

FEEDBACK COLLECTED FROM
COLDEN COMMON COMMUNITY ENGAGEMENT WORKSHOP
HELD ON 9TH FEBRUARY 2013

INTRODUCTION

The Winchester District Local Plan Part 1 set a target for 250 houses to be built in Colden Common over the next 20 years. Local Plan Part 2 will deal with development management issues and look at allocation of potential sites.

Winchester City Council approached the Parish Council in January 2013 to work with the Community so that the Parish would have a greater involvement in shaping policies within this document with relate to Colden Common.

Some volunteers were recruited "The Community Engagement Group" Their objective was to publicise and run a workshop which would give the opportunity to parishioners to put forward their views and opinions. WCC offered invaluable support for this workshop from providing the structure, providing stationery and maps and technical support from Planning Officers on the day.

Data collected would then be collated by the Engagement Group and forwarded to Winchester City Council.

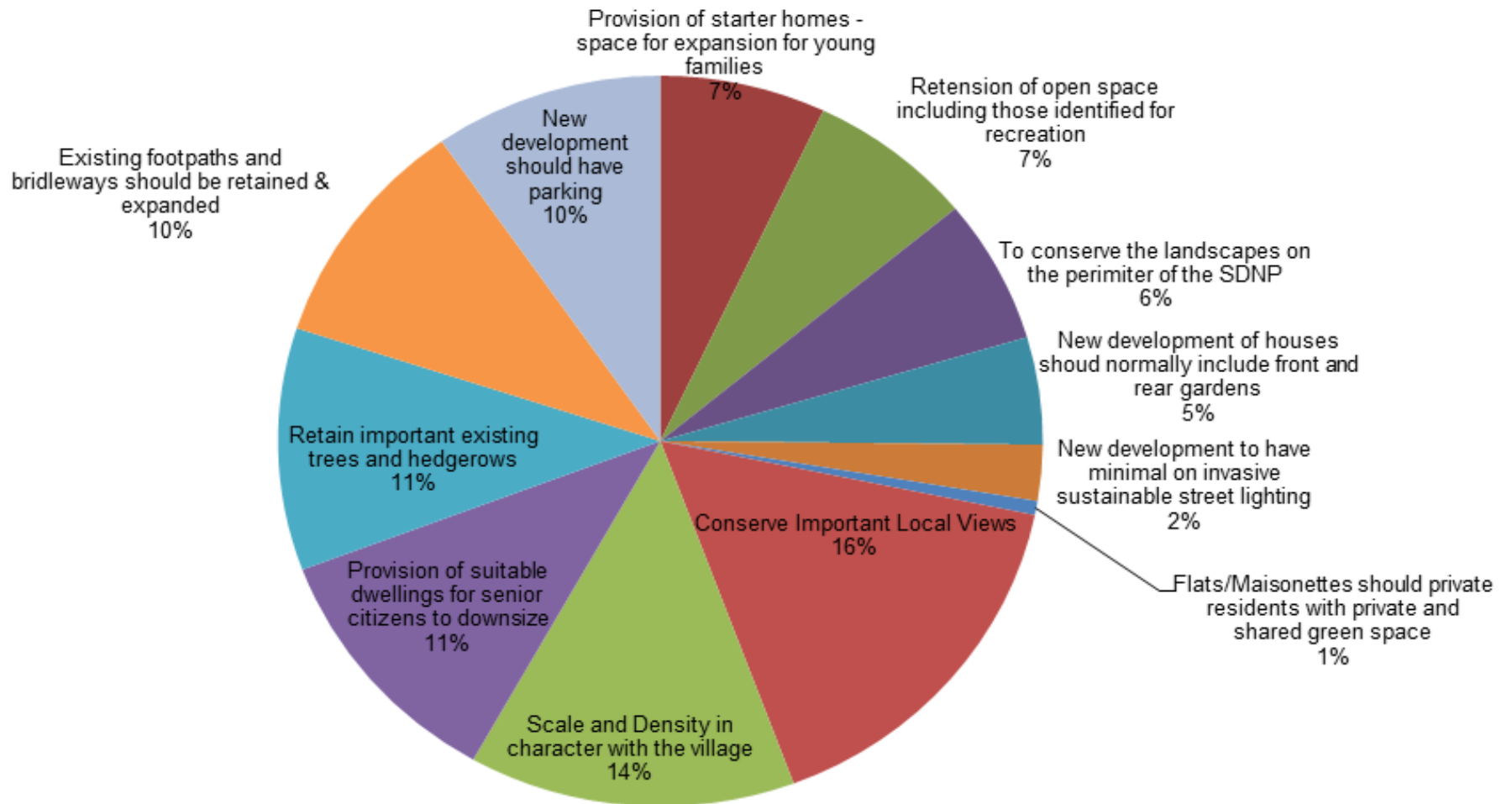
The workshop was held at Colden Common Primary School on Saturday 9th February. The morning workshop was attended by over 70 villagers and 40 in the afternoon. On arrival participants were asked to plot a dot on the road in which they lived so that visually it was clear which areas of the village were or not represented. Analysis of this map after this event resulted in the conclusion that we had a good spread of residents from all areas of the village.

