

Land at Bayfield Chepstow

Landscape and Visual Appraisal

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Study

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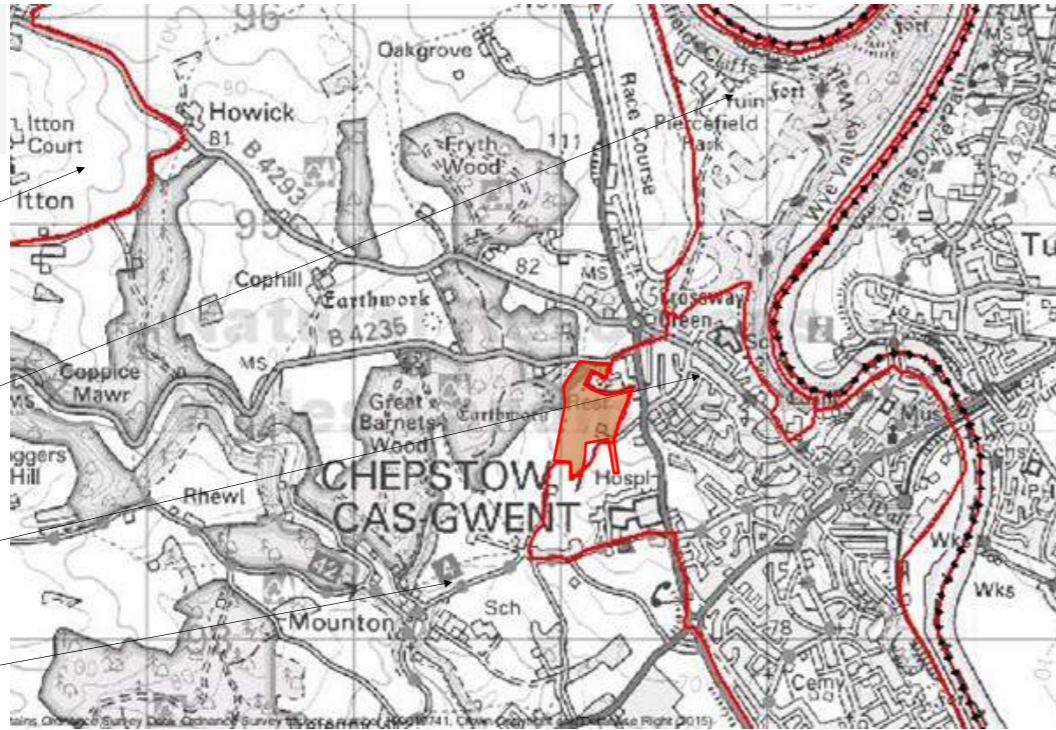
VISUAL AND SENSORY ASPECT AREAS

CHEPSTOW PARKLAND
MNMTHVS019
Open Hillside and Scarp Slope
High

WYE VALLEY SIDES
MNMTHVS091
Wooded Lowland Valley
Outstanding

CHEPSTOW
MNMTHVS065
Urban
Moderate

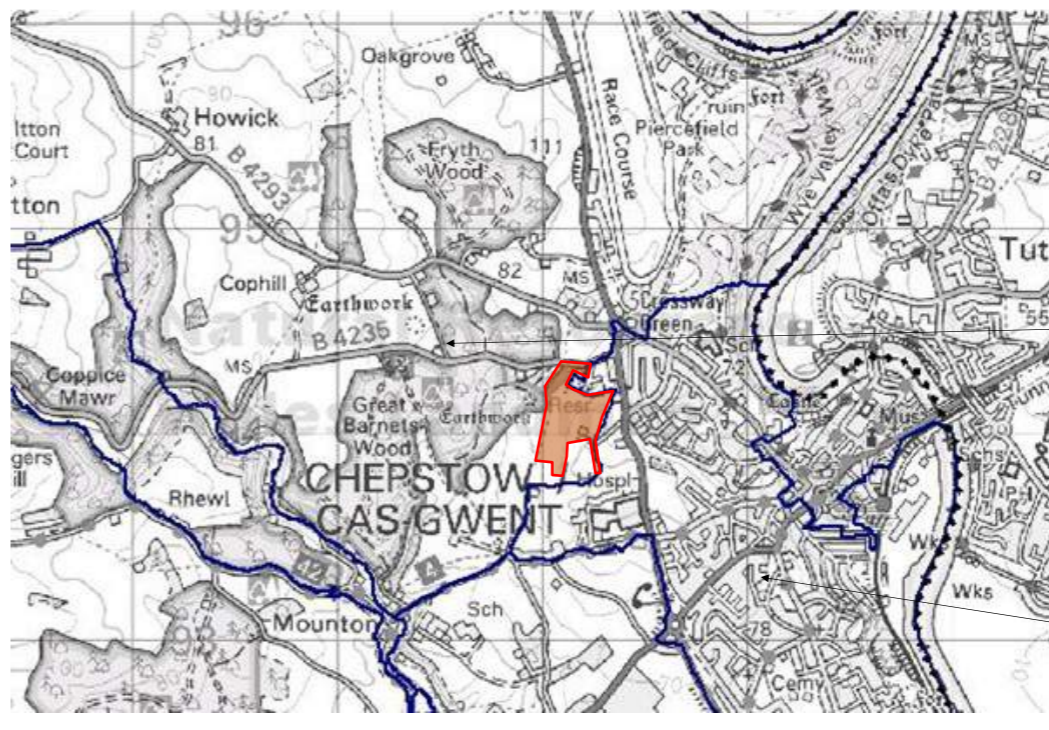
CHEPSTOW WOODS
MNMTHVS044
Mosaic Rolling Lowland
High



