

Whitburn's most valued views

Survey results

26 June 2020



Whitburn Neighbourhood Forum

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Introduction

The Whitburn Neighbourhood Forum (WNF) is currently producing a neighbourhood plan (the 'Plan'). A pre-submission draft of this plan is in its advanced stages. One of the policies within the plan is to protect long-range views within the neighbourhood area. One question remaining is whether to include specific views in the Plan. To answer this question, the committee decided to ask residents whether there were any specific views that they value. The aim is to collect these favourite views and to see whether there are any specific ones that are most valued by the community.

To prepare for including specific views in the Plan, photographs were taken within the neighbourhood area. In total, 26 of these photos were included in a document.

Survey

On 4 June, the WNF committee launched a survey to determine which views were most valued by Whitburn residents. The survey was created in SurveyMonkey and launched online. Communication of the survey was through social media, the Forum's website and by email to Forum members. The survey remained open for 14 days.

The survey comprised two questions. One question requested participants to name their four favourite views taken from the document with the photographs (numbered A – Z) and to explain why this was their most valued view. A link to the document with views was given, whilst a map of the locations where the photographs were taken was also provided (see Annex C).

The second question requested people to add a comment if they thought there was an important view missing.

In total, 32 participants completed the survey. All included their favourite views, but not always with an explanation. Some participants included more than four views. For instance, one respondent simply indicated all views should be protected. Multiple respondents also grouped some views together, as they were in approximately the same location and direction. These responses were counted as well. In total, 185 votes were counted.

In addition, various comments were made on social media to posts referring to the survey. These comments were not replicated in the survey; these are therefore added to this report as additional consultation responses.

Results

The survey responses were collated and transferred into Excel, in order to analyse the results. The views voted for in question 1 were counted and ordered by number of votes. The comments made in question 1 and 2 were collated.

Question 1

The results of question 1 are as follows:

View	Location	Number of votes	% of total votes	% of total respondents
C	looking East from Mill Lane	17	9%	53%
E	Whitburn Windmill looking North West from Mill Lane	13	7%	41%
B	looking West from Mill Lane	12	6%	38%
D	looking East from Mill Lane	12	6%	38%
A	looking North West from Mill Lane	11	6%	34%
H	Whitburn Village (Front Street)	11	6%	34%
F	looking South East from Moor Lane	10	5%	31%
G	looking North West from Moor Lane	9	5%	28%
U	looking South East from Lizard Lane	9	5%	28%
Z	looking North East from Mill Lane	9	5%	28%
J	looking North West from Wellands Lane	8	4%	25%
I	Recreation ground looking South	7	4%	22%
K	looking South West from Wellands Lane	5	3%	16%
L	looking South West from Wellands Lane	5	3%	16%
Q	looking South West from Lizard Lane	5	3%	16%
R	looking West from Lizard Lane	5	3%	16%
W	looking South from Kitchener Road	5	3%	16%
M	looking North West from Wellands Lane	4	2%	13%
N	looking North from Farrow Drive	4	2%	13%
O	looking North from Farrow Drive	4	2%	13%
T	looking North East from Lizard Lane	4	2%	13%
V	looking East from Lizard Lane	4	2%	13%
P	looking North West from Lizard Lane	3	2%	9%
S	looking North West from Lizard	3	2%	9%

	Lane			
X	looking South West from Kitchener Road	3	2%	9%
Y	looking South from Kitchener Road	3	2%	9%

