins the A1 at the Catterick South junction and heads north towards Brompton on Swale, but heads west towards Catterick Garrison at Catterick Bridge. A minor route also heads west from Catterick Village

towards Tunstall and Lower Wensleydale. The A1 upgrade will modify these connections when complete in 2017. The A1 motorway will move further west on a new alignment. One carriageway of the former A1 route will be retained as a local access road. A new Catterick Central junction will be created, which will provide direct access to Catterick Garrison avoiding Catterick Bridge.

The following bus routes serve the village:

- 34, X34 – Richmond to Darlington – every 2 hours during day Mon – Sat
- 54 – Northallerton to Richmond – around 4 times daily – Mon to Sat
- X26 – Darlington, Catterick Garrison and Richmond to and from Marne Barracks – Twice from Marne Barracks in morning and to it in evening – Mon to Fri.

Statutory Undertakers

Service	Responsible Body
Drainage	North Yorkshire County Council
Electricity distribution	Northern Powergrid
Flooding	Environment Agency
Gas distribution	Northern Gas Networks
Highways local	North Yorkshire County Council
Highways strategic(A1)	Highways Agency
Sewerage	Yorkshire Water
Water	Yorkshire Water

6. Planning Policy for Catterick Village

The section summarises the Richmondshire Local Plan Core Strategy 2012-2028 (LPCS) policies which affect Catterick Village. LPCS was adopted by the Council on 9th December 2014 and sets the strategic objectives and policies guiding development in the parish until 2028. It has been in preparation since 2009 and the community was consulted frequently during this time.

The LPCS has replaced all Local Plan 1999-2006 policies, with the exception of Policy 23 (Development Limits). Policy 23 will be saved until development limits and land use allocations are updated, but it is modified by Core Policy CP4, which enables the assessment of development proposals both within and adjacent to the areas defined in Policy 23. This is necessary to ensure that the Council's statutory development plan is consistent with the National Planning Policy Framework (NPPF). Policy 23 development limits were first defined in the mid 1990's and are out of date under NPPF para 14. Core Policy CP4 provides essential allocation criteria to assess the suitability of development proposals coming forward before the adoption of the Delivering Development Plan (DDP). The map at the end of this document identifies the Policy 23 development boundary and highlights relevant constraints that may affect development in the parish, including heritage and flood risk.

The LPCS provides strategic direction for future development. Further detailed development management policies will be included in the Delivering Development Plan (DDP) along with revised settlement development limits and land use allocations for main development sites. This Settlement Development Assessment is the starting point for the production of the DDP. The Council expects the DDP to take about two years to complete and it is subject to statutory consultation and examination before it can be adopted.

Policy	Summary
SP1: Sub Areas	Catterick Village is located within the Central Richmondshire sub area which this spatial principle recognises as the area of greatest growth reflecting the location of the main towns Richmond and Catterick Garrison, scope for development and scale of existing facilities and infrastructure.
SP2: Settlement Hierarchy	Catterick Village is identified as one of three Primary Service Villages in Central Richmondshire along with Brompton on Swale and Scorton where key services are located which supplement those provided in towns to help meet the needs of dispersed rural communities.
SP3: Rural Sustainability	Promotes sustaining the social and economic fabric of rural communities in the wider rural area beyond the village, whilst protecting and enhancing its environmental assets and character.
SP4: Scale and Distribution of Housing Development	A housing target of 240 dwellings is established to be delivered across the Central Richmondshire Primary Service Villages of Catterick Village, Brompton on Swale and Scorton.
SP5: Scale and Distribution of Economic Development	Supports small scale employment development in suitable locations such as primary service villages to meet local employment needs. Supports military related developments at Marne Barracks.
Central Richmondshire Spatial Strategy	Supports maintaining the Primary Service role of the village and development which enables the operation of existing or future military units and provides for military personnel and their families at Marne Barracks.
CP1: Planning Positively	The Council will take a positive approach to development proposals which reflect the presumption in favour of sustainable development outlined in the National Planning Policy Framework.

Policy	Summary
CP2: Responding to Climate Change	Supports Renewable and Low Carbon Energy generation which responds positively to the energy opportunities map; has no significant adverse impact on visual receptors or landscape character; and; benefits local communities. Expects all new development to ensure carbon savings and be adaptable to climate change and mitigate flood risk.
CP3: Achieving Sustainable Development	Identifies key sustainable development requirements of development.
CP4: Supporting Sites for Development	Seeks development to be located within or if deliverable opportunities do not exist within, adjacent to the main built up confines of the village, providing proposal is in accordance with all other policies. This policy will be superseded once Settlement Development Limits, Important Green Space and other land use designations are updated in the Delivering Development Plan.
CP5: Providing a Housing Mix	Ensures housing proposals take account of the local housing requirement in terms of size, type and tenure.
CP6: Providing Affordable Housing	Sets an affordable housing target of 40% for all development in the village with a net gain in dwellings, subject to an economic viability assessment.
CP7: Promoting a Sustainable Economy	Supports small scale rural economic development which meets local needs in suitable locations such as primary service villages.
CP8: Achieving Rural Sustainability	Outside of the village development beneficial to the social and economic needs of rural areas will be supported.
CP9: Supporting Town and Local Centres	Not Applicable
CP10: Developing Tourism	Supports tourism activities and accommodation where they make a sustainable contribution to the local economy but do not detrimentally impact upon the local environment and landscape.
CP11: Supporting Community & Recreation Assets	Supports the creation, protection and enhancement of community, cultural and recreation assets and expects new development to make provision of or contribute towards new or enhanced assets to meet identified needs of new development or expanded communities.

Policy	Summary
CP12: Conserving and Enhancing Environmental and Historic Assets	<p>Seeks the conservation and protection of environmental and historic assets. Environmental, landscape and heritage designations in the Parish are highlighted on the supporting map.</p> <p>Catterick Village conservation area was designated in 1977 and altered in 2010. It is focussed upon the historic core of the village located around High and Low Green. There are a total of 35 Listed and scheduled buildings, structures and objects of which 34 are Grade II Listed including 5 buildings at Marne Barracks (former RAF Catterick) and St Anne's Church is Grade I Listed.</p>
CP13: Promoting High Quality Design	<p>Expects all development of buildings and landscaping to be of high quality and respect and enhance its local context. Further detail will be provided in design guides.</p>
CP14: Providing and Delivering Infrastructure	<p>Ensures development will provide or contribute towards new infrastructure made necessary by that development.</p>