HISTORICAL ASPECT AREAS

WYE VALLEY
MNMTHHL018
Other fieldscapes
High

MODERN CHEPSTOW
MNMTHHL008
Nucleated settlement
High



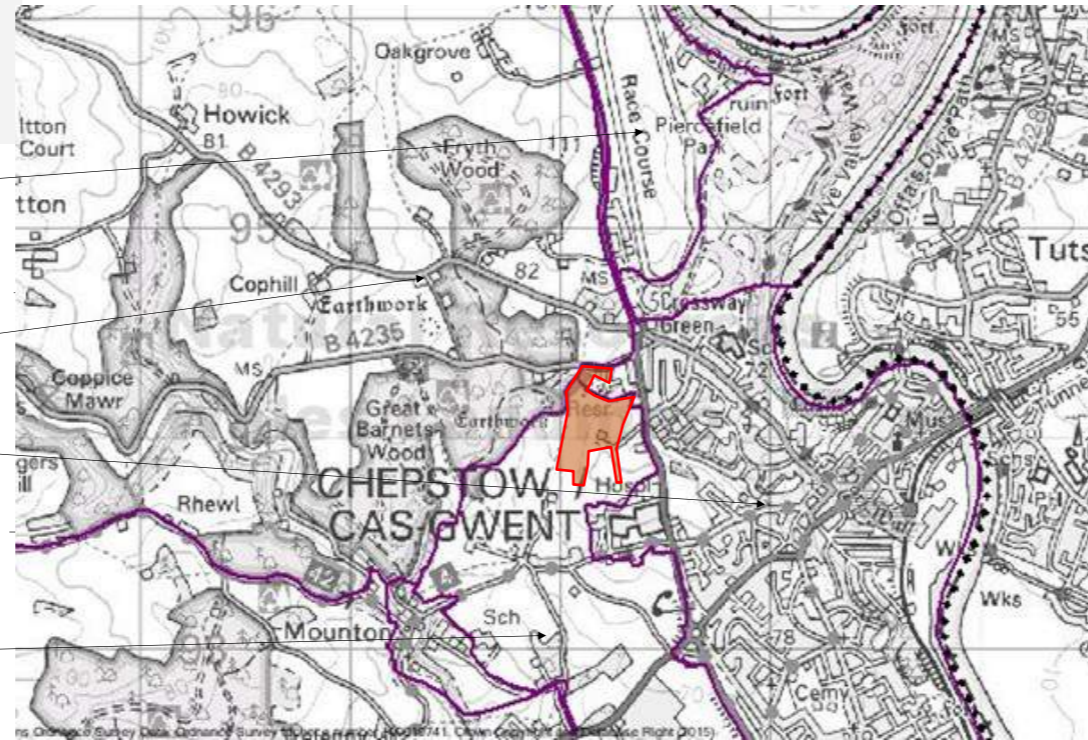
CULTURAL ASPECT AREAS

CHEPSTOW RACECOURSE
MNMTHCL018
Social Events and Institutions
Outstanding

WENTWOOD
MNMTHCL016
Forestry

CHEPSTOW
MNMTHCL017
Urban Settlement
Outstanding

LOWER GWENT (ISCOED)
MNMTHCL007
Sense of place
High



LANDMAP DEFINITION OF TERMS:

'Outstanding' Value is of National or International importance
'High' value is of County or Regional importance
'Moderate' value is of Local importance
'Low' is of little or no importance
Source: published LANDMAP Data Sets, Countryside Council for Wales, January 2013

Land at Bayfields Chepstow

APPENDIX 1

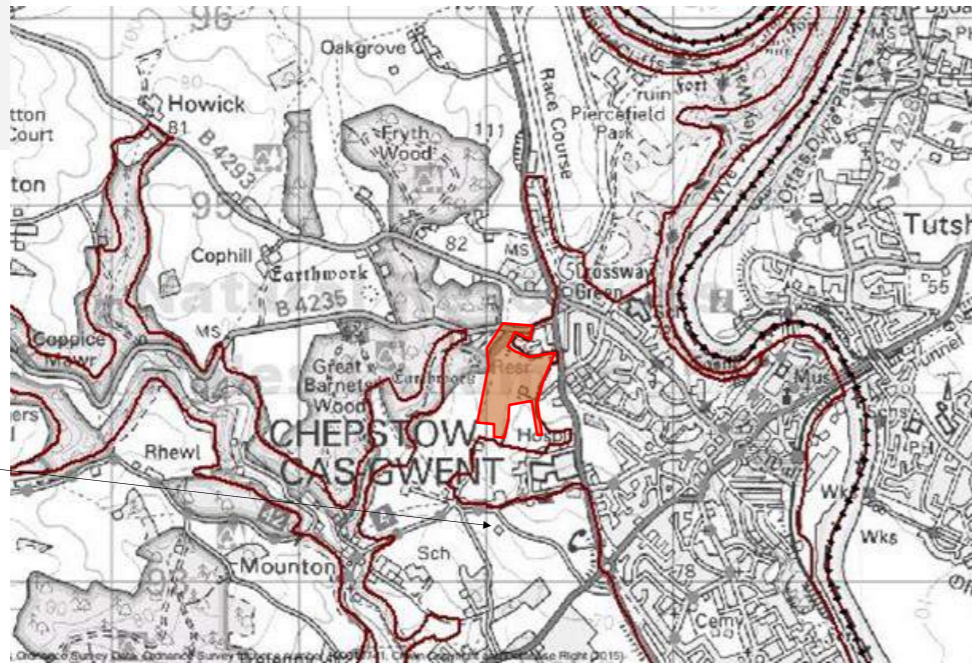
LANDMAP Data: Visual and Sensory, Historic and Cultural

Cultural

AJA/01

GEOLOGICAL ASPECT AREAS

ST ARVANS
MNMTGL068
Lowland Plateau
High

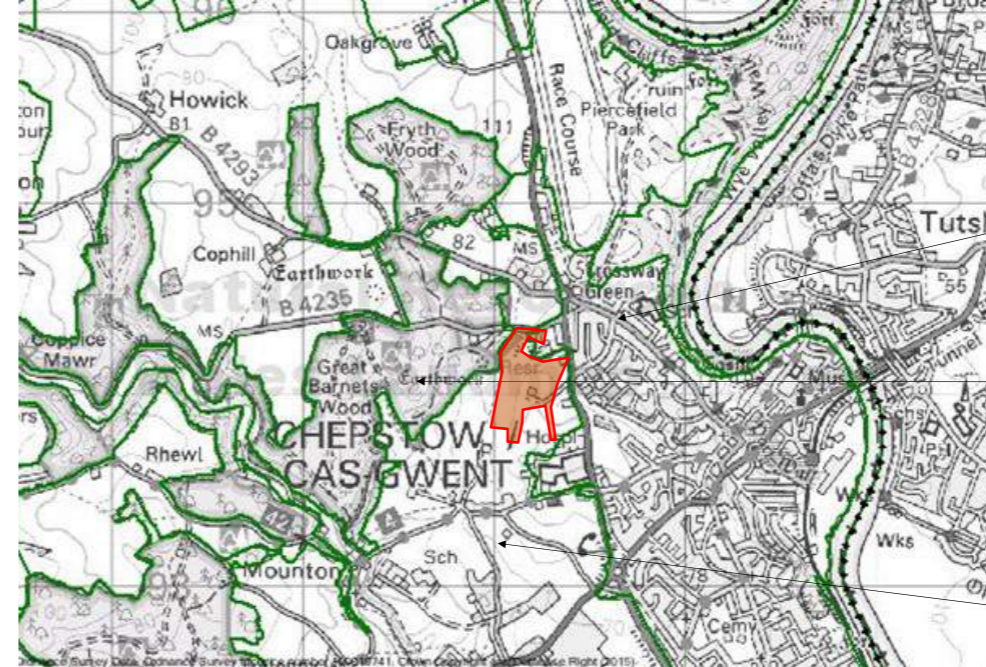


LANDSCAPE HABITATS ASPECT AREAS

CHEPSTOW
MNMTLH090
Residential green spaces
Low

ST PIERRE GREAT WOODS
MNMTLH106
Broadleaved woodland
Moderate

SOUTH RURAL MONMOUTHSHIRE
MNMTLH105
Improved grassland
Moderate



LANDMAP DEFINITION OF TERMS:

