



# Eastleigh Borough Local Plan 2016-2036

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## Revised Consultation Statement

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October 2018



This statement supports the Eastleigh Borough Local Plan and provides an update of background information on the formal and informal consultation undertaken on the Local Plan and how this has informed the plan.

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## Contents

3	Introduction
3	Statement of Community Involvement
4	Background
4	Statutory Consultation - Issues and Options Consultation (Regulation 18)
5	Issues and Options Consultation – Summary of Results
6	Issues and Options Consultation – Response to Issues Raised
6	Chronology of Eastleigh Borough Council Decisions Informed by Consultation and Technical Work (2016-2017)
10	Non-Statutory Ongoing Public Engagement during the Preparation of the Proposed Submission Local Plan – ‘Shaping Your Community’ (2017)
13	December 2017 Decision to Proposed Submission Draft
14	Regulation 19 Consultation

## Appendices

1	Statement of Community Involvement	d	Correspondence with Statutory Consultees
2	Issues and Options (Regulation 18) Consultation	e	Correspondence with General Consultation Bodies
a	Local Plan Newsletter	f	Media
b	Consultee letter	g	Schools
c	Consultation leaflet	h	Community Groups
d	Summary of issues raised and how these have been taken into account	i	Residents Letter
e	List of Consultees	j	Local Plan Advert
3	Shaping Your Community	k	Consultation materials
a	Report		
b	Summary of issues raised and how these have been taken into account		
4	Pre-submission (Regulation 19) Consultation		
a	Borough News		
b	ENews		
c	Local Plan Newsletter		

# Introduction

- 1.1 This Consultation Statement has been prepared in accordance with the Town and Country Planning (Local Planning) (England) Regulations 2012 and explains how the Eastleigh Borough Council has engaged with residents and other stakeholders in the preparation of the Eastleigh Borough Local Plan 2016-2036.
- 1.2 Regulation 22 (1) part (c) directs the Council to prepare a statement which sets out:
  - i. Which bodies and persons were invited to make representations under Regulation 18 of the Local Planning Regulations;
  - ii. How those bodies were invited to make representations;
  - iii. A summary of the main issues raised in those representations;
  - iv. How those main issues have been taken into account;
  - v. If there are representations made under Regulation 20, the number made and a summary of the main issues raised in those representations; and
  - vi. If there are no representations made under Regulation 20, that no such representations were made.
- 1.3 This report provides a summary of who was consulted throughout the Local Plan process, including the Issues and Options consultation and the further engagement undertaken since this time to inform the Local Plan and a summary of the

consultation on the pre-submission Local Plan (Regulation 19).

- 1.4 This report is one of the submission documents for the Local Plan, and builds on the June 2018 Consultation Statement published as part of the Local Plan consultation in accordance with Regulation 17 of the Town & Country Planning (Local Planning) (England) Regulations 2012. The other submission documents comprise: the Eastleigh Borough Local Plan and background evidence; the policies maps; and the Sustainability Appraisal Report.

## Statement of Community Involvement

- 2.1 Consultation and engagement has been undertaken in accordance with the Council's Statement of Community Involvement, which was approved on 30 November 2015. This was published shortly before the Issues and Options consultation and remains the latest version (see Appendix 1).
- 2.2 The Statement of Community Involvement sets out how the Council will consult on the Local Plan, Supplementary Planning Documents and planning applications. It involves using a variety of methods of consultation, making use of the most effective techniques and varying who is consulted and how according to the scope of the document. Requirements are set out for the different stages in the preparation of the Local Plan and the Council has followed these in the consultations



undertaken for the Issues and Options stage and Submission stage.

## Background

- 3.1 The previous draft Local Plan (2011 – 2029) was found ‘unsound’ by a Planning Inspector in February 2015 because he felt it did not fully meet the need for homes overall, affordable homes or short term delivery.
- 3.2 The previous draft Local Plan (2011-2029) went through four wide-ranging public consultations which helped shape the broad development strategy. With the exception of the approach to delivering the required housing numbers, the previous draft Local Plan informed the Issues and Options document.
- 3.3 The Eastleigh Borough Local Plan 2016-2036 was commenced in Spring 2015 with the first formal consultation stage in late 2015. This was in the form of an Issues and Options document which discussed the key issues facing the borough and presented potential options to address them.

## Statutory Consultation - Issues and Options Consultation (Regulation 18)

- 4.1 The Council published the Eastleigh Borough Local Plan Issues and Options document for 8 weeks public consultation. This consultation ran from 23 December 2015 to 17 February 2016.
- 4.2 The Issues and Options consultation focused on key strategic issues – how much development is required, where should it go and how should it be delivered. It also identified where development might be difficult due to (for example) transport, biodiversity and heritage constraints.
- 4.3 A number of different scenarios were presented for future housing needs which would deliver 500-830 dwellings per year and the document also considered the need for other types of development. Eight spatial options (Options A-H) were presented to accommodate this new development. These included an option to deliver development through the extension of a number of settlements (Option A); broad areas for residential-led development (Options B-F); and options to deliver mixed use development focused on employment (Options G and H). The document also considered the significant planning policy issues facing the borough to 2036 and presented options to address these (where reasonable options existed). Issues considered included the approach to the countryside and countryside gaps, affordable housing, retail and transport.
- 4.4 The Council was clear that at this time they had no preferred option, and the following statement was published throughout the consultation: “At this early stage in the process the Council does not have a preferred option. Instead, we are seeking the merits and disadvantages of the options identified”.
- 4.5 In accordance with the Statement of Community Involvement, the following measures were undertaken to publicise the consultation:

- a) Publication on the Council's website;
- b) Local press releases, and a formal notice in a local newspaper;
- c) Direct contact of all parties in the Planning Policy consultation database (over 4,000 individuals and organisations); and
- d) Specific contact of statutory bodies, including neighbouring authorities and all parish and town councils.

- 4.6 In addition, paper copies of the main consultation materials – the Issues and Options consultation document, Sustainability Appraisal and Habitats Regulations Assessment were available at all the libraries in the borough and Eastleigh House. Copies were also given to each parish and town council within the borough for use by members of the public during the consultation period.
- 4.7 A series of 8 staffed public exhibitions was arranged across all parts of the borough on weekday afternoons and evenings and on some Saturdays.
- 4.8 Arrangements were made for representations on the Local Plan and its appraisals and assessments to be submitted on-line, by email and by letter with the option of using a consultation form that could be downloaded from the Council's website or supplied by the Planning Policy Team.
- 4.9 The consultation arrangements were made in accordance with the Statement of Community Involvement adopted by Cabinet on 30 November 2015 as set out above.

## Issues and Options Consultation – Summary of Results

- 5.1 1,500 visitors were recorded at the staffed public exhibitions. Some 3,300 individual representations were received from over 1,150 respondents. In addition a petition was received signed by approximately 250 persons.
- 5.2 Appendix 2e provides a list of respondents. Of the responses received, around 125 responses were from companies/organisations (including 21 from parish councils and local authorities and 6 from statutory agencies) and over 1,030 responses from residents/individuals (including 52 from residents/individuals represented by agents).
- 5.3 The most significant issues raised in the representations on the Issues and Options document are as follows:
  - Questions and challenges to the methodology, assumptions and scenarios set out to inform the identification of a housing requirement for the borough;
  - General support for Council's recognition of the need for further work to inform the needs for travelling communities, employment land and retail floorspace;
  - Mixed response to spatial strategy Option A which sought to spread new development across a number of extensions to settlements;



- Significant concerns raised by majority of respondents to Option B and C which sought views on expanding Fair Oak and Bishopstoke to the north/north-east with related development in Allbrook village;
- Mixed response to Options D and E which sought views on the merits of expanding Bishopstoke to the south and West End to the north of the M27;
- Broad support for Option F which explored the potential for expanding Hedge End to the east and Botley to the north;
- Significant concerns raised regarding development of Option G at Hamble Airfield, particularly regarding traffic;
- Strong support for Option H development at Eastleigh River Side, with some suggesting housing development rather than employment;
- Substantial concerns about transport, in particular traffic congestion generally, and the impact of new roads on the landscape and the environment;
- Specific concerns regarding potential new road schemes:
  - North Bishopstoke Bypass – doubts over the ability to relieve congestion, the constraint at Allbrook railway bridge, and impacts on the wider road network
  - South Bishopstoke Bypass – little comment though EA have expressed views as to preferred route
  - Chickenhall Lane Link Road – generally supportive comments received
  - Botley bypass - some concerns from residents based on a misunderstanding that the bypass would extend onto Kings Copse Avenue
- Significant concerns about the capacity of community infrastructure, in particular schools and health services;
- Concerns raised over soundness of Sustainability Appraisal, due to options not being tested.

## Issues and Options Consultation – Response to Issues Raised

6.1 Appendix 2d shows how the Proposed Submission Eastleigh Borough Local Plan responds to the significant comments raised on the Issues and Options document.

## Chronology of Eastleigh Borough Council Decisions Informed by Consultation and Technical Work (2016-2017)

7.1 In June 2016 Cabinet noted a report on the Issues and Options consultation summarising the representations, including the broad responses to each growth option.

- 7.2 In July 2016 Cabinet were updated on the work undertaken by the Partnership for Urban South Hampshire (PUSH) on the Position Statement and associated technical work including the Strategic Housing Market Assessment (SHMA). This identified the levels of need across South Hampshire for new housing and employment land, both annually and for the period up to 2036. The report also set out that the Position Statement identified potential capacity in the northern part of Eastleigh Borough to accommodate strategic-scale mixed use development. This was based on desktop studies of site constraints across the PUSH area. Whilst the Position Statement is clear that a Borough's housing requirement and the location of any strategic development must be established through a Local Plan, the Eastleigh Borough Local Plan has been informed by the PUSH Position Statement.
- 7.3 The July 2016 Cabinet report concluded that given the levels of housing need, it was appropriate to continue work considering the potential to deliver sustainable development on a strategic scale. The report summarised the progress being made in identifying and considering strategic scale development. The report confirmed that the Issues and Options consultation outlined a number of broad spatial options for locating development.
- 7.4 The report stated that of the locations identified in that consultation, there were two areas which were considered to have the capacity to deliver development at a strategic scale (North Bishopstoke and Fair Oak and North of West End, Allington Lane).
- 7.5 With regard to the first option at North Bishopstoke and Fair Oak this was identified in the Issues and Options as B & C and provides a theoretical capacity of up to 6,200 homes and associated uses. Option B generated significant opposition due to the sustainability of the location; the impact on the countryside; landscape; gaps; South Downs National Park; biodiversity and ecology impacts; the provision of community facilities; lack of other infrastructure; the loss of a natural asset for recreation; harm to the local economy; and transport impacts including congestion and reliance on the private car. There were also a number of issues raised which related to the desirability and deliverability of the associated bypass. Option C had strong community opposition on the basis of impact on village character and identity (loss of gaps); impact on nature conservation; traffic concerns; impact on equestrian activities; and impact on the setting of the South Downs National Park. There was also concern that Option C would require Option B in order to deliver the North Bishopstoke bypass.
- 7.6 The report confirmed that development of Options B and C would be dependent on, and support, the delivery of strategic transport improvements including the North Bishopstoke Bypass and that infrastructure costs for other strategic development proposals which were part of development plans that had been found sound at Examination indicated that the development should be viable.
- 7.7 The report also stated that "Responses to the Issues and Options consultation have raised a number of issues which will need to be addressed in the coming months before deliverability can be confirmed".
- 7.8 The other strategic location that was discussed in the July 2016 Cabinet report



was the area North of West End, Allington Lane (predominantly within Option E and the southern part of Option D). Proposals for a Major Development Area (MDA) were previously promoted and considered by the Council.

- 7.9 The report confirmed that the land west of Horton Heath now had permission for 950 houses which meant that the original MDA concept could not be delivered. The report also confirmed that the development of all of Option E, if combined with Option D, would lead to the coalescence of settlements and that the estimated infrastructure cost (including the Chickenhall Lane Link Road) raised significant concerns over the deliverability of this strategic scale development within the Local Plan period.
- 7.10 The report concluded that “although it cannot be categorically ruled out the delivery of strategic development in the area must be seen as doubtful at this time”. The July 2016 report concluded that officers will investigate and challenge these proposals further alongside assessments of the options including their sustainability to enable a preferred option to be selected.
- 7.11 Cabinet agreed that the Council continues further technical and investigative work to evaluate the potential for strategic scale development in the northern part of Eastleigh Borough, including promotional activities in seeking funding and technical support. The July 2016 report to Cabinet also provided an update on the work arising from the Issues and Options Consultation. The report confirmed that the issues raised in the consultation highlighted a range of additional technical work required to inform the next formal stage in the Local Plan-making process.
- 7.12 In December 2016 Cabinet and Council considered and agreed a detailed technical report which set out the work that had been undertaken by officers and site owners/developers on the two development options that had been identified in the July 2016 report. This included a SWOT analysis of both options (looking at Strengths, Weaknesses, Opportunities and Threats).
- 7.13 In December 2016 Cabinet and Council also agreed the ‘Development Distribution Strategy and Principles’ be endorsed to guide onward work on the Local Plan. This set the context for how the Council will allocate sufficient land to deliver the required housing development within the Borough in the Local Plan period. This Strategy informs decisions about preferred options and allocation of sites.
- 7.14 At the December 2016 meetings of Cabinet and Council the strategic direction, engagement and technical work on the development proposals in Allbrook, North Bishopstoke and Fair Oak were endorsed and implemented. Cabinet and Council were updated that the proposals for a North Bishopstoke Bypass had been tested through discussion with key organisations. Whilst there were a number of environmental and delivery constraints and risks which should be recognised (and those risks could prevent the road from being delivered), at that stage no overriding factor had arisen which confirms that it definitely cannot. It was on this basis and the fact that further technical work would be undertaken, that Cabinet and Council supported the further development of this approach.
- 7.15 At the December 2016 Cabinet and Council, the lack of strategic infrastructure for proposals on the Allington Lane option was noted. The prohibitive cost (estimated at c. £120m) of the Chickenhall Lane Link Road and lack of available funding was confirmed

as a reason for not pursuing this option in the Local Plan process.

- 7.16 At the December 2016 Cabinet and Council the approach to considering the role of smaller sites throughout the Borough was also endorsed.
- 7.17 In April 2017 Cabinet noted progress on the Local Plan. This included progress on updating the Strategic Land Availability Assessment (SLAA) and further technical work on the delivery of Strategic Growth Options (SGOs), the deliverability of smaller sites, environmental studies and the Duty to Cooperate. It is important to note that this report stated that “the Council will not make a decision on which SGO(s) to select until the ‘Selection of Strategic Growth Areas’ work is complete”. Cabinet also endorsed the response to the representations received on the Issues and Options consultation.
- 7.18 In June 2017 the Cabinet agreed a preliminary designation of countryside gaps.
- 7.19 In July 2017 the Council noted the Eastleigh Borough Local Plan (2016-2036) Emerging Approach. This included:
- a. Development requirements over that period of 14,580 new homes and 108,000 sq. m of new employment space;
  - b. A Strategic Growth Option to the north and north east of Bishopstoke and Fair Oak, to accommodate a new community of approximately 5,200 new home, 30,000 sq. m of employment space, retail centres, schools, other community facilities and open spaces; approximately 95 new homes at Allbrook Hill;

alongside a new link road north of Allbrook, Bishopstoke and Fair Oak; (noting that the development quantum is subject to further testing);

- c. Other new development sites to accommodate in total approximately 1,704 new homes and 110,940 sq. m of new employment;
- d. Protection of the countryside gaps and
- e. Strategic development management and site policies on other sites to guide the provision and form of development and infrastructure and protect important environmental and heritage areas.

7.20 Council also noted that the Eastleigh Borough Local Plan Emerging Approach was based on the wide range of emerging evidence available at that stage but important evidence remained outstanding on a range of matters. It confirmed that the Council would only be in a position to make a decision on the Local Plan once all the relevant evidence was available and all the options had been fully considered.

7.21 The July 2017 report and background appendices set out in detail the purpose of the Local Plan; the stages of its preparation so far - the vision and strategy; the need for new development; the basis for the selection of housing sites; the emerging selection of a Strategic Growth Option and associated delivery issues, the approach to retail, leisure, gypsy and traveller uses; to countryside gaps and urban edges and to development management policies.



7.22 The July 2017 Council report demonstrated the Council was planning positively for the new homes needed in a Strategic Growth Option and a range of smaller sites. The Council was made aware that the emerging Local Plan gave an initial direction of travel to facilitate further testing. It also made clear that once the testing and engagement on the emerging Plan and current and further evidence was complete, the Council would make a decision on a pre-submission Local Plan, after which any interested party would have the opportunity to make written representations regarding that Plan.

8.2 'Shaping Your Community' was launched in October 2017. Businesses, local organisations and residents were targeted through a digital survey that was distributed through a wide range of existing networks. This was supplemented by ensuring hard to reach groups received paper copies. The digital campaign was followed by invitations to businesses and town/parish councils to attend a series of meetings which took place in October and November.

8.3 The survey was supported by a wide range of information that could be accessed via the Eastleigh Borough Council's website, which also hosted the survey. This information included links to all of the key technical information on the Local Plan at that time, should people want to look in more detail, some key facts, and a short video which explained the Local Plan.

8.4 In October 2017, the Council distributed digital surveys to residents and businesses and held a number of meetings with businesses and parish councils as part of 'Shaping Your Community'. This provided more information about the emerging Local Plan and sought people's views on the key issues for Eastleigh borough. The results of Shaping Your Community are set out in a summary report (see appendix 3a), and these have helped shape the pre-submission plan, as set out in appendix 3b.

8.5 Over 1,600 surveys were completed by residents and businesses from across Eastleigh borough and from neighbouring parishes in Winchester. Around 10% of the responses were paper copies of the survey which were distributed to specific hard to reach groups. Almost 90% of respondents lived in the borough. It should be noted that there were gaps in the responses, such as younger people and ethnic groups. Of the respondents to the survey, there was an overrepresentation of people buying/

## Non-Statutory Ongoing Public Engagement during the Preparation of the Proposed Submission Local Plan – 'Shaping Your Community' (2017)

8.1 As noted above, in July 2017 Council approved the use of the Eastleigh Borough Local Plan Emerging Approach as the basis for focused engagement. It was with this in mind that 'Shaping Your Community' was developed: a two way engagement process, carried out in addition to the consultation requirements set out in the planning regulations. This focussed on getting information out and gaining insights from residents and businesses and about their priorities and needs.

owning their own home (88% compared to 74% in the borough) and responses from people living in Bishopstoke, Fair Oak and Horton Heath (one third of responses, compared to 16% of the borough's population). There was a significant underrepresentation of the 18-29 year old age group (4% compared to 17% of the borough's population). The report factors these issues into its analysis.

8.6 The Shaping Your Community questionnaire included the question 'what matters most?' Respondents could make up to four choices from 13 issues listed in the survey. The most popular responses received were:

1. Reducing traffic congestion (chosen by 69% of respondents)
2. Countryside gaps between towns/villages (chosen by 65% of respondents)
3. Medical facilities (chosen by 45% of respondents)
4. Air quality and noise (chosen by 45% of respondents)
5. Nature conservation and biodiversity (chosen by 39% of respondents)

8.7 For all age groups, the top two issues of 'reducing traffic congestion' and 'countryside gaps' were identified in their top four priorities. However for respondents aged 18-29 years old, 'affordable homes to buy/rent' was the most important issue. The low numbers of surveys completed by respondents in this age group means that this issue was only identified overall as the eighth most important issue. Nature conservation and biodiversity was a high

priority for respondents aged under 65 years old and the fifth most important issue overall. Conversely, 'medical facilities' is only a top four priority for respondents aged 65 or over, but is identified as the third most important issue overall due to the overrepresentation of this age group.

8.8 Three of the top four issues were the same for all residents across the borough and in neighbouring parishes. For residents in Eastleigh Town, Chandlers Ford/Hiltingbury, Botley, Hedge End & West End and Bursledon, Hamble & Netley the other key issue is medical facilities. For those living in Bishopstoke, Fair Oak and Horton Heath along with those living outside of the Borough, the other key issue is nature conservation and biodiversity.

8.9 In addition to the prioritising of issues from the survey, there was an opportunity for residents to add comments, explain their choices and identify further issues not listed. While the final report includes a table summarising all comments received, the following themes were identified:

- Residents felt that the borough was already overcrowded or overpopulated and that infrastructure improvements have not kept up with house building resulting in the area being very congested at peak times.
- Many felt that this was not helped by poor or disconnected cycle routes.
- They felt that the level of congestion was contributing to air and noise pollution. Many specific locations were mentioned including Hamble Lane, Chickenhall Lane along with noise levels from the airport and the motorways



being mentioned.

- Residents felt that the green space that was left should be preserved, as further house building would make things worse, in terms of congestion, air quality and noise.
- Many residents also mentioned extremely long waiting times at their GP surgery, referring to 4-6 weeks waiting for a non-emergency appointment, this was consistent across the borough.
- Residents had chosen to live in Eastleigh due to its semi-rural nature and access to countryside, and felt that this may no longer exist.
- Many felt the countryside was a valuable resource, and warned that we cannot get it back once it is built on.
- Residents wanted to be able to access shops and schools close to their homes, with safe routes.
- Public transport was felt to be inadequate, which meant further reliance on driving, adding to congestion. (Public transport was identified as a further key issue for the borough not on the original list).
- Parking was sometimes limited and costly, particularly in Eastleigh town centre. (Parking was identified as a further key issue for the borough not on the original list).

8.10 For businesses, the survey sought to identify the most important issues facing the borough. The availability of local customers, appropriate land/buildings and broadband were the top three issues identified. In addition, parking and skilled staff were significant issues. The most important cost factors identified by

businesses were appropriate land/buildings, broadband and skilled staff.

8.11 Meetings were then held with businesses to discuss the results of the survey and understand how these applied across different sectors and sized businesses. In these business meetings, traffic congestion dominated discussions as it impacted on the movement of goods, staff and customers. In summary the following key issues facing businesses in the borough were raised:

- Traffic congestion was a major issue for businesses in terms of getting both goods and staff to and from work spaces.
- There was a need to better understand the needs in terms of the right type and range of premises required. Small start-up businesses had limited options of premises to grow into; and there was a risk of losing businesses to neighbouring areas.
- There was a wide range of skills shortages - high, specialist, technical and low skills were all required. More work was needed to fully understand the needs across the Borough.
- Broadband was a particular issue for smaller businesses, often those working from home outside of Eastleigh town where speeds were lower.
- The survey showed that the availability of customers was an issue. This was complex and varied between businesses and therefore needs further research. 8.12 Appendix 3b details the changes made to the Emerging Local Plan following Shaping Your Community.

# December 2017 Decision to Proposed Submission Draft

9.1 Between July and December 2017 officers commissioned the necessary external specialists for the technical studies; completed and updated the evidence base sufficient for Council to accept the recommendation to progress to Regulation 19 consultation and finalise the wording and content of the Eastleigh Borough Local Plan (2016-36).

9.2 On 11 December 2017 the Council gave delegated authority to the Chief Executive in consultation with the Leader of the Council:

1. To approve in principle (subject to the caveats hereafter set out in (a) and (b) below) the 'pre-submission' Local Plan and update to the policies map (Appendices 1 and 2) and gives delegated authority to the Chief Executive in consultation with the Leader of the Council to:

- a. Finalise the wording and content of the Eastleigh Borough Local Plan 2016 - 2036 (including updating the maps in Appendix 2), following the completion of technical studies (subject to the results of these not significantly changing the content of the Eastleigh Borough Local Plan);

- b. To complete and update the evidence base prior to submission provided this does

not alter the overall direction of the Local Plan;

- c. Upon completion of (a) undertake a Regulation 19 consultation on the final Eastleigh Borough Local Plan (2016 - 2036); and
- d. Following (a), (b) and (c) above, submit the final Eastleigh Borough Local Plan (2016 – 2036) to the Secretary of State in accordance with Regulation 20.