Each workshop contained three exercises as follows:-

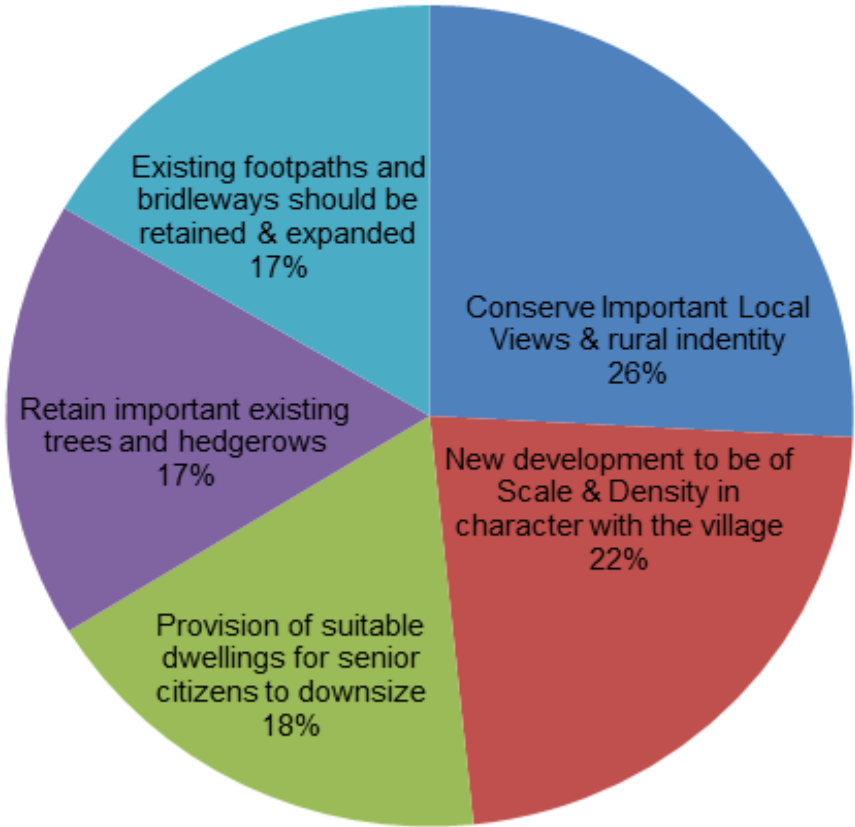
1) EXERCISE 1 – WHAT IS IMPORTANT TO YOU?

For this exercise the objective was to identify the priorities that are most important residents, which should then be applied to any new development. A list of 12 priorities were taken from the Village Design Statement and participants were given 5 sticky dots in order to place these dots on the 5 statements (out of 12) which they felt were the most important to them. Visual summaries of the views collected follows:-