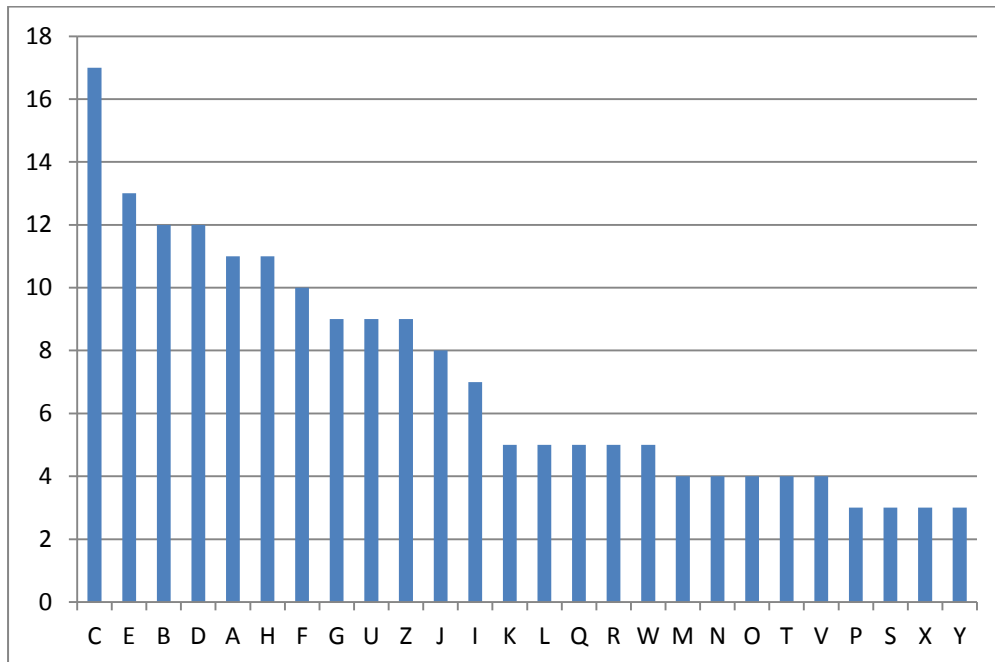


Figure 1 Results (number of votes per view, ascending)

Comments made on why the views are valued by residents:

View	Location
C	<ul style="list-style-type: none"> • One of the few views where you can still see the sea • This is why whitburn is so popular, our wonderful coastline which should never be blanked out. • view of the coast from the main road and up the coast • most uninterrupted view of the sea
E	<ul style="list-style-type: none"> • windmill
B	<ul style="list-style-type: none"> • a lovely view - especially at sunset • Lovely view towards the hills, towards cleadon • This is what makes Whitburn so attractive, from the road one view inland is stunning with fields open space and farm buildings turn the other direction and you have the view of the coast • Space to breathe • View over WH11 looking North West from Mill Lane. Lovely open aspect onto farmland. • view from my parents house • this view takes in the lower henderson field, extending the eye up over the hill to

	<p>the farmland on either side. This view goes on for some time, it is one of the largest green belts in the area. This should not be reduced by development in any way, shape or form</p> <ul style="list-style-type: none"> • glorious view across the farm fields
D	<ul style="list-style-type: none"> • Great sea view and you can see the old firing range field, with its firing hills, which is a landmark • There are already enough buildings between the road and the sea • View over WH13 and WH14 looking East from Mill Lane. Path towards the coast.
A	<ul style="list-style-type: none"> • this view takes in the lower Henderson field, extending the eye up over the hill to the farmland on either side. This view goes on for some time, it is one of the largest green belts in the area. This should not be reduced by development in any way, shape or form • amazing view up to the hills • open views over towards Cleadon Hills • View over WH11 looking North West from Mill Lane. Lovely open aspect onto farmland.
H	<ul style="list-style-type: none"> • this is the quintessential picture of our village. Not that I feel it needs to be included in this survey, as my understanding it would be protected from development anyway, but it is a view I love
F	<ul style="list-style-type: none"> • this is the view from my house • Moor Lane • Another long-distance view towards Sunderland overlooking green fields
G	<ul style="list-style-type: none"> • view from my street • Development here would not just result in the loss of a green field, there are beautiful long range views right to the top of Cleadon hills which would be lost.
U	<ul style="list-style-type: none"> • wide open view • too close to the school • The view from the top hill looking over the agricultural fields and sea, towards Sunderland. Probably the view with the longest range in Whitburnok • Again this is a view that needs to be kept, for many this is the first view of the coast when they arrive from places further away from the sea, a massive attraction for people and we need to keep it.
Z	<ul style="list-style-type: none"> • My grandkids love looking at the horses • beautiful unspoilt horses field with wonderful surrounding trees • horse's field • View over WH9 looking North East of Mill Lane. Field of horses and footpath onto coastal path are important • This field is adjacent to a nature reserve and coastal park. Development here would cause the loss of open views to the west up the edge of Cleadon Hills. The field also forms part of the 'green gateway' on entering the village from the north.
J	<ul style="list-style-type: none"> • This view is found at the start/end of a very popular walk. This is one of the few locations around the village that has a truly rural and peaceful feel to it. • Hard to pick out of all the others, but I chose this as one of my favourite views as the moment you step from Wellands Lane onto the path past this land and out towards Cleadon Hills, dog in tow, you enter a different world and time. With your back to the houses, you could easily be in 1940 or any other time. The beauty of these places should not be replaced by any development (unless the owner of the farm on the land wants to develop his already standing derelict farm buildings as they are already part of the site • Typical of the greenness that surrounds Whitburn