2. To approve the updated Local Development Scheme (as set out in Appendix 3 of this report) and give delegated authority to the Chief Executive to make any further updates as necessary.

3. To consider the outcomes of the focussed engagement 'Shaping Your Community' with local residents and businesses as set out in Appendix 4).

4. To support the ongoing engagement with local communities, neighbouring councils and statutory agencies through the 'duty to co-operate' and 'Shaping Your Community' and with developers.

9.3 Between December 2017 and June 2018 the outstanding technical work referred to in para 9.2 has been undertaken, with just a few outstanding gaps on the rail bridge and M3 junction 12. This has informed both the evidence base and Eastleigh Borough Council Local Plan 2016 – 2036.



# Regulation 19 Consultation

**10.1** The pre-submission Local Plan and all supporting documents were published online on Friday 22 June 2018. The Regulation 19 consultation was launched at midday on Monday 25 June 2018 and ran for just over six weeks closing at midnight on Wednesday 8 August 2018.

**10.2** In accordance with the Council's SCI:

- The Local Plan and all supporting evidence was made (and remains) available on the Council's website. Hard copies of the pre-submission Local Plan, Sustainability Appraisal, Habitats Regulation Assessment, Policies Maps and June 2018 Consultation Statement were available to view at Eastleigh House, and at each library across the Borough in Chandler's Ford, Eastleigh, Fair Oak, Hedge End, Netley and West End. Copies of all of these documents are also available at all of the town and parish council offices in the borough:
- The consultation launch included the publication of a wide range of information about the purpose of the consultation, what people could comment on, the tests of soundness and legal compliance, how people make representations, what information was required to ensure their submission would be valid, see appendix 4K.
- Comment was invited online using our consultation software, where the plan was presented by topic areas within which each of the relevant policies were listed and the user could view the policy and supporting text. Comments could also be made in writing either by email or post. All details were published, including details of all the information required by the planning inspectorate.
- All people on the Planning Policy Consultation database were contacted in May 2018 to be both notified of the upcoming consultation and also to seek their permission to continue to be contacted on this subject, in line with GDPR which came into effect on 25 May 2018. The database was updated in line with GDPR requirements, this new list was used to inform people that the consultation had begun and directed to all of the published information.
- Publication of Borough News was prior to the start of the consultation. However at the time of going to print we were able to share with residents that the consultation would take place over the summer, and the purpose of the consultation (including details about the tests of soundness and legal requirements and the dates and locations of the drop in sessions being held throughout the consultation period).
- A media release was published on Friday 22 June, informing that the Local Plan and supporting evidence had been published and the consultation would commence at midday on Monday 25 June. A formal notice of the consultation was placed in the Hampshire Independent in the week commencing 2 July 2018, this is where EBC publishes all formal notices.
- Within the Local Plan 38 new sites are proposed for development of varying scales spread across the Borough. A decision was taken that to determine who would be most affected was very subjective, therefore a letter was sent to every household in the Borough,

including a list and map showing the 38 sites. The opportunity was taken to maximise the benefit of this mail out by including information about the consultation process and a list of the drop-in events being held. Site notices placed at each of the 38 locations, many of which had several notices around the perimeter of the proposed sites.

### 10.3 In line with guidance published by the Planning Inspectorate:

- It asks that people provide their name, address, organisation (if applicable), telephone number and email address. We have followed this template.
- The model response form asks that people state the policy, paragraph or policies map they are commenting on. It states that this must be done separately for each policy that people wish to comment on. We created a question for each policy (in our online method), asking if people support, oppose or are neutral about the policy and to add comments/supporting information.
- The model response form asks people questions regarding legal compliance, soundness and duty to cooperate.

## Regulation 19 Consultation, overview of results

### 11.1 During the six week consultation the Council hosted 15 'drop-in' sessions across the borough and in Winchester district. At these sessions the Plan and maps were

available for people to view. Staff were on hand to answer the wide range of questions that came forward from specific technical issues through to how to respond to the consultation. Almost 1,200 people attended these sessions.

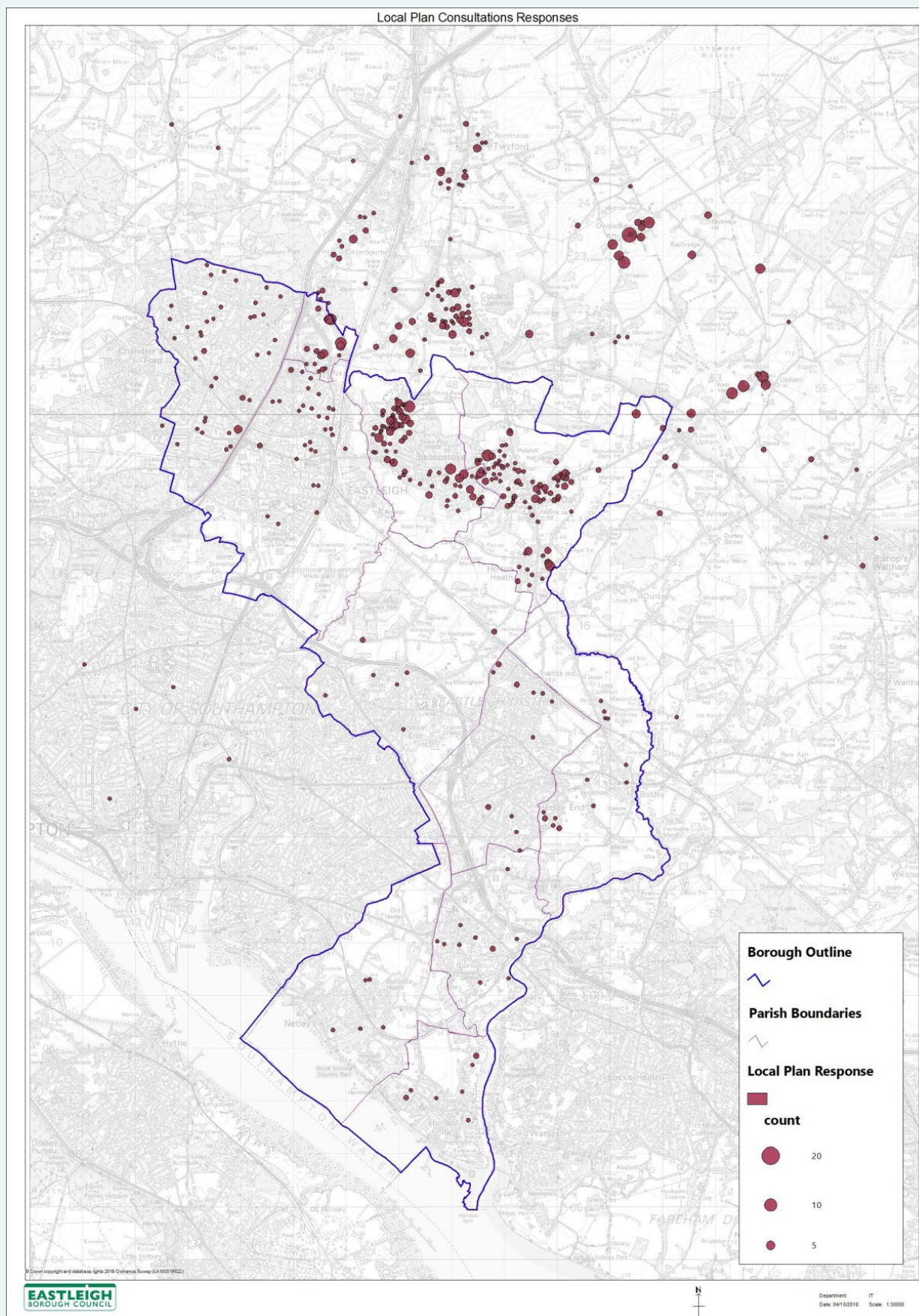
### 11.2 In total 927 responses to the consultation were received. Of these Over 87% were from individuals, 8% from representatives of organisations and the remaining from agents on behalf of organisations.

### 11.3 The Plan contains 11 strategic policies, 40 development management policies and a further 58 site policies, the consultation invited people to comment by policy and enabled comments to be made on as many or as few policies as people chose. In total, over 12,700 comments have been received on these 109 policies with an additional 177 general comments. The questions on legal compliance and soundness were compulsory and over 75% of respondents provided comments on each of these.

### 11.4 When looking at all strategic and development management policies the proportion who have supported, opposed and are neutral is almost equal. For the site policies there are slightly more who are in support and more who are neutral. The main exception to this pattern is the response to Policies S5 and S6, on the Strategic Growth Option; for these two policies there was a significant level of opposition of 89% and 87% respectively for these two policies.

### 11.5 In addition The Woodland Trust created an online form to enable people to object to Policies S5 and S6. Discounting duplicate responses, 2073 raised an objection via this route and of these 713 provided additional comments with their objection. Further





analysis has shown that 65 people objected via the Woodland Trust and directly to the council, 46 of which provided comments on policies S5 and S6 which are both policies on the strategic growth option.

- 11.6 Using the address data provided by individual respondents it is clear that the majority live in the north of the Borough and in neighbouring parishes in Winchester district. This correlates with the large number of responses received on policies S5 and S6.

## Summary of main issues raised in representations made pursuant to regulation 20:

### 12.1 Strategic Growth Option

As noted above, policies S5 and S6 on the Strategic Growth Option and its associated link road received by far the most comments, with 766 responses to S5 and 654 to S6. Together with over 2000 objections received via the Woodland Trust.

#### Policy S5 - Strategic Growth Option - SGO

Most representations are objections. The main objections are that:

- The Council has not undertaken an in-depth and objective comparative assessment of the different location / options for an SGO, and does not have the evidence to support its position;
- There are more appropriate locations for an SGO elsewhere, specifically in the Allington Lane area (e.g. options D

and/or E), which are less damaging in environmental terms and could provide a new rail station and M27 junction 6 and

- The Council has taken an inconsistent approach to countryside gaps

and that the preferred SGO (option B/C) will:

- Have an unacceptable impact on the environment, in particular on ancient woodlands and on the River Itchen Special Area of Conservation; and
- Result in the loss of attractive countryside and landscapes; loss of identity for the villages of Bishopstoke and Fair Oak; unacceptable effect on the South Downs in terms of traffic or landscape impact; depend on the provision of a link road which is undeliverable; generate extra traffic congestion; rely on inadequate public transport; impact on local facilities (e.g. schools and doctor's surgeries); result in the over provision of housing; not provide affordable homes and not prioritise the development of brownfield land first.

#### Policy S6 - Link Road

Most representations are objections. The main objections are that the new link road:

- Is not deliverable; will not deliver traffic benefits is not a route that people wish to use and will not relieve congestion.
- Will add to pollution and have an unacceptable impact on the River Itchen Special Area of Conservation and the ancient woodlands;



- Passes through the existing Allbrook overbridge which carries the main railway line to the city and port of Southampton, and which has constrained dimensions and is subject to flooding; and
- Threatens the amenity of local residents; will block the route between the communities of Bishopstoke and Colden Common and divide the community of Allbrook.

## 12.2 Other Strategic Policies

Strategic Policies S1, S2, S3 and S10 each had over 200 responses, summarised below:

### Policy S1 - Delivering sustainable development

- The policy won't deliver sustainable development or is in conflict with other policies in the Local Plan due to the level of development proposed (mostly the Strategic Growth Option due to environmental, ecological and traffic related impacts)
- Concerns about existing levels of infrastructure in relation to the level of development proposed not being sustainable
- Concerns about the loss of countryside, greenspace and individual character of settlements
- Concerns from Hedge End Medical Centre stating that growth will be incompatible with criterion in meeting the ability of future generations to meet their needs
- Varied response from developers and agents to the content of the policy. i.e. either too technical and detailed or conversely not detailed enough; and
- Historic England – Support clause ix) of policy S1 although consider the Local Plan to be intrinsically unsound in terms

of the historic environment because of its failure to include a strategic policy to deliver the conservation and enhancement of the historic environment.

### Policy S2 - Strategic Approach to new development

Representations on this policy fall into three broad categories:

- too much provision for housing;
- too little provision for housing and that additional sites need to be allocated; and
- too little provision for new employment development

### Policy S3 - Location of New Housing

Representations on this policy fall into four broad categories, which are that the council has:

- chosen the wrong locations and unsustainable locations for new housing, particularly the SGO (see response to Strategic Policy S5)
- not sufficiently considered the potential for use of brownfield sites meaning that too much reliance is placed on greenfield allocations
- not taken sufficient account of the impacts of the new development on infrastructure, particularly road infrastructure and the traffic and congestion which it is suggested will be a consequence of the development strategy being pursued; and
- not provided sufficient development opportunity on small sites.

### Policy S10 - Green infrastructure

Comments on the policy fall into a number of general themes as outlined below.

- Majority of the comments object to the policy:
  - it won't help to protect the countryside and natural environment and is a poor substitute
  - it is contradictory to the rest of the Local Plan (particular concerns expressed in relation to the Strategic Growth Option and associated impacts)
  - the policy doesn't go far enough in supporting or protecting existing green infrastructure;
- Some support received from individual respondent's plus Eastleigh Ramblers; and
- Some additional suggestions made for improving the policy content (e.g. reference to restoring the Itchen Valley Country Park Orchard / to biodiversity gain measures; such as swift boxers into new dwellings)
- concerns about lack of infrastructure and services including health provision and transport;
- concerns about EBC not working with other organisations such as the SDNP, WCC, HCC, Environment Agency, Highways Agency and taking their strategies into account; and
- comments about criteria – whether some are contradictory i.e. maximising density and enhancing amenity and character;

### Policy DM19 - Change of use of buildings in the countryside

The general concerns are:

- Change of use allows existing planning controls and contributions to be bypassed.
- Parking provision; traffic congestion; change of use should not result in increased building footprint and lack of infrastructure to support the change of use;
- Stepping stone to future development in rural areas; urbanising effect on countryside and loss of countryside gap; and
- It's unsound building next to SSSIs, the River Itchen and Ancient Woodlands.

**12.3** Development Management Policies  
Eight of The Plan's development management policies had over 200 responses which are summarised below:

### Policy DM1 - General criteria for new development

Most responses objected to the implementation of these policies in the Local Plan itself:

- general approach not applied to site selection, objections to development on greenfield sites and the choice of the SGO;

### Policy DM20 - Boatyard and marina sites on the River Hamble

Whilst there were over 200 responses on this policy, the majority (124) were neutral and 78 support this policy. Just 15 of those who responded made comments as follows:



- The needs of all recreational users of the River Hamble should be considered
- Policy DM20 should be broadened to permit boatyards to include additional leisure, training and recreational use by including facilities for water sports, clubs or training organisations
- Publicly accessible slipways should be maintained; and
- Boatyards should be retained in this use

### **Policy DM23 - Residential development in urban areas**

A number of written responses support the Council's approach of "brownfield first". However the majority of responses object to the policy for the following main reasons:-

- Objection on general grounds that the Borough is already over-crowded/swamped, suffering from bad traffic congestion and losing its identity;
- Concerns over integrating higher density development into existing areas;
- Several agents/developers object to the minimum density figure i.e it should be higher to make best use of brownfield land in line with the NPPF; and
- One objection to the self-build/custom-build element of the policy by a Developer on the grounds that it is not justified in the evidence base.

### **Policy DM24 - Housing Sites and Mixed-Use Sites including housing with planning permission**

There is a considerable amount of objection to this policy. However, the bulk of the objections form part of wider objections to the amount of development the borough has seen in recent years. In particular concerns are raised about:

- the pressure this development is placing on roads and other infrastructure, services and facilities;
- the effect on the character and identity of settlements;
- the loss of greenfields;
- the strategy for allocating even more development on greenfield sites, particularly the SGO, in the local plan; and
- number of representors suggest that all of these existing permissions should be withdrawn unless and until the local infrastructure is improved

### **Policy DM27 - Delivering Older Peoples housing**

Representations on this policy fall into four broad categories, which are that the council is making:

- inadequate recognition of the need for a range of housing types to suit the growing older population;
- ineffective policy support for Use Class C2 (residential institutions);
- inadequate specific provision of specialist accommodation on larger site allocations; and
- use of inadequate evidence of the scale of this type of need across the borough.

### **Policy DM28 - Residential extensions and replacement dwellings in the countryside**

The majority of written responses object to the policy. The key issues raised are:-

- The policy is too restrictive and should be relaxed to allow larger additions
- The policy is too relaxed and should be tightened as larger houses put rural housing out of reach for most residents;

- One respondent requests that the policy should be relaxed for residential institutions as they are important community facilities meeting social care needs; and
- Another respondent points out that there is an inconsistency in the wording between policies DM28 and DM29 dealing with the replacement of rural workers dwellings.

### Policy DM29 - Rural Workers Dwellings

Representations generally fell into 3 different categories -

- Supporting the policy on the basis that it would protect the countryside and the need to ensure rural housing is affordable;
- Objections on the basis that the policy wording was too relaxed, risk of misuse, and not needed anymore due to new patterns of working available; and
- One objection on basis of inconsistency with policy DM28 as to whether rural workers dwelling can be extended and replaced.

#### 12.4 Site Policies

The number of responses received on each of the site policies is far less than for the strategic and development management policies. On average there were 60 responses for each site and of these only around 10% provided a comment.

Whilst on average there is quite an even split of those who are in support, oppose and are neutral the comments received are wide ranging and vary from site to site. There are a number of common issues of concern raised about these proposed

developments which include the impact on the environment, increased traffic congestion, impact on local services and facilities and overdevelopment leading to the narrowing of gaps between settlements and impacting on the identity of settlements. These correlate with the four key issues that were identified through the 'Shaping Your Community' engagement exercise in Autumn 2017.

#### 12.4 Main issues raised on 'other comments'

There were 167 responses submitted under 'Other Comments' which cover a wide range of topics. These have been summarised as follows:

- **Health and Wellbeing** – Concerns raised regarding the effect of the destruction of countryside and ancient woodland on resident's mental and physical health.
- **SGO** – Concerns over the detrimental effect this will have on the identity of villages, environment, traffic and Healthcare.
- **Public Involvement** – Lack of public involvement in choosing options B and C as well as a lack of ability for the public to voice their opinion. This is due to perceived disorganisation of public consultation events and the difficult online software.
- **Support** – General support comments
- **Excessive development** – Comments raising concerns over the numbers of homes being built or concern that the approximate number of homes projected to be built, exceeds government set minimum targets.



- **Conservation** – Concerns over the impact of developments on the Environment and in particular the River Itchen and Ancient Woodland. In terms of wildlife, concerns are particularly directed towards; Damselfly, Bats, Deer and Salmon.
- **Green Infrastructure** – mainly in regards to cycle routes and bus lanes being included in the developments.
- **Lack of Housing Supply** – Many developers note their concern over the housing allocations being too few and too small.
- **Lack of Evidence** – In regards to the growth option mainly. This is because people believe it was decided upon without “40%” of supporting documents; in particular the traffic impact assessment; and
- **Transparency** – These comments raise concern over the decision making process of options B and C as some have seen it as being corrupt or legally non-compliant.

## 12.6 Main issues raised on Legal Compliance and Soundness of The Plan

We must not only ensure that the Local Plan is sound but also that it is legally compliant. To be legally compliant a Local Plan must be prepared in accordance with the Local Development Scheme, the Statement of Community Involvement and relevant statutory provisions; the Duty to Cooperate; must be complied with; and adequate Sustainability Appraisal and Habitats Regulation Assessment must be carried out.

Overall 76% of respondents stated that they were ‘unsure’ as to whether the Plan was legally compliant, and 149 respondents stated the Plan was not legally compliant.

A number of comments were made:

- the council has not sought sufficient input from, and has ignored the comments and input from, statutory consultees, neighbouring authorities and other expert bodies;
- consultation and engagement which has taken place has not been genuine, meaningful or ongoing as required by the NPPF;
- the council took the decision to proceed with the SGO in the absence of key pieces of evidence (pre-determination) and has sought to ‘retro-fit’ the evidence to justify its preferred development option.
- the council ignored the results of public consultation on the local plan Issues & Options paper in that the numbers of respondents opposing Options B & C (the SGO) far outweighed those objecting to other options;
- failure to publish ‘preferred options’ as promised in the council’s SCI;
- in light of the above comments in the SCI section, that the council has failed the ‘Duty to Co-operate’;
- the Habitats Regulations Assessment does not identify or assess the full range of potential impacts nor demonstrate that the mitigation proposals identified are deliverable so contravening the requirements of the Habitats Regulations;
- the council failed to comply with the requirements of the Habitats Regulations in the light of the recent CJEU ‘People over Wind’ case; and
- an allegation that the council has entered into inappropriate financial

relationships with developers promoting the SGO and individual councillors stand to make personal financial gain by selling land they own to developers of the proposed SGO. The council's delegated powers process for the decision in December 2017 has also been queried.

The Local Plan must also be tested for soundness. In order to be considered 'sound' the Inspector must be satisfied that the Local Plan is: positively prepared (based on a strategy which seeks to meet objectively assessed development and infrastructure requirements); justified (the most appropriate strategy when considered against reasonable alternatives, based on proportionate evidence); effective (deliverable over its period and based on effective joint working on cross-boundary strategic priorities); and consistent with national policy (enabling the delivery of sustainable development in accordance with the policies in the NPPF).

Just over 76% of respondents stated that the Plan was unsound. A significant number of comments were based on a very similar wording, which was focussed on the SGO. Each of these stated that the Plan was unsound as it was pre-determined, other options had not been fully considered and there was not adequate evidence.

### 12.7 Omission sites

In total 32 sites were put forward, mainly through the 'other comments' section. These are listed below:

#### Key Statutory Representations (1)

1. NHS Property Services (commenting as Landowner) - Moorgreen Hospital site

#### Other Representations (31)

2. Sheet Anchor Properties - Land north of Woolston Road, Netley Abbey, Grange 3. Road to west and Ingleside/Woolston Road to the south;
3. Bell Cornwell (RB Sport and Leisure Holdings PLC) -Site at The Ageas Bowl in Southampton;
4. Hunter Page Planning (Hedge End Holdings)- Former Budgens site, Hedge End;
5. Savills (Drew Smith Homes Ltd) -Land East of Burnetts Lane, Horton Heath;
6. Owner of Uplands Nurseries - Uplands Nurseries Winchester Street Botley;
7. Wessex Planning (Mr and Mrs Nash) - Mill House, Windmill Lane;
8. Paul Airey (Mr J Shone) - Moorhill. Moorhill Road, West End, Hampshire;
9. Savills (Wates Development) - Land at Pickwell Farm, Grange Road, Bursledon and Land at Windhover Roundabout;
10. Gladman - Moorgreen Road, West End and land off Woodhouse Lane, Hedge End;
11. Woolf Bond Planning (Mr S Bull and Mr R Janaway) - Land west of Satchell Lane;
12. Hallam Land Management - Land at Hatch Farm, Allington Lane, Land at Allington Lane Eastleigh;
13. Icen (Thakeham Homes) - Allington Lane, on the southern boundary of Bishopstoke;
14. Indigo Planning (Wyevalle Garden Centres Ltd) -Wyevalle Garden Centre, Winchester Road;
15. Genesis Town Planning (on behalf of



- |  |  |
|--|--|
| <p>landowner) - Land to the south of Mallards Road;</p> <p>16. Rapleys (Bovis Homes Ltd) - Land at Denham's Corner;</p> <p>17. Icení (Mayfair 500 Ltd) - Land to the south of Windmill Lane;</p> <p>18. Terence O'Rourke Ltd (Miller Homes Limited) - Land north of Hedge End;</p> <p>19. The Wiseman Family - Land at The Drove, West End;</p> <p>20. Sarah Fowler - Land at Windmill Lane, Bursledon;</p> <p>21. Persimmon - Hamble Airfield, Land North of Grange Road, and Land North of Mortimers Lane;</p> <p>22. William Wort (landowner) - Oakview, Burnetts Lane, West End;</p> <p>23. Ruth Watson (landowner) - Wesley House, Burnetts Lane;</p> <p>24. Genesis Town Planning (G Taylor landowner) - Land South of Mallards Road, Bursledon;</p> <p>25. HMPC Ltd - Land at Satchell Lane, Hamble;</p> <p>26. Claremont Planning Consultancy Ltd (European Property Ventures (South Hampshire) Ltd) - Shop Lane;</p> <p>27. Turleys (MDL) - Mercury Marina;</p> <p>28. Brackley Investments - Land north of Satchell Lane, Hamble;</p> <p>29. Southern Planning Practice (Hall &amp; Woodhouse) - Land to the rear of The Plough, Portsmouth Road, Bursledon;</p> <p>30. WYG (Bargate Pension Scheme) - Vicarage Farm Business Park Winchester Road Fair Oak;</p> <p>31. Southern Planning (JR Projects) - Land at Seddul Bahr;</p> | <p>32. Bryan Jezeph - New link between M27 junction 9 and M3 junction 12.</p> <p>12.8 <b>This Consultation Statement summarises the range of consultation and engagement that has taken place since 2015. This document has set out how consultation and engagement has helped shape the Plan, through it's various stages up to submission.</b></p> |
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# Appendix 1

## Statement of Community Involvement



**Eastleigh Borough Council**

# **Statement of Community Involvement**

November 2015

**Paul Ramshaw  
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Upper Market Street  
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## Preface

The Statement of Community Involvement sets out how Eastleigh Borough Council intends to involve the community and a wide range of businesses, organisations and statutory agencies in decisions on planning matters, including new planning policies and planning applications.