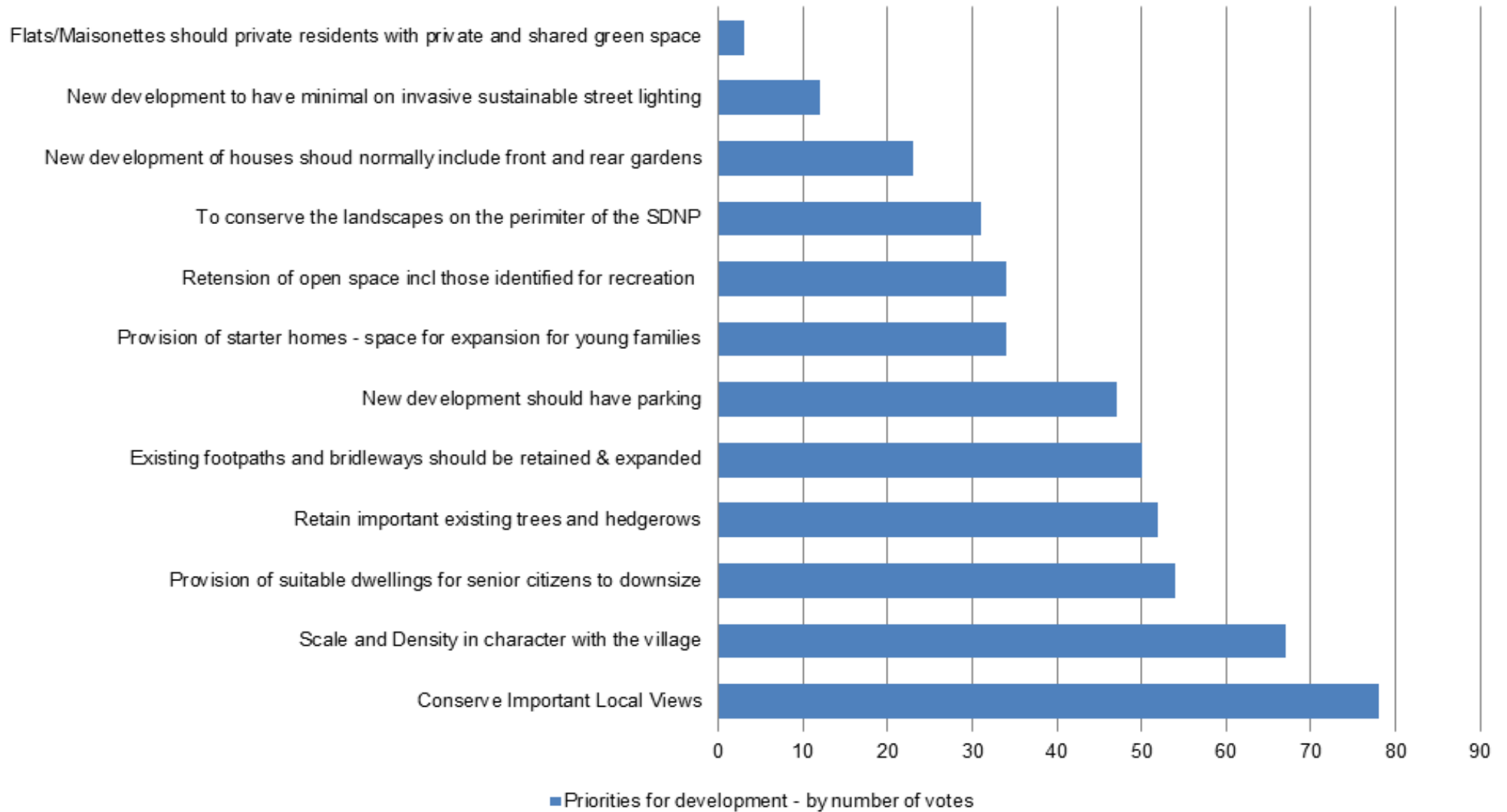
Perceived priorities in new development design shown as % chosen - Workshop Exercise 1



Perceived Top 5 priorities chosen for new development design - Exercise 1



Perceived priorities for development by number of votes - Exercise 1



2) EXERCISE 2 – WHAT ARE THE DEVELOPMENT NEEDS OF YOUR COMMUNITY?

This exercise has been carried out by most Parish Councils in order to capture people's views on what they currently need within a village and what they are likely to need in the coming 20 years.

Three hypothetical but typical householders were used for this exercise to provide a cross-section of people living in the village. They are:

- i) Pam who is a retired, independent resident and who lives on her own.
- ii) Ben and Sarah who are a young couple just starting out and recently started living together.
- iii) The Davis family where both parents are working and they have 3 children who are at primary and secondary school ages.

