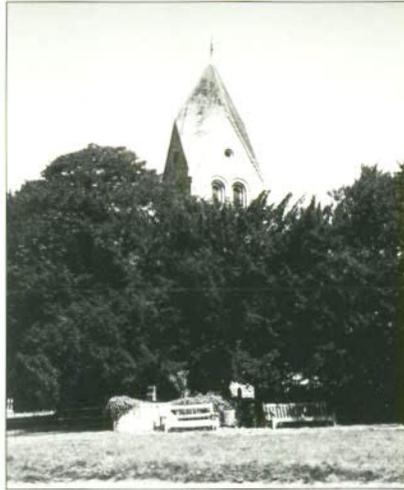


Conservation Area



**HAWKLEY
UPPER GREEN &
LOWER GREEN**

EAST HAMPSHIRE



Partners

Introduction & Brief History

Hawkley, Upper Green Conservation Area was first designated in 1982. Followed by Lower Green in 1994. Hawkley sits on the Upper Greensand plateau. It has developed around the two village greens Lower Green, and Upper Green.

Upper Green is essentially a Village Green formed by the intersection of three roads (see map); Pockocks Lane forms its 3 southern edge. Lower Green is formed loosely around a cross-roads, the road from Upper Green to Empshott is intercepted by Eames Lane a track, and Mill Lane.

Hawkley is thought to be Saxon in origin, although there is little documentary evidence until the mid thirteenth century. During the late thirteenth and fourteenth century it was governed by the Prior of Selborne and then the Bishop of Winchester.

Character of the Conservation Area

The character of both Conservation Areas is largely dependent on four features:

- the pattern of buildings surrounding the Village Greens
- the church and the surrounding trees;
- the details of buildings and the use of local materials; and
- the backcloth of the Hangers.

The focal point of Hawkley and the Upper Green Conservation Areas is undoubtedly the **Church of St Peter and St Paul**, built in 1865 in a random rubble malmstone. *The "Neo Norman" tower is so powerful in the landscape, set against the Hangers and rising above the surrounding yew trees, that the nave and chancel are barely noticed.*



The design is a 'copy book' of Sompting (in Sussex), ie, the top or helm is Rhenish Romanesque. The design is by the Ecclesiologist and Gothick architect S.S. Teulon. Together with the backdrop of the Hangers it makes for a dramatic skyline in the village.

On entering The Upper Green from Pockocks Lane there are important and uninterrupted views of the cottages surrounding the Green framed against the woodland back drop of the Hangers.



There are also significant views north across the Green towards the church. The trees are important and provide a setting for the church and the cottages.

Typical of Hawkley are the cottages surrounding the Upper Green, they are narrow two storey semi detached cottages dating generally from the middle of the eighteenth and early nineteenth centuries. Some of these are constructed of malmstone with coursed rubble stone or brick dressings; others are rendered and painted or built with Hampshire red bricks in Flemish bond with bluish headers. Solid flush plain casement windows are featured.



The roofs are gabled or hipped with prominent chimney stacks corbelled at their top and string moulded. Roofs are mainly clay tiled, although some are of slate; others have bands of scalloped tiles with decorated ridge tiles (cockscomb or crucifix).

The eastern approach to the Upper Green Conservation Area is significant. The space between 1, Pockocks Lane and Churchfield is an important space partly filled with trees. This hides the village from immediate view so that the triangular Green opens out as a surprise element when approached from Pockocks Lane.

At the top of Pockocks Lane, at its junction with the road to Newton Valence, there is an important view into the village which shows the church tower set amongst surrounding trees and the Hangers beyond. In the foreground is a modern orange brick house which unfortunately detracts from the general view from this crossroad.

Both these views are outside the Upper Green Conservation Area boundary; however, such distant views are important to the roofscape and skyline character of the Conservation Area.

The southern entrance to Lower Green Conservation Area is marked by two groups of late 18th Century/early 19th Century cottages, Nos. 1 and 2 Lower Green Cottages and Austin Cottages, their hedge boundaries create a "pinch point" at the entrance to the Green. Together with the nearby pond and the red K6 Telephone Call box they create an attractive and informal space which leads into the village green.