The Council published its first Statement of Community Involvement in 2006. It was revised in 2009 and again in 2013 because of changes in legislation and in the way the Council is preparing its new planning policies. It is now proposed to update it once more to reflect changes in the way the Council will prepare and consult on planning applications and the Eastleigh Borough Local Plan 2011 to 2036.

# **CONTENTS**

## **Page no.**

Preface

Glossary of terms

ii

1. Introduction

1

2. Legislative requirements

2

3. Eastleigh Borough Council's approach  
to community engagement

4

4. Methods of consultation

8

5. Consultation on the Local Plan

12

6. Consultation on Supplementary Planning  
Documents

19

7. Consultation on planning applications

22

8. Reviewing the SCI

25

Appendix 1: Summary of minimum statutory  
consultation requirements

26

Appendix 2: Consultees for the Local Plan  
and Planning Applications

28

## **Glossary of terms**

<b>AMR</b>	<b><u>Authority Monitoring Report</u></b> A document normally produced each year showing progress in achieving the timetable set out in the LDS and with the implementation of Local Plan policies.
<b>CAA</b>	<b><u>Conservation Area Appraisal</u></b> Sets out the special qualities of a conservation area, and is generally adopted as a supplementary planning document.
<b>DPD</b>	<b><u>Development Plan Document</u></b> A DPD is the document which includes policies for the development and use of land, site specific allocations, and environmental, social, design and economic objectives which relate to the development and use of land. DPDs form part of a wider suite of 'local development documents' (see below). The National Planning Policy Framework (NPPF – see below) states that all policies and proposals should be included in one DPD known as a local plan, and only exceptionally should it be necessary to prepare other DPDs or Supplementary Planning Documents (SPDs – see below). A DPD must be subject to independent Examination by a Government appointed Inspector and has development plan status as defined by Section 38(6) of the Planning and Compulsory Purchase Act 2004. The examination looks at the whole document and assesses it against tests of soundness (see section 8 below).
<b>HRA</b>	<b><u>Habitats Regulations Assessment</u></b> An assessment of the potential impacts of a plan or proposal on areas of European nature conservation importance.
<b>LDD</b>	<b><u>Local Development Document</u></b> The Town and Country Planning (Local Planning) (England) Regulations 2012 define a Local Development Document as: <i>“Any document prepared by a local planning authority individually or in cooperation with one or more other local planning authorities, which contains statements regarding one or more of the following –</i> (i) <i>the development and use of land which the local planning authority wish to encourage during any specified period;</i> (ii) <i>the allocation of sites for a particular type of development or use;</i> (iii) <i>any environmental, social, design and economic objectives which are relevant to the attainment of the development and use of land mentioned in paragraph (i); and</i> (iv) <i>development management and site allocation policies, which are intended to guide the determination of applications for planning permission.”</i> LDDs therefore include the Local Plan, any other development plan documents and related supplementary planning documents, along with the authority monitoring report. As the statement of community involvement refers to part of the process of plan preparation, it is also defined as a local development document (but it is not a development plan document as it does not contain policies for use of land).
<b>LDS</b>	<b><u>Local Development Scheme</u></b> A public statement of the Borough Council's programme for the production of Development Plan Document(s) (the Local Plan). There is no regulatory requirement for the Council's LDS to be the subject of consultation. The LDS can be viewed on the Borough Council's website and at the Council's main offices. It will be kept up-to-date as work on the Local Plan progresses. In due course, following adoption of the Local Plan, it will set out a programme of work for reviewing and updating the plan, and/ or making alterations to it.

<b>LEP</b>	<p><b><u>Local Enterprise Partnerships</u></b></p> <p>These are government-established partnerships between local authorities and businesses that play a key role in promoting local economic development. They are based on geographic areas that reflect natural economic areas (such as south Hampshire) and replace the former Regional Development Agencies.</p>
<b>LP</b>	<p><b><u>Local Plan</u></b></p> <p>The statutory plan for the borough setting out policies for controlling development and proposals for particular areas/sites.</p>
<b>NDP</b>	<p><b><u>Neighbourhood Development Plan</u></b></p> <p>A plan for development in a local area prepared by a local community group, e.g. a parish council or a neighbourhood forum.</p>
<b>NPPF</b>	<p><b><u>National Planning Policy Framework</u></b> – the government's simplified set of national policies published March 2012 that replaces the government guidance formerly contained in planning policy guidance notes (PPGs) and planning policy statements (PPSs).</p>
<b>PPG</b>	<p><b><u>Planning Practice Guidance</u></b> - complimenting the NPPF, this online resource was published in March 2014 and provides further practical guidance from central government on planning practice matters, replacing a variety of different guidance documents.</p>
<b>PUSH</b>	<p><b><u>Partnership for Urban South Hampshire</u></b></p> <p>PUSH is a voluntary partnership of the unitary authorities of Portsmouth and Southampton; Hampshire County Council and district authorities of Eastleigh, East Hampshire, Fareham, Gosport, Havant, Test Valley and Winchester. It now also includes the Isle of Wight. It has been established to deliver sustainable, economic-led growth and regeneration in south Hampshire,</p>
<b>Regulations</b>	<p><b><u>Town &amp; Country Planning (Local Planning) (England) Regulations 2012</u></b></p> <p>Regulations which set out the statutory requirements for preparing local development documents.</p>
<b>SA</b>	<p><b><u>Sustainability Appraisal</u></b></p> <p>An appraisal of the economic, social and environmental impacts of policies and proposals. It incorporates Strategic Environmental Assessment (SEA) – see below. The SA Scoping Report identifies the information needed for the appraisal and describes the methodology for undertaking sustainability appraisal. It is updated periodically response to updates of the evidence base. The SA Report sets out the results of the appraisal undertaken of plan options.</p>
<b>SCI</b>	<p><b><u>Statement of Community Involvement</u></b> <i>(this document)</i></p> <p>Sets out the standards to be achieved by the Borough Council in involving the community in the preparation, alteration and continuing review of all local development documents (LDDs, see above) and in the consideration of planning applications. The Council's original SCI was subject to independent examination and adopted in June 2006. The Planning Act 2008 removed the requirement for SCIs to be subject to public examination. An updated SCI was subject to public consultation and adopted in September 2009. In the light of subsequent changes to the planning system, it required updating again and this new SCI was prepared and subject to public consultation and adoption in 2013.</p>
<b>SEA</b>	<p><b><u>Strategic Environmental Assessment</u></b></p> <p>An assessment of the potential impacts of policies and proposals on the</p>

environment, to include proposals for the mitigation of any impacts.

**SPD**

**Supplementary Planning Document**

A document providing more detailed guidance than is possible in a local plan on specific policies, topics, design or site development. It forms part of the authority's set of Local Development Documents but does not have development plan status as it is not subject to examination. However, SPDs will be subject to rigorous procedures of community involvement and will be a material consideration in decision-making.

**SPG**

**Supplementary Planning Guidance**

A document providing further detailed guidance on specific policies or topics, design guidance or site development guidance, prepared before the enactment of the Planning and Compulsory Purchase Act 2004 to supplement policies in the local plan.

# **1. INTRODUCTION**

- 1.1 The Statement of Community Involvement (SCI) is prepared by Eastleigh Borough Council (the Council) in order to meet the requirements of Section 18 of the Planning and Compulsory Purchase Act 2004. The SCI is a statement of how the Council will involve the local community in planning matters, including the preparation, alteration and review of the local plan and supplementary planning documents and the consideration of planning applications.
- 1.2 The Council adopted its first SCI in 2006 following procedures required at that time, which included public examination. The need for examination was removed by the Planning Act 2008, so when the SCI was updated in 2009, normal consultation processes were used. By 2013 another update was needed because of further changes to the planning system introduced by the coalition government since 2010, and changes in the planning policy documents that the Council was preparing. This further update proposes changes to the way in which the Council prepares and consults on the Local Plan for the borough.
- 1.3 This SCI explains the procedures the Council intends to follow in consulting on:
  - the preparation of the new local plan for the borough and any subsequent alterations to, and/or reviews of the local plan;
  - new supplementary planning documents and updates to them; and
  - planning applications.
- 1.4 If you have any queries about this SCI, please contact the Planning Policy Team, Eastleigh Borough Council, Regeneration and Planning Policy Unit, Eastleigh House, Upper Market Street, Eastleigh, SO50 9YN, email [localplan@eastleigh.gov.uk](mailto:localplan@eastleigh.gov.uk), tel. 023 8068 8231.

## 2. LEGISLATIVE REQUIREMENTS

- 2.1 The duties to engage the community in planning matters and to prepare the SCI arise from the Planning and Compulsory Purchase Act 2004 (section 18) as amended by the Planning Act 2008 and the Localism Act 2011. This legislation requires the local planning authority to prepare a statement of their policy for involving those with an interest in development in the area in the preparation of local plans and related documents, and in the control of development.

### **Local Plans and Supplementary Planning Documents (SPDs)**

- 2.2 The Town and Country Planning (Local Planning) (England) Regulations 2012 set out broadly who should be consulted on local plans, and the two main stages when the community should be involved. Section 5 below explains how the Council will involve the local community in the local plan preparation process, including the consultation stages.
- 2.3 Regulation 18 specifies that in preparing a local plan, the local planning authority should consult:
- **‘Specific consultation bodies’** – these are the statutory agencies carrying out government functions such as the Environment Agency, Natural England, Highways England, the health authorities, statutory undertakers providing utilities such as water authorities, telecommunications operators and relevant authorities including for example neighbouring councils.
  - **‘General consultation bodies’** – these are voluntary bodies, bodies which represent the interests of different racial, ethnic or national groups, religious groups, disabled people, and people carrying on businesses within the local authority’s area; and
  - **Residents and local businesses** from whom the Council consider it appropriate to invite representations. In practice, for the Local Plan, the Council seeks representations from all of the borough’s residents and businesses.

Appendix 2 lists all of the specific and general consultation bodies that the Council will consult. Section 4 explains the methods that will be used to undertake consultation, including how the Council will go about involving residents and local businesses. While Regulation 18 specifies who the Borough Council must consult, there is no restriction on who can respond – Regulation 20 says that anyone can make representations on a local plan.

- 2.4 Only one stage of consultation is required for supplementary planning documents (SPDs). The Regulations do not specify who should be consulted on SPDs, and the Council will therefore invite relevant people, organisations and authorities to comment depending on the nature and extent of the SPD, i.e. whether it is site specific or relates to a particular topic. Again, there is no restriction on who can respond to

SPD consultations– Regulation 13 indicates that anyone can make representations on SPDs. Regulation 12 deals with public participation in the preparation of supplementary planning documents. It also requires the local planning authority to prepare a statement of who was consulted on the SPD, what they said and how their concerns were addressed. Section 6 below sets out how the community will be involved in the preparation of SPDs.

- 2.5 The Council is also required to prepare Statements of Consultation for local plans and SPDs. These set out who was consulted, how they were consulted, provide a summary of the main issues raised and how these issues were addressed. The Statement of Consultation for the 2011-2036 Local Plan will be placed on the Borough Council's website.
- 2.6 For both local plans and SPDs, Regulation 35 sets out how documents should be made available for consultation.
- 2.7 The National Planning Policy Framework (NPPF) also emphasises community involvement in local plans, stating that, *“Early and meaningful engagement and collaboration with neighbourhoods, local organisations and businesses is essential. A wide section of the community should be pro-actively engaged, so that Local Plans, as far as possible, reflect a collective vision and a set of agreed priorities for the sustainable development of the area...”* [NPPF para. 155].

### **Planning applications**

- 2.8 The duty to consult on planning applications is set out in Part 4 of the Town and Country Planning (Development Management Procedure) (England) Order 2015. There are separate arrangements for listed building and conservation area consent which are set out in The Planning (Listed Buildings and Conservation Areas) Regulations 1990. These specify who applicants should notify, who the local planning authority should consult and how the local planning authority should advertise and make available applications for public scrutiny and comment. Section 7 below explains how the Council will involve the community in the consideration of planning applications.
- 2.9 The NPPF also encourages developers to engage with the community before they submit their planning applications [NPPF para. 189]. Further support and guidance is also offered in the 'Before submitting an application' chapter in the Planning Practice Guidance (PPG).

### 3. EASTLEIGH BOROUGH COUNCIL'S APPROACH TO COMMUNITY ENGAGEMENT

3.1 The Council's Corporate Strategy is currently being reviewed. The existing strategy sets out three priorities:

- **A green borough**

Safeguarding our environment for future generations

- **A prosperous place**

Where business can flourish and everyone is able to share in prosperity

- **A healthy community**

Active and lively with a spirit of togetherness, health and well-being

3.2 These priorities are to be achieved through:

- **Community involvement**

Involving local people in our activities and decisions, listening to their concerns and acting on the views and needs they express.

- **Community development**

Increasing the confidence and ability of groups and individuals to influence and control matters affecting them.

- **Community leadership**

Influencing the activities of other agencies and working in partnership with them, both inside and outside the borough, to meet the interests of local people.

3.3 The Council has also prepared a Voluntary Sector Compact stating how it will engage with voluntary groups. It can be viewed on the Eastleigh Borough Council web site at: <http://www.eastleigh.gov.uk/our-community/eastleigh-compact.aspx> This SCI reflects the commitments set out in the compact, to:-

- Consult with the voluntary sector on issues which may affect them or their clients/ users.
- Ensure that materials for a consultation are available in accessible formats.
- Issue a consultation timetable so that consultations can be planned. In the case of the Local Plan the Local Development Scheme (LDS) establishes the overall timetable for local plan preparation including key consultation stages.

3.4 The following assumptions underlie the Council's approach to consultation on the Local Plan and related matters:-

- There is more than one community to consider, so it is necessary to employ a variety of methods of consultation. Experience suggests that some people and groups will want more involvement than others and that the stages at which they wish to become involved will vary. Participation is likely to work best for all concerned where everybody is satisfied with the level of participation at which they are involved and the techniques being used.

- Since consultation takes time and other resources, efficiency is important. The Council must have regard to the cost-effectiveness of community engagement so that it makes use of the most effective techniques. It is also important avoid consultation overload.
  - It is not necessary to consult everyone on everything – those consulted and methods of consultation can and should vary according to the scope of the document under consideration.
- 3.5 An overriding objective is to ensure that no one has just cause to feel that they have been denied opportunities to engage in the consultation process. In demonstrating that the Local Plan is sound and the choice of strategy is justified, the Council must provide evidence of participation of the local community and others having a stake in the area.
- 3.6 Consultation is not about passing decision-making to others – the Council has statutory responsibilities that it must undertake itself, for example to prepare planning policy documents and determining planning applications. The main purpose of consultation on these is to help the Council understand the needs and wishes of its communities and so far as possible to reflect these in its planning policies and decisions. It is important to understand that communities are diverse and can have very different, indeed opposing views on many issues. The Council has to balance all these views with statutory requirements and other local and national imperatives. This Statement of Community Involvement reflects the Council's corporate priorities and approach.
- 3.7 The Council does not act in a vacuum and some elements of its planning strategy arise from beyond the local community. As well as addressing local issues, Council policies add detail to, or stem from government policies and proposals. In addition, in south Hampshire, there is a partnership of local authorities – the Partnership for Urban South Hampshire (PUSH) – which is currently reviewing its development strategy for the area, to establish jointly agreed targets for economic development and housing numbers. These wider imperatives must be reflected in the Council's planning policy documents.

### **The purposes of consultation for the Local Plan and supplementary planning documents**

- 3.8 The purposes of consultation on the Local Plan and supplementary planning documents include:-
- To provide information about the process and opportunities to participate;
  - To test and expand the information that will provide the basis for proposals (the evidence base);

- To gather ideas and a wide range of views about the issues that the plan or SPD should address, and ways of dealing with them;
- To ensure that the Council has properly identified all relevant issues and reasonable options;
- To help reach agreement on issues and secure support for proposals; and
- To meet the requirements of the Regulations and tests of soundness.

3.9 It must be recognised that the Council will not be solely responsible for realising the Local Plan's vision and objectives. Many of the proposals will need to be implemented by the Council's partners and other stakeholders, including landowners and developers. It is important that those who will be expected to deliver the plan's vision and proposals are given opportunities to influence the content of the plan, within the context of the Council's statutory responsibilities.

### **The purposes of consultation for planning applications**

3.10 The purposes of notifying interested parties on planning applications are:

- To make neighbours and the community aware of development proposals that might affect or be of interest to them;
- To provide an opportunity for neighbours and the community to express their views on the proposals; and
- To enable the Council to take these views into account in determining the applications.

The Council will also consult with parish and town councils as well as statutory and non-statutory consultees.

### **How the Council will consult**

3.11 In undertaking consultations with the community, a wide range of methods and techniques will be used in order to:-

- inform people about opportunities to make their views known, and
- engage as many people and as broad a range of interests as possible.

These methods and techniques are explained at Section 4 below. In order to ensure that consultation is as effective as possible the Council will ensure that whatever techniques are being used, it is made clear precisely what is being consulted on, when comments are required, how the information gained will be captured and used, the extent to which consultation may affect the final outcome and the means which will be used to feed-back to participants.

### **Under-represented groups**

3.12 The Council will use its own and other public and voluntary sector expertise in community development to identify those groups who have

not chosen or been unable to participate in previous planning consultation exercises, and will consider how best to engage them in the process. These groups can include those for whom English is not their first language, racial minorities, people with disabilities and younger people.

- 3.13 The Council will seek to gather relevant data about those participating in consultation exercises so that it can better identify specific groups which are under-represented. Targeted efforts will be made to increase their representation.

## **4. METHODS OF CONSULTATION**

- 4.1 There are various ways of making contact with the local community, and the choice depends on the purposes and stages of consultation, and the subject matter on which views are being sought. The different purposes of consultation are listed at paragraphs 3.8 – 3.10 above.

### **Planning Policy Consultation Database**

- 4.2 The Council has established a database of individuals and organisations with an interest in planning policy matters locally. The database currently contains about 5000 contact names and addresses which have been gathered since 2006 through a range of planning policy consultation exercises. These include all the 'specific' and 'general' consultation bodies as defined in the Regulations (see paragraph 2.3 above and Appendix 2).
- 4.3 Additional landowner and developer interests have been identified through work on the Council's Strategic Land Availability Assessment (SLAA) and Employment Land Review (ELR). These contacts have also been added to the database.
- 4.4 The Council will continue to review and maintain the database, and anyone who wishes to be added to it need only provide their contact details to [localplan@eastleigh.gov.uk](mailto:localplan@eastleigh.gov.uk) or telephone the Council's Planning Policy and Design Team on 023 8068 8247. Those on the database will be consulted and kept informed and/or invited to comment at all key stages of the preparation of the Local Plan and any review of it, and (as necessary) related supplementary planning documents.

### **Development Management consultation**

- 4.5 There is a range of statutory consultees for planning applications (see Appendix 2). Parish or town councils are also consulted on planning applications within their administrative areas. In addition, other bodies and individuals are consulted as relevant to their interests, including neighbouring landowners (see 'Neighbour notification' below). Consultation is normally by means of a letter.

### **Planning Policy & Implementation News**

- 4.6 All those on the Planning Policy consultation database receive 'Planning Policy & Implementation News', a newsletter informing them of progress with plan-making and of opportunities for engagement. This is issued, electronically and in hard copy as requested whenever consultations or other events are due to take place on the Local Plan or supplementary planning documents.

## **Borough News**

- 4.7 The Council publishes a quarterly newspaper focusing on the work of the Council, community events and developments. The Council seeks to deliver this to every dwelling in the borough. When the timing of its publication fits with the consultation programme, it will be used to provide information about the proposals and opportunities for engagement.

## **Local media – newspapers, radio and TV**

### **- Local Plan**

- 4.8 Consultations on future development options and the Local Plan will be publicised by means of a press release to the local media including local newspapers, and local radio and TV channels (as well as the Borough News if possible). Local newspapers are also used for formal advertisement of proposals where this is required. Press publicity for SPDs is usually less intensive, relying mainly on formal notices published in local newspapers.

### **- Planning applications**

- 4.9 Planning applications for major development, works within a conservation area or to a listed building are routinely advertised in the Hampshire Independent, in accordance with legislation and to inform the wider community of development proposals. It is also now possible to register with 'My Eastleigh' and/or subscribe to the Hampshire Independent at: <http://www.hantsdirect.com/> where public notices can be viewed online.

## **Neighbour notification and site notices**

### **- Planning applications**

- 4.10 When considering planning applications, the Council will ensure that those immediately adjoining or opposite the site, are made aware of the development proposals. For major developments that have more than a local impact the Head of Development Management may decide to notify neighbours in a wider area. This will be done by letter, and/or by posting notices at the site.

### **- Local Plan**

- 4.11 Where emerging Local Plan proposals involve the proposed allocation of specific new sites (not broad areas) for development, the Council will send letters to neighbours most affected by the proposals and post site notices similar to those employed in connection with planning applications to alert local residents to the emergence of proposals for the sites, and advise of the opportunities for comment.

### **Visits to parish councils, residents associations and other local groups**

- 4.12 Council officers will meet parish councils and local groups in order to establish local concerns and priorities, and where possible to explore evolving options.
- 4.13 Developers are also encouraged to meet parish councils and local groups in order to explain their proposals and seek local views before they make a planning application.

### **Participative workshops and forums**

- 4.14 Workshops and forums involving invited representatives of the bodies listed in Appendix 2 will usually be held during the initial stages of development plan document preparation and evidence gathering. These will help to establish issues that need to be addressed, and priorities for dealing with them.
- 4.15 The Council will select participants for the workshops/forums to ensure that all relevant interests are represented. If necessary a series of workshops will be held in order to accommodate all interests. It is unlikely that workshops will be used in the preparation of SPD, but there may be exceptions.
- 4.16 Developers may also employ workshop techniques in order to involve communities in the evolution of larger development schemes.