Participants in this exercise were asked to consider what each of the 3 householders current requirements were, and what they might need over the coming 20 years, under 3 headings: Housing Needs, Employment Needs & Social Needs

You can see the results of this exercise in the pie charts and bar charts that are displayed, together with a feedback sheets that shows the issues raised for each householder by the participants in the exercise, together with the number of times each issue was raised.

The feedback sheet has deliberately NOT been ranked in priority order, so that the spread of peoples' wishes across the three categories and age groups used for the study can clearly be seen.

There are certainly some common themes for people across all three case studies, notably the need for:

More buses and More Doctors/Dentists/Medical care in the village

Other issues were naturally of more concern to the young couple and the Davis family who have 3 children at school.

School places are a real concern – both for primary and secondary education

Faster Broadband required supporting home working and local businesses

Local employment opportunities needed for residents and for young school leavers

Older people focussed particularly on the need for smaller houses with small gardens to enable them to downsize, and for sheltered/retirement housing with garaging/parking spaces, and for Care Support to be available within the village.

The desire for smaller houses with gardens was also expressed by young couples who, while wanting affordable/shared ownership/rented accommodation still wanted an outside space of their own with parking or garaging.

Allotments were considered equally important by all 3 age groups; as were community activities for all age groups including teenagers needing some structured social frameworks.

COLDEN COMMON COMMUNITY WORKSHOP – 9TH FEBRUARY 2013

EXERCISE 2 – PLANNING FOR THE FUTURE – FULL LIST OF FEEDBACK

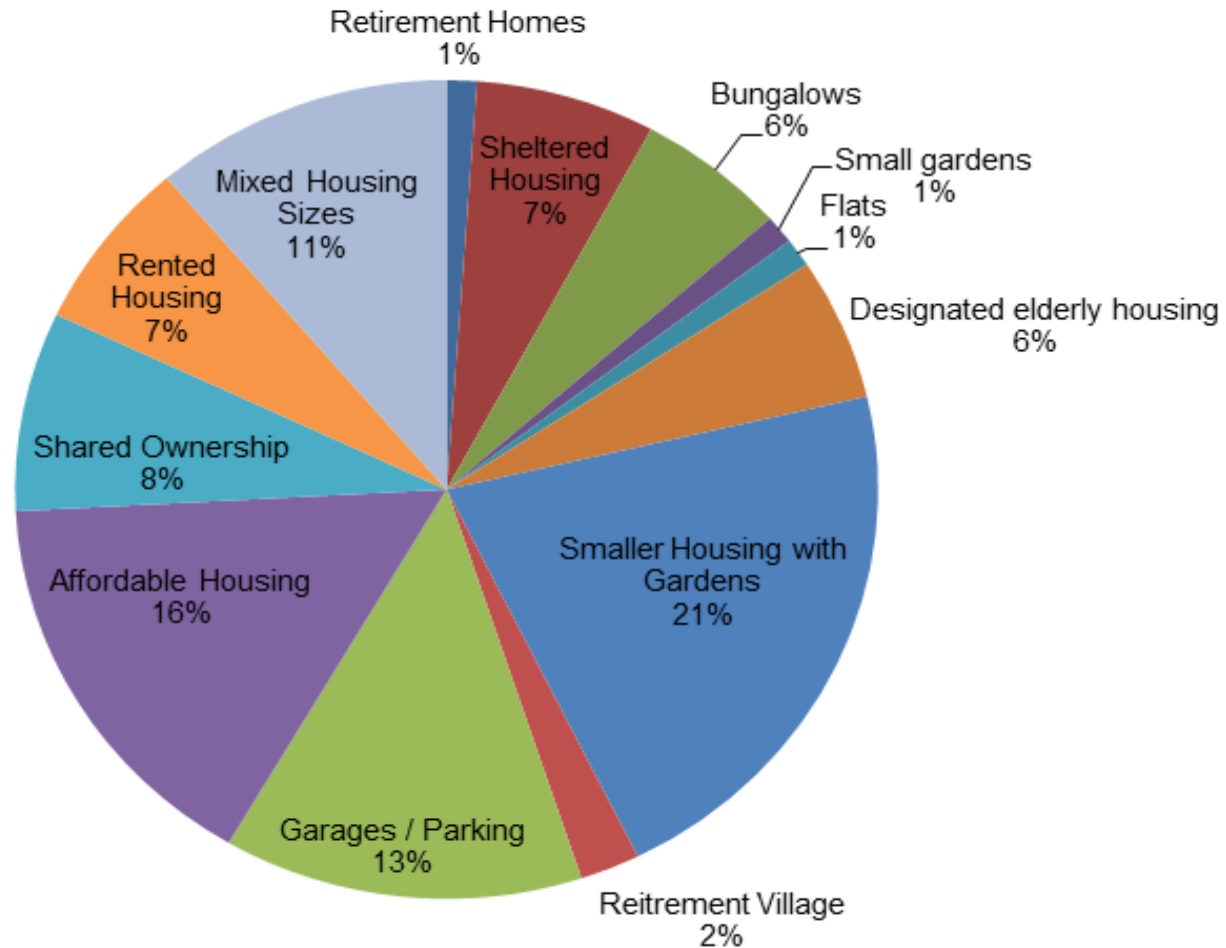
BROAD TOPICS AND WISHLIST	PAM (RETIRED)	BEN & SARAH (YOUNG COUPLE)	DAVIS FAMILY (3 CHILDREN AT SCHOOL)	GRAND TOTAL Numbers = times these topics identified by participants
HOUSING				
Retirement homes	1			1
Sheltered housing	6			6
Bungalows	5			5
Small gardens	1			1
Flats	1			1
Designated elderly housing	5			5
Smaller houses with gardens	11	7	1	19
Retirement village	2			2
Garaging/parking	1	3	8	12
Affordable housing	0	9	5	14
Shared ownership		7		7
Rented housing		5	1	6
Mixed housing sizes		1	9	10

