

WICKHAM RESIDENTS' ASSOCIATION

ACT NOW - MORE HOUSES to be built - have your say before they decide!!!

We recently notified members of the requirement, from Winchester City Council, for Wickham to accommodate 90 - 100 new houses as part of their 2039 Local Plan. We informed you that, of the 25 possible sites put up for development by Wickham landowners, the Parish Clerk has suggested 6 sites for the Council to consider as most fitting options. The Parish Clerk's criteria for selection are:-

*Maintain and enhance compact, rural, village environment. *Where possible, include benefits of open space and protecting rural gaps. *Oppose new developments until flooding/drainage problems resolved.	*Provide mix of housing size & tenure according to local need. *Encourage sustainable power generation & waste disposal.
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WPC states that it intended to 'invite residents and local organisations to add local knowledge and observations to the short list of sites together with any preferences'.

Closing date for comment 21st April, 2022.

**With our growing membership, we want to find out your views on what residents prefer.
The more replies the louder our voice!**

Details about the 6 sites and their criteria for choice are **shown below**. Please would you indicate your order of preference for development between sites in the boxes provided in the table below:-

Site ref.	Location	No. of houses	Your order of preference 1 to 6
W102	Land at junction of Mill Lane	47	
W103	Land at Southwick Rd/School Rd	131	
W109	Land at Wickham golf club	183	
W111	Land north of Amberwood	111	
W114	Land north of Castle Farm Lane	95	
W124	Mayles Farm/Mayles Lane	475	

Most of the sites listed would involve the development of all 90-100 houses on a single site. Amongst the other 19 sites offered for development, there are several small individual sites which would provide approx. 45 homes*. Wickham Residents' Association is trying to find out if these could, if approved, count towards the 90-100 allocation. If they are approved, should we make those a priority before settling on a single site to deliver the remaining homes? If you support the following, **Parish Council should pursue several smaller sites before selecting a single site to provide the remainder**. Please check the box indicating Yes or No.

YES NO

Finally, there is a possibility that all the homes required might be satisfied by the 200 houses on a development already planned for Knowle (Ravenswood). If this is possible, **Would you support this solution rather than site/s in Wickham?** Please check the box indicating Yes or No.

YES NO

THANK YOU FOR YOUR FEEDBACK

Download your completed form, save it and return by email to Chair@WickhamResidents.org.uk or print and deliver to 5 Glebe Corner, Wickham,

Replies needed by 20.4.22

*In planning terms, these sites are often not close to the village settlement and so may not be supported by WCC. Details on all sites considered by WPC at

<https://onedrive.live.com/?authkey=%21APgmK08q6cZ3qG8&id=CCB2552E26886CC%21254909&cid=0CCB2552E26886CC>

Site reference	Name	Estimated capacity	Initial response to Full Council 24 th March 2022	Meeting WPC's Adopted Strategy /local knowledge and observations
WI02	Land at junction of Mill Lane	47	Site adjoins 'exception site' boundary but not the current settlement boundary, to be considered further but would require another site to make up numbers. Further consultation with residents required.	<p>Site has been promoted to the Parish Council with offer of open space and possible parking for the GP surgery.</p> <p>Link to plans https://1drv.ms/b/s!AsyGaOJSJcsMj8cNg0qHyxL3S1uaLg</p> <p>Proposed pedestrian access to the village is good and could benefit the new recreation and sports ground in Mill Lane.</p> <p>Site is large enough to deliver net gain biodiversity.</p> <p>Additional traffic on Mill Lane may not be sustainable.</p> <p>The open space offer is remote from the village.</p> <p>May impact on the PC's strategy to maintain a 'compact' settlement.</p> <p>Drainage capacity issues if connection required to Fareham Road pumping station.</p>
WI03	Land at Southwick Road / School Road	131	Site adjoins settlement boundary, to be considered further for 90-100 houses. Further consultation with residents required	<p>Western edge of site adjoins the Croudace site.</p> <p>Somewhat isolated from the centre of the village.</p> <p>May impact on the PC's strategy to maintain a 'compact' settlement</p> <p>Drainage capacity issues if connection required to Fareham Road pumping station</p>
WI09	Land at Wickham Park Golf Club	183	Site adjoins settlement boundary, to be considered further for 90-100 houses. Further consultation with residents required.	<p>Achieving safe vehicle and pedestrian access to the site would require third party land in Tanfield Lane.</p> <p>Access via Titchfield Lane would create unsustainable vehicle movements</p> <p>Site is large enough to deliver net gain biodiversity.</p> <p>Site is large enough to deliver net gain biodiversity</p> <p>The site would meet the PC's strategy to maintain a 'compact' settlement.</p>
WI11	Land North of Amberwood	111	Site adjoins settlement boundary, to be considered further for 90-100 houses. Further consultation with residents required.	<p>Site is on higher ground with greater impact on the landscape and long views compared to some of the other sites.</p> <p>Site would be an extension of the current Bewley development with good highways access.</p> <p>Site is large enough to deliver net gain biodiversity</p> <p>May impact on the PC's strategy to maintain a 'compact' settlement</p>
WI14	Land north of Castle Farm Lane	95	Site adjoins settlement boundary, to be considered further for 90-100 houses. Further consultation with residents required.	<p>Site would create a new southern extension to the settlement boundary with the Croudace site adjoining to the north. Somewhat isolated from the centre of the village.</p> <p>Potentially good highways and pedestrian access to the village apart from the need to cross the A32.</p> <p>Site is large enough to deliver net gain biodiversity.</p> <p>May impact on the PC's strategy to maintain a 'compact' settlement.</p> <p>Drainage capacity issues if connection required to Fareham Road pumping station.</p>

Site reference	Name	Estimated capacity	Initial response to Full Council 24 th March 2022	Meeting WPC's Adopted Strategy /local knowledge and observations
WI24	Mayles Farm, Mayles Lane	475	<p>Site adjoins settlement boundary, to be considered further for 90-100 houses. Site has been promoted with a significant offer of public open space. Consider whether this is the Parish Council's preferred site subject to further consultation with residents.</p>	<p>Site has been promoted with a significant offer of public open space.</p> <p>Link to plans https://1drv.ms/u/s!AsyGaOJSJcsMj8cSvO3imuyctWPWgQ?e=aPhPIh</p> <p>Some highways and pedestrian access issues on Mayles Lane but promoter has shown adequate alternative provision.</p> <p>Site is in a designated gap between Wickham/Knowle and Welborne.</p> <p>Site offers 20% of development on brownfield which is the only brownfield offer.</p> <p>Site would maintain the compact nature of the village.</p> <p>Site is large enough to deliver net gain biodiversity.</p> <p>Public open space offer allows preservation of the remaining area including landscape sensitive high land in perpetuity.</p> <p>Consider whether this is the Parish Council's preferred site.</p>