### **Local staffed exhibitions**

- 4.17 The Council will stage local staffed exhibitions as a means of helping communicate Local Plan and supplementary planning document options, proposals and/or issues for consultation. These are most likely to be appropriate at the Regulation 18 (draft) stages of Local Plan consultation, and at the draft stage of supplementary planning document consultations. Local communities will be made aware of these opportunities through local press releases, the Planning Policy & Implementation newsletter (see above) sent to those on the Planning Policy Consultation Database, the Council's Borough News newspaper (see above) and local poster and leaflet publicity. In the case of a site-specific SPD local residents in the area most affected will be notified of exhibitions by letter. A code of conduct for staff, councillors and visitors to the exhibition is currently being prepared by the Council.
- 4.18 Developers are also encouraged to hold local exhibitions and undertake local publicity in order to advise communities of their development proposals and seek views before they submit a planning application.

### **Web-based consultation**

- 4.19 The Council will post all published documentation on its website, including the evidence-base and appraisal processes as well as the consultation documents. Comments will be invited, with the facility to make these on-line, by e-mail or in writing. Some councils and government departments make use of social networking sites such as 'Facebook' or 'Twitter' as a means of consultation. The Council will use these and other appropriate web-based approaches in order to broaden the reach of consultation exercises.
- 4.20 All planning applications can be viewed on the Council's website at [www.eastleigh.gov.uk/](http://www.eastleigh.gov.uk/) and there is the opportunity to make comments online or by e-mail as well as by letter.

### **Copies of documents**

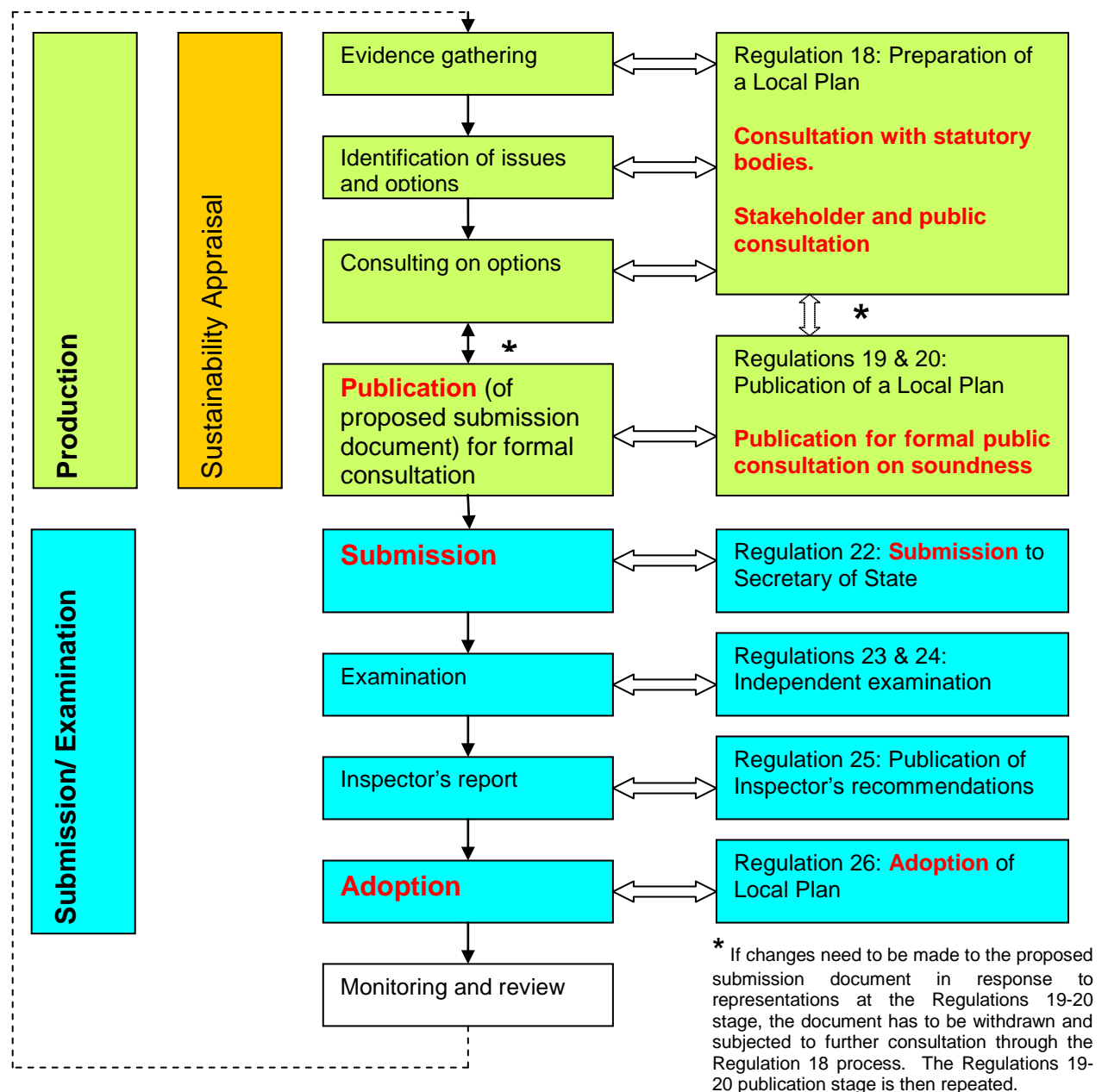
- 4.21 The Council will publish hard copies of the Local Plan and supplementary planning documents and related appraisals and assessments, and will make these available for inspection and sale at its main offices. Copies will also be deposited in all the borough's town and parish council offices and at local libraries. Background papers providing evidence for the matters addressed in the Local Plan will be available on the Council's website.
- 4.22 Copies of planning applications can be viewed at the Council's main office and on the Council's website.

## 5.0 CONSULTATION ON THE LOCAL PLAN

### Process

- 5.1 The statutory process of preparing the Local Plan is illustrated at Fig. 1 below, which shows the two main consultation stages specified in Regulations 18 and 19 of the Town and Country Planning (Local Planning) (England) Regulations 2012. The Regulations referred to are summarised in Appendix 1.

Fig. 1: Local Plan preparation process



## **How Eastleigh Borough Council will consult on the Eastleigh Borough Local Plan 2011-2036 and on future reviews or alterations of the Local Plan**

### **Preparation of a Local Plan (Regulation 18)**

- 5.2 In undertaking the Regulation 18 consultation process on a new Local Plan, the Council will focus on the broad options that are being considered for the distribution of new development and to address any other strategic issues. The consultation document will indicate the options considered and the Council's preferred option(s), subject to the outcome of the consultation and any further appraisal that is required. The Council will employ the following methods of involving the community:

**- Before options are published:**

- i. An updated Local Development Scheme will be published that gives details of the programme for preparing the Local Plan and the anticipated dates of opportunities to comment;
- ii. The evidence base will be reviewed and updated. It contains a wide variety of studies and research documents, including those relating to Sustainability Appraisal and Habitats Regulations Assessment. These will be prepared and/ or updated in consultation with relevant organisations and authorities, and published on the Council's website with an open invitation to comment. They will also be publicised by means of the Planning Policy & Implementation newsletter;
- iii. An updated Sustainability Appraisal Scoping Report will be published setting out background data about the borough's communities, economy and environment and related issues. This will be subject to a targeted consultation with the Environment Agency, Natural England and English Heritage, but will also be available on the Council's website for general public comment;
- iv. Consultation events will be arranged with interested parties including representatives of the specific and general consultation bodies as specified in Appendix 2., This may include setting up a Developers' Forum to discuss (for example) housing needs and development options;
- v. Visits may be made to the borough's local area committees and to parish and town councils to discuss issues relating to the Local Plan;
- vi. The Planning Policy & Implementation newsletter will be used to inform consultees on the Planning Policy consultation database of the availability of documents for comment, progress on the Local Plan and anticipated consultation dates. Where possible and appropriate the Borough News will also be used for this purpose.

- **When Local Plan options are published:**

- vii. The Local Plan options, Sustainability Appraisal Report, Habitats Regulations Assessment Screening Report and other supporting documents will be made available for inspection and comment for an eight-week period. The appraisals and assessments will include appraisals of all the alternative development and policy options considered and reasons for the Council's choices. If it proves necessary to re-consult on a revised draft of the options, the consultation period will normally be six weeks.
- viii. The consultation documents will be published on the Council's website, and hard copies will also be made available at the Council's offices, all of the borough's town and parish council offices and all local public libraries.
- ix. Staffed exhibitions of the options may be held in appropriate locations. Where proposals are limited in their impacts, for example in the case of a partial review of the Local Plan, exhibitions will only be held in the areas affected.
- x. As well as, or as an alternative to exhibitions, workshops and meetings may be held with invited consultees to explore issues and options in more depth;
- xi. Officers will visit town and parish councils as appropriate to explain the Local Plan options and seek views.
- xii. The Planning Policy & Implementation newsletter will be used to notify all those on the Planning Policy consultation database of the consultation and related events such as exhibitions.
- xiii. If publication dates coincide, the Council's Borough News newspaper will also be used to notify the borough's households of the consultation and related events.
- xiv. A press release will be issued to local newspapers and local TV and radio stations, and a formal notice will be placed in a local newspaper giving details of the consultation including related events such as exhibitions.
- xv. Where new site-specific allocations are proposed (i.e. not broad areas), notices will be posted at the sites concerned and letters will be sent to neighbours most affected by the proposals with details of the consultation and how to make representations.
- xvi. Consultees and the public will be invited to make comments on-line, via e-mail or by letter, with the opportunity to use a consultation form (this will not be mandatory).

**Publication of the pre-submission Local Plan (Regulation 19)**

- 5.3 In undertaking the Regulation 19 (pre-submission Local Plan) consultation process the Council will employ the following methods of involving the community:

- i. The pre-submission Local Plan and supporting documentation including updated versions of the Sustainability Appraisal Report, Habitats Regulations Assessment Screening Report and Transport Assessment will be made available for inspection and comment for a six-week period. The appraisals and assessments will include appraisals of all the alternative development and policy options considered and reasons for the Council's choices, including any additional options arising from the consultation on the draft Local Plan.
  - ii. The consultation documents will be published on the Council's website, and hard copies will also be made available at the Council's offices, all of the borough's town and parish council offices and all local public libraries.
  - iii. Formal representations on the soundness of the Local Plan will be invited, to be made on-line, via e-mail and by letter, with the opportunity provided to use a consultation form (this will not be mandatory). The Council will provide advice on what soundness means and on how to make formal representations. Regulation 20 indicates that anyone can make representations on the pre-submission Local Plan.
  - iv. The Planning Policy & Implementation newsletter will be used to notify all those on the Planning Policy consultation database of the consultation.
  - v. If publication dates coincide, the Council's Borough News newspaper will also be used to notify the borough's households of the consultation and related events.
  - vi. A press release will be issued to local newspapers and local TV and radio stations giving details of the consultation, and a formal notice will be placed in a local newspaper.
  - vii. Where new site specific allocations are proposed (i.e. not broad areas), notices will be posted at the sites concerned and letters will be sent to neighbours most affected by the proposals with details of the consultation and how to make representations.
- 5.4 During and immediately after the Regulation 19 stage, the Council will seek to resolve any outstanding objections where possible before submission of the document, if necessary by proposing minor changes to the Local Plan. These minor changes will also be submitted for examination, and subject to the advice of the examination Inspector, may also be the subject of public consultation.
- 5.5 If at this stage major issues are raised that cannot be resolved by minor changes, the Council will consider withdrawing the Local Plan and resolving the issue through further Regulation 18 consultation, before re-consulting under Regulation 19.

## **Submission and examination of the Local Plan**

- 5.6 Submission of the Local Plan does not require further community involvement. The Local Plan, along with all the objections to it, any proposed changes in response to the objections, the appraisals and assessments, a 'statement of consultations', the evidence base and a variety of other documents are submitted to the Secretary of State. The statement of consultations explains how the Council has undertaken consultation, what representations were received, and how the Council has responded to these representations. Following submission, the Secretary of State appoints an Inspector to undertake a formal examination of the Local Plan to determine whether it is 'sound'.
- 5.7 The examination starts as soon as the Local Plan is submitted. In undertaking examination of the Local Plan and the representations on it, the Inspector is required to consider all the representations (Regulation 23). During the examination, the Inspector will arrange hearings where objections and issues can be debated by interested parties. The Inspector will decide on the topics to be discussed and who should be invited to attend.
- 5.8 At least 6 weeks before the examination hearings the Council will publicise the date, time and place where these are to be held, and the name of the person conducting the examination, by means of:
- Notifying all those who have made representations on the pre-submission Local Plan; and
  - Making this information available on the Council's website.
  - Placing hard copies of the notices at the Council's offices, all of the borough's town and parish council offices and all local public libraries.
- (See Regulation 24).
- 5.9 After the examination, the Council will publish the Inspector's report for information as soon as practicable after it is received, again by means of:
- Notifying all those who have asked to be informed that the Report is available, and how it may be seen; and
  - Making this information available on the Council's website.
- (See Regulation 25).

## **Adoption of the Local Plan**

- 5.10 When the Council decides to adopt the Local Plan under Regulation 26:

- i. The adopted Local Plan, a statement of adoption and the final versions of the Sustainability Appraisal Report, Habitats Regulations Assessment Screening Report and Transport Assessment will be published on the Council's website, and hard copies will also be made available at the Council's offices, all the borough's town and parish council offices and all local public libraries;
- ii. The adoption statement will be sent to everyone who has asked to receive it, along with information about where the Local Plan and related documents can be seen;
- iii. Planning Policy & Implementation News will be used to notify all those on the Planning Policy consultation database of the adoption of the Local Plan, and where it and the remainder of the adoption documents can be seen;
- iv. The Council's Borough News newspaper will also be used to notify the borough's households of the adoption of the Local Plan and where it and related documents can be seen;
- v. A press release will be issued to local newspapers and local TV and radio stations giving details of adoption of the Local Plan and where it and related documents can be seen.

## **Neighbourhood Development Plans**

5.11 The Localism Act 2011 introduced the concept of neighbourhood plans to be prepared by parish councils or neighbourhood forums. The Neighbourhood Planning (General) Regulations 2012<sup>1</sup> explain how these should be prepared and the duties of the local planning authority, including consultation requirements.

5.12 Initially the local planning authority must publicise to those within an area to be covered by such a plan:

- The designation of a neighbourhood area;
- The proposal to create a neighbourhood form
- The designation of a neighbourhood forum.

5.13 In undertaking each element of the process, the Borough Council will:

- i. Make the draft proposals available for inspection and comment for a six-week period.
- ii. Publish the consultation documents on the Council's website, and make hard copies available at the Council's offices, in the relevant town and/or parish council offices and local public libraries.
- iii. Notify those local to the area by means of local advertisement, press release, posters and leaflets and direct notification of the

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<sup>1</sup> <http://www.legislation.gov.uk/ukxi/2012/637/contents/made>

parish/ town council and the relevant specific and general consultation bodies as set out in the Regulations.

- iv. Notify all those on the Planning Policy consultation database in that area of the consultation.
- v. If publication dates coincide, the Council's Borough News newspaper will also be used to notify the borough's households of the consultation.

5.14 The NDP is prepared by the 'qualifying body' (the parish council/ neighbourhood forum). The regulations require this body to undertake consultation and publicity on their proposals, and sets out who they should consult. Once this process is completed, the NDP is sent to the local planning authority, along with a statement of the consultations undertaken.

5.15 The local planning authority must then publicise the NDP, notifying all those whom the qualifying body has consulted, and allowing 6 weeks for comments. In undertaking this element of the consultation process, the Borough Council will follow the same procedures set out in paragraph 5.13 above.

5.16 The local planning authority then arranges for public examination of the NDP. Provided the examiner finds that the plan meets basic standards, the local planning authority must then organise a referendum so that the community can have the final say on whether the plan comes into force. If more than 50% of people voting in the referendum support the plan, the local planning authority must bring it into force. The referendum process is also controlled by regulations (The Neighbourhood Planning (Referendums) Regulations 2012<sup>2</sup> as amended 2013).

5.17 Information about neighbourhood planning can be found on the government's website at <https://www.gov.uk/neighbourhood-planning>.

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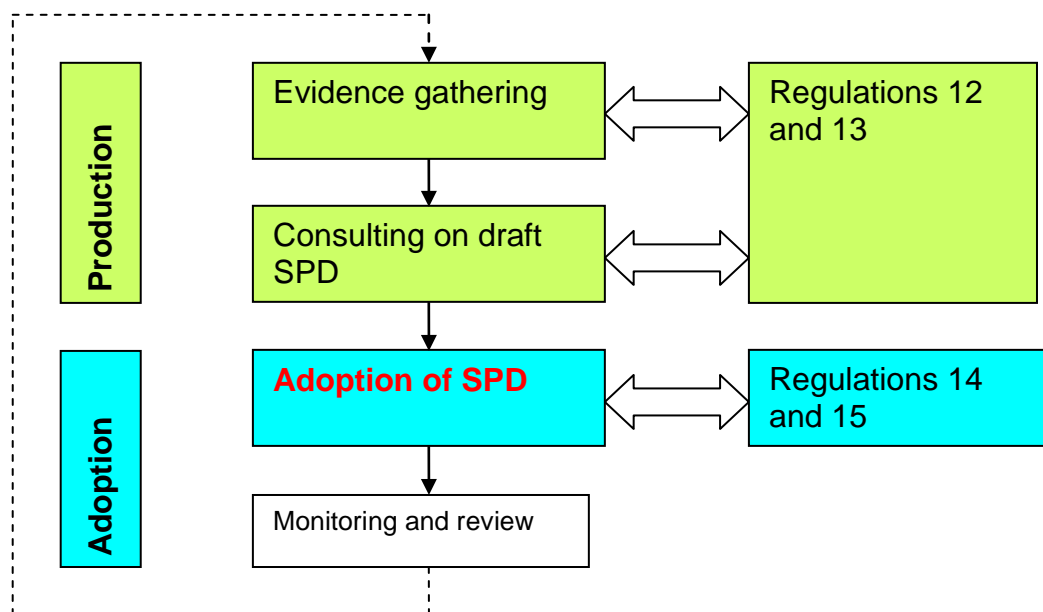
<sup>2</sup> <http://www.legislation.gov.uk/ukxi/2012/2031/contents/made>

## 6. CONSULTATION ON SUPPLEMENTARY PLANNING DOCUMENTS

### Process

- 6.1 Supplementary planning documents add detail to the policies of the Local Plan. The statutory process of preparing a supplementary planning document is shown at Fig. 2 below, which shows the single stage of consultation required (Regulations 12 and 13 of the Town and Country Planning (Local Planning) (England) Regulations 2012). There is no examination process for SPDs, but they are adopted formally by the Council. They do not form part of the development plan, but are material considerations in the determination of planning applications. The Regulations referred to are summarised in Appendix 1.

**Fig. 2: Supplementary Planning Document preparation process**



### How Eastleigh Borough Council will consult on the preparation of supplementary planning documents

- 6.2 Supplementary planning documents can vary considerably in their scope and area of application. For example, they can focus on a particular topic or issue which may be borough-wide, such as affordable housing, or they can be site specific. Those consulted and the consultation process will vary accordingly.

### Preparation and consultation on a draft SPD (Regulation 12)

- 6.3 In undertaking the Regulation 12 consultation process on the draft SPD, the Council will employ the following methods of involving the community:

- i. The draft SPD will be made available for inspection and comment for a six-week period.
- ii. The consultation documents will be published on the Council's website, and hard copies will also be made available at the Council's offices, in the relevant town and/or parish council offices and local public libraries.
- iii. If the SPD is site-specific, a staffed exhibition of the draft SPD will be held in the relevant parishes/ Eastleigh.
- iv. Relevant consultees and the public will be invited to make comments on-line, via e-mail or by letter. Consultees notified will vary depending on the nature of the SPD. If it is borough-wide, all consultees on the Planning Policy & Implementation database including relevant specific and general consultation bodies will be notified. If it is site-specific, those local to the site will be notified by means of the neighbour notification process, along with the relevant town or parish council and relevant specific and general consultation bodies. Regulation 13 says that anyone can make representations on a draft SPD.
- v. Planning Policy & Implementation News will be used to notify all those on the Planning Policy consultation database of the consultation and related events such as exhibitions.
- vi. If publication dates coincide, the Council's Borough News newspaper will also be used to notify the borough's households of the consultation and related events.
- vii. A formal notice will be placed in a local newspaper at the start of the consultation inviting comment and giving details of where documents can be viewed, the consultation period and any consultation events such as exhibitions.

6.4 Following the consultation the Council may modify the SPD to satisfy objections. In preparing the final version of the SPD, the Council is required to prepare a statement of who was consulted on the SPD, the main issues they raised and how these issues have been addressed (a statement of consultations).

### **Adoption of the SPD (Regulation 14)**

- 6.5 When the Council decides to adopt the SPD under Regulation 14:
- i. An adoption statement will be prepared and sent to all who have made representations on the SPD. This will set out the date of adoption, what modifications to the SPD have been made in response to the consultation (if any), and explain that anyone aggrieved by this process can apply to the High Court for a judicial review of the decision to adopt within 3 months of the date of adoption.
  - ii. The adopted SPD, the adoption statement and the statement of consultations will be published on the Council's website and hard

copies will also be made available at the Council's offices and in the relevant town and parish council offices and public libraries;

- iii. The adoption statement will be sent to everyone who has asked to receive it.
- iv. Adoption of the SPD will be mentioned in the next edition of Planning Policy & Implementation newsletter.
- v. Adoption of the SPD will also be publicised in the Council's Borough News newspaper.

## **7. CONSULTATION ON PLANNING APPLICATIONS**

- 7.1 The Council's Development Management Unit aims to determine applications in an efficient and proactive manner, following the appropriate level of community involvement, as set out below. The Unit has a proven record for excellence in public service delivery and its focus on the needs of all who use the Council's services (the customer). The Development Management Unit is already undertaking the involvement processes set out below, so has adequate resources to cover them.

### **Definitions**

- 7.2 The definition of 'major development' is provided by Regulation 2 of the Town and Country Planning (Development Management Procedure) (England) Order 2015. In the context of the Council's function, it includes:
- where 10 or more dwelling houses are proposed;
  - Where the development of dwellinghouse(s) is to be carried out on a site exceeds 0.5 hectares (where the total number of dwellinghouses is unknown);
  - Where the floor space to be created by the development is 1,000m<sup>2</sup> or more; or
  - Where development carries out on a site would occupy an area of 1 hectare or more.

### **Pre-application**

- 7.3 For all planning applications the Development Management Unit welcomes pre-application discussion. A fee is now charged for this service which can include meetings, engagements with consultees and an exchange of written correspondence. It is highly advisable for their own benefit that developers undertake pre-application involvement with key consultees and the local community in line with this statement, particularly for major or contentious proposals, in-order to identify and resolve issues at an early stage.
- 7.4 For major and contentious applications, applicants will be encouraged to provide additional opportunities for involving the local community on their proposals in addition to the consultation undertaken by the council. The Council will require the applicant/agent to agree a programme of community involvement to best suit the specific proposals and the particular site. The technique which has been most frequently used to date is the staffed public exhibition with comments sheets and analysis.

### **Planning application publicity**

- 7.5 The following procedures will be followed to publicise applications that have been received:

- For all planning applications, all neighbours adjacent to or opposite the application site will be notified by letter. For major applications the Council will use its discretion to notify a wider area.
- The relevant parish or town council(s) will be consulted and they may also seek the views of the public at their parish or town council meeting. It is the Council's policy to consult neighbouring parishes for major applications that fall on or close to their boundary.
- For all planning applications, the application form, plans, consultee responses, representations, the Case Officer's report and decision letter will be placed on the Council's website.
- A weekly list of all planning applications will be sent to borough councillors, town and parish councils. The weekly list is also available on the website and runs from Saturday to Friday.
- For more major and strategically significant applications a press release will be issued.
- For the following planning applications a site notice will be issued and a public notice placed in a local newspaper:
  - Major applications;
  - Major applications requiring EIA;
  - Applications contrary to the Development Plan; and
  - Applications in a conservation area or relating to a listed building.
- For the following planning applications only a site notice will be issued
  - Applications where there are no immediate residential neighbours;
  - Applications on industrial estates; and
  - Telecommunication developments.
- The Council's Development Management Unit has a statutory duty to consult certain agencies. The main statutory consultees are listed in Appendix 2.