BROAD TOPICS AND WISHLIST	PAM (RETIRED)	BEN & SARAH (YOUNG COUPLE)	DAVIS FAMILY (3 CHILDREN AT SCHOOL)	GRAND TOTAL Numbers = times these topics identified by participants
EMPLOYMENT				
Rentable business unit (live/work)	1	2	4	6
Easier access to M3 (traffic)	0	0	8	8
Community Activities	11	1	1	13
Allotments	2	2	2	6
Faster Broadband	5	7	14	26
Social Amenities (pubs/clubs)	4	3	4	10
Part time local employment	1	0	0	1
Local employment	0	7	14	21

BROAD TOPICS AND WISHLIST	PAM (RETIRED)	BEN & SARAH (YOUNG COUPLE)	DAVIS FAMILY (3 CHILDREN AT SCHOOL)	GRAND TOTAL Numbers = times these topics identified by participants
SOCIAL NEEDS	PAM	BEN & SARAH	DAVIES FAMILY	GRAND TOTAL
Accessible to centre of village	3	0	0	3
Doctor/Dentist/ Medical	13	11	2	26
More buses	20	13	10	43
Footpaths well maintained	5	0	0	5
Mobility scooters	1	0	0	2
Personal care	10	0	0	10
Lunch/Social clubs	2	0	0	2
Day Centres	3	0	0	3
Volunteers/drivers	5	1	0	5
Banking facilities	2	4	1	7
Post Office (retention)	2	0	0	2
Shops	6	8	1	15
Enough school places	0	10	14	24
Play areas	0	3	1	4
Open spaces	0	7	6	13
Leisure facilities	0	6	6	12
Nursery/pre school	0	7	0	7
Youth activities/Youth club	0	1	9	10
Safe roads	0	2	0	2
Cycle paths	0	2	3	5
Child Minders/child care	0	6	3	9
Better mobile phone signal	0	1	2	3

