



Landscape & Visual Impact Assessment

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United in Purpose

Sidestrand Hall School, Sidestrand – Full Planning Application for demolition and rebuilding of chimney, including replacement of steel supports

Document information

Project name:	Sidestrand Hall School – Works to Chimney
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Owner:	Architectural
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Document no and name:	Version no:	Date:	Retention period:	Page no:
001 LVIA – Sidestrand Hall School Chimney	V1	May 2024	N/A	Page 2

Table of Contents

1.0	Introduction	4
2.0	Visual Impact	5
3.0	Conclusion	8

Appendices

Appendix A – Photographic Schedule

Document no and name:	Version no:	Date:	Retention period:	Page no:
001 LVIA – Sidestrand Hall School Chimney	V1	May 2024	N/A	Page 3

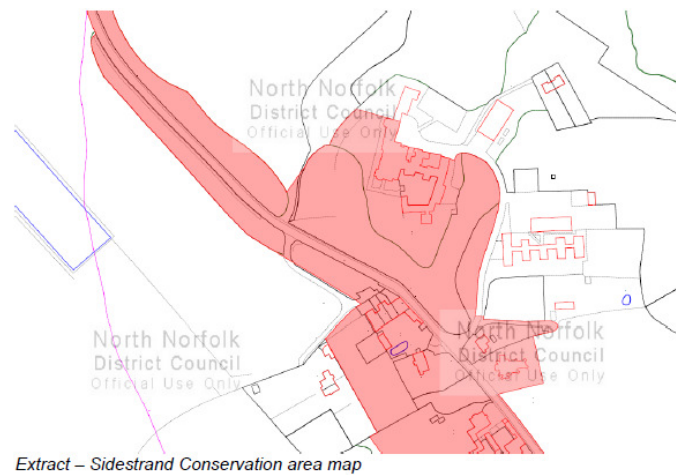
1.0 Introduction

1.1 Introduction

This report has been produced to assess the design of the replacement chimney and its potential visual impact upon the surrounding landscape.

1.2 Overview

Sidestrand Hall School is located in Central North Norfolk within a designated Conservation Area and an Area of Outstanding Natural Beauty (AONB). The site is in close proximity of Sidestrand and Trimingham Cliffs which is a Site of Special Scientific Interest (SSSI).



1.3 Landscape Character Type & Area (LCT & LCA)

The Landscape Character Type designation for Sidestrand is 'Coastal Shelf' which consists of a single continuous area, approximately 12miles in length which stretches from Weybourne to Mundesley.



Document no and name:	Version no:	Date:	Retention period:	Page no:
001 LVIA – Sidestrand Hall School Chimney	V1	May 2024	N/A	Page 4

2.0 Visual Impact

2.1 Site Impact

The proposal is to rebuild the chimney on an almost like-for-like basis in regard to appearance. The main differences being the height of the chimney will be slightly reduced and there will be a flue terminal visible. The steel supports will be replicated to the same dimensions and layout as currently installed. As there will be no significant change in appearance, the visual impact on the site will be minimal. As the current steel bracing is heavily corroded and unsightly, the visual appearance of the chimney will be enhanced.

There is another existing chimney in close proximity, which currently has similar steelwork supports installed, so there will be continuity to the appearance of the building.

The main body of the steelwork bracing is installed at a level which is located within a courtyard area and is mainly concealed by the surrounding building rooflines.



▲ Photo showing the adjacent chimney with steel bracing installed



▲ View of chimney within courtyard

Document no and name:	Version no:	Date:	Retention period:	Page no:
001 LVIA – Sidestrand Hall School Chimney	V1	May 2024	N/A	Page 5

A visual comparison has been shown below between the existing chimney and roofline and a computer generated interpretation of the new chimney.



▲ *Photo showing existing chimney and adjacent roofline*



▲ *Computer generated image of proposed chimney with flue terminal*

Document no and name:	Version no:	Date:	Retention period:	Page no:
001 LVIA – Sidestrand Hall School Chimney	V1	May 2024	N/A	Page 6

2.3 Visual Impact on Surrounding Area

The school site is surrounded by extensively wooded areas, so the chimney is mainly screened at the site boundaries.

Consideration has been given to the following buildings/areas which are in close proximity to the school site: -

- Garden Close, Sidestrand (Listed Building)
- Church of St Michael (Listed Building)
- Cromer Road (main public access road through Sidestrand)
- Sidestrand and Trimmingham Cliffs (from the Norfolk Coastal Path)

Photographs were taken towards the chimney from these vantage points, and these are included in Appendix A.



▲ Google maps image showing photograph positions

Document no and name:	Version no:	Date:	Retention period:	Page no:
001 LVIA – Sidestrand Hall School Chimney	V1	May 2024	N/A	Page 7

3.0 Conclusion

There will be negligible visual impact from the chimney to the surrounding area due to the size of the school site and heavy screening from adjacent woodland. No visual detriment will be caused to the conservation area or surrounding buildings.

Construction of the new chimney will be sensitive to the existing building and will closely replicate the original design. The steel bracing is required as a structural necessity and will duplicate and improve on already long-established installations. Therefore, no adverse visual impact to the existing building will be anticipated.

Document no and name:	Version no:	Date:	Retention period:	Page no:
001 LVIA – Sidestrand Hall School Chimney	V1	May 2024	N/A	Page 8

Appendix 1 – Photographic Schedule

Property: Sidestrand Hall School

Project: Replacement Chimney

Ref :
Stage:

01-24-115778
Planning



Photo Ref: 1 – View from Internal Site Car Park



Photo Ref: 2 – View from internal school building block nce,



Photo Ref: 3 – View from Garden Close Cottage road entrance

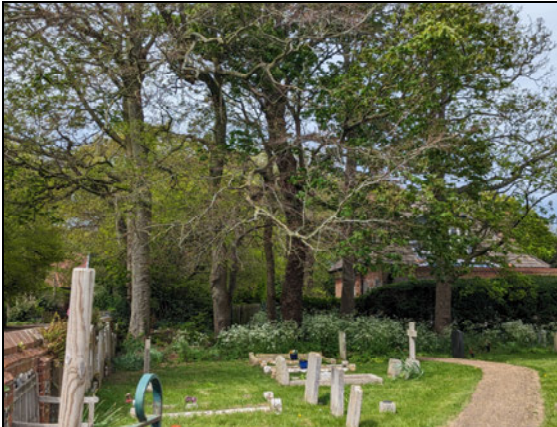


Photo Ref: 4 – View from Church of St. Michael churchyard



Photo Ref: 5 – View from Cromer Road



Photo Ref: 6 – View from Sidestrand Cliffs Coastal Path