'Outstanding' Value is of National or International importance

'High' value is of County or Regional importance

'Moderate' value is of Local importance

'Low' is of little or no importance

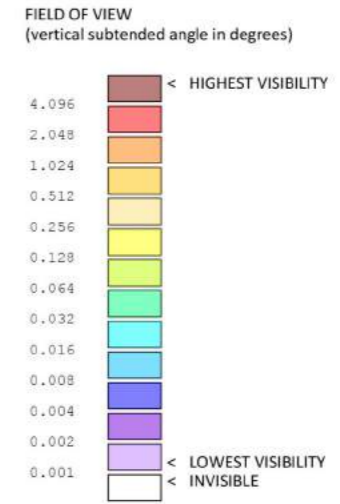
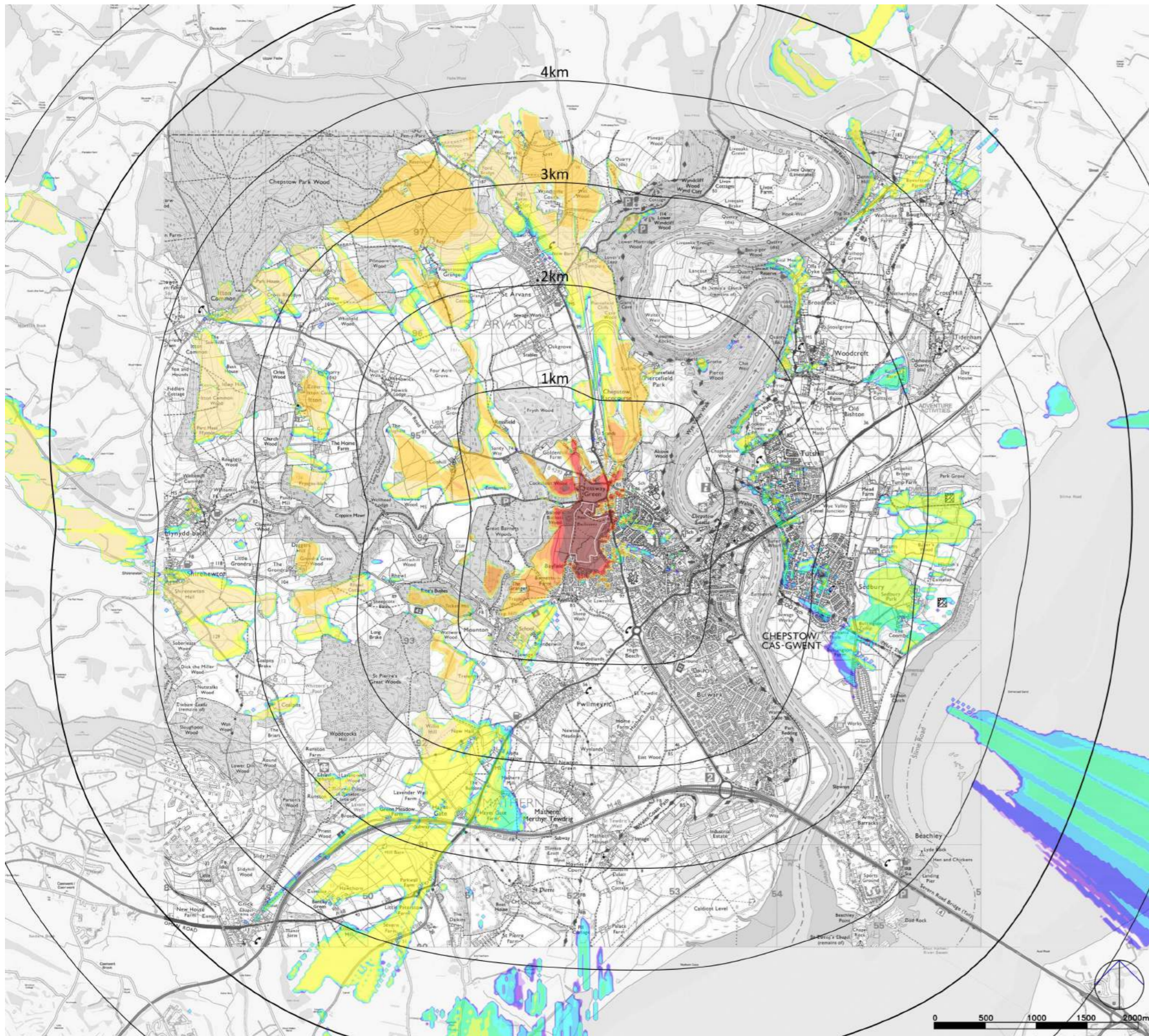
Source: published LANDMAP Data Sets, Countryside Council for Wales, January 2013

Land at Bayfields Chepstow

APPENDIX 1

LANDMAP Data: Geological, Landscape Habitats

AJA/02



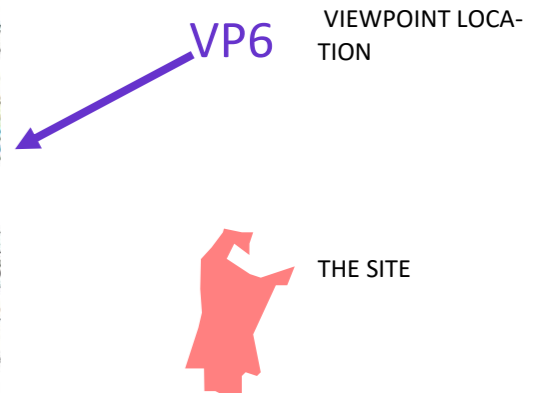
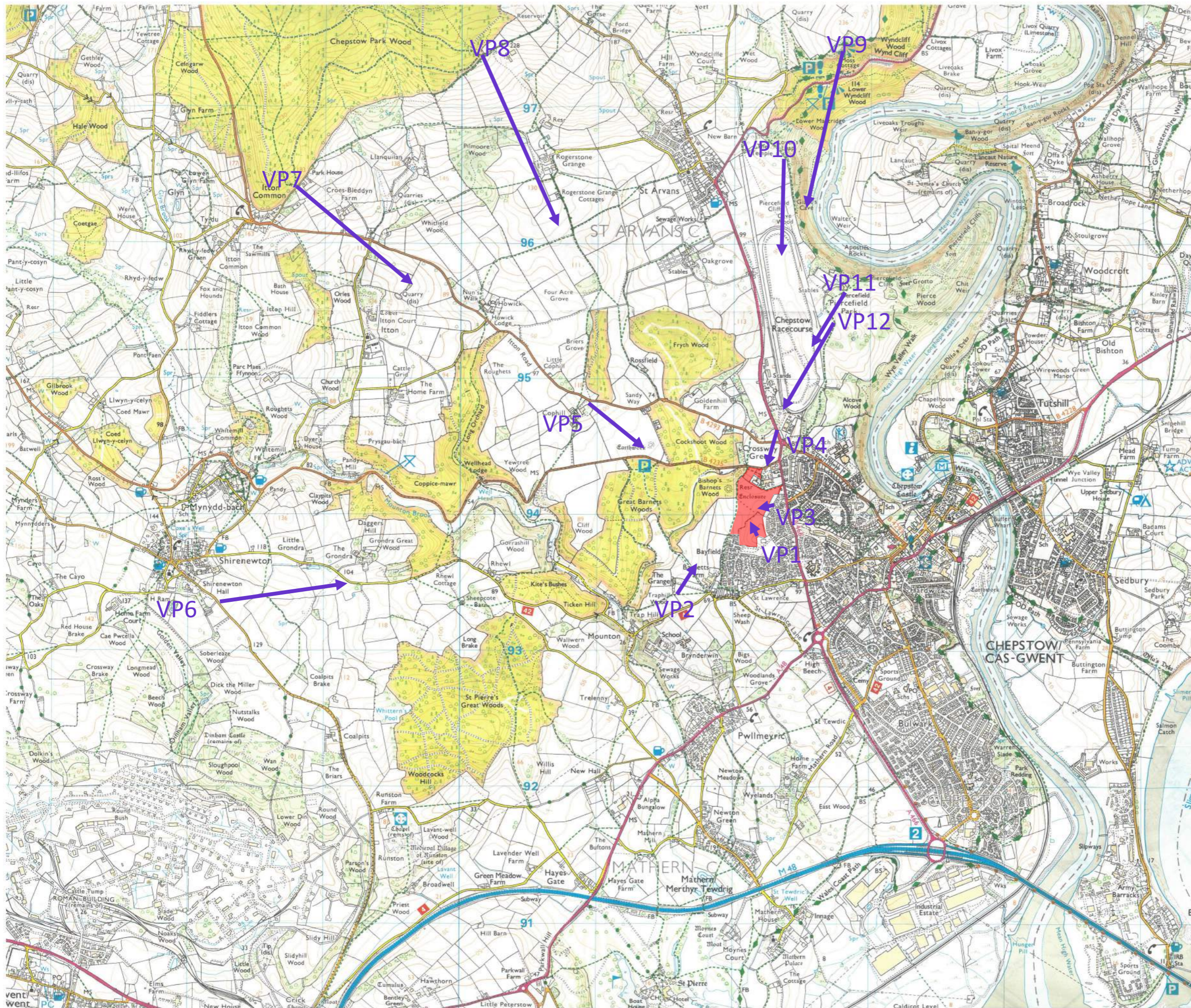
ZONES OF THEORETICAL VISIBILITY

