

LYMBOURN ROAD CONSERVATION AREA

1 INTRODUCTION

The Lymbourn Road Conservation Area is situated to the east of Havant Town Centre and is separated from it by the railway line. The Conservation Area lies immediately to the north of the Lymbourn Spring from which it takes its name and encompasses the essentially unspoilt late Victorian terrace properties along Lymbourn Road. More substantial detached and semi-detached properties fronting onto Emsworth Road are also included as is the 18th Century Rectory of St Faith's Church with its early 19th Century stable and coach-house.

2 HISTORY

The Domesday Survey refers to a small settlement called Newtibrige or Newtimber which may well have been sited in the vicinity of the Lymbourn Spring and at that time was probably part of the Manor of Warblington. The area subsequently became a Manor in its own right and by the end of the last century the boundary of the Manor of Lymbourn was co-incident with the boundary of the Wade Court Estate which extended from Chichester Harbour to the Emsworth Road and was bounded to the east and west by Pook Lane and the Lymbourn Stream.

Sporadic development in the form of individual houses had occurred along the Emsworth Road but from the beginning of this century more substantial areas of residential development began to occur to the east of the former Havant to Hayling Island Railway Line as the population of Havant expanded. Lymbourn Road was one of the earliest of these developments to occur and was built circa 1900.

3 BUILDINGS

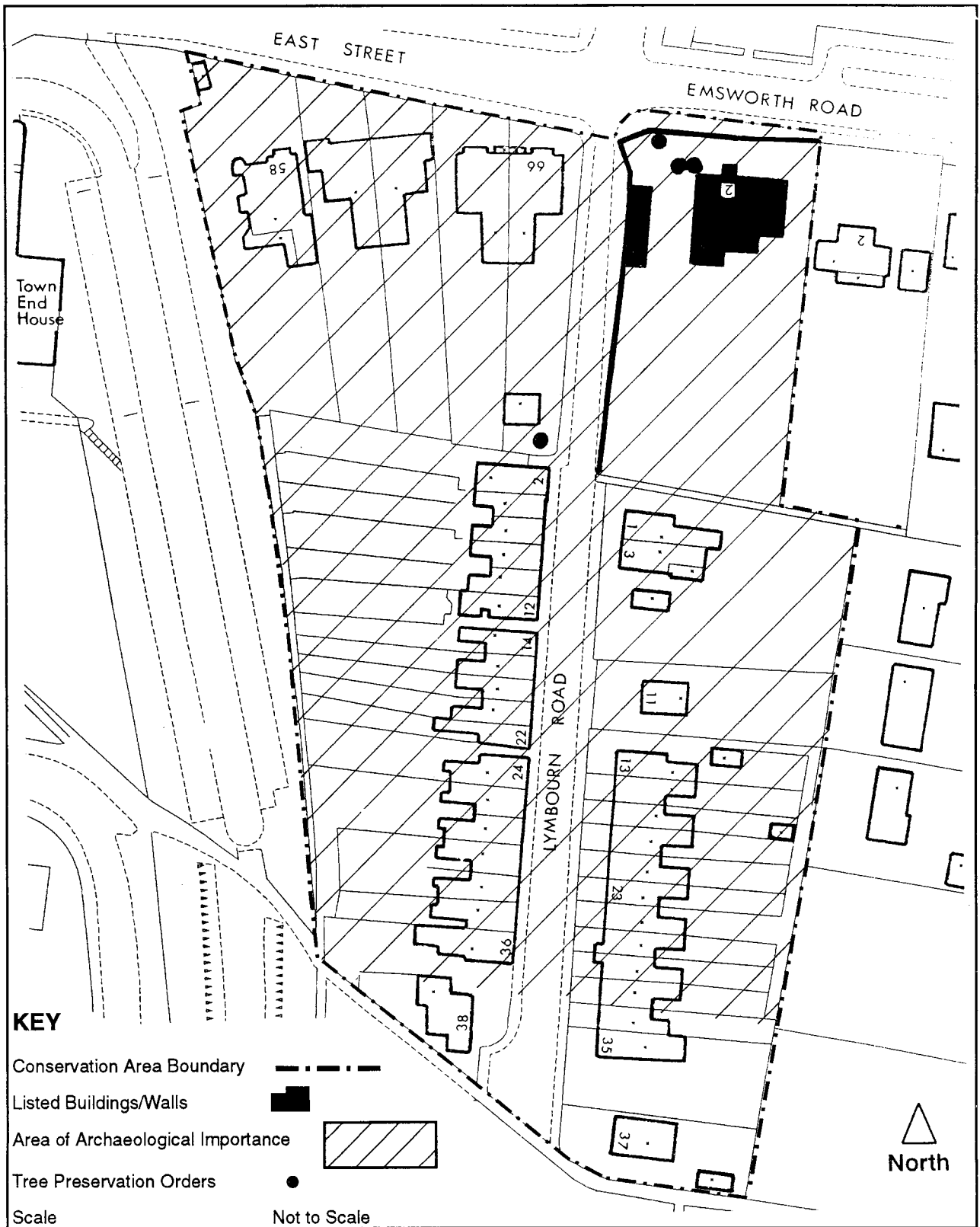
The Conservation Area consists entirely of domestic buildings, the oldest being The Rectory situated on the Emsworth Road, which dates from the 18th Century. It is a brick building with blue headers and red brick dressings and a tile roof. The house, its boundary wall and the 19th Century coach-house and stable are included in the Statutory List of Buildings of Special Architectural or Historic Interest.