NB: PLEASE NOTE THESE FIGURES ARE NOT RANKED IN ORDER OF IMPORTANCE

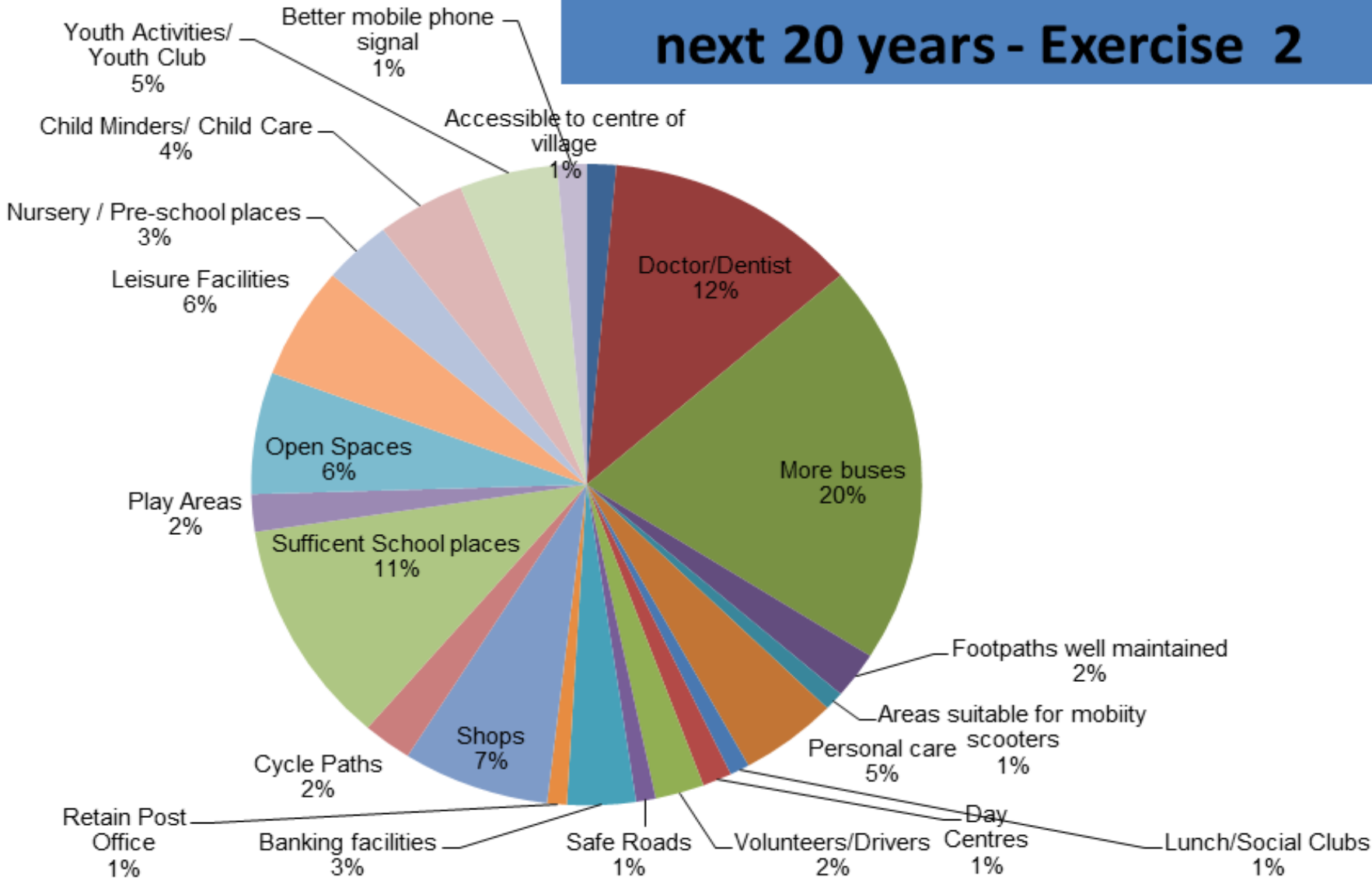
Perceived housing needs for Colden Common over the next 20 years - Exercise 2



Perceived employment needs for Colden Common over the next 20 years Exercise 2



Perceived Social needs over the next 20 years - Exercise 2



3) **EXERCISE 3 – WHERE SHOULD THIS DEVELOPMENT TAKE PLACE**

Winchester City Council has a database of SHLAA sites (Strategic Housing Land Availability Assessment). These sites have been put forward by the landowner as a site that may be available for development. SHLAA sites are not allocated for development nor does it give them any new planning status. For land outside settlement boundaries, it is simply a map of the sites that have been put forward by people who think that they would be suitable for development in the future.

Each participant was given 6 dots.

1 Red Dot

Red dots indicate an area that participants do not consider suitable for development

2 Orange Dots

Orange dots indicate an area that participants consider may be suitable for development

1 Green Dot

Green dots indicate an area that participants consider is suitable for development

Participants were asked to place on a map their preferred place for new development. The results of this exercise are shown on a map on the next page.