Vertical Subtended Angle Analysis

- Parameters used:
- existing woodland screening = 16m
 - existing buildings screening = 8m
 - proposed site development = 8m

Eye level above DTM - 1.7m
 Scale - 1:25,000 @ A2
 Date - 28 November 2018

DTM created from OS Terrain 5 height data, Crown copyright 2017, OGLv3.0
 Background mapping: Contains OS data © Crown copyright and database right 2018



Land at Bayfields Chepstow
APPENDIX 1
Viewpoint Locations
 AJA/04



Commentary:

View from POS on high ground overlooking the largely retained agricultural field (only the bottom section is proposed for development). Much of the proposed development in the northern portion of the site will not be visible because of the existing hedgerow, which would be reinforced with further planting, and the falling topography in that direction.

OS GRID REFERENCE	ST 52184 93840
APPROXIMATE DISTANCE TO EDGE OF SITE	60m
DIRECTION OF VIEW TOWARDS SITE	Panoramic view from south west to north east
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	7
DATE OF PHOTOGRAPH	12.02.18

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP1
AJA/05



Commentary:
Local view from a PRow just south of The Grange. A small section of the site will be visible but set back and seen in the context of the existing Bayfields housing.

OS GRID REFERENCE	ST 51540 93453
APPROXIMATE DISTANCE TO EDGE OF SITE	600M
DIRECTION OF VIEW TOWARDS SITE	NE
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP2
AJA/06



Section of high ground in this field proposed to be un-built and become part of the POS for the development



Commentary:

Local view from existing LAP on eastern edges of the site by Coed Wallwern. This open space would link with the proposed POS within the higher ground of the site.

OS GRID REFERENCE	ST 52289 94072
APPROXIMATE DISTANCE TO EDGE OF SITE	30M
DIRECTION OF VIEW TOWARDS SITE	WEST
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	5
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP3
 AJA/07



Commentary:

The recent Grange development is prominent in this view. Lower fields to the east of the Grange are within the site but ,apart from an access road, would have no housing and would form part of the site open space network. Dotted line shows approximate limits of built development as seen from this viewpoint. Bayfields will seen as an extension of the built edge of Chepstow and not as an isolated new development.

OS GRID REFERENCE	ST 52309 94658
APPROXIMATE DISTANCE TO EDGE OF SITE	330M
DIRECTION OF VIEW TOWARDS SITE	SSW
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP4
AJA/08



Commentary:
View from a PRoW beside Itton Road near Cophill. A few roofs of the proposed housing may be seen at the bottom of the agricultural field but almost none of the rest of the development will be visible.

OS GRID REFERENCE	ST 50957 94846
APPROXIMATE DISTANCE TO EDGE OF SITE	1300M
DIRECTION OF VIEW TOWARDS SITE	SE
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP5
AJA/09



Commentary:
 View from a field entrance off minor road south of Shirenewton. The edge of Chepstow can be seen in the distance along with the retained field above the proposed housing. Almost none of the development would be visible from this direction. The existing solar farm is a prominent feature in the middle ground and distracts the eye from the longer views towards Chepstow.

OS GRID REFERENCE	ST 48390 93178
APPROXIMATE DISTANCE TO EDGE OF SITE	3600M
DIRECTION OF VIEW TOWARDS SITE	ENE
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP6
 AJA/10



Retained field above
proposed housing

Commentary:
View from a PROW on the edge of Chepstow Park Woods Registered Park and Landscape. The proposed development areas will be almost invisible from here due to the enclosing woodland and separation distance. (It should be noted that this is a similar direction of view to that of Itton Court and visual effects on the setting of this Listed Building are likely to be similar.)

OS GRID REFERENCE	ST 48782 96404
APPROXIMATE DISTANCE TO EDGE OF SITE	3900M
DIRECTION OF VIEW TOWARDS SITE	SE
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP7
AJA/11



Retained field above
proposed housing

Commentary:

View from a Public Byeway on the edge of Chepstow Park Woods Registered Park and Landscape. The great majority of proposed development areas will be invisible from here due to the enclosing woodland and separation distance. A small area of the development in the north eastern part of the site will be seen against a backdrop of the existing built edge of Chepstow.

OS GRID REFERENCE	ST 50097 97367
APPROXIMATE DISTANCE TO EDGE OF SITE	3700M
DIRECTION OF VIEW TOWARDS SITE	SE
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP8
 AJA/12



Commentary:
View from the Eagles Nest promoted viewpoint. The Site area is a small distant element in this wide panoramic view; the Racecourse buildings, at a similar range and in the same sector of view, are much more visible and draw the eye. A narrow band of housing would be barely visible above the existing Grange development and at this separation distance and in the context of the built edge of Chepstow, any visual effects would be negligible.

OS GRID REFERENCE	ST 52814 97485
APPROXIMATE DISTANCE TO EDGE OF SITE	3100M
DIRECTION OF VIEW TOWARDS SITE	SSW
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16

Land at Bayfields Chepstow
APPENDIX 1
Viewpoint VP9
AJA/13



Commentary:
View from a PRoW within Piercefield Park Registered Park and Garden, on higher ground above Chepstow Racecourse. The Racecourse buildings dominate in the direction of view towards the site and the proposed housing will appear as a narrow band above them. There would be negligible visual effect from the development.

OS GRID REFERENCE	ST 52314 96650
APPROXIMATE DISTANCE TO EDGE OF SITE	2300M
DIRECTION OF VIEW TOWARDS SITE	SSW
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16



Commentary:

View from in front of Piercefield House towards site (the main focus of the view from the House is not in this direction but south eastwards towards the Wye, as can be seen from the Cadw Registered Park entry). The proposed housing would appear as a narrow band above the existing Grange development and would be barely discernible. Visual effects would be negligible.

OS GRID REFERENCE	ST 52804 95656
APPROXIMATE DISTANCE TO EDGE OF SITE	1400M
DIRECTION OF VIEW TOWARDS SITE	SW
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16



Commentary:

View from former carriageway in Piercefield Park travelling south. Again this is not one of the 'significant views' identified by Cadw. The Racecourse buildings, track and infrastructure are a major feature of this view. The development would read as a minor extension on the upper edge of the existing Grange development. Visual effects of the proposed development would be minor at most.