The open nature of the elongated triangular green and views out towards Lower Green Farm and the skyline of the Hangers are an important feature of the Conservation Area. Lower Green Farm itself is framed by mature trees. Overlooking the green the cottages reinforce the sense of enclosure to the south edge of the village green.

Some cottages have late Victorian sashes. Windows in general are painted white so that new stained windows have a discordant effect upon the Conservation Areas.

In Pockocks Lane there are three late 18th/early 19th Century cottages of ashlar coursed malmstone with brick quoins and galletting (small stones set in the joints). Malmstone garden walls with brick copings are a feature of the buildings surrounding The Upper Green.



Buildings, Materials and Details

The fenestration (window) patterns of the houses and cottages are well proportioned and simple, using typical nineteenth century plain casements with horizontal glazing bars.



The **Hawkley Inn**, which is tile hung has a pentice veranda. The Inn sits directly onto the edge of Pockocks Lane, along with **Pockocks Cottages**. These nineteenth century buildings mark the beginning of the Conservation Area from its eastern approach.

On the south side of the Upper Green, partly enclosed by one of the malmstone walls and a hedge, is **Hawkley Place**, originally a farm house and added to in 1865 by Teulon. It was turned by Teulon into a "gentlemen's residence" with gables and tall chimneys but in a rather restrained 'picturesque' fashion for the time. It has been altered since.

North of the church on the road to Lower Green are buildings which contribute to the character of the Conservation Areas through their similar style, proportion and construction. These include **Hawkley House** (formerly the vicarage) - a later eighteenth century house of colour washed render with a classical doorway. The house is set amongst trees and once again has a malmstone wall surrounding it.

HAWKLEY UPPER GREEN



HAWKLEY LOWER GREEN

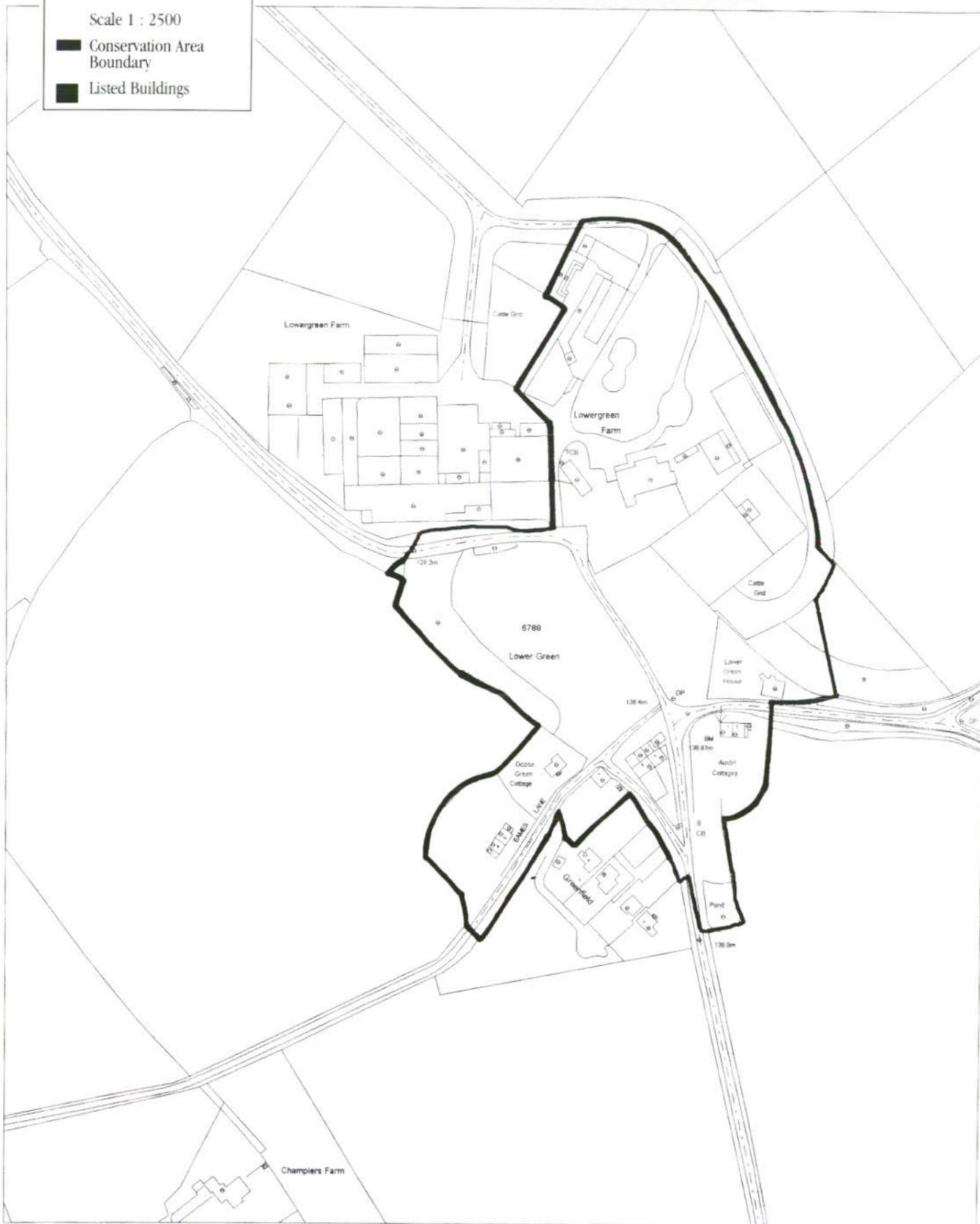
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Conservation Area boundaries may be updated from time to time for latest details and further information contact the Conservation Officers at 01730 266551