In addition to the SHLAA sites on the map, a number of other sites were identified as follows:-

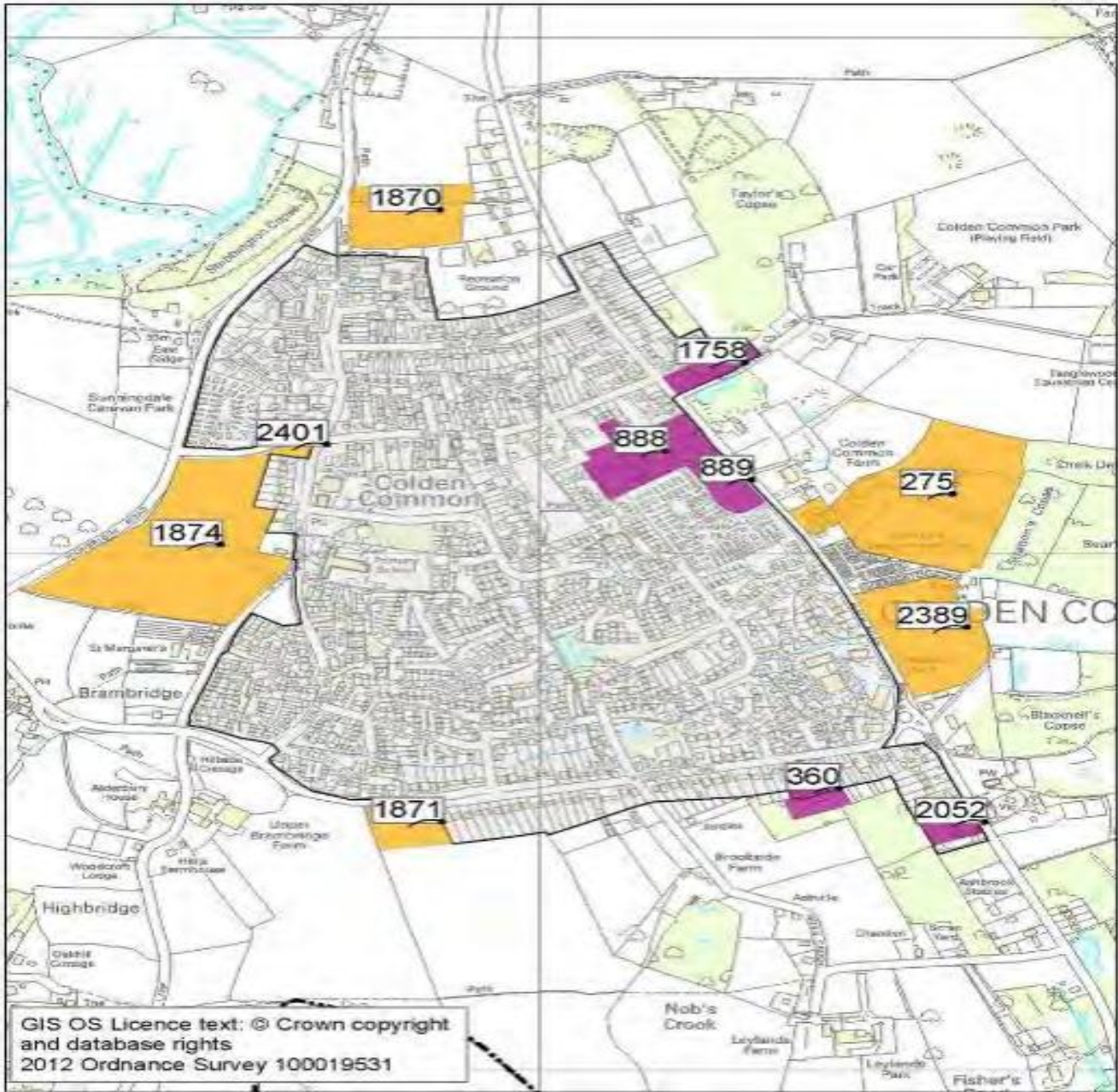
1	Area of land between Vears Lane and Hawthorne Close	1		6
2	Field north of Black Horse Pub			2
3	Land below Dunfords/Francis Copse			2
4	Land west of 1871		1	1
5	Colden Common Farm Field		6	11
6	Colden Common Farm entrance			1
7	Colden Common Farm - House next door			1
8	Field North of 1870			1
9	Taylor's Copse	2		
10	Recreation ground	1		
11	Sunningdale Park Entrance		1	
12	House in Church Lane adjacent to Nobs Crook			1
13	Land In Colden Common Wood off Hensting Lane			3