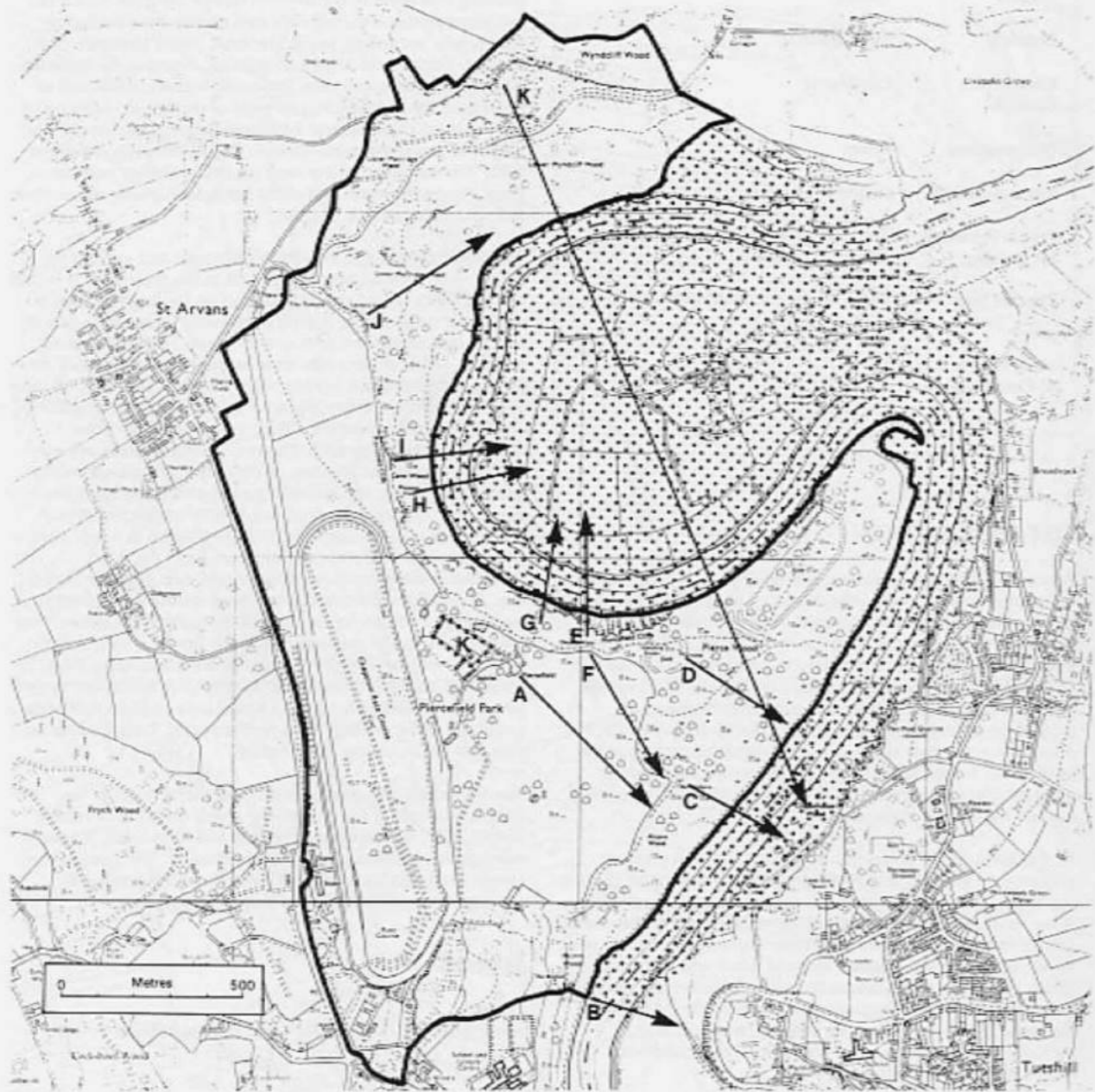
OS GRID REFERENCE	ST 52710 95377
APPROXIMATE DISTANCE TO EDGE OF SITE	1100M
DIRECTION OF VIEW TOWARDS SITE	SW
CAMERA AND LENS	Nikon D90 SLR with Nikkor 18-105mm lens set at 50mm equivalent
NO. OF FRAMES ELECTRONICALLY STITCHED TOGETHER	3
DATE OF PHOTOGRAPH	18.02.16



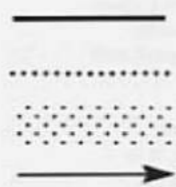
PIERCEFIELD and THE WYNDCLIFF



GWENT



Park Boundary
 Kitchen Garden
 Essential Setting
 Significant View



Register No. PGW (Gt) 40
 O.S. Sheet No. ST59NW,SW
 District MONMOUTH

Piercefield Park
 Cadw Register Entry

Historic Parks and Gardens are Designated by Cadw and ICOMOS UK

Reference Number :	PGW (Gt) 40	Name :	Piercefield Park	
Grade :	I	Date of Designation :		iShare Ref. :

Location

Unitary Authority :	Monmouthshire	Community :	St. Arvans		
NGR :	ST5234496023	Easting :	352344	Northing :	196023
OS Map Sheet :	162	Area :	0		

Description

Broadclass :	Gardens, Parks and Urban Spaces	Site type :		Period :	
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Register Terms

Site type :	Landscape park, walk with viewpoints laid out along edge of sublime and picturesque landscape of the Wye valley.	Period :	1752-72; 1798; 1828
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Primary Reasons for Grading:

An early and outstanding example of a 'sublime' landscape, which became one of the most famous sublime/Picturesque walks of the second half of the eighteenth century and an essential part of the 'Wye Tour'.

Summary Description:

Piercefield, now a roofless shell, stands near the top of cliffs on the west bank of the River Wye, a mile or so north of Chepstow. The house faces south-east, overlooking the southern half of the park, with a view across the park to the east (Gloucestershire) side of the Wye valley.

There has been a house on site from at least the early fourteenth century and for several generations, until 1727, it was held by the Walter family. In 1736 Valentine Morris (the elder) bought the estate, then about 120 hectares (300 acres) and it was his son Valentine who transformed the estate and enlarged it to about 572 hectares (1413 acres) between about 1752 and 1772. Debt forced him to sell, in 1784, to George Smith. Smith commissioned John Soane to make plans for a new house and had most of the old one pulled down. Soane's plans were not followed, but the house that was built (the central core of the present one) was similar to Soane's Shotesham Hall in Norfolk. Smith sold (bankrupt) in 1794, before the roof was on, to Colonel Mark Wood, who pulled down the rest of the old house and extended and finished the new one using the architect Joseph Bonomi; it was Bonomi who designed the twin pavilions that flank the central block, the curving central Doric portico (now gone) and the lavish interiors. There were various owners until 1923 when the house was abandoned and sold to Chepstow Racecourse. In the Second World War it was used for target practice by American troops stationed there.

To the west of the house is an enclosed yard with a long range of stables on its south side and a large barn

on the north. The stable range is two-storey, of rendered stone with a slate roof and is in a ruinous condition, with most of the roof missing. The barn is a traditional stone barn and appears older than the rest of the buildings. It has large central openings on the north and south sides, and is generally in good condition.