Scale 1 : 2500

-  Conservation Area Boundary
-  Listed Buildings



Two other buildings, **Parsons Piece** and **The Old House**, are also built of malmstone with galletting; both have earlier timber frame origins.

An 18th Century timber framed barn adjoins **The Old House** which, along with **Jolly Robins Farm** and the pond opposite, form an attractive group at the northern edge of the Conservation Area. The buildings along this road are set against the rising backcloth of the Hangers. The plot pattern of buildings and their small scale on the western side of the Conservation Area can be clearly viewed from the Hangers. Development here must carefully consider this pattern.



Nos. 1 Eames Lane and 2 Goosegreen Cottage, Lower Green) are late 18th Century buildings built of local malmstone with red brick dressings and ironstone galletting with tiled roofs. *No. 1 retains most of its original window casements* ▲ unlike No. 2 which now has UPVC replacement windows. Nos. 3 and 4 Eames Lane are a pair of smooth rendered 18th Century cottages which retain their traditional casements and slate roofs.

Lower Green Farmhouse situated on the north-eastern edge of the Green is a large symmetrical two storey building built in the first quarter of this century but in a late 18th Century style. Framed by trees its steeply pitched tiled roof with dormer windows ensures that the building visually dominates this north end of the Green.



New Development in the Conservation Areas

The setting of trees, the scale, plot pattern and detail of cottages in the Hawkley Conservation Areas make a significant contribution to their character. Views from both within and outside the Conservation Areas are also important, particularly the distant views of the church tower in its setting amongst trees and also views from Lower Green north across Lower Green Farm to rising land beyond.

The design of new buildings, extensions and alterations to existing buildings and new uses within the Conservation Area will all affect its character. Proposals should therefore seek to blend in with their surroundings rather than make an impact, upon them. Boundaries also need careful attention to ensure that "soft" mature "edges" of walls, trees and hedges are retained.

Further advice is given in the following leaflets which are published by East Hampshire District Council as part of the Conservation Directory

- East Hampshire's Conservation Areas
- Caring for East Hampshire's Conservation Areas and Historic Buildings

Further reading and references

- Victorian County History - Hampshire
- Leaflets in this series on Alton, Holybourne and Alton (the Butts) Conservation Areas
- The buildings of England - Hampshire - Pevsner and Lloyd 1967 and Lloyd and Hubbuck (to be published 1999) Series II.

Conservation Area boundaries can be updated from time to time for the latest details and further information contact:-

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