## **Application Processing**

- 7.6 In processing planning applications the following procedures will be followed:
- For all planning applications, the Development Management case officer will be available to discuss the case and its progress, and receive comments from members of the public. Comments from the public should be made within 21 days of notification of the application. This allows the Case Officer sufficient time to consider consultation comments and representations, however discretion

allows comments to be accepted and considered right up until a decision is made.

- Applications which have significant implications (on matters such as design, highways or education) may be discussed at regular meetings of professionals practicing in the relevant field. This ensures that well-informed decisions are made.
- For major and contentious applications, applicants will be encouraged to provide additional opportunities for involving the local community on their proposals in addition to the consultation undertaken by the council. Although the Council cannot insist on pre-application discussion and stakeholder engagement, it is best practice. The Council will require the applicant/agent to agree a programme of community involvement to best suit the specific proposals and the particular site. The technique which has been most frequently used to date is the staffed public exhibition with comments sheets and analysis.
- The results of the notification and consultation process will be taken into account in decisions made by the Council. All responses are summarised and considered by the Case Officer's report and inform the overall recommendation.
- The Council aim to determine major applications in 13 weeks of the application being made valid and all other applications within 8 weeks. Where longer determination periods are likely due to the nature and scale of the proposed development, Planning Performance Extensions can be agreed between the Planning Authority and the Applicant.
- Any relevant material changes to a planning application, or supplementary information required during the determination process, either as a result of Case Officer observations or that which comes to light during the initial consultation period, may require a further period of consultation.

### **Where further information is required for major development requiring Environmental Impact Assessment**

7.7 For major development requiring Environmental Impact Assessment (EIA), the case officer is able to request further information (under Regulation 22 of the Town and Country Planning (Environmental Impact Assessment) (England) Regulations 2011) if the information required to make a decision on an application is not provided, or questions are raised following consultation. Once the further information has been received, it is consulted upon for a further period of 21 days (although comments are accepted up until the date of the decision). The consultation is publicised by site notice and a notice published in the Hampshire Independent.

7.8 A leaflet is available to explain on what grounds people can comment on planning applications. It is on the Council's web-site at:  
<http://www.eastleigh.gov.uk/pdf/Can%20I%20Comment.pdf> .

- 7.9 If a planning application is to be considered by the Local Area Committee all neighbours who have made representation will be notified of the date, time and venue for the meeting and given the opportunity to speak. Details and guidance on public participation is found on our '[Local Area Committees](#)' webpage.
- 7.10 Any neighbours who have made comments/representations on a planning application will be informed of the subsequent decision. The Case Officer's report and decision notice are available to view on the Council's website.

## **8.0 REVIEWING THE STATEMENT OF COMMUNITY INVOLVEMENT**

- 8.1 The Authority Monitoring Report will consider, as appropriate:
- Whether or not there have been any changes to legislation, regulations, policies or best practice guidance governing SCIs.
  - The success to date of the SCI and of different methods of involvement.
- 8.2 Review of the Local Development Scheme and any change in timescales for the Local Plan under preparation may also trigger a review of the SCI.
- 8.3 From time to time the Council may also ask participants for their feedback on the involvement they have been engaged in. This may also provide a basis for review of the SCI.
- 8.4 Where it is decided that changes are needed to the SCI, the Council will consult the community on the amendments in the following ways:
- i. The draft revised SCI will be made available for inspection and comment for a six-week period.
  - ii. The consultation documents will be published on the Council's website, and hard copies will also be made available at the Council's offices, and in the relevant town and/or parish council offices and local public libraries.
  - iii. The Planning Policy & Implementation Newsletter will be used to notify all those on the Planning Policy consultation database (which includes relevant consultees) of the consultation and the opportunities to comment.
  - iv. If publication dates coincide, the Council's Borough News newspaper will also be used to notify the borough's households of the consultation.
  - v. Adoption of the SCI will be mentioned in the next edition of the Planning Policy & Implementation newsletter and publicised in the Council's Borough News newspaper.

Note: The Royal Town Planning Institute (RTPI) runs a charity called Planning Aid which provides free independent advice on planning matters to eligible individuals and groups: contact the planning advice helpline 0330 123 9244 (local call rate from landlines and mobiles) or email [advice@planningaid.rtpi.org.uk](mailto:advice@planningaid.rtpi.org.uk)

## **SUMMARY OF MINIMUM STATUTORY CONSULTATION REQUIREMENTS**

A1.1 This is only a summary. The definitive text is contained in The Town and Country Planning (Local Planning) (England) Regulations 2012.

### **LOCAL PLANS**

#### **Regulation 18, Preparation of the local plan**

A1.2 This is when the Council gathers ideas and views about the issues that the local plan needs to address and what options should be considered for the location of new development and for policies to manage development. The Regulations set out minimum requirements but otherwise allow considerable flexibility in precisely who is consulted, when and how. An important role of this SCI is to be explicit about how the Council will go about engaging the community at this stage.

#### **Regulation 19, Publication of a local plan**

A1.3 This is a formal consultation on the local plan and related documents proposed to be submitted to the Secretary of State for examination (the pre-submission local plan) when the Council invites formal representations on the 'soundness'<sup>3</sup> of the local plan. Regulation 20 states that anyone can make representations on the pre-submission local plan.

#### **Regulation 22, Submission of the Local Plan**

A1.4 After consultation on the pre-submission Local Plan, it is submitted to the Secretary of State for formal examination by a government-appointed independent Inspector.

#### **Regulations 23 – 25, Examination of the Local Plan**

A1.5 The Inspector is required to consider all the objections made (Regulation 23). At this stage the Council can propose minor changes to the submission documents to overcome objections, but these, all the representations and all the supporting evidence including appraisals and assessments must be submitted to the Secretary of State. These will all be considered by the inspector by means of a public examination, which includes a hearing session. The Council is required to publicise the examination (Regulation 24). The purpose of

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<sup>3</sup> For a local plan to be considered 'sound' it must be positively prepared, justified, effective and consistent with national policy (see NPPF para. 182).

the examination is to establish whether the local plan is 'sound'. The Inspector may invite those who have made representations to participate in the examination. The Inspector then prepares a report of the examination, including if necessary recommended modifications to the local plan that will make it sound. The Inspector's final report must be published by the Council (Regulation 25), and is binding.

### **Regulation 26, Adoption of the Local Plan**

- A1.6 If the Inspector finds the plan sound, or says that it will be sound subject to making recommended modifications, it can then be adopted in accordance with the Inspector's recommendations. The Council is required to publish the adopted local plan, the sustainability appraisal and a statement of adoption, along with details of where these can be inspected. The statement of adoption has to be sent to all those who have asked to be informed that the plan has been adopted.

## **SUPPLEMENTARY PLANNING DOCUMENTS**

### **Regulation 12, Public participation**

- A1.7 This requires the local planning authority to make a draft SPD available for public consultation in accordance with Regulation 35 (see below), and to prepare a statement explaining who has been consulted on a draft SPD, together with a summary of what respondents said and how the issues they raised were addressed in the SPD. Regulation 13 states that anyone can make representations about the SPD.

### **Regulation 14, Adoption of supplementary planning documents**

- A1.8 The local planning authority is required to make the adopted SPD and an adoption statement available in accordance with Regulation 35 (below) and to send the adoption statement to all who have asked to be notified that the SPD has been adopted.

## **LOCAL PLANS AND SUPPLEMENTARY PLANNING DOCUMENTS**

### **Regulation 35, Availability of documents**

- A1.9 Regulation 35 sets out where and for how long documents should be made available for inspection during consultation processes.

## CONSULTEES FOR THE LOCAL PLAN, SUPPLEMENTARY PLANNING DOCUMENTS AND PLANNING APPLICATIONS

- A2.1 Consultees will be selected from the lists below as relevant, depending on the type of planning policy document or planning application, the area of interest and the subject matter. The list is not exhaustive, and will be kept under review.
- A2.2 Some of the consultees are listed in general terms rather than as named organisations, because organisations change and evolve over time. The Council keeps a full list of named organisations from which it will draw its consultees as appropriate and is happy to consider requests from organisations to be added to this list.
- A2.3 The relevant agencies and groups for consultation on Local Plans and supplementary planning documents are set out in the Town and Country Planning (Local Planning) (England) (Regulations) 2012. The Regulations require the Council to consult as relevant the 'specific' and 'general bodies' listed below.

### **SPECIFIC CONSULTATION BODIES (Regulation 2)**

The Coal Authority (not relevant for Eastleigh Borough)  
The Environment Agency  
English Heritage (The Historic Buildings and Monuments Commission)  
Natural England  
Highways England  
Homes and Communities Agency  
Marine Management Organisation  
Southern Water  
Portsmouth Water  
National Grid (gas) and suppliers as appropriate, e.g. Centrica  
National Grid (electricity) and suppliers as appropriate  
Network Rail Infrastructure Ltd  
Telecommunications bodies  
West Hampshire Clinical Commissioning Group

#### ***Relevant Authorities:***

#### ***Local planning authorities:***

- Fareham Borough Council
- New Forest District Council
- Southampton City Council
- Test Valley Borough Council
- Winchester City Council
- South Downs National Park Authority

**County Council:**

- Hampshire County Council

**Local policing body:**

- Hampshire Constabulary

**Other relevant authorities:**

- Hampshire Fire and Rescue Service
- Partnership for Urban South Hampshire
- River Hamble Harbour Authority
- Hampshire Local Nature Partnership

**Parish councils:**

· ***Town and Parish Councils in Eastleigh Borough:***

Allbrook and North Boyatt Parish Council  
Bishopstoke Parish Council  
Botley Parish Council  
Bursledon Parish Council  
Chandler's Ford Parish Council  
Fair Oak and Horton Heath Parish Council  
Hamble Parish Council  
Hedge End Town Council  
Hound Parish Council  
West End Parish Council

· ***Parish Councils outside but adjoining Eastleigh Borough:***

Ampfield Parish Council  
Chilworth Parish Council  
Colden Common Parish Council  
Curdridge Parish Council  
Durley Parish Council  
Hursley Parish Council  
North Baddesley Parish Council  
Otterbourne Parish Council  
Owslebury Parish Council  
Upham Parish Council  
Valley Park Parish Council  
Wickham Parish Council  
Whiteley Parish Council

## **GENERAL CONSULTATION BODIES (Regulation 2)**

***Voluntary bodies, bodies representing racial, ethnic or national groups bodies representing religious interests and groups representing disabled people in Eastleigh Borough:***

2000 Centre Users Group Hedge End  
Age Concern  
Airport Pressure Group  
Allotments Association

Asian Welfare and Cultural Association  
 Bishopstoke Good Neighbours Scheme  
 Bishopstoke History Society  
 Bishopstoke Society and Bishopstoke Community Association  
 Bishopstoke Womens Institute  
 Botley Air Pollution Group  
 Botley Housing Group of the Botley Parish Plan  
 Botley Neighbourhood Scheme  
 Botley Parish Action Group  
 Bursledon Parish Plan Steering Group  
 Bursledon Rights of Way & Amenities Preservation Group  
 Carers Action Network  
 Chandler's Ford Good Neighbours  
 Chandler's Ford Methodist Church  
 Churches Together Chandler's Ford  
 Churches Together in Eastleigh  
 Conservation Group of the Hampshire Gardens Trust  
 Drummond Community Association  
 Eastleigh & District Disability Forum  
 Eastleigh Good Neighbours  
 Eastleigh Group of the Ramblers' Association  
 Eastleigh Southern Parishes Older Persons Forum  
 Eastleigh Working Mens Club  
 Eastleigh Youth Trust  
 Fleming Park Bowling Club  
 Ford W.I.  
 Friday Group  
 Glenside Social Club  
 Good Companions Social Club  
 Gurdwara Nanaksar  
 Hamble Monday Club  
 Hamble Sea Scouts  
 Hampshire Teenage Pregnancy Partnership  
 Hedge End 2000 Centre Lunch Club  
 Hedge End Bowling Club  
 Hedge End Over 60's Club  
 Holy Cross R C Church  
 Itchen Gospel Hall Trust  
 Itchen South District Scouts  
 Maunsell House Social Club  
 Monday Club (Eastleigh)  
 New Community Church, Barton Peveril College  
 New Community Church, Boyatt Wood  
 New Community Eastleigh  
 New Start Senior Citizens Club  
 One Community  
 Otterbourne Conservation Group  
 Portswood Gospel Hall Trust  
 Pudbrook Associated Social Activities Club  
 River Hamble Mooring Holders Association

Safer Neighbourhood Team  
Signposts Supported Employment Service  
Southampton & Eastleigh Friends of the Earth  
St Andrews Methodist Church  
St Boniface and St Martin in the Wood Church, Chandler's Ford  
St Edward the Confessor Church, Chandler's Ford (via the Portsmouth Diocese)  
St Paul's Church  
St Thomas Church Friday Club  
Sunday Lunch Club and Chandler's Ford Sunshine Club  
Tuesday Retirement Club, Hedge End  
United Reform Church, Kings Road  
Wessex Pensioners Convention Wessex Region  
Wildern Opportunity Group

***Business interests in and relating to Eastleigh Borough:***

Botley Market Town Partnership  
Business Link  
Business South  
Eastleigh Town Centre Partnership  
Hampshire Chamber of Commerce  
Local transport operators  
Solent Local Enterprise Partnership  
Eastleigh Business Improvement District

***Developer interest in and relating to Eastleigh Borough<sup>4</sup>***

Adams Hendry Consulting  
Bargate Homes Ltd  
Barratt Homes  
Barton Wilmore  
Bell Cornwall LLP  
Bewley Homes  
Blake Lapthorn  
Bloor Homes  
BNP Paribas Real Estate  
Bovis  
Boyer Planning  
Bryan Jezeph Consulting  
Carter Jonas  
CBRE Ltd  
Colliers International  
David Wilson Homes  
DC Planning  
Deloitte Real Estate  
Dominic Lawson  
Drew Smith  
Drivers Jonas Deloitte

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<sup>4</sup> Not an exhaustive list, includes planning agents

Foreman Homes Ltd  
Genesis Town Planning  
Gladman  
Gleeson Homes  
Graham Bell  
GVA  
Hampshire County Council Property Services Department  
Highwood Group  
Jones Lang LaSalle  
Landhold Capital  
Legal and General  
Linden Homes  
Luken Beck Ltd  
Miller Homes  
Nathanial Litchfield and Partners  
Orchard Homes Ltd  
Paris Smith  
Pegasus Planning  
Persimmon  
Peter Brett  
Pro Vision Planning and Development  
Queens College Oxford  
Richard Tear Associates Ltd  
RPS Planning and Development  
Savills  
Smiths Gore  
Southern Planning Practice  
St Modwen Properties  
Strutt and Parker  
Taylor Wimpey  
Terence O'Rourke  
Tetlow King Planning  
Turley Associates  
Urquhart Development & Management Services Ltd  
White Young Green Planning  
Woolf Bond Planning

## **RESIDENTS (Regulation 18)**

### ***Local Communities***

Where a local community is engaged, the aim will be for all residents and sections of that community to be given the opportunity to comment.

### ***Residents Groups in Eastleigh Borough***

Aviary Residents Association  
Botley Village Youth  
Boyatt & Allbrook Residents Group  
BWNRA  
Brookfield Residents Association  
Dowd's Farm Residents Association

Fielders Court Retirement Complex  
 FLORA (Friends of Lakewood & Oakwood Road Association)  
 Fryern Residents Association  
 Glebe Court Residents Association  
 Greenfinch Residents Association  
 Hiltingbury East Residents Association  
 Hiltingbury Community Association  
 MARA  
 Mercury Area Residents Association  
 Moorgreen Road Residents' Association  
 Mortimers Lane Action Group  
 Newtown Residents Association  
 North Millers Dale Community Association  
 Old Bursledon Action Group  
 Old Bursledon Residents Association  
 Over the Bridge Residents Association  
 Pilands Wood Community Association  
 Telegraph Woods Association  
 Velmore Community Association  
 Velmore Residents Association  
 Verdon Avenue Residents Association

## **OTHER CONSULTEES**

There are a number of other bodies who may need to be involved on specific issues. Some examples are listed below:

- Airport operators (Southampton Airport Ltd)
- Civil Aviation Authority
- Commission for Architecture and the Built Environment
- Council for the Protection of Rural England
- Hampshire and Isle of Wight Wildlife Trust
- Health and Safety Executive
- Home Builders Federation
- Ramblers' Association
- Royal Society for the Protection of Birds
- Sport England
- Sport Hampshire
- The Theatres Trust
- Travelling Showman's Guild
- Esso Petroleum (oil pipelines)
- Primary and Secondary Schools within the Borough
- Further education establishments

Other bodies will be involved where relevant.

## **STATUTORY CONSULTEES ON PLANNING APPLICATIONS**

The full list of statutory consultees is set out in Town and Country Planning (Development Management Procedure) (England) Order 2010. The list below sets out the statutory consultees most likely to be relevant to planning applications in Eastleigh Borough, depending on the type of application.

- Department of the Environment, Food and Rural Affairs
- Environment Agency
- Hampshire County Council Highway Authority
- Hampshire County Council Minerals & Waste Authority
- Health and Safety Executive
- Highways England
- English Heritage (Historic Buildings and Monuments Commission)
- Natural England
- Southampton Airport Ltd
- Sport England

# Appendix 2

## Issues and Options (Regulation 18) Consultation



# Appendix 2A

## Local Plan Newsletter





## Eastleigh Borough Local Plan 2011 – 2036: Issues and Options consultation

Our last newsletter confirmed that work had started on a new Local Plan for the period 2011-2036. Attention was drawn to a number of studies being prepared, including consultations on emerging development needs. This work has led to the preparation of an 'Issues and Options' consultation document .

**The 'Eastleigh Borough Local Plan 2011-2036: Issues and Options' consultation document is published for consultation on 23 December 2015.**

It seeks views on the need for new homes, employment land and other development, different ways and places in which these needs could be met and identifies other key issues and options of relevance to communities within Eastleigh Borough including the need for adequate infrastructure. The consultation document is accompanied by a Strategic Transport Study, Sustainability Appraisal Report, Habitats Regulations Assessment and other recently updated background papers.

All of these documents, and the accompanying evidence base, can be viewed on our website at [www.eastleigh.gov.uk/lp36](http://www.eastleigh.gov.uk/lp36). They are also available for inspection at Eastleigh House, town and parish council offices and public libraries. We have also arranged a series of exhibitions – see below.

We need your response to this consultation by **5pm on 17 February 2015**. There is a consultation form for responses available electronically on our website and in paper form from Eastleigh House. Your response should be returned to the Planning Policy Team (please send it to the address at the end of this newsletter). All responses received will be made public, and you will be able to see them on our website and at Eastleigh House once the 8 week consultation period ends.

We are publicising this Issues and Options consultation through this newsletter, letters to key bodies such as infrastructure providers, press release and advertisement, posters and through public exhibitions listed below.

## Local Plan exhibitions

Exhibition Venue	Date	Times
<b>Eastleigh:</b> Eastleigh House, Upper Market Street, SO50 9YN	Friday 15 January	3:00pm to 9:00pm
<b>Fair Oak:</b> Wyvern College, Botley Road, SO50 7AN	Saturday 16 January	10:00am to 4:00pm
<b>Hamble:</b> Hamble Village Hall, 4 High Street, SO31 4JE	Tuesday 19 January	3:00pm to 9:00pm
<b>Bishopstoke:</b> Bishopstoke Community Centre, Church Road, SO50 6BN	Wednesday 20 January	3:00pm to 9:00pm
<b>Botley:</b> Botley Centre, High Street, SO30 2ES	Thursday 21 January	3:00pm to 9:00pm
<b>Allbrook:</b> 14th Scout Hut, Allbrook Hill, SO50 4LY	Saturday 23 January	10:00 to 4:00pm
<b>West End:</b> Itchen Valley Country Park, Allington Lane, SO30 3HQ	Thursday 28 January	3:00pm to 9:00pm
<b>Hedge End:</b> 2000 Centre, St Johns Road, SO30 4AF	Saturday 30 January	10:00 to 4:00pm

## Local Plan Evidence

To support and inform our work on the Local Plan we collect evidence. This includes undertaking and commissioning studies, assessments and appraisals. For the Issues and Options consultation we have prepared a new Housing Background Paper and an Infrastructure Update. You are welcome to comment on the evidence.

All completed evidence is placed on our website [here](#).  
Contact: Tim Guymer, Planning Policy Team Leader or Toby Ayling, Planning Policy and Implementation Manager

## Statement of Community Involvement (SCI)

The **Statement of Community Involvement (SCI)** explains how the community is to be involved in planning matters, including preparation of the local plan and decision-making on planning applications. A revised SCI was published for public consultation on 1 June 2015. The responses received were reported to the Council's Cabinet on 30 November 2015, when a number of amendments to the SCI were agreed and it was formally adopted. You can see the adopted SCI [here](#).

Contact: Tim Guymer, Planning Policy Team Leader

## Housing Implementation Strategy

The Housing Implementation Strategy sets out the borough's **five year housing land supply position**. This document is updated every three months. The latest publication (as at 30 September 2015) is available [here](#).

Contact: Vashti Gooding, Senior Planning Policy Officer

## PUSH Consultation

PUSH (the Partnership for Urban South Hampshire) continue to work on options for a revision of its South **Hampshire Spatial Strategy**. It is now expected that they will consult on a draft strategy in the summer of 2016. When that consultation commences the Borough Council will be providing additional information and support to ensure residents, businesses and organisations are able to take part in the consultation. Check [here](#) for further details.

*Contact: Toby Ayling, Planning Policy and Implementation Manager*

## Eastleigh Town Centre

Much has been happening in the town centre over the last few months:

- Work on the redesign for the 'Market Place' (the area of the precinct near the railwayman statue between the Sainsbury's store and the Recreation Ground) was completed at a cost of approximately £500,000. The concept for the scheme was devised by Mark Waller-Gutierrez, the Council's Implementation and Design Manager and the contract for the works was managed by the Council's Traffic Construction team. The design had to be adapted to avoid the numerous underground shelters from the 1930s discovered during the works.
- Work has also been completed on a redesign of the railway station forecourt fronting onto Southampton Road at a cost of approximately £600,000. This has improved the accessibility of the station and enhanced the setting of the listed station building. The project was a partnership with South West Trains and Hampshire County Council.
- Development of a Marks and Spencer's 'Simply Food' on Twyford Road is planned to start in 2016.



The work of the Business Improvement District in the town centre continues; details [here](#).

*Contact: Dave Francis, Senior Implementation & Design Officer.*

## Market Place, Eastleigh - Public Art

Bespoke metal tree grills depicting some key events in the history of Eastleigh town are being fabricated as part of a public art project for the Market Place. The design for the tree grilles was created by Joanne Calcutt, the Council's Public Art Officer.

*Contact: Joanne Calcutt, Implementation & Design Officer (Public Realm)*

## Eastleigh Railway Station Forecourt Public Art



The Eastleigh railway station forecourt improvement scheme also benefitted from the siting of a new bronze statue of Charlotte Mary Yonge the nineteenth century novelist responsible for giving Eastleigh its name. The sculpture was commissioned by Joanne Calcutt, the Council's Public Art Officer and designed and fabricated by Vivien Mallock. The art work was funded by developers contributions.

*Contact: Joanne Calcutt, Implementation & Design Officer (Public Realm)*

## **'Parkland' at Fleming Park**

The first phase of improvement works to the area of Fleming Park, which was formally a golf course, was completed in October 2015. This was a project of approximately £250,000 to provide a mile long all weather trail. A second phase of improvement works including removal of some non-native trees, landscape design and footbridge improvements will take place in 2016.  
*Contact: Dave Francis, Senior Implementation & Design Officer.*

## **MUGA site at Market Street, Eastleigh**

The consultation for different options for redeveloping the unpopular multi use games area (MUGA) behind Market Street concluded in September 2015. A majority of residents who responded to the consultation preferred the idea to create more lock up garages on this site. The feasibility of relocating the MUGA to an alternative site nearby is currently being investigated.