Piercefield Park lies along the west bank of the River Wye immediately to the north of Chepstow, and stretches as far as the village of St. Arvans. It is a roughly triangular area of about 120 hectares (300 acres). The house stands in the middle of the park, near the cliff on the edge of the Wye valley. The park is gently rolling except for the eastern edge, where the densely wooded ground drops precipitously, with cliffs in places as high as several hundred feet down to the River Wye. The river loops in two enormous bends along the eastern boundary, and this naturally dramatic scenery, on both sides of the river, is what led to the fame of Piercefield in the eighteenth and early nineteenth centuries.

The present park is largely the creation of Valentine Morris the younger, from about 1752. He planted trees in groves, clumps and single specimens and made the famous walk along the lip of the Wye valley. There is no record of any professional help with the landscaping but a Gloucestershire man, Richard Owen Cambridge (who had tried to buy Piercefield in 1748, a gentleman poet and man of taste) had a hand in laying out the walks. A local builder from Chepstow, William Knowles, directed work on the park, and Charles Howells from Pont y Saeson laid out the walks.

The western side of the park was largely open grassland, known as the 'Upper Lawn' (the northern end) and the 'Lower Lawn' (the southern end, in front of the house) with scattered trees and clumps, some of which survive. At the southern end is a small deciduous wood, Park Grove, and along the western boundary a narrow strip of large mature deciduous trees, some of which may date to about 1794 when the boundary wall was built. The eastern side of the park, along the Wye valley, is largely wooded with semi-natural woodland, mostly beech, yew, small-leaved lime, large-leaved lime, and in places several species of whitebeam. On the less precipitous slopes the woods have a relict coppice structure, with some standards.

The famous walk, about three miles long, was made between the south end of the 'Lower Lawn' and the carriage road to Tintern, north-east of St Arvans. The walk generally follows the top of the slope or cliffs down to the Wye, except to the east of the house, where it cuts across the neck of the long peninsula of Pierce Wood. It is narrow, winding, with earth or rock underfoot, and is in places rock-cut into the cliff face. In one place (the Giant's Cave) the path passes through a tunnel in the rock. It is entirely enclosed in woodland, and at intervals features and viewpoints were made to give dramatic views out over the valley, down to the river, over the Bristol Channel, and down to the Lancut peninsula on the other side of the river. From the south, the features are: The Alcove, The Platform, The Grotto, Above Pierce Wood, The Double View, Halfway Seat, The Druid's Temple, The Giant's Cave, a seat near two beeches, Lovers' Leap, and The Temple. Contemporary visitors also mention a Chinese Seat, but it has disappeared and its exact whereabouts are unknown. Built structures remain at The Alcove (a seat and railings), The Platform (a stone platform and railings), The Grotto (a stone alcove, whose inner lining of spars and other minerals has mostly gone) and The Giant's Cave (tunnel through the rock). A few stones remain of the Druid's Temple, formerly a circle of upright stones. Some of the viewpoints can be identified from maps (Coxe), and from the remains of level platforms protruding from the path. The Temple, which stood at the north end of the walk, was demolished in about 1800.

A further path (now part of the Wye Valley Walk) running down into the Wye valley bottom from the Giant's Cave and up again to the Temple, led to a Cold Bath - a building in a clearing in the wood, all that is left of which is a pile of stones. A further path, now gone, led down to Martridge Meadow beside the Wye near the Cold Bath, then along the river southwards and up rock-cut steps to the house. These steps were already overgrown and dangerous by 1785 (William Marshall). The climax of the visit by tourists to Piercefield was the further walk northwards to the top of the much higher Wyndcliff, from which there were spectacular views southwards over the lower Wye valley, the Bristol Channel and beyond.

Almost as soon as the walks had been made they became famous, as fashionable taste for the sublime came to value spectacular and dramatic scenery. Piercefield became a major attraction on the Wye Tour, a tourist route down the Wye from Ross-on-Wye to Chepstow that was popularised from 1745 by Rev. Dr. John Egerton of Ross, and after 1770 by William Gilpin. Early admirers included William Shenstone, Count Alexsey Pushkin (Russian ambassador) and Sir Joseph Banks (visited 1767). The most admired views were those from the grotto and the Wyndcliff. During Valentine Morris's occupation open house was kept (his generosity was partly responsible for his downfall) and servants showed visitors around; for their amusement a gun was placed near the Giant's Cave, the firing of which produced a spectacular echo. After Morris's departure in

1772 the walks were opened to the public on certain days of the week. In 1781 (Torrington Diaries) the walks were already 'ill kept', and some were 'almost impassable'.

During George Smith's occupancy (1784-94) it appears that some of the timber in the park was cut down, including the elm walk (an avenue at the north end of the park) and the walks were neglected. Smith built a circular stone tower, Grove House, in Park Grove, for his talented daughter Elizabeth, a young 'bluestocking'. This has now gone.

Great improvements were made by Colonel Wood after he bought the estate in 1794. He finished the building of the new house, increased the estate to about 120 hectares (300 acres), improved the timber, and restored the walks. A new lodge was built at the south end of the park (Lions Lodge), and a new drive from it to the house designed by Adam Mickel. Wood also built the stone wall along the west boundary of the park.

During the nineteenth century the estate had several owners and few changes were made. The walks fell into disrepair and were closed to visitors in about 1850. One major addition was made, not by the owners of Piercefield but by the Duke of Beaufort, who had his steward Osmond Wyatt make the steps known as the '365 Steps' from the top of the Wyndcliff down to the new Tintern road in 1828. This is a precipitous winding path, partly rock-cut, which has recently been restored. Near the top is a semicircular platform with a low stone parapet topped by iron railings called the Eagle's Nest. From it there are spectacular views over the Wye valley, the Bristol Channel and beyond. It was constructed soon after the 365 Steps. At the foot of the steps a cottage orne, called Moss Cottage - a thatched cottage with Gothic windows and stained glass - was built, in which visitors could take tea. It was demolished in the twentieth century.

The park was sold by Henry Hastings Clay in 1926 to the Chepstow Racecourse Company (there had been horse racing at nearby Oakgrove since the nineteenth century) and the western half has been in use as a racecourse ever since.

The walled kitchen garden, nearly 2 hectares (5 acres) in extent, is situated to the north-west of the house, north of the stables. It was built in the second half of the eighteenth century, and is described in the 1793 Sale Particulars. It is rectangular in shape, aligned north-west/south-east and is bounded on the west by a stone wall and on all other sides by a brick wall on a stone foundation, standing to its full height. Down the middle (north-west/south-east) is a brick cross-wall. The interior is now grassed over and featureless except for a few old fruit trees and a circular brick-lined well surrounded by iron railings in the middle of the north-eastern half. Against the wall in the north corner is a small, simple two-storey cottage of brick and slate, which is lived in. Along the inside of the north-west wall is a range of ruined glasshouses. Along the outside is a range of single-storey bothies of stone and slate, which are in agricultural use. Beyond the north wall is a fine, well-preserved underground ice-house.