To the west of Lymbourn Road, facing Emsworth Road are two pairs of Edwardian semi-detached houses in red brick with slate roofs each with a two storey bay window and an open fronted porch. Terminating these properties to the west is the idiosyncratic East End Lodge now used as a dental surgery. This red brick building with slate roof has an octagonal tower with terracotta tile decoration.



East End Lodge

Lymbourn Road Conservation Area



In contrast to the larger properties on the Emsworth Road, are the smaller scale terraced houses which front onto the residential cul-de-sac of Lymbourn Road.

On the west side three small terraces front directly onto the pavement while the longer terrace on the east is set back behind small front gardens. This terrace together with the central terrace opposite is constructed from an interesting and distinctive mixture of building materials. Stone is the principal walling material but red brick is used decoratively for quoins, window surrounds and string course. Although many of the terraced properties have their original doors and windows and retain their original appearance some modern replacement windows are evident and one property has replaced its slate roof with concrete tiles.

The standard of design of the three postwar properties is disappointing in the context of the character and appearance of the older buildings in the Conservation Area.



5 SPATIAL QUALITY

Lymbourn Road has the character of an enclosed linear space. The sense of enclosure is created to the north by the physical narrowing of the road, the garden walls and the trees in the rear garden of The Rectory and 66 Emsworth Road. At the southern end the space is visually enclosed by the fence adjacent to the public footpath and by the trees in the rear gardens of properties in North Close. Unfortunately on-street car parking detracts from the quality of this space.

6 TREES

Besides their contribution to the spatial quality of Lymbourn Road, some trees are of significant interest in their own right and are subject to Tree Preservation Orders. These trees are the two yews and red cedar in the front garden of The Rectory and the holm oak in the rear garden of 16 Emsworth Road.

7 ARCHAEOLOGY

The alignment of the Roman Road between Chichester and Wickham, which follows the alignment of East Street, and the long history of occupation of Havant itself, points to the Conservation Area as an area of archaeological potential. On the basis of the significance of the area the County Archaeologist has identified the Conservation Area as an area of archaeological importance and is consulted on any development which will cause ground disturbance.

East side of Lymbourn Road

4 BOUNDARY TREATMENT

Walls have been the traditional means of demarcating boundaries within the Conservation Area. The buildings fronting Emsworth Road all have low brick walls which once had railings above. The wall to The Rectory is listed in its own right although the railings have been replaced by a close board fence. The narrow entrance to Lymbourn Road is emphasised by the walls on the back edge of the pavement on either side of the road with the flint wall of the stables to The Rectory being a particular feature. The twelve terrace properties on the east side of Lymbourn Road have front garden walls, which reflect the appearance of the houses themselves. They are constructed of stone with stone and brick piers surmounted by stone copings either side of the entrance.