I	<ul style="list-style-type: none"> captures the character of the village
K	<ul style="list-style-type: none"> wildlife and horse community
L	
Q	<ul style="list-style-type: none"> I love the open fields Although not obvious from the photo, the views from this point are far reaching, extending all the way down to Penshaw Monument and the edge of County Durham.
R	<ul style="list-style-type: none"> love the open fields
W	<ul style="list-style-type: none"> over WH11 - lovely open aspect. The view from the top hill looking over the agricultural fields and sea, towards Sunderland. Probably the view with the longest range in whitburnok As above and again this view just reiterates why people want to visit Whitburn to get away from it all for a short while.
M	<ul style="list-style-type: none"> wildlife and biodiversity spotted over the years
N	
O	
T	<ul style="list-style-type: none"> historical significance
V	<ul style="list-style-type: none"> The view from the top hill looking over the agricultural fields and sea, towards Sunderland. Probably the view with the longest range in whitburnok
P	

The results show that the views that are the most valued (voted for by at least 25% of respondents) are:

- 1) View C (with 53% of respondents voting for this view) is the view from Mill Lane looking over the old rifle range:

Photograph C



View over WH14 and 15 looking East from Mill Lane

2) View E (41%) is the view of the Whitburn windmill:

Photograph E



View of Whitburn Windmill looking North West from Mill Lane

3) View B (38%) is the view looking west from Mill Lane near the junction with Shearwater:

Photograph B



View over WH11 looking West from Mill Lane

4) View D (38%) is over the rifle ranges, further north:

Photograph D



View over WH14 and WH13 looking East from Mill Lane

5) View A (34%) is looking north west from Mill Lane near the Shearwater junction:

Photograph A



View over WH11 looking North West from Mill Lane

6) View H (34%) is a view within Whitburn's conservation area:

Photograph H



Whitburn Village

7) View F (31%) is looking towards the sea from Moor Lane:

Photograph F



View over WH28 looking South East from Moor Lane

8) View G (28%) is over the green belt fields looking north west from Moor Lane

Photograph G



View over WH27 looking North West from Moor Lane

9) View U (28%) looks towards the south east and the sea, from the hill (Lizard Lane)

Photograph U



View over WH11 looking South East from Lizard Lane

10) View Z (28%) looks over the green field at Mill Lane / Shearwater junction

Photograph Z



View over WH9 looking North East from Mill Lane

11) View J (25%) looks over green fields from Wellands Lane, to the north west

Photograph J



View over WH18 looking North West from Wellands Lane

In total 17 participants answered question 2 with suggestions. Answers to question 2 were as follows:

1	te park is very peaceful
2	from hill view (part of lizard lane, just behind fairfield drive) over the henderson land and cleadon hills beyond. Its one of THE most long distance views in the while of Whitburn. And personal to myself and family, as we have this view
3	Souter lighthouse, amazing area of national trust land with amazing views and walks
4	Looking north from Cleadon Road
5	From the windmill looking East.
6	The cliffs at the bottom of Rackley Way looking out towards Seaburn/Roker and beyond and in the other direction towards South Shields and Tynemouth
7	the view from the coastal path looking up over the old army range and farm
8	From Cleadon Lane looking North West to Cleadon Hills over the Charley Hurley centre. If a new school was built on the Charley Hurley centre and the School site was used for ¹
9	For me, the surrounding area of the school needs to be left clear of buildings and building sites, for the sake of the children. Thanks to the volunteers who put days of their lives, unpaid to safeguard Whitburn.
10	The views over the leas and sea.
11	Church lane H very important this has already been totally spoilt by those hideous looking flats/ houses overlooking the park which they have recently started cutting back the trees this is a travesty
12	The view from whitburn mill over the army village which was destroyed when they built them offices,i mean houses!

¹ The sentence was cut off here

13	WH13 must be protected which is the coastal views from Shearwater to the coastal path and bird watching station
14	Souter view, Whitburn Garage, farmer fields Whitburn
15	All spaces around and in the village
16	Behind Shearwater and Whiterocks where the TA Rifle range used to be. Lovely views out to sea and looking South along the coast with uninterrupted views. Would be devastating if this was spoiled.
17	There is a very fine view to the northwest from Cleadon Lane just after the trees and hedges stop when leaving the village. This view extends to the top of Cleadon Hills.