Primary Sources

Gwent Record Office:
 1793 Sale Particulars (D412.0038)
 1802 Deed (D412.0045)
 1856 Conveyance map (D412.0073)

National Library of Wales:
 Tour 1780, including two sketches of grotto (MS 15, 172D, pp. 67-77).
 Tour 1800, Revd John Trevennan (Facs 501, pp. 55-6).
 John Smith wash sketch 1791 of Lover's Leap (Drawings vol. 76 no. 27).
 Watercolour views 1802 (Drawings vol. 91 ff. 13, 15).
 Watercolour view c. 1809 (Ms 6477c p. 93-7)

Secondary Sources

The Gentleman's Magazine, March 1805, p. 236
 Gilpin, W., Observations on the River Wye (1783)
 Whateley, T., Observations on Modern Gardening (1771)

Marshall, W., Planting and Ornamental Gardening (1785)
 Heath, C., A Descriptive Account of Persfield and Chepstow (1795)
 Williams, D., History of Monmouthshire (1796)
 Fielding, C. and T.H., Picturesque Illustrations of the river Wye (1821)
 Fosbroke, T.D., Wye Tour (1826)
 Waters, I., The Unfortunate Valentine Morris (1964)
 Waters, I., Piercefield (1975)

Other Designation Historic Assets within this Park & Garden

Designation Type :	Listed Building	Reference Number :	24760
Name (of Designation) :	Walls of Walled Garden and attached Bothies and Cottage at Piercefield Park		
Designation Type :	Scheduled Ancient Monument	Reference Number :	MM020
Name (of Designation) :	Pierce Wood Camps		
Designation Type :	Scheduled Ancient Monument	Reference Number :	MM282
Name (of Designation) :	The Giant's Cave, Piercefield		
Designation Type :	Scheduled Ancient Monument	Reference Number :	MM283
Name (of Designation) :	The Grotto, Piercefield		
Designation Type :	Scheduled Ancient Monument	Reference Number :	MM284
Name (of Designation) :	The Platform, Piercefield		
Designation Type :	Scheduled Ancient Monument	Reference Number :	MM285
Name (of Designation) :	The Alcove, Piercefield		
Designation Type :	Scheduled Ancient Monument	Reference Number :	MM351
Name (of Designation) :	Wyndcliff Roman Site		
Designation Type :	Scheduled Ancient Monument	Reference Number :	MM281
Name (of Designation) :	The Cold Bath: Piercefield		

Associated People

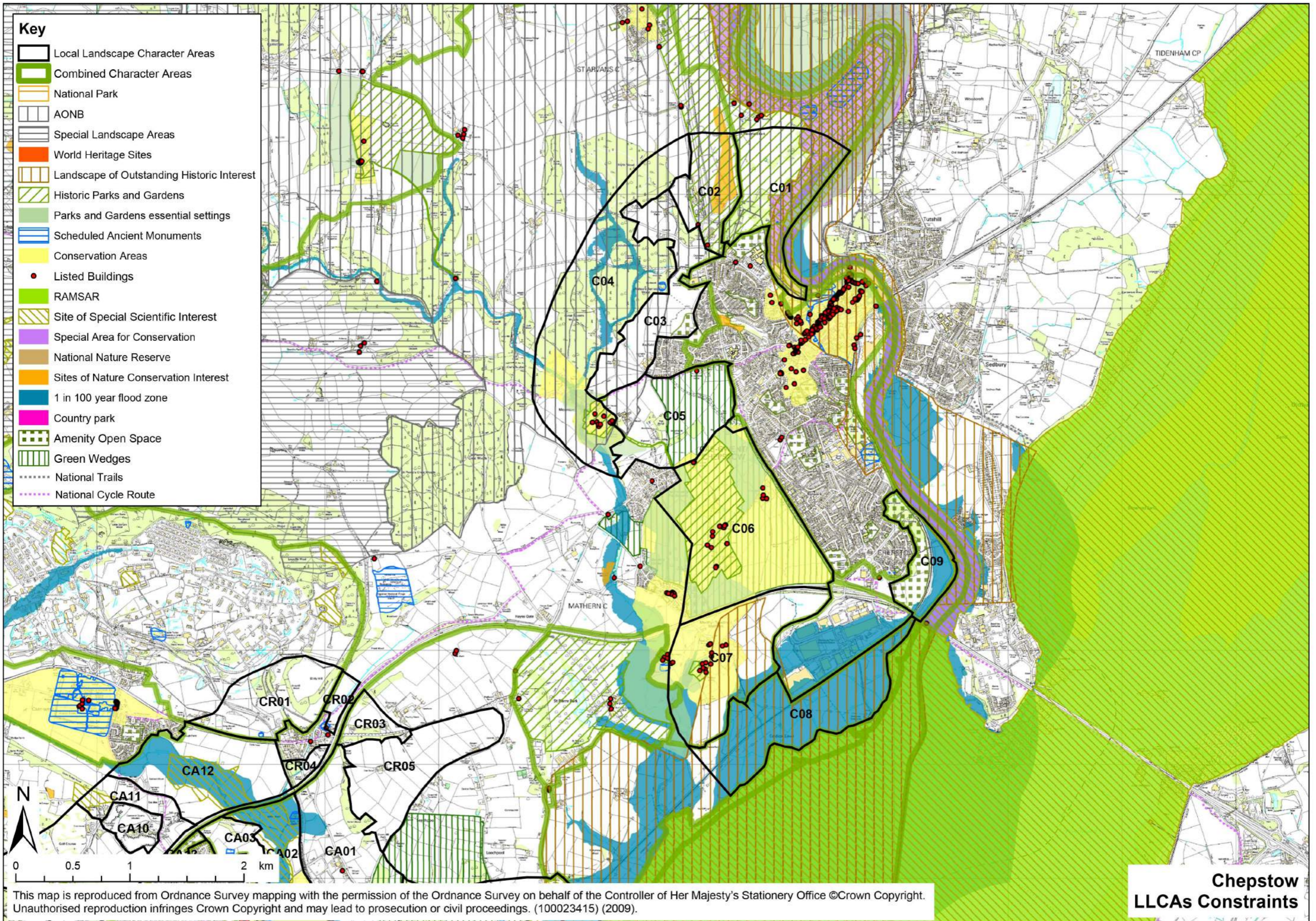
Surname :	Bonomi	Christian Name :	Joseph	Occupation :	Architect
Date of Birth :	1739	Date of Death :	1808		
Description :	Italian architect and draughtsman.				

Surname :	Morris	Christian Name :	Valentine	Occupation :	Landowner, Politician
Date of Birth :	1727	Date of Death :	1789		
Description :					

