

Eastcote sits on rising ground just on the other side of a shallow valley from the much larger Pattishall, about 6km (4 miles) north of Towcester. It is essentially a linear village dispersed about its main street, Gayton Road, which has subtle changes in direction and slope along its course, providing a number of attractive closed views. There is no parish church in Eastcote, but it has a number of listed stone buildings (including some outbuildings), mostly in coursed limestone and dating from the 18th century, including the one public house, the Eastcote Arms at the top end of the village. There are however two listed buildings of 17th century origin, Barton Mead, located on the Close, and No 15 Gayton Road, a former farmhouse. At the northern end of the village where Birds Hill Road crosses Gayton Road the grade II listed Eastcote House and its associated outbuildings forms a positive edge to the settlement.

There is a handful of undistinguished red brick semi-detached houses at the southern approach to the village, but elsewhere small groups of



modern detached brick houses have been integrated reasonably well into the village fabric. The modern houses on the western side of the village create a particularly prominent edge when seen across the valley from the Astcote-Pattishall road. There are a number of important stone garden walls which provide useful visual links between village buildings, and some raised pavements above the road providing variety to the street scene.

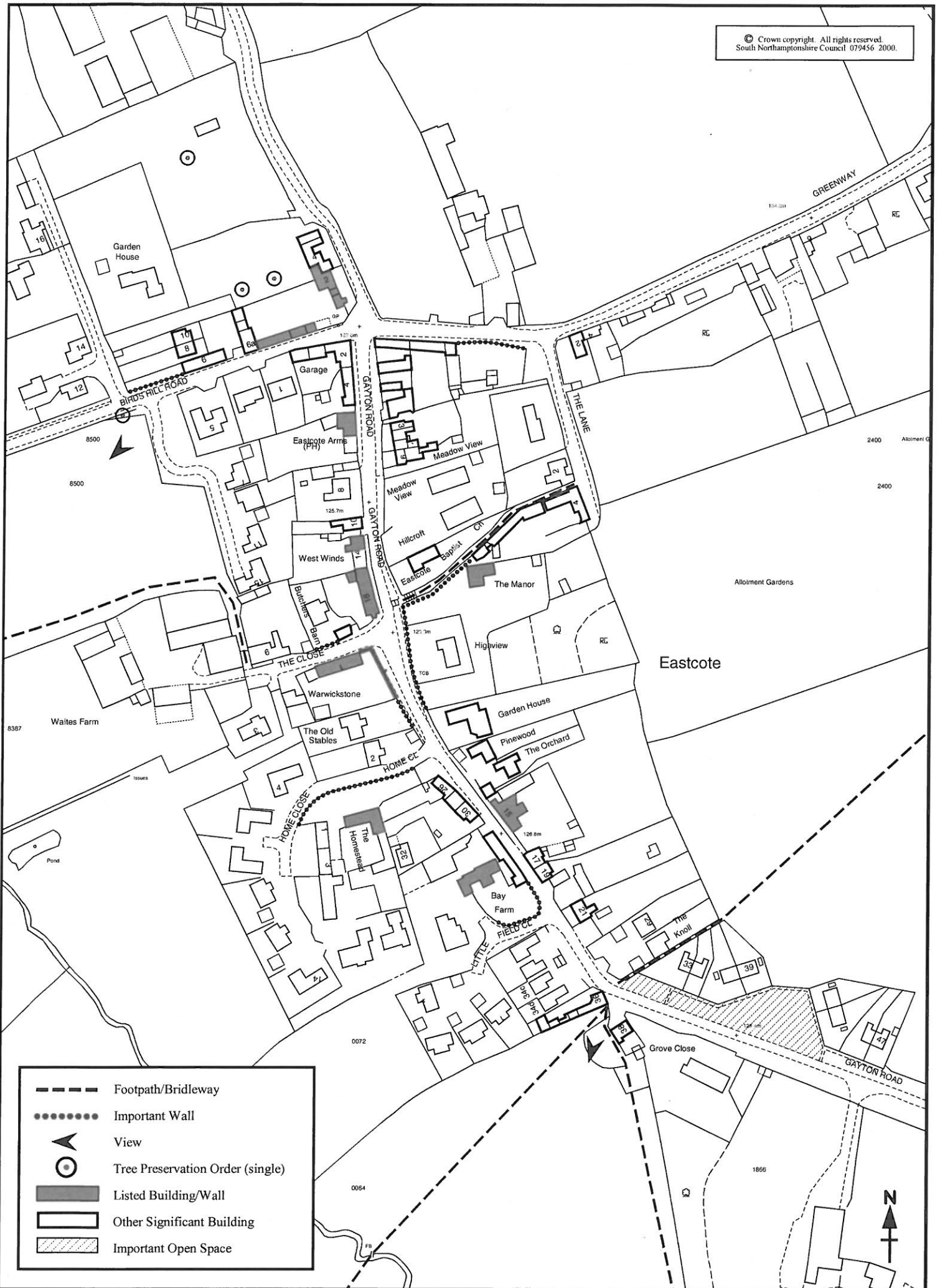
### Planning Background

Eastcote is a Restricted Infill Village in accordance with the Local Plan. Residential policies make provision for appropriate small scale development within the village confines.

### Future Development

- Development along Gayton Road or Birds Hill Road should be in a matching buff limestone or ironstone with welsh blue-grey slate roofing.
- Infill development within modern housing areas should have facing materials relating to surrounding properties.
- The use of stone or brick garden walls will be encouraged to reinforce visual links between old and new buildings and to promote the sense of enclosure within the village.

- THE INFORMATION CONTAINED IN THIS DOCUMENT AND MAP IS CORRECT AT THE TIME OF PUBLICATION. HOWEVER, AS THE SITUATION MAY SUBSEQUENTLY CHANGE, YOU ARE ADVISED TO CHECK THE LATEST POSITION WITH THE COUNCIL'S PLANNING AND DEVELOPMENT DEPARTMENT.
- MANY OF THE AREAS OF ARCHAEOLOGICAL INTEREST SHOWN IN VILLAGE MAPS WILL BE THE SUBJECT OF REAPPRAISAL. YOU ARE ADVISED TO CHECK CURRENT ARCHAEOLOGICAL INFORMATION WITH NORTHAMPTONSHIRE HERITAGE, A BRANCH OF THE COUNTY COUNCIL (PO BOX 287, 27 GUILDHALL ROAD, NORTHAMPTON NN1 1BD).
- THIS DOCUMENT SHOULD BE READ IN CONJUNCTION WITH THE COUNCIL'S GENERAL PLANNING GUIDANCE DOCUMENT ENTITLED "RESIDENTIAL DESIGN IN THE COUNTRYSIDE".



- Footpath/Bridleway
- ..... Important Wall
- View
- Tree Preservation Order (single)
- Listed Building/Wall
- Other Significant Building
- ▨ Important Open Space