Some of these suggestions were already included into the photographs provided. This includes another vote for U.

More relevant comments were made outside of the survey, on social media, on the website and by email. For privacy reasons, the posters' names have been retracted. The comments referring to specific valued views are:

Medium	Comment
Facebook	There are , in my opinion, many of our favourite views which are not included in the survey , but there is a section in the survey where you can comment on the missing views . e.g. my favourite, and I know a favourite of many locals , is looking north , north east from The Campy Wall , Marina Terrace over the campy to the range and the Point .
	I have pointed out (...) that there does appear to be , again in my opinion , a focus on views at the north end of Whitburn and not on some of the vistas of our end of the village , but I will try not comment further .
	I filled out the survey on another site and commented exactly that. We have such a gorgeous coastline so some beautiful views and none of those were included.
	My favourite view is walking along the lane by the church, park and Southend House. Love the churchyard too x
	My favourite view of. Whitburn is sitting in the sun outside. Frances cafe on. Front street watching the world go by
	Walking down from cleadon Hills, with Whitburn and seaburn stretched out below
Website	I love the coastal path along the cliffs from minchellas at Whitburn bents to Jackie's beach and beyond, I've sat in the stone warning signs and watched a pod of dolphins. The walk thru the paddock at the bottom of church lane through the cornfields to seaburn. We have such a pretty village and I feel lucky to live here.
Email	1) Across Henderson's farmland (where there is always interesting bird life) up to the farm 2) The horses' field 3) The Village centre with the Victorian lamps on a dark evening 4) The views along the cliffs and out to sea from the coastal path
	Thinking about the 'outer edges' of the village it seems that the area to the south and west of Cornthwaite Park (...) might have been forgotten

	and yet this is a very important space which separates us from the growing areas of Seaburn/Sunderland, it is also a very attractive view especially at sunset.
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These comments include another vote for B and Z. The views that were mentioned in question 2 of the survey and inn comments made outside of the survey, but that were not included in the report with the photographs, have been added as votes for additional views. Only those views that have been mentioned more than once are included:

View	Count
Coastal path	8
Church Lane	2
Front Street	2
View Cornthwaite Park, looking west / north west	2
North from Cleadon Lane	2

Conclusion

Views C, E, B, D, A, H, F, G, U, Z and J have been voted for the most by participants (at least by 25% of those who completed the survey). These are therefore the most valued views in Whitburn. However, views E and D are both of the rifle range. In addition, Whitburn windmill is already afforded protection as a heritage asset within the Plan. View A is at the same location as B, but looking further north. Furthermore, view H is in the Conservation Area, which is afforded protection within local policy and within the neighbourhood plan.