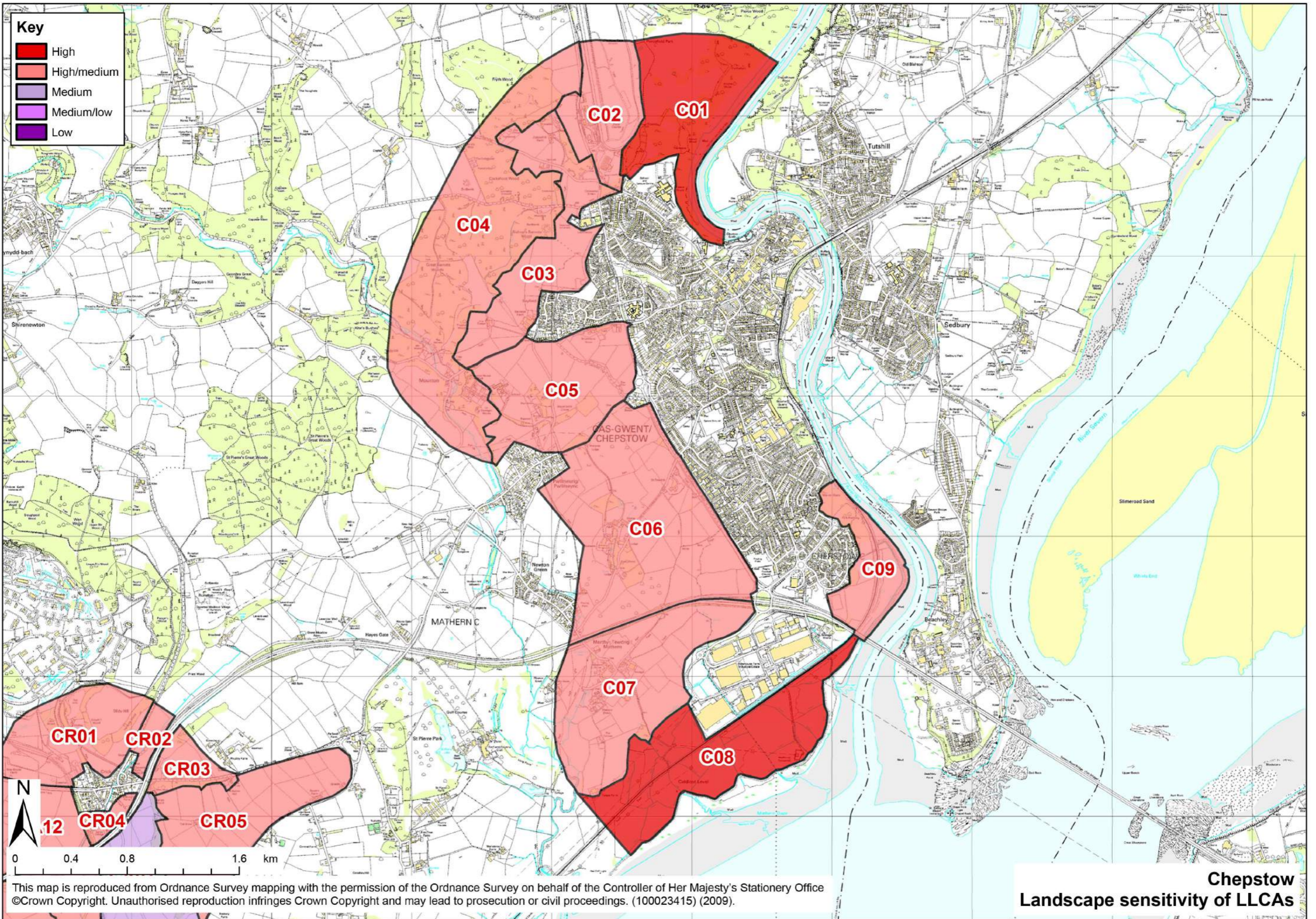
Sources

Author	Date of Publication	Title	Volume
	March 1805		p.236
	1856	Conveyance Map	
	1802	Deed	
	1793	Sale Particulars	
Trevennan, Revd J	1800	Tour	pp.55-6
	1780	Tour, including two sketches of the grotto	pp. 67-77
Smith, J	1791	Wash sketch of Lover's Leap	
	c. 1809	Watercolour view	p.93-7
	1802	watercolour views	

Appendix 3: Extracts from Monmouthshire Landscape Sensitivity and Capacity Study:
Chepstow LLCA Constraints
Chepstow Landscape Sensitivities of LLCA's
Chepstow Housing Capacity of LLCA's

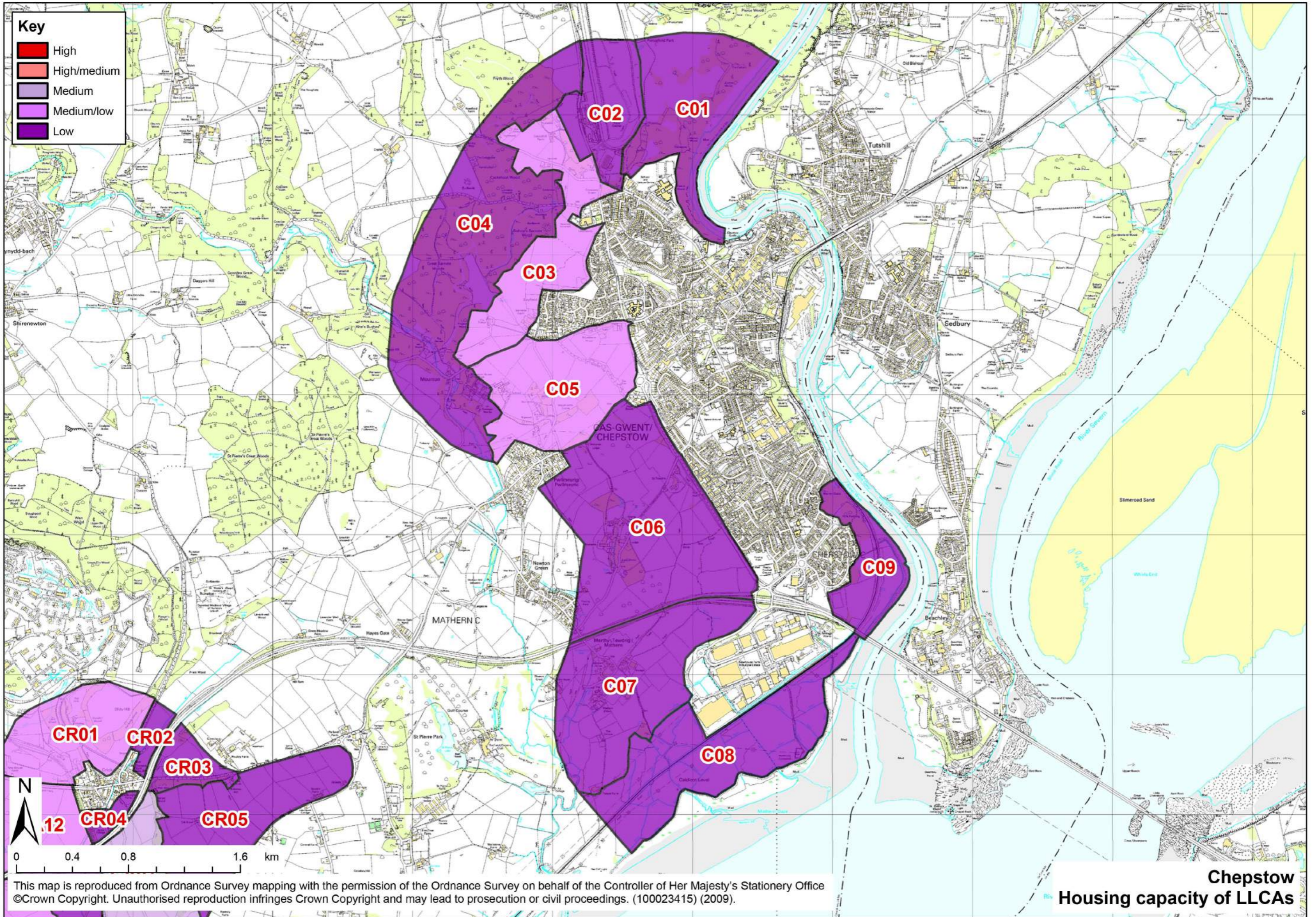


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**Chepstow
Landscape sensitivity of LLCAs**



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