If you would like to submit a site for housing, please complete the site submission form, together with a map showing the location of the site, which can be found at:-

<http://www.winchester.gov.uk/planning-policy/evidence-base/housing/strategic-housing-land-availability-assessment/>

- Sites within Settlement boundaries (Policy H3)
- Sites within the Countryside
- Settlement Boundaries

Colden Common



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2012 Ordnance Survey 100019531

1	Site Reference	275	360	888	889	1758	1870	1871	1874	2052	2389	2401
2	Estimated Housing	97	9	39	16	15	45	21	108	8	0	0
3	Red Dots	0	0	0	1	0	11	7	78	0	0	0
4	Orange Dots	42	4	5	11	6	41	30	16	4	31	2
5	Green Dots	69	24	41	22	30	14	9	15	14	21	2

Total
358

- 1 Site Reference given are those shown on the above map
- 2 Estimated number of housing for this plot
- 3 Red dots indicate an area that participants do not consider suitable for development
- 4 Orange dots indicate an area that participants consider may be suitable for development
- 5 Green dots indicate an area that participants consider is suitable for development

- Sites currently outside the settlement boundary
- Sites currently inside the settlement boundary

Additional Concerns/Comments notes

1. Concern about vehicular access to field 1874 in Brambridge
2. Concern about priority order listed for exercise 1
(Please note that the list of 12 priorities in the workshop were not listed in any particular order)
3. Access to Church Lane from site ref. 1871 would be hazardous.
4. All sites cause concern from a Highways perspective.
5. General concerns about: Sufficient school places; Medical facilities; Bus services.
6. A mix of styles and sizes of housing is preferred.
7. A bridleway from the village to Hensting Lane giving access to the National Park would be desirable.

SITES FOR DEVELOPMENT SHOWING POTENTIAL HOUSING YIELD

Areas Considered Suitable for Development by Participants in Rank Order

SITE REF	GREEN DOTS	ORANGE DOTS	TOTAL	POTENTIAL HOUSING
275	69	42	111	97
1870	14	41	55	45
2389	21	31	52	0
888	41	5	46	39
1871	9	30	39	21
1758	30	6	36	15
889	22	11	33	16
1874	15	16	31	108
360	24	4	28	9
2052	14	4	18	8
2401	2	2	4	0

78 Participants considered site ref. 1874 to be unsuitable for development, which is by far the strongest view expressed. Two of the site references voted on by participants were not, in fact, suitable for development and were chosen by participants erroneously. However, if a target of 250 houses is to be met, it can be done by smaller developments from the following site references and avoiding Site ref. 1874:

SITE REFERENCE	ESTIMATED HOUSING YIELD
275	97
1870	45
888	39
1871	21
1758	15
889	16
360	9
2052	8
GRAND TOTAL	250

There may still be further development sites to be identified within the village, which could provide more substantial housing yield and this should be explored.

NEXT STEPS

Between May and August 2013 a site sieving process will take place with greater focus on sites that have greater potential. This process will be led by Winchester City Council and will involve the Parish Council. It will consider options for few larger sites or a number of smaller sites and mixed use versus single use sites. The settlement boundary will be reassessed at this stage. Following this sieving process a series of options to include sites and policies will then go out to further consultation.

Preparation of draft plan September – November 2013

Consultation period – November to January 2014

Consider responses February – May 2014

Pre-Submission – June 2014

Submission – September 2014

Examination – December 2014

Adoption – May 2015

If you would like any further information, please contact any member of the Community Engagement Group.

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Grateful thanks to the following people who volunteered as workshop facilitators on the Community Engagement day.

Ian Taylor, Michael Blackstaff, Paul Bryant, Val Evans, Trevor Piper, Denis Martin and Frank Glasspool.