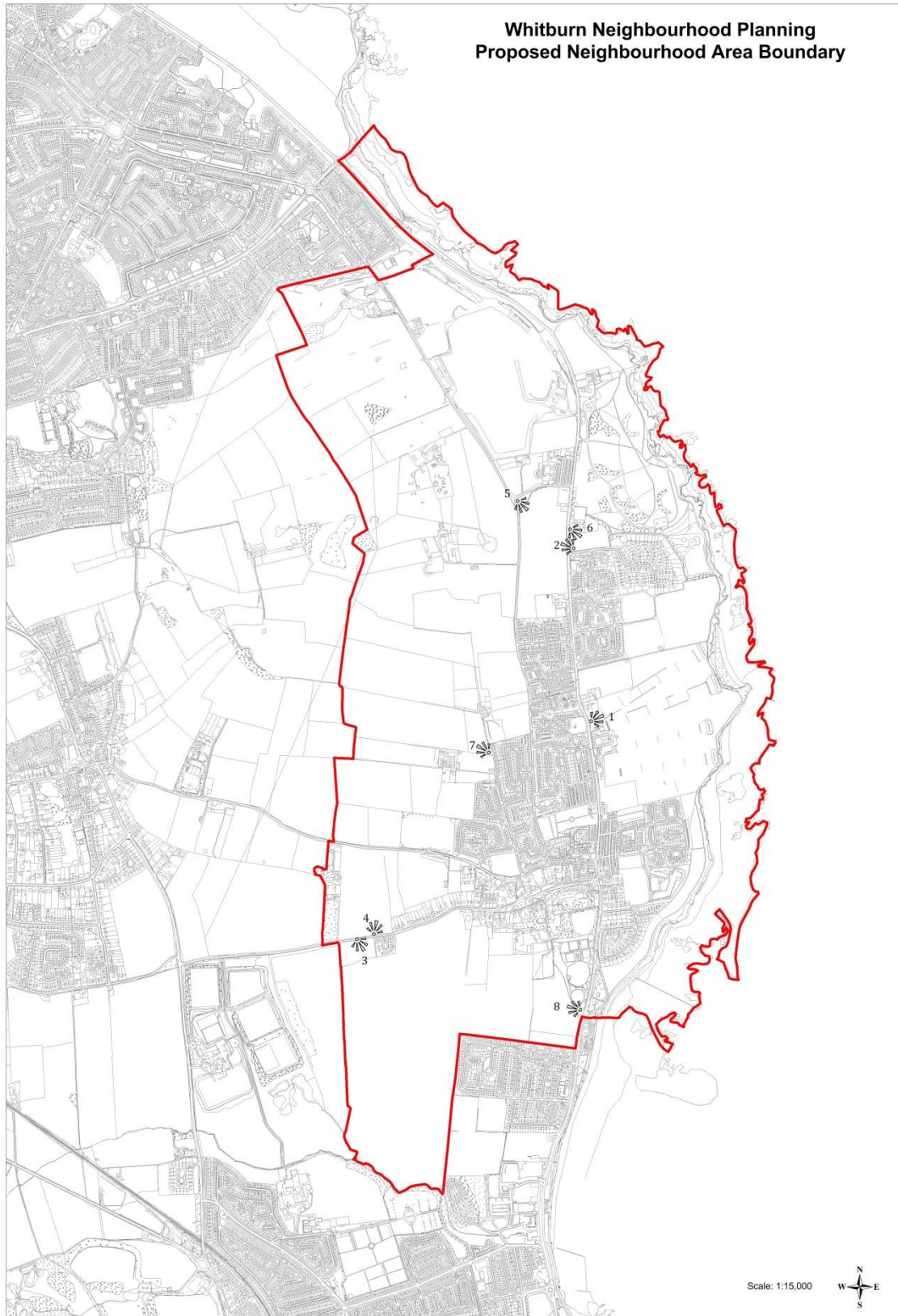
The suggestions from question 2 and from comments made on posts and by email have also been collated. The coastal path has been mentioned often, but the location and direction of view varies. The coastal path has been included as Green Infrastructure in the Plan and is therefore protected from being affected by development. However, it is not part of any policies regarding a development's design. It is therefore proposed to add the coastal path into Policy WNP2 separately.

Further comments made indicated that residents felt that views in the south of the village were missing from the survey. Even though the view in the area of Cornthwaite Park was mentioned fewer times than other views included in the documents with photographs, it is acknowledged that a southern view was lacking from the survey. Moreover, the community has expressed various times over the years that they were concerned that the Plan could become too focused on the north. It is therefore proposed to also include a view from Cornthwaite Park towards the west / north west.







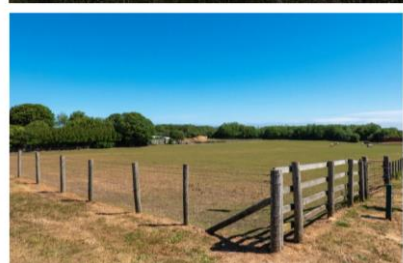
It is therefore proposed to add the following long-range views to the neighbourhood plan (see also the map in Annex A):




- 1) The view over the rifle range from Mill Lane
- 2) The view over the green fields looking west / north west from Mill Lane near the Shearwater junction
- 3) The view over the green fields looking south east towards the sea from Moor Lane
- 4) The view over green fields looking north west from Moor Lane
- 5) The view from Lizard Lane looking south / south east
- 6) The view over the green field from Mill Lane looking north east
- 7) The view over green fields looking north west from Wellands Lane
- 8) The view from Cornthwaite Park towards the west / north west

Annex A Map



Annex B Photographs

<p>1 The view over the rifle range from Mill Lane</p>		
<p>2 The view over the green belt fields looking west / north west from Mill Lane near the Shearwater junction</p>		
<p>3 The view over the green belt fields looking south east towards the sea from Moor Lane</p>		
<p>4 The view over green belt fields looking north west from Moor Lane</p>		
<p>5 The view from Lizard Lane looking south / south east</p>		
<p>6 The view from Mill Lane looking north east</p>		

7	The view from Wellands Lane to the north west		
8	The view from Cornthwaite Park towards the south		

Annex C Survey views map