*Contact: Dave Francis, Senior Implementation & Design Officer.*

## **The Planning Policy and Implementation Section**

If you would like to contact anyone in the Planning Policy and Implementation Section please see our contact details below and in the Who's Who list on our web site [here](#).

[Edit your subscription](#) | [Unsubscribe](#)

Planning Policy &  
Implementation  
Eastleigh Borough Council  
Eastleigh House  
Upper Makret Street  
Eastleigh SO50 9YN

# Appendix 2B

## Consultee letter





**Regeneration & Planning Policy**

Our Ref: S3/LP36/StatCon

Your Ref:

Contact: Toby Ayling

Direct Dial: 023 8068 8242

Email: [localplan@eastleigh.gov.uk](mailto:localplan@eastleigh.gov.uk)

Date: 23 December 2015

Dear Sir/Madam,

**Eastleigh Borough Local Plan 2011-2036 – Issues and Options consultation**

As you may be aware, the Council agreed on 10 December 2015 to consult on an Issues and Options document to inform the preparation of a new Local Plan for the Borough for the period 2011 to 2036. It is to be formally published for consultation on 23 December 2015 and the closing date for comments is **17 February 2016**.

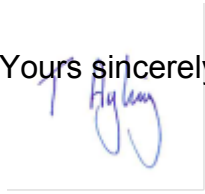
The Issues and Options document seeks views on the need for new homes and other development, different ways and places in which these needs could be met and identifies other key issues and options of relevance to communities within Eastleigh Borough. It is supported by a number of other documents including a Strategic Transport Study, Sustainability Appraisal and Habitats Regulations assessment.

The Issues and Options document and other related documents can be viewed on-line at [www.eastleigh.gov.uk/lp36](http://www.eastleigh.gov.uk/lp36), and are also available for inspection at the Borough Council's offices and public libraries. A consultation form for comments is also available online and at these locations. If you would like hard copies of any of these documents, please get in touch and we shall be pleased to arrange to send them to you. Public exhibitions are being held across the Borough during January 2016.

After the consultation, the Council will analyse all the comments received alongside other factors including updates to the Local Plan evidence base and the progress made by PUSH in preparing its new Spatial Strategy, before bringing forward proposals for a new Local Plan.

If you have any queries about the Plan, please contact the Planning Policy Team, tel. 023 8068 8242, e-mail [localplan@eastleigh.gov.uk](mailto:localplan@eastleigh.gov.uk) .

Yours sincerely,



Toby Ayling

Planning Policy & Implementation Manager

**for the Head of Regeneration and Planning Policy**

# Appendix 2C

## Consultation leaflet



## Exhibitions will be held at:

Exhibition Venue	Date	Times
<b>Eastleigh:</b> Eastleigh House, Upper Market Street, SO50 9YN	Friday 15 January	3:00pm to 9:00pm
<b>Fair Oak:</b> Wyvern College, Botley Road, SO50 7AN	Saturday 16 January	10:00am to 4:00pm
<b>Hamble:</b> Hamble Village Hall, 4 High Street, SO31 4JE	Tuesday 19 January	3:00pm to 9:00pm
<b>Bishopstoke:</b> Bishopstoke Community Centre, Church Road, SO50 6BN	Wednesday 20 January	3:00pm to 9:00pm
<b>Botley:</b> Botley Centre, High Street, SO30 2ES	Thursday 21 January	3:00pm to 9:00pm
<b>Allbrook:</b> 14th Scout Hut, Allbrook Hill, SO50 4LY	Saturday 23 January	10:00am to 4:00pm
<b>West End:</b> Itchen Valley Country Park, Allington Lane, SO30 3HQ	Thursday 28 January	3:00pm to 9:00pm
<b>Hedge End:</b> 2000 Centre, St Johns Road, SO30 4AF	Saturday 30 January	10:00am to 4:00pm

## Contact us

The Issues and Options consultation document and accompanying evidence can be viewed at [www.eastleigh.gov.uk/lp36](http://www.eastleigh.gov.uk/lp36) or at Eastleigh House, your parish or town council office, or your local library.

Consultation forms are available online at: [www.eastleigh.gov.uk/lp36](http://www.eastleigh.gov.uk/lp36)

by emailing: [localplan@eastleigh.gov.uk](mailto:localplan@eastleigh.gov.uk)

by calling the Planning Policy Team on: 023 8068 8242

or by writing to Planning Policy Team: Regeneration and Planning Policy, Eastleigh Borough Council, Eastleigh House, Upper Market Street, Eastleigh, SO50 9YN.

The consultation starts on 23 December 2015 and closes at 5pm on 17 February 2016.

Why not sign up for the latest e-news from Eastleigh Borough Council at [www.eastleigh.gov.uk](http://www.eastleigh.gov.uk)



# Future growth of Eastleigh Borough

## Have Your Say



Issues and Options consultation

**EASTLEIGH**  
BOROUGH COUNCIL

Eastleigh Borough Council is preparing a new Local Plan to guide development, including housing, in the Borough over the next 20 years – and we're keen to get your views as the Plan takes shape.

## Why do we need a Local Plan?

More homes are required to meet the needs of current and future populations – and national planning policy dictates that councils must plan for growth in all types of housing in their local areas, and across council boundaries.

As well as new homes, we need to plan for other requirements, such as land for offices, industry and jobs; community facilities, such as schools, healthcare and leisure venues; open space for recreation and nature conservation, and support for our town and district centres. The preparation of the Local Plan helps to ensure that new developments are sustainable and supported by the necessary infrastructure – including roads, water treatment works and community facilities.

The Government's Planning Inspector failed to support the previous Local Plan, mainly because it did not provide for enough new housing. When the Council has an up-to-date and adopted Local Plan, and a sufficient supply of housing land, it may be easier to resist development proposals in areas that are not suitable for development – so it is important that a Local Plan is produced quickly which can meet all the growth needs of the Borough.

## Your views are important

To help the Council prepare a new Local Plan, we need to hear the views of Eastleigh Borough residents, businesses and other interested parties on the key issues and options facing the Borough over the next few years. To support this, the Council has prepared the Eastleigh Borough Local Plan 2011-36 – Issues and Options consultation document to stimulate debate and help us get the plan right.



## Future growth of Eastleigh Borough – 3 key issues

The Council is keen to get your views on three key issues:

### 1 Amount of development required in Eastleigh Borough

There are around 10,000 homes in Eastleigh Borough that have either been built since 2011, are currently being built, or for which planning permission has already been granted or can be accommodated in our existing settlements. We believe that we will require land for between 4,000 to 10,000 extra homes in the Borough to 2036, depending on what is determined as the Borough's overall housing requirement. We welcome views and additional evidence to our work on determining housing numbers, as well as views on the need for new employment floorspace, accommodation for travelling communities and retail needs.

### 2 Location of new development

To accommodate the Borough's future development requirements, potential locations for development need to be identified. Eight different options are highlighted in the consultation document.

At this early stage in the process, the Council does not have a preferred option. Instead, we are seeking views on the merits and disadvantages of the options identified. This also gives providers of infrastructure and local services – such as the County Council, health organisations, environmental groups and utility companies – a chance to feed in to the process. A list of the eight locations that might accommodate new development, together with maps, can be found in Chapter 6 of the Issues and Options document, entitled 'Spatial strategy options' (from page 27).

### 3 How development will be delivered

The Issues and Options consultation document also seeks views on a number of planning policy themes relating to the delivery of development, such as how to protect the Borough's countryside and gaps, protecting and enhancing sensitive environments, how to provide new affordable housing and how best to secure the infrastructure – such as green infrastructure, roads and schools – needed alongside new developments.

Alongside the Issues and Options document, the Council is consulting on the wider evidence base to inform the preparation of the Local Plan. This includes the Eastleigh Strategic Transport Strategy, the Sustainability Appraisal and the Habitats Regulation Assessment.

# Appendix 2D

Summary of issues raised  
and how these have  
been taken into account



**Table 1 – Changes to the Emerging Local Plan in response to the Issues and Options consultation (December 2015)**

Site/topic	Views expressed	Proposed Submission Local Plan
Housing requirement	Questions and challenges to the methodology, assumptions and scenarios set out to inform the housing requirement	<p>While there were differing views on the appropriate housing target, many of the comments related to the need for further evidence, transparency and to take account of the sub-regional requirements.</p> <p>The housing target set out in the Local Plan is based on Option B, the PUSH SHMA methodology. This methodology was agreed across the sub region and the reports are published online. It identified a need for 16,150 dwellings 2011-2036, an average of 646 dwellings per annum. After the publication of the Issues and Options paper, the Council decided to amend the timescales of the Local Plan so it covered the period 2016-2036. Since 2011, housing completions in the borough were significantly below the annual target. The target has therefore been amended to take into account completions since 2011 and address the backlog. This has increased the annual requirement from 646 to 729 dwellings.</p> <p>The annual requirement for 729 dwellings per annum in the Local Plan compares with 715 dwellings in the draft assessment of housing need using the Government's proposed standard methodology. The Council will consider whether to use the standard methodology figures for the submission Local Plan after the methodology has been published by Government and the figures updated using statistics published this summer.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
<p>Spatial strategy Option A (Extensions to settlements)</p>	<p>Mixed response to spatial strategy Option A which sought to spread new development across a number of extensions to settlements</p>	<p>There was some support for this option with reasons given including the flexibility it provides, the ability to utilise existing infrastructure and the ease of assimilating development into existing communities. The concerns expressed included the ability of infrastructure to cope and the need for new infrastructure, the loss of countryside gaps and settlement identity, and impact on specific areas.</p> <p>In addition to the sites identified by the Council in Option A, a number of other sites were promoted for development in the consultation. These ranged from sites in other uses such as open spaces and sites currently in commercial uses to revisions to options proposed. Concerns were raised about the omission of sites less than 200 units in the options presented.</p> <p>Option A is not the preferred option to deliver the development required in the borough. Since the publication of the Issues and Options document, however, the Council has undertaken a small and medium greenfield site assessment to determine which sites are suitable for housing development and should be allocated in the plan. It included sites put forward by developers during the Issues and Options consultation (some of which have since been through the planning process). This is a similar approach to Option A, albeit delivering a lower number of dwellings. It addresses the concern that sites for less than 200 dwellings were excluded from the options.</p> <p>The Local Plan seeks to address the general concerns expressed about the need for new infrastructure, importance of countryside gaps and need to protect specific areas. In particular, the Council has undertaken a review of the countryside gaps in the borough to update the gaps. This update reflects recent development and sites with planning permission or under construction and reassessed the amount of land required to deliver the separation required.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
Spatial strategy Options B and C (Expansion of Bishopstoke and Fair Oak)	Significant concerns raised by majority of respondents to Option B and C which sought views on concept of expanding Fair Oak and Bishopstoke to the north/north-east with related development in Allbrook village	<p>A variety of concerns were expressed about these options including the impact on the countryside, landscape and gaps, biodiversity and ecology, insufficient infrastructure, economic and transport issues. Reasons given for support included the delivery of infrastructure, relationship to existing housing (Option B), amount of new development and good access.</p> <p>The proposed Strategic Growth Option (SGO) is a combination of options B and C. The rationale behind this choice is set out in the Cabinet report 20<sup>th</sup> July 2017 and in the draft background paper on the Assessment of Strategic Growth Options published in December 2017. The background paper provides a comparative assessment of the strategic growth options and considers the viability and deliverability of the recommended SGO (B/C). The size of the SGO provides the opportunity to deliver significant new infrastructure including a link road, new schools and a new district centre in addition to approximately 5,200 dwellings (of which 3,350 will be completed during the plan period).</p> <p>Policies S5 and S6 set out detailed criteria for the SGO and the link road. The policies seek to address some of the concerns raised and also include the requirement for the development to be in accordance with a Supplementary Planning Document setting out more detailed criteria. Development must also be in accordance with a detailed masterplan covering the whole area to be approved by the Council.</p> <p>The SGO will be delivered as two new communities separated by a countryside gap. Policy S5 covers residential, employment, retail and communities facilities, open spaces and has reference to the link road. In order to help illustrate what could be delivered, a draft masterplan has been prepared by consultants working for the Council and this has considered infrastructure requirements, which parcels of land would be suitable for development and the appropriate density of development.</p> <p>The biodiversity and ecological issues have been considered in detail in the Habitats Regulation Assessment and supporting documents to the Local Plan.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
Spatial strategy Option D and E (Expansion of Bishopstoke and Horton Heath and extension of West End)	Mixed response to Options D and E which sought views on the merits of expanding Bishopstoke to the south and West End to the north of the M27	<p>Reasons for the support of Options D and E included existing and planned transport links in the area, links to Eastleigh and Southampton and the opportunity to deliver a new community. Concerns raised included its deliverability, development in a gap, biodiversity, impact on the country park, traffic and its remoteness.</p> <p>Neither Option D nor Option E is not the preferred option to deliver the development required in the borough. Each option would require additional development to deliver sufficient development. The rationale for choosing Options B/C instead of Option D or E (and the additional development required) is set out in the draft background paper on the Assessment of Strategic Growth Options published in December 2017.</p>
Spatial strategy Option F (Extending Hedge End and Botley)	Broad support for Option F which explored the potential for extending Hedge End and Botley	<p>Reasons for supporting Option F included transport, as a 'least worst' option and due to the lack of negative impacts. Concerns were expressed about losing the separation between settlements, traffic, air quality, insufficient infrastructure and biodiversity and landscape impacts.</p> <p>Option F is not the preferred option to deliver the development required in the borough. Since the publication of the Issues and Options document the Council has undertaken a small and medium greenfield site assessment to determine which sites are suitable for housing development and should be allocated in the plan. The sites allocated for development include two sites within the Option F area – policies HE1 and BO2.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
Spatial strategy Option G (Hamble Airfield)	Significant concerns raised regarding development of Option G, particularly regarding traffic.	<p>Reasons for supporting Option G included existing transport links, limited impact on a gap and the limited biodiversity and visual amenity value of the countryside and because it was a brownfield site. Concerns expressed included about its sustainability, impact on the countryside and loss of open space, biodiversity and ecological impacts and pressures on existing infrastructure including the road network. Alternative uses were suggested such as a country park or water park. Reference was made to the Minerals and Waste Plan and its impact on delivery and requirement to restore the site to open space after any extraction.</p> <p>Option G proposed a mix of uses including residential, employment and open space uses. Following the Issues and Options consultation, in December 2016 the Council agreed a 'Development distribution strategy and principles' for the Local Plan. This included the following principle:</p> <p style="padding-left: 40px;">'There should be no significant additional development in the Hamble peninsula because of transport constraints, minerals safeguarding and the vulnerability of the open and undeveloped countryside gaps between settlements in this area and Southampton, the outer borders of which are clearly visible from many parts of the peninsula'.</p> <p>In accordance with this principle, the Local Plan does not allocate development on Hamble Airfield.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
Spatial strategy Option H (Eastleigh River Side)	Strong support for Option H, with some suggesting housing development rather than employment.	<p>The reasons for supporting Option H were the potential for new transport links (Chickenhall Lane Link Road and a new rail link). Concerns were expressed about the impact on (and from) Southampton Airport, existing infrastructure and uses including the aggregates terminal and distribution centre, the risk of pollution and flooding and about delivery and cost.</p> <p>The Local Plan identifies the Eastleigh Riverside area as suitable for primarily employment uses. Policy E6 sets out detailed criteria for different parts of the site and Policy E7 allocates a site adjoining Eastleigh Riverside to the east of the railway works for employment uses. Criteria in these policies address concerns raised in the consultation including existing infrastructure and uses and the Chickenhall Lane Link Road.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
Transport	<p>Substantial concerns expressed, in particular traffic congestion generally, and the impact of new roads on the landscape and the environment. Support expressed for park and ride facilities.</p>	<p>The approach in the Local Plan, including the decision to choose Strategic Growth Option (SGO) Options B/C, has been tested by extensive transport modelling and a Transport Assessment. This has modelled the extent of any traffic congestion as a result of development and considers any improvements required to existing junctions and routes in order to address any congestion. These are published as background evidence to the Local Plan.</p> <p>The SGO policy S5 includes the requirement for development to support the delivery of the full link road and sets out detailed criteria about planning permission, control of land and funding. Development is also required to make contributions to other transport measures. The specific link road policy, S6, includes criteria on phasing, impacts on biodiversity and flood risk and design. These ensure the road integrates with the new communities and manage and mitigate its visual impact on the landscape and noise effect on surrounding communities.</p> <p>In addition to policies S5 and S6 which address the SGO link road and policy S12 which provides further policy on roads, the Local Plan also provides policy on the strategic footpath, cycleway and bridleway links to be established or improved. The Council seeks to deliver improvements to rail and bus services and to develop a strategic network to provide alternative to travelling by the private car.</p> <p>Policy DM14 Parking addresses the provision of new and extended car parks including park and ride facilities. Although the plan does not allocate sites for park and ride, this policy provides detailed criteria to assess any proposal.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
Transport – new road schemes	<p>Specific concerns about new road schemes:</p> <ul style="list-style-type: none"> <li>○ North Bishopstoke Bypass – doubts over the ability to relieve congestion, the constraint at Allbrook railway bridge, and impacts on the wider road network.</li> <li>○ South Bishopstoke Bypass – little comment though EA have expressed views as to preferred route.</li> <li>○ Chickenhall Lane Link Road – generally supportive comments received.</li> <li>○ Botley bypass - some concerns from residents based on a misunderstanding that the bypass would extend onto Kings Copse Avenue</li> </ul>	<p>Policy S12 identifies strategic transport infrastructure provision and improvements to be delivered by the Local Plan and its development. In addition to the new link road, this includes the Botley bypass, Chickenhall Lane Link Road and specific junction improvements and improvements to rail and bus services.</p> <p>In response to comments on specific schemes:</p> <ul style="list-style-type: none"> <li>• North Bishopstoke bypass – the issues raised on the delivery of the link road have been considered in detail in the supporting evidence to the Local Plan.</li> <li>• South Bishopstoke bypass – this was proposed as part of Option D. This option is not taken forward in the Local Plan.</li> <li>• Chickenhall Lane Link Road – this is taken forward in the Local Plan in order to support the development at Eastleigh Riverside.</li> <li>• Botley bypass – planning permission has now been granted for the road and the Local Plan safeguards the route, this is shown on the Policies Map.</li> </ul>

Site/topic	Views expressed	Proposed Submission Local Plan
Community infrastructure	Significant concerns about the capacity of community infrastructure, in particular schools and health services.	<p>It is recognised that new residential development needs to be supported by new and improved infrastructure. Policy S5 sets out the facilities needed in the SGO including new primary and secondary schools, local and district centres and health services (either through the provision of buildings on site or the expansion of the existing Stokewood surgery). Policy S11 sets out the community facilities required across the borough. Policy DM40 enables the Council to collect S106 and/or CIL contributions to fund the improvement or provision of infrastructure, services, facilities or amenities needed for the development. This includes health and education infrastructure.</p> <p>The Council has worked with health providers including the Clinical Commissioning Group, South Central Ambulance Service and individual GP surgeries and with Hampshire County Council who have a statutory duty to ensure sufficient school places in the borough. The Infrastructure Delivery Plan sets out in detail the infrastructure requirements.</p>

Site/topic	Views expressed	Proposed Submission Local Plan
Sustainability Appraisal	Concerns raised over the soundness of the Sustainability Appraisal, due to options not being tested.	The Sustainability Appraisal sets out in detail the assessment of options, to inform both the proposed Submission Local Plan and the earlier Issues and Options paper (from December 2015). These earlier assessments demonstrate how sites initially identified in the Strategic Land Availability Assessment (SLAA) were combined into larger strategic location options (23 possible locations), then strategic spatial options (eight locations which combined one or more strategic location options as set out in the Issues and Options paper) and finally the strategic growth options considered by the Council for the Local Plan (5 options). In addition to information on the assessment of larger strategic scale options, the SA also includes an assessment of the potential small and medium greenfield sites allocated in the Local Plan. Appendices published alongside the SA include detailed assessments and information on how sites were assessed and scored.

# Appendix 2E

## List of Consultees



## Appendix 2e – List of Specific Consultees

List of specific bodies and persons invited to make representations in accordance with Regulation 19

The Environment Agency

Historic England

Marine Management Organisation

Natural England

Network Rail

Office of Roads & Rail Regulation

Highways England

Hampshire County Council (transport, education, minerals and waste, community infrastructure, flooding and water management)

Neighbouring Authorities:

- Fareham Borough Council;
- New Forest District Council;
- Southampton City Council;
- South Downs National Park;
- Test Valley Borough Council;
- Winchester City Council;

Other relevant authorities:

- Hampshire Fire and Rescue Service
- Partnership for Urban South Hampshire
- Solent Transport
- River Hamble Harbour Authority
- Hampshire Local Nature Partnership\*

Parish and Town Councils:

- Allbrook and North Boyatt Parish Council;
- Bishopstoke Parish Council;
- Botley Parish Council;
- Bursledon Parish Council;
- Chandler's Ford Parish Council;
- Fair Oak and Horton Heath Parish Council;
- Hamble-le-Rice Parish Council;
- Hedge End Town Council;
- Hound Parish Council;
- West End Parish Council.

Neighbouring Parish Councils:

- Ampfield Parish Council;
- Chilworth Parish Council;
- Colden Common Parish Council;
- Curdridge Parish Council;
- Durley Parish Council;
- Hursley Parish Council;
- North Baddesley Parish Council;
- Otterbourne Parish Council;
- Owslebury Parish Council;
- Upham Parish Council;

- Valley Park Parish Council;
- Whiteley Parish Council;
- Wickham Parish Council;

#### Police Authority:

- Hampshire Police and Crime Commissioner
- Hampshire Constabulary

#### Health bodies:

- West Hampshire Clinical Commissioning Group;
- Hampshire Hospitals NHS Foundation Trust
- Southern Health NHS Foundation Trust
- University Hospital Southampton NHS Foundation Trust
- Solent NHS Trust
- Portsmouth Hospitals NHS Trust
- Hampshire and Isle of Wight Local Pharmaceutical Committee

#### Gas & electricity companies;

- National Grid
- British Gas
- Southern Electric
- Scottish & Southern Electricity

#### Mobile Operators Association

#### Water undertaker and other service providers;

- Southern Water
- Portsmouth Water

#### Homes & Communities Agency

#### The Coal Authority

#### List of General Consultation bodies

Voluntary bodies, bodies representing racial, ethnic or national groups bodies representing religious interests and groups representing disabled people in Eastleigh Borough:

2000 Centre Users Group Hedge End

Age Concern

Airport Pressure Group

Allotments Association

Asian Welfare and Cultural Association

Bishopstoke Good Neighbours Scheme

Bishopstoke Society and Bishopstoke Community Association

Bishopstoke Womens Institute

Botley Housing Group of the Botley Parish Plan

Botley Neighbourhood Scheme

Botley Parish Action Group

Bursledon Parish Plan Steering Group

Bursledon Rights of Way & Amenities Preservation Group  
Carers Action Network  
Chandler's Ford Good Neighbours  
Chandler's Ford Methodist Church  
Churches Together Chandler's Ford  
Churches Together in Eastleigh  
Conservation Group of the Hampshire Gardens Trust  
Drummond Community Association  
Eastleigh & District Disability Forum  
Eastleigh Good Neighbours  
Eastleigh Group of the Ramblers' Association  
Eastleigh Southern Parishes Older Persons Forum  
Eastleigh Working Mens Club  
Eastleigh Youth Trust  
Fleming Park Bowling Club  
Ford W.I.  
Glenside Social Club  
Good Companions Social Club  
Gurdwara Nanaksar  
Hamble Monday Club  
Hamble Sea Scouts  
Hedge End 2000 Centre Lunch Club  
Hedge End Bowling Club  
Hedge End Over 60's Club  
Holy Cross R C Church  
Itchen Gospel Hall Trust  
Itchen South District Scouts  
Monday Club (Eastleigh)  
New Community Church, Barton Peveril College  
New Community Church, Boyatt Wood  
New Community Eastleigh  
One Community  
Otterbourne Conservation Group  
Portswood Gospel Hall Trust  
Pudbrook Associated Social Activities Club  
River Hamble Mooring Holders Association  
Safer Neighbourhood Team  
Signposts Supported Employment Service  
Southampton & Eastleigh Friends of the Earth  
St Andrews Methodist Church  
St Boniface and St Martin in the Wood Church, Chandler's Ford  
St Edward the Confessor Church, Chandler's Ford (via the Portsmouth Diocese)  
St Paul's Church  
St Thomas Church Friday Club  
Sunday Lunch Club and Chandler's Ford Sunshine Club  
United Reform Church, Kings Road  
Wessex Pensioners Convention Wessex Region  
Wildern Opportunity Group

Business interests in and relating to Eastleigh Borough:

Botley Market Town Partnership  
Business South  
Hampshire Chamber of Commerce  
Local transport operators – First Hampshire, Solent blue line, Brijan  
Solent Local Enterprise Partnership  
Eastleigh Business Improvement District

Developer interest in and relating to Eastleigh Borough:

Adams Hendry Consulting  
Bargate Homes Ltd  
Barratt Homes  
Barton Wilmore  
Bell Cornwall LLP  
Bewley Homes  
Blake Laphorn  
Bloor Homes  
BNP Paribas Real Estate  
Bovis  
Boyer Planning  
Bryan Jezeph Consulting  
Carter Jonas  
CBRE Ltd  
Colliers International  
David Wilson Homes  
Deloitte Real Estate  
Dominic Lawson  
Drew Smith  
Drivers Jonas Deloitte  
Foreman Homes Ltd  
Genesis Town Planning  
Gladman  
Gleeson Homes  
Graham Bell  
Hampshire County Council Property Services Department  
Highwood Group  
Jones Lang LaSalle  
Landhold Capital  
Legal and General  
Linden Homes  
Luken Beck Ltd  
Miller Homes  
Nathanial Litchfield and Partners  
Orchard Homes Ltd  
Paris Smith  
Pegasus Planning  
Persimmon  
Peter Brett  
Pro Vision Planning and Development  
Queens College Oxford  
Richard Tear Associates Ltd  
RPS Planning and Development

Savills  
Smiths Gore  
Southern Planning Practice  
St Modwen Properties  
Strutt and Parker  
Taylor Wimpey  
Terence O'Rourke  
Tetlow King Planning  
Turley Associates  
Urquhart Development & Management Services Ltd  
White Young Green Planning  
Woolf Bond Planning

# Appendix 3

## Shaping Your Community



# Appendix 3A

## Report



# **Shaping Your Community: Engaging with residents and businesses. Final Report, January 2018.**

This report is an updated version of that published in December 2017 for the meeting of Eastleigh Borough Council. It now incorporates analysis of all paper surveys that were returned in the weeks after the closing date of the survey, weighted analysis to assess the impact of the age profile of respondents and full detailed analysis of all comments received.

## **Background**

The Eastleigh Borough Local Plan 2011-2036 is currently being developed and will guide the development of housing, employment land, infrastructure and community facilities in the Borough over the next 20 years. A new plan gives the Council and our communities a chance to look afresh at what sort of places and facilities we need in the future.

From December 2015 to February 2016 an “Issues and Options” consultation document gave residents, businesses and other organisations the opportunity to get involved by giving their thoughts and views. In response to the consultation, around 3,300 individual representations were received from over 1,150 respondents. The outcomes and recommendations were reported in June and July 2016.

In July 2017 the Full Council considered an ‘Emerging Local Plan’ and the council have stated what their preferred options are in terms of the location of new housing development in the Borough. Further technical work is ongoing in order to inform the plan. Part of this work includes a commitment from the Council to carry out further engagement with residents to help shape the plan.

Whilst the council received responses from 1,150 people as part of the Issues and Options consultation, it was clear that there remained a low level of understanding about the purpose of a Local Plan and how it might affect residents and businesses in the borough.

## **Purpose**

It was with this in mind that ‘Shaping Your Community’ was developed. A two way engagement process, not part of the formal planning process or a duty to consult, but focussed on getting information out and gaining insights from residents and businesses and about their priorities and needs.

## **How**

Shaping Your Community was launched in October 2017. Businesses and residents were targeted through two key channels. Firstly, with a digital survey that was distributed through a wide range of existing networks managed by the Council’s Economic Development team, One Community, Local Area Managers and Schools and Colleges. Alongside this, the survey was distributed to a number of digital mailing lists including those who had expressed a specific interest in receiving information about business and the economy, the Local Plan and the general E-Newsletter from Eastleigh Borough Council. The digital campaign was followed by invitations to businesses to attend a choice of four meetings held across the Borough and to parish councils both within Eastleigh Borough and those within Winchester. Paper surveys were also distributed to libraries across the Borough, the Wildern School, dial-a-ride bus services and minority ethnic groups.

The survey was supported by a wide range of information that could be accessed via the Eastleigh Borough Council's website, which also hosted the survey. This information included links to all of the key technical information on the Local Plan, should people want to look in more detail, some key facts and a short video which explained the Local Plan. This video was a key element of the 'Shaping your Community' campaign. It strips away all of the technical details and explains in plain English why Council's must have a local Plan, what they are for and how this affects residents and businesses. This video was key to engaging with a wider audience and improving understanding amongst the public.

## **Results: who responded?**

Overall more than 1,600 surveys were completed by residents and businesses from across Eastleigh Borough and from neighbouring parishes in the Winchester area. Of these over 150 paper copies were completed via distribution to specific hard to reach groups such as older people, minority ethnic groups and via parish councils. In addition to the survey responses there were a number of meetings held with businesses and parish councils. Over 30 businesses were represented at the meetings held across the borough. Representatives from seven neighbouring parishes in Winchester attended a meeting held for them, with around 25 attendees. The majority of Eastleigh Borough's ten parishes were also represented at a separate meeting with 30 attendees.

This has resulted in both a good sample size in terms of the survey, with huge value and meaning added to the survey results through the discussions at each of the meetings.

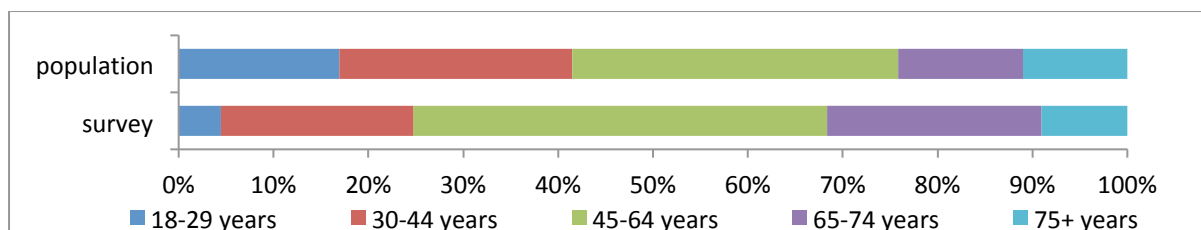
There were two separate surveys, one for businesses and one for residents, in order to identify the different issues faced by these two key groups. Analysis is therefore separate.

## **Residents Survey results:**

### **Insights on local residents:**

The survey included a number of questions such as residents' age, gender, ethnicity and what area they lived in. This is vital information in helping us to understand who we are hearing from and therefore being able to assess if those people represent the population as a whole. This is critical to enable us to understand if the views we receive are balanced. This information was monitored throughout the survey period and measured against information about the whole population. This enabled us to identify gaps in responses, such as certain age groups or ethnic groups, and look at other ways of reaching these. Of those who did respond we know the following:

- Over 87% lived within the Borough of Eastleigh
- Almost 88% are buying or own their own home. In Eastleigh Borough as a whole just 74% are in this position. We therefore have not got a good representation of those who are renting or living with parents, this is partly a reflection of the age of respondents.
- More females than males completed the survey, 55% compared to 42%.
- The age of respondents does not match the age profile of the Borough. Overall there were very few responses from the 18-29 year age group, with more from the 45-64 and 65-74 year age groups.



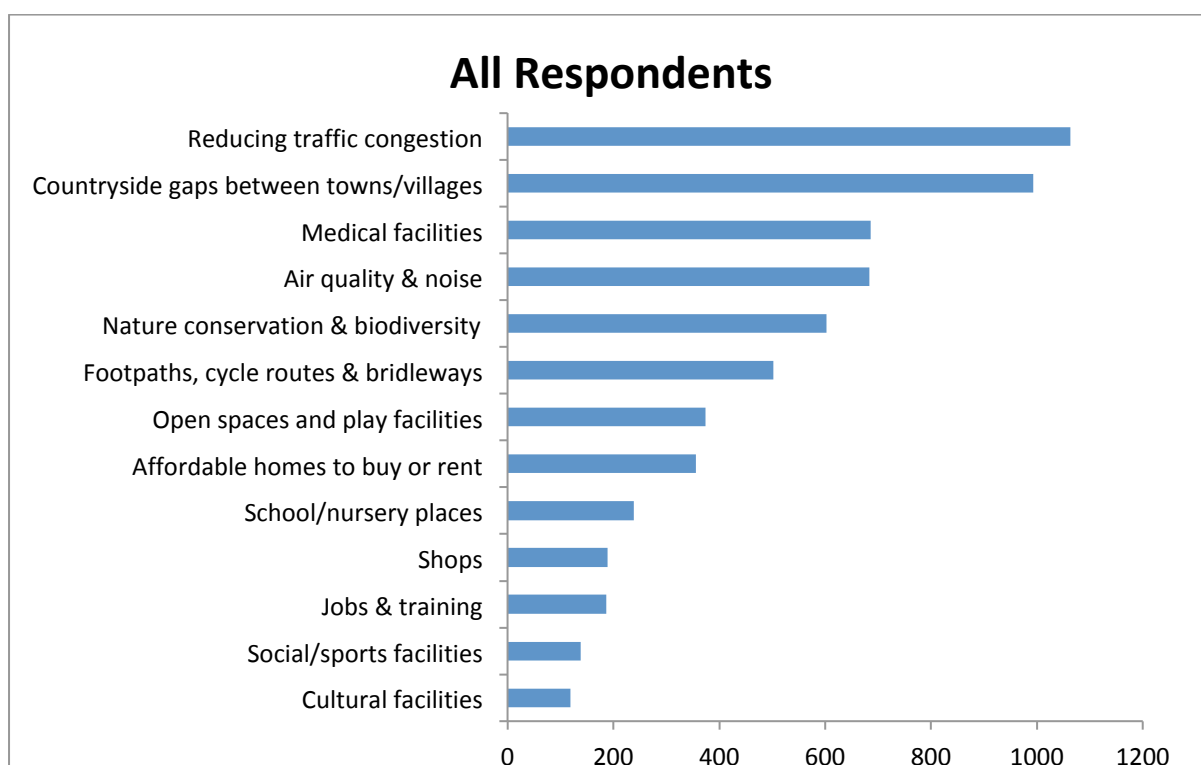
- Almost 13% of responses were from people living outside of Eastleigh Borough. Of those living within the Borough there were fewer responses from those living in Bursledon, Hamble and Netley area and Botley, Hedge End and West End area. There were significantly more responses from those living in the Bishopstoke, Fair Oak and Horton Heath area. Over a third of responses from within the Borough were from residents of Bishopstoke, Fair Oak and Horton Heath, however just 16% of the Borough's population live in this area.

There is a good representation of the borough as a whole with the survey providing a statistically significant sample at the 95% confidence level with a 3% interval. However the respondent insights have shown two clear areas for further analysis.

1. The 18-29 year age group is significantly under-represented, it is therefore important to assess if this age group had identified different issues to other age groups.
2. The area of residence: there is significant over representation from one area of the Borough. Analysis by area is therefore important to establish if residents in different parts of the Borough have different issues.

### What matter most? All respondents:

The key question in the survey asked residents to choose what mattered most to them and their families from a list of issues; they were limited to four choices from a total of 13. Whilst it is recognised that everything on this list is important, the purpose of this approach was to establish residents' priorities. The chart below shows the results of this question based on all respondents.



The issues that are important to the largest number of residents are reducing traffic congestion with over 69% of respondents choosing this from the list, followed by maintaining gaps between towns and villages chosen by almost 65% of respondents. Other major issues are medical facilities and air quality and noise with over 44% of respondents highlighting these as a key issue.

#### **Differences by age group:**

Whilst there are some key similarities in priorities irrespective of age, there are also some notable differences, based on the top four priorities by each age group:

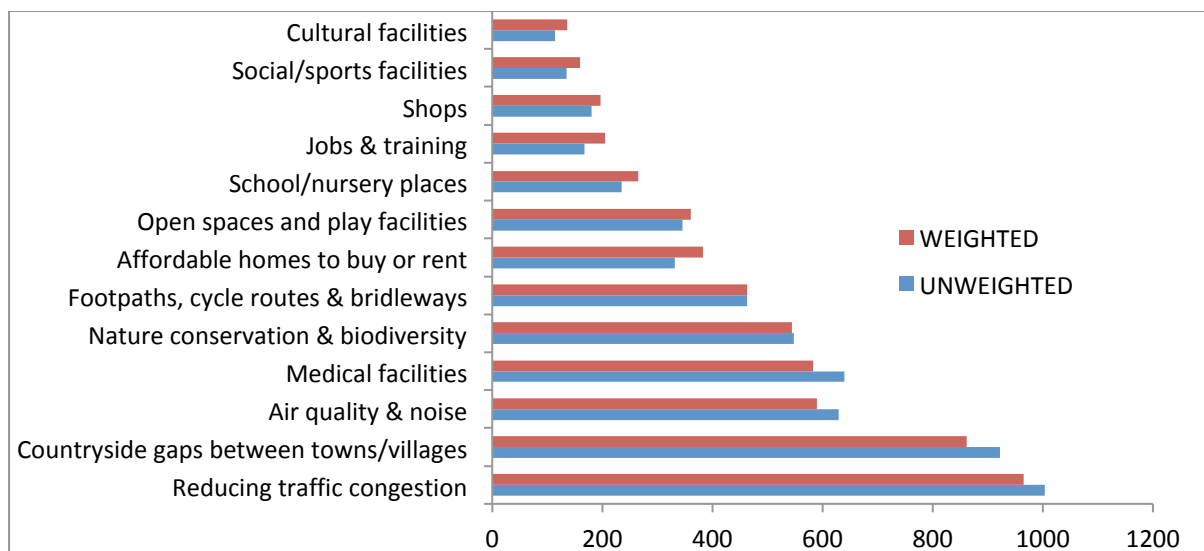
- For all age groups 'reducing traffic congestion' and 'countryside gaps between town/villages' were amongst the four issues most chosen.
- For those aged 18-29 years 'affordable homes to buy/rent' was top, and yet this was significantly lower on the list for all other age groups.
- Medical facilities only came up amongst the top four most chosen for those age 65+ years.
- Nature conservation and biodiversity was high priority for the 18-29s, 30-44s and 45-64s, but not the older age groups.
- Open space and play facilities was a top four issue for the 30-44 year olds only.
- Air quality and noise was an issue for those in age groups 45-64, 65-74 and 65+ years.

When compared to the overall results the top two issues remain the same, however due to the over representation of those aged 45-64 years and 65-74 years there is potentially weight added to certain issues, which are more important to these age groups, such as air quality and noise. Meanwhile less weight is given to issues identified by the younger age group which is not well represented such as affordable housing to buy/rent.

#### **Weighted analysis by age group**

Due to the under and over representation of different age groups and the fact that these different age groups have expressed different priorities it is important to understand if the overall results would alter, if all age groups had been equally represented. To do this a key assumption is made: the results we have, by age, are representative of that age group as a whole. Whilst this is a reasonable assumption this analysis should be treated with caution. For some age groups the number of responses was particularly low and therefore cannot be regarded as a statistically significant sample.

Weighting simply increases or decreases the number of results for each age group depending on whether they are under or over represented. For example, only 4.4% of respondents (who told us their age) are 18-29 years. However across Eastleigh Borough 16.9% of the population aged 18+ are aged 18-29 years. Therefore an uplift is applied to the priorities stated by 18-29 year olds so that they represent 16.9% of the total. (Detailed methodology in Appendix A). The chart below shows the priorities, from both the unweighted and weighted analysis.



Overall the weighted analysis shows a slightly lower number of people choosing the most popular priorities and slightly more choosing the least popular. However despite these differences weighting the results makes very little change to the overall ranking of the list of thirteen. The most notable difference when looking at the order of priorities by age was that the 18-29 year age group stated that 'affordable homes' was most important to them. However when the weighting was applied this made no difference to the order of priorities, with 'affordable homes' remaining 7<sup>th</sup> out of 13.

#### Differences by area of residence:

The key issues for residents across Eastleigh Borough and those in neighbouring parishes are all similar. In fact just one difference exists between those issues which have been selected most. For all areas three of the four most selected issues are the same:

- Reducing traffic congestion
- Countryside gaps between towns/villages
- Air quality and noise

There is a clear geographical divide between the one other issue that is amongst the four most selected. For all those living in Eastleigh Town, Chandlers Ford/Hiltingbury, Botley, Hedge End & West End and Bursledon, Hamble & Netley the other key issue is medical facilities.

For those living in Bishopstoke, Fair Oak and Horton Heath along with those living outside of the Borough, the other key issue is nature conservation and biodiversity. However this difference is over just one issue and therefore the over-representation for this part of the borough is unlikely to have influenced the overall results as there is more in common than not

#### Analysis of comments:

Respondents were given the opportunity to add comments and explain their choices and over 1,000 people provided more information that helps us to better understand the survey results. Whilst there were some very specific comments the vast majority followed very similar themes which are summarised below. (A table summarising all comments can be seen in Appendix B).

- Residents feel that the borough is already **overcrowded or overpopulated** and that infrastructure improvements have not kept up with house building resulting in the area being **very congested** at peak times.
- Many felt that this isn't helped by **poor or disconnected cycle routes**.

- They feel that the level of **congestion is contributing to air and noise pollution**. Many specific locations were mentioned including Hamble Lane, Chickenhall Lane along with noise levels from the airport and the motorways being mentioned.
- Residents feel that the **green space that is left should be preserved**, as further house building would make things worse, in terms of congestion, air quality and noise.
- Many residents also mentioned extremely **long waiting times at their GP surgery**, all stating 4-6 weeks wait for a non-emergency appointment, this was consistent across the borough.
- Residents have chosen to live in Eastleigh due to its semi-rural nature and access to Countryside, they feel that this may no longer exist.
- Many feel the countryside is valuable resource, and warning that we can't get it back once it's built on.
- Residents want to be able to **access shops and schools close to their homes**, with safe routes.
- **Public transport is felt to be inadequate**, which has meant further reliance on driving, adding to congestion.
- **Parking** is sometimes limited and costly, particularly in Eastleigh town centre.

In addition residents were also asked if they had other priorities that were not on the list, but important to them. Over 800 comments were made here whilst many of those stated were related to the list above, two key issues that were identified were public transport and parking. Below, the 'word cloud' illustrates all of the comments made, the larger the word appears, the more it was mentioned.

Q4 Is there anything you would add to this list, which would be one of YOUR top four priorities?



#### Comments, next steps:

All comments have been categorised so they can be addressed appropriately. Many relate directly to the Local Plan however there are also comments regarding other council services and other public services such as policing and health. These will all be shared with the appropriate teams to be considered.

In addition there were a number of comments regarding engagement and communication, with specific reference to the need to involve communities in master plans for any new development. These comments have been listened to and at the meeting of Eastleigh Borough Council on December 11<sup>th</sup> 2017, Keith House, Leader of the Council, made a commitment to continue engaging with local communities, businesses and stakeholders before the formal consultation on the local plan takes place in the summer of 2018.

**What Parish Councils said:**

Two meetings were held with parish councils, one for those within Eastleigh Borough and one for those in neighbouring Winchester. Both events were well attended and generated a good level of discussion. At each meeting a general background on the local plan was provided, along with what the survey had shown at that point. These headline results were used as the basis for discussion with some key questions for Parish Councils:

1. Are these results true for your area?
2. If so, what are stories/issues behind this information?
3. If not, what are the most significant issues in your area?
4. How can these be addressed?

**Winchester Parish Councils' meeting:**

Below is a summary of key points raised. A detailed note of this meeting can be seen in Appendix 2.

- Discussion around the duty to cooperate and a feeling that Eastleigh Borough Council had not worked fully with Winchester City Council.
- Need for more information about what technical studies had been carried out and are ongoing and who Eastleigh Borough Council was working with on the range of issues.
- There was a 'fear of the worst' due to the lack of information that they felt was available and had been shared with them.
- Feeling that there was not equality in the level of investigation into the viability and suitability of all of the strategic growth options.

**Eastleigh Borough Parish Councils' meeting:**

The meeting with Eastleigh parish councils had a different structure, with discussion taking place in groups, split by area. This was done in recognition that different issues are important in different parts of the borough and a more local discussion would help us to better understand these differences. It was also felt that some of the valuable detail would be lost in a larger group discussion. There was significant local detailed information recorded, below are the common themes of discussion:

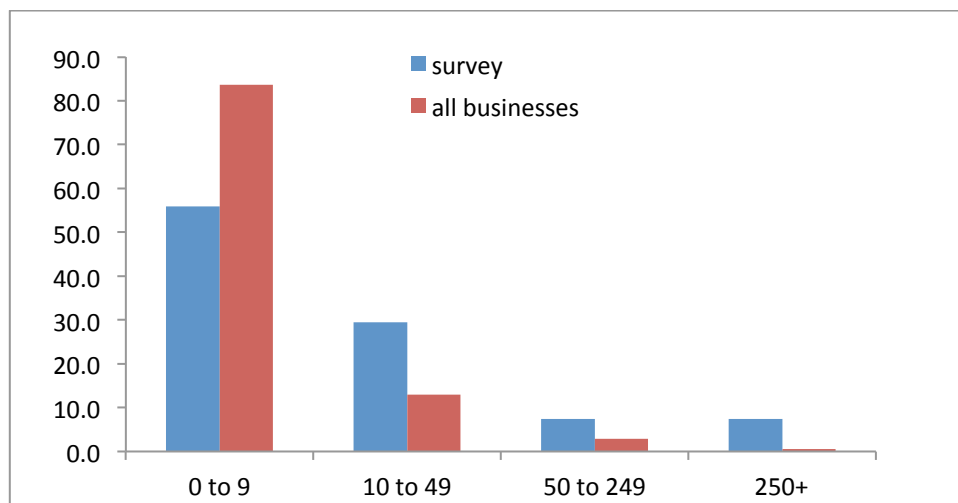
- Traffic congestion, also an issue in off peak times in some areas
- Allbrook Bridge, not suitable for larger vehicles, but often traffic cuts through or forced to if there is an incident on the motorway.
- Countryside gaps are essential; no-one wanted urban sprawl. Green spaces an access to the countryside.
- Affordable homes, social housing and homes for life are all needed.
- Health facilities and transport to get to them. It is not just the waiting times but as GP surgeries have closed some now finding accessing them is difficult without private transport.
- Public transport, not adequate to enable people to get to work, shops and doctors.
- Want to have the opportunity to be involved in master planning.

A detailed not of this meeting can be seen in Appendix 3.

## Business Survey results:

### Insights on local businesses:

- Of the 68 responses there was a good spread from across the Borough, but the highest number was from businesses located in Eastleigh Town.
- Over half of those who responded have been located within Eastleigh Borough for at least ten years.
- The majority of businesses are UK owned, however more information is required in order to understand the international nature of businesses and their supply chains.
- Businesses who responded to the survey were based in a wide range of premises.
- More responses were received from larger firms, as compared to the average across the borough.



Almost 84% of businesses in the borough are 'micro-businesses', many of these are likely to be very small, perhaps just one or two employees working from home. If they are working from home then business rates are not being paid, which also means we have no official record of them and their location. Only with this information are we able to contact them and get them involved. This is far easier with larger firms, as demonstrated by the chart which shows the responses by size of business as compared to the average across the borough.

### What matters most?

The key survey questions focussed on establishing from businesses what mattered most to them, firstly in terms of availability and secondly in terms of cost. Analysis of this key information is presented for all respondents and has then been analysed by location of businesses, in order to establish if the issues are different in different parts of the borough. Secondly analysis is done by size of company, again to establish if different issues are faced depending on size of business.

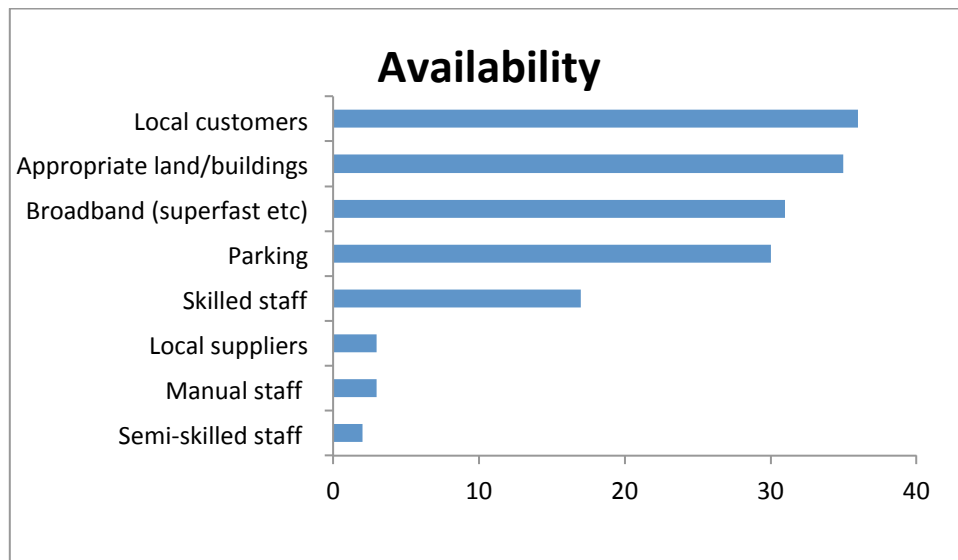
Overall results show that in terms of both availability and cost appropriate land/buildings and broadband are the most significant issues for businesses across the Borough.

### Availability

In terms of availability the most important factors for businesses are:

- Local Customers
- Appropriate land / buildings
- Broadband

The chart below shows the results, whilst those listed above are the top three, other significant issues are parking and skilled staff.



#### **Are the results different across the borough?**

All businesses were asked their location which enables us to look at the survey results by area to see if the issues are different in different parts of the borough. The number of responses to the survey is small so this is not a statistically significant sample. However it does give a good insight into issues and what needs to be looked at in more detail.

Overall there are significant similarities in the top three issues across the borough. Land and buildings was a 'top 3' issue in all areas, with the exception of Bishopstoke, Fair Oak and Horton Heath. Broadband was in the top three in all areas except Eastleigh Town where it was fourth on the list. 'Local customers' was identified as a top issue in all areas except Chandlers Ford and Hiltingbury.

Parking was identified as the most important issue in both Eastleigh town and Chandlers Ford and Hiltingbury and skilled staff were top of the list in Bishopstoke, Fair Oak and Horton.

#### **Does the size of business change the priorities?**

Each business is in one of four size categories, measured by the number of staff, micro-businesses with 0-9 employees, small with 10-49, medium with 50-249 and large with 250+ employees.

The results show that:

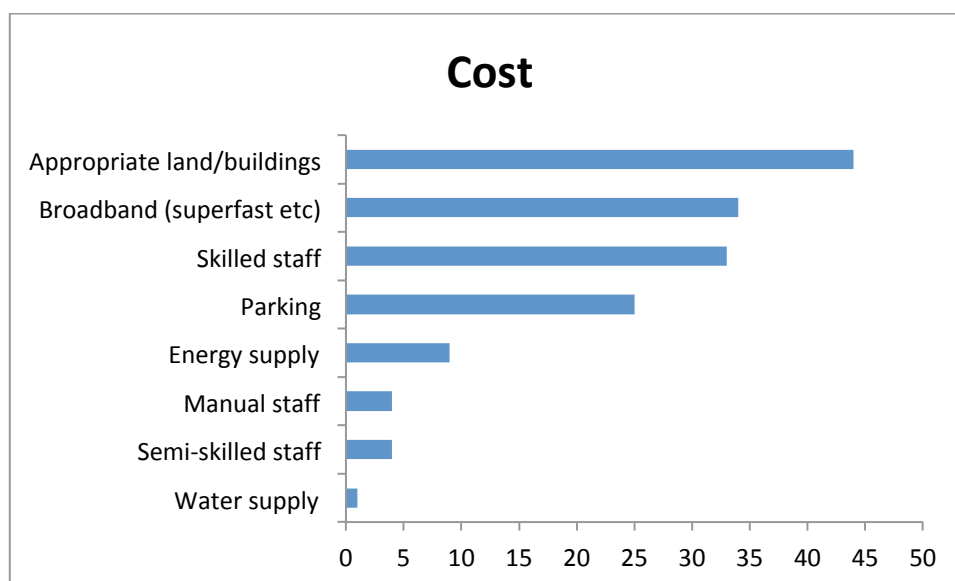
- Availability of local customers is an issue for all sized businesses.
- Broadband is an issue for micro and small business but less so for medium and not for large.
- Skilled staff is an issue for medium and large business, but less so for micro or small.

#### **Cost**

In terms of cost the most important factors for businesses are:

- Appropriate land / buildings
- Broadband
- Skilled staff

The chart below shows the results, whilst those listed above are the top three, another significant issue is parking.



#### **Are the results different across the borough?**

The cost of appropriate land and buildings was a top three issue in all areas of the Borough with the exception of Bishopstoke, Fair Oak and Horton. Broadband is a top issue in all areas except Eastleigh town where it was fourth on the list. Parking is amongst the top three in all areas with the exception of Botley, Hedge End and West East. The cost of skilled staff is also a significant issue across much of the borough.

#### **Does the size of business change the priorities?**

The cost of appropriate land/buildings is a top issue for all sized businesses, broadband is more an issue for micro and small businesses whilst the cost of skills staff is an issue for all except micro-businesses.

#### **What businesses said**

In each of the four business meetings the headline results of the survey were presented and used a basis for discussion. The key questions that were asked were:

1. Are these the priorities for your business?
2. If so what are the barriers and opportunities?
3. What else is an issue for your business?
4. What can Eastleigh Borough Council do to support you?

Staff/Skills	<p>Skilled staff</p> <p>Semi-skilled staff</p> <p>Manual staff</p>	<p>Whilst skilled staff is highlighted by the survey, it was clear from discussions with businesses that staff with a wide range of skill levels are needed across the borough.</p> <p>Staff with specific digital skills</p> <p>Some EU citizens have returned home following the referendum, due to uncertainty resulting in shortages.</p> <p>Eastleigh College have had a fall in students taking the lower skills courses. This may be due to the requirement for all students to have GCSE in English &amp; Maths</p> <p>Very specific technical skills required in the lens industry, not available in colleges</p> <p>Are we building the right houses to attract people with the right skills? Graduates.</p> <p>Further work needed on skills needs across the borough, working with colleges and surrounding universities.</p>
Physical infrastructure	Appropriate land/buildings	<p>Not enough land available to attract larger businesses.</p> <p>Smaller businesses are finding premises the biggest barrier. The incubator is full and businesses that have grown cannot move out as there are insufficient premises available to take this next step.</p> <p>Need for basic office accommodation, not high tech expensive spaces.</p> <p>Need for more start-up/enterprise units.</p> <p>Shortage of storage space, given the proximity to the port and lack of space in Southampton, Eastleigh is ideally placed but need to allocate space and address access.</p>
	Parking	<p>Parking for employees and customers is a particular issue for town centre businesses as the cost of parking is very high</p> <p>Park &amp; ride, need to actively seek a solution, can the Local Plan address this? This will address both parking and traffic congestion in Eastleigh town centre.</p> <p>Are parking costs/journey to work impacting on Eastleigh town centre's ability to attract staff with the right skills?</p> <p>On-street parking is widespread, due to cost and availability where it is needed. This then causes congestion and access issues.</p> <p>M&amp;S reported high level of interest for role at their new town centre store but many wanting a transfer from the Hedge End store were put off due to the lack of parking.</p> <p>Events at Wildern school, lots of additional cars parking in surrounding streets, causes congestion.</p>
	Broadband (superfast etc.)	<p>Broadband is highlighted as a more significant issue for those outside of Eastleigh Town centre and particularly small and micro businesses.</p> <p>Home-based micro businesses are reliant on domestic broadband services which are inadequate for their needs.</p>
	Water supply	Water supply was not highlighted as an issue through the survey responses or at the business meetings
	Energy supply	Energy supply was highlighted by some of the smaller businesses in the survey but not highlighted in any discussions by businesses.
Supply chain	Local suppliers	Local suppliers was a minor issue highlighted in the survey, more detailed analysis shows that only micro-businesses stated this was an issue. No further detail was discussed at meetings.
	Local customers	<p>Local customers were a key issue highlighted by the survey. This was true across all parts of the borough and a top issue for all size of business.</p> <p>This was difficult issue to understand at the meetings as the customer is very different for different sectors and size of business. There is a need to have more targeted discussions by sector and size to understand this issue fully.</p>

### **Other issues:**

At each of the four business meetings the issue of traffic congestion dominated discussions. Businesses reported a number of specific issues affecting different parts of the Borough which all came under three broad themes:

- Ability to get goods in and out
- Ability to get staff in and out, larger firms have adopted flexible working, different shift patterns and travel plans but this still remains a significant issue
- Ability for customers to access, particularly an issue for Eastleigh town centre.

This issue is also linked to many others identified through this engagement. Is it a potential barrier to:

- Attracting businesses to the area
- Attracting staff with the right skills to the area
- Attracting customers

Solutions must look at links with parking issues, sustainable transport and public transport.

Traffic congestion is also the most significant issue identified through the residents' survey. Whilst the Local Plan can help to improve traffic flows around new developments, it cannot offer solutions to long standing problems. Residents also make clear links between congestion and pollution.

### **Conclusions**

'Shaping Your Community' has been successful in engaging a large number of residents, businesses and other stakeholders from across Eastleigh Borough and its neighbouring parishes. The design of the campaign has meant that there are several layers of data which each provide valuable evidence not only for the development of the local plan but also a wide range of council services and other public services.

The survey results provide key indicators of the priorities whilst all the comments which were collected by the survey along with all those received at meetings with local businesses and parish council enriches this quantitative data to give a good understanding of local issues across the Borough. Below is a brief summary of the issues that have been identified.

#### **Residents:**

- Traffic congestion and maintaining countryside gaps between settlements/avoiding urban sprawl are the top two issues, irrespective of age, gender or area of residence.
- Medical facilities become increasingly important with increased age. Comments have shown that it is not just excess waiting times for appointments but ability to get to surgeries due to distance and lack of public transport.
- Air quality and noise are a significant issue with residents identifying clear links:  
More houses = more cars, but inadequate infrastructure, therefore creating congestion, declining air quality and increase noise.  
Therefore many fear that further new housing will just worsen this problem
- Affordable housing was the top priority for those aged 18-29 years but with so few respondents in this age group this issue doesn't rank very highly overall.
- Nature conservation and biodiversity was an important issue for those living in the north of the Borough and in the neighbouring Winchester parishes.

## Businesses

- Traffic congestion was also a major issue for businesses in terms of getting both goods and staff to and from work spaces.
- There is a need to better understand the needs in terms of the right type and range of premises required. Small start-up businesses have limited options of premises to grow into; there is a risk of losing businesses to neighbouring areas.
- There is a wide range of skills shortages, high, specialist technical and low all required. More work is needed to fully understand the needs across the Borough.
- Broadband is a particular issue for smaller businesses, often those working from home outside of Eastleigh town where speeds are lower.
- The survey showed that the availability of customers is an issue. This is complex and varies between businesses and therefore needs further research.

## Recommendations

It is clear from both the survey and the meetings with businesses and parish councils that there is a need for further engagement in order for the council to gain a better understanding of the issues, and the links and interdependencies between some of these issues. Eastleigh Borough Council must use this existing information and build on this in the future in order to ensure that its strategies, both in terms of the Local Plan and Corporate Strategy, are delivering what residents and businesses need and what improves quality of life and adds value to the local economy.

The issues outlined above can be addressed by Eastleigh Borough Council and its partners in a number of ways:

1. The council must ensure the Local Plan supports the needs of residents and businesses, both existing and future, by allocating sufficient land for new housing and employment spaces, along with the necessary infrastructure, settlement separation and green spaces.
2. Long term delivery of the Plan – in implementing the plan the council needs to take a proactive role to ensure:
  - (a) The right mix and tenure of housing; including sufficient affordable housing.
  - (b) The right mix of employment spaces is delivered, so that as businesses develop and grow with the right premises available within the borough.
  - (c) Working with partners, the necessary infrastructure is provided, again taking account of local issues and circumstances.
  - (d) Ensuring that new developments reflect local needs, by working with stakeholders to co-produce a masterplan for the proposed strategic growth option.
3. A range of issues were raised by residents and business, which cannot be addressed specifically by the Local Plan or how it is implemented. Because these issues are important the council should work with partners to ensure they are addressed. Examples include:
  - (a) Skills - Eastleigh Borough Council's economic strategy and delivery of this must address the issues raised about skills needs across the Borough, and gaining a better understanding of supply chains, in particular one of the key issues raised through this engagement of local customers.
  - (b) Public Transport – the council needs to work with its partners to ensure that there is adequate access between housing, services and work places.

4. In addition there are a number of operational issues that have been identified, these need to be shared with appropriate teams within the council, and linked with the strategy objectives. Examples include:
  - (a) Waste and recycling issues, some practical issues together with attitudes to waste and recycling which could be addressed through specific campaigns.
  - (b) Please from many to listen to the views of residents, be more open and honest. Addressed through further engagement and proactive communications, ensuring a holistic approach so the public can clearly see consistency and openness.

## **Future Engagement**

Shaping Your Community has been successful in engaging large numbers of members of the public from across the borough with a quick and simple format. This led to greater numbers of people giving us their views than at the Issues and Options stage of the Local Plan.

Whilst a survey can only provide headlines, these give a clear indication of the priorities of residents and businesses. Meetings have added value and it is clear that the conversation needs to continue to fully understand the issues and what role the Council can play in addressing them.

It is important to note that businesses who attended the meetings were pleased that they had been asked to give their views and would welcome the opportunity to keep dialogue open. Parish councils both within and outside the borough also welcomed the opportunity to discuss issues. In particular parish councils were keen to be involved in the master plan of any proposed new development and felt that they were well placed to advise on local needs. The Council has a responsibility to maintain and build on this work and learn from this process so it can be improved in the future.

### **Recommended actions:**

Ongoing Engagement with the Local Plan process and other issues identified through 'Shaping Your Community'

- You Said, we did:
  - Publication of the results of the engagement
  - Sharing results with partners, about issues raised about their services
  - Meet with each parish council to discuss local issues,
  - Individual meetings with large businesses
  - Business conference
- Keeping everyone informed of key dates/milestones.
- Master planning.
- Regulation 19 Consultation.

# Appendix 3B

Summary of issues raised  
and how these have  
been taken into account



Table 2 – Changes to the Emerging Local Plan following Shaping Your Community

Most popular issues overall:	How addressed in Local Plan	Changes since 11 December 2017 Local Plan
1. Reducing traffic congestion	<p>Development principles for new greenfield sites included considering a single Strategic Growth Option (SGO) large enough to have a degree of self-containment and to support new infrastructure provision; and no significant additional development in the Hamble peninsula because of transport, amongst other constraints.</p> <p>Potential greenfield site allocations were assessed against a number of criteria including transport and accessibility. Strategic policies for the SGO and new link road (policies S5 and S6) cover the nature of development, how and when it should be delivered. This includes the provision of a local and district centre; connections for pedestrians and cyclists; financial contributions for transport measures; and the need to permit the link road before other development is permitted.</p> <p>The strategic transport infrastructure policy (S12) sets out new and improved transport infrastructure required in the borough such as new roads and accesses, junction improvements (including motorway junctions), public transport and pedestrian and cycling improvements. These will be delivered in partnership with highways authorities.</p> <p>The detailed transport policy (DM13) seeks to ensure that development has safe and convenient access to the highway network, contributing to off-site improvements as necessary and locating developments serving large numbers of people in locations with adequate road access or other means of transport.</p>	<p>Changes made to policy S5, point 9 to clarify that all land required to deliver the link road should be in the control of the developers and funding in place before other development is permitted. Issues section updated to note that this was the top issue identified for the borough in the Shaping Your Community (issue G11).</p>

Most popular issues overall:	How addressed in Local Plan	Changes since 11 December 2017 Local Plan
<p>2. Countryside gaps between towns/ villages</p>	<p>Strategic policy S8 lists countryside gaps to be protected and their role in not permitting development which physically or visually diminishes the gap or has an urbanising effect.</p> <p>Revised boundaries are shown in the revised Countryside gaps review. This reflected new development permitted, under construction or built within previously designated gaps and an assessment of the extent of land that needs to be protected to deliver the function of gaps.</p>	<p>Gap policy unchanged. This already provides a clear protection for gaps and an up to date assessment of the appropriate extent of land.</p> <p>Parking policy DM14 extended to also cover the provision of car parking in countryside locations. This specifically states that proposals in countryside gaps will only be acceptable in exceptional cases.</p> <p>Issues section updated to note that this was the second most important issue identified for the borough in the Shaping Your Community (issue G1).</p>

Most popular issues overall:	How addressed in Local Plan	Changes since 11 December 2017 Local Plan
3. Medical facilities	<p>The community facilities policy S11 seeks the provision of new and enhanced medical facilities as advised by healthcare service commissioners and providers in the area.</p> <p>SGO policy S5 requires developers to contribute to new healthcare provision either with a building in the district centre or alternatively with a financial contribution to the expansion of Stokewood surgery on land to the south (policy Bi1)</p>	<p>SGO policy S5 amended to clarify that health service buildings are to be provided at nil cost. Section on developer contributions extended to include a new table showing the contributions required for each site allocation, including health facilities (applicable for the SGO and Land north of Mortimers Lane, policy FO2).</p> <p>Issues section updated to note that this was the third most important issue identified for the borough in the Shaping Your Community (issue C2) and was a particular issue for respondents aged 65 or over.</p>
4. Air quality and noise	<p>Policy DM8 Pollution covers air quality and noise in addition to other sources of pollution. Development is not permitted where it causes unacceptable amenity or environmental impacts. Development susceptible to pollution will not be permitted where it would suffer from existing pollution (or would restrict existing activities with acceptable polluting effects).</p>	<p>Local Plan policies unchanged. Work is ongoing on air quality within the council and this, and the Partnership for Urban South Hampshire (PUSH) work on air quality, will be incorporated as needed within the Local Plan</p>

Most popular issues overall:	How addressed in Local Plan	Changes since 11 December 2017 Local Plan
5. Nature conservation and biodiversity	<p>Policy DM11, Nature Conservation sets out detailed policy on protecting areas and species with nature conservation designations, where possible enhancing biodiversity and connecting sites to form networks. It sets out criteria to protect sites from the impacts of new development including impacts on the Solent Special Protection Areas and the New Forest National Park.</p> <p>Site allocations include reference to buffers and reference to site specific measures to be implemented.</p> <p>Supporting text to the SGO policy includes indicative buffers and measures to be confirmed in the detailed design following further assessments and</p>	<p>Changes to the nature conservation policy DM11 to reduce repetition and focus on issues that planning can address.</p> <p>Some changes to ensure that the appropriate buffers between development and designated sites are determined on a site by site basis.</p> <p>Reference to the Solent Recreational Mitigation Strategy updated and clarified as the full strategy has since been approved by the Council</p> <p>Supporting text to the SGO policy includes more details on possible measures to be implemented</p>
Affordable homes to buy or rent (identified as the most important issue for 18-29 year olds, 8 <sup>th</sup> overall)	<p>Policy DM30 sets out targets for 35% affordable housing for large new developments of 0.33 ha / 11 or more dwellings. Includes criteria to ensure affordable housing is integrated in the site and reflects specific needs in the area.</p>	<p>Changes to DM30 to make policy clearer by combining similar criteria into one.</p> <p>Issues section updated to note that this was the second most important issue identified for the borough in the Shaping Your Community (issue G1).</p>

# Appendix 4

## Pre-submission (Regulation 19) Consultation



# Appendix 4A

## Borough News





Eastleigh Borough Local Plan 2016-2036

# Eastleigh Borough Local Plan, thanks to all who had their say...

The consultation on Eastleigh's Local Plan has now closed. Thank you to all those who attended one of our 15 events across the Borough and those who took the time to give us their views about the future plans for Eastleigh Borough.

For six weeks, from 25 June to 8 August, we asked residents to have their say on the Eastleigh Borough Local Plan, known as the Regulation 19 consultation. This was your

opportunity to give us your views about the plan, tell us if you supported or objected to the policies within it and tell us if you think our plan is sound.

## Responses to the consultation

Overall we had around 3,000 individuals/organisations respond to our consultation, either online, by email or in writing. This included a large number who responded via the Woodland Trust, who provided a simple online form to enable people to have their say on a specific issue relating to the protection of woodlands in the Borough.

The Local Plan is a large and complex document, with a wide range of supporting evidence which was all published just before we started the consultation. In order to make this as accessible as possible for

residents to navigate, we split the plan into a number of topics so people were able to find the information of most interest to them and comment on as much or as little as they chose.

## Drop-in sessions

During the six weeks we held 15 drop in sessions across the Borough where residents came to find out more about the Plan and how they could respond. Nearly 1,200 local people attended these events. They came with lots of questions for our planning team who were able to give people the information they needed and clarify some of the issues about what is in the Plan and why. These are some of the most common questions that we were asked, along with the responses:

**Q: "Why do we have to build so many houses?"**

**A: To meet the long-term needs of the Borough which is calculated using a standard method set out by Government.**

**Q: "Won't they all be big expensive properties, when we need affordable homes?"**

**A: No, we will ensure that a range of property types and sizes are built. (see pages 4 & 5 for examples)**

**Q: "Are you building on ancient woodland?"**

**A: We are preserving ancient woodland and wildlife corridors around it, following the advice of conservation specialists.**

## Next steps

The planning team are now reading all the comments we have received. We are also working on an overall analysis of the consultation, the topics and policies people most commented on and a summary of those comments. We will publish these in the autumn.

The next stage is for us to then submit the Plan together, with all the comments we have received during this consultation, to the Planning Inspectorate. They will appoint an independent inspector, who will assess all of this evidence. This again, is a fairly lengthy process, that will include a public examination of the Plan where both residents and the Council can put forward their evidence. This is so the inspector can get a clearer picture before making a final decision. The key things that the planning inspector will be looking for are:

- Have we got enough housing and employment space?
- Have we chosen sites that are most appropriate, based on the evidence?
- Can the development be delivered during the 20 years covered by the plan?

such a great level of interest in Eastleigh's future. Reports on the consultation will be published in October. Once a planning inspector has been appointed and we have a clear idea of the timetable for the inspection we will also publish this online.

For more information visit [www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036) or email [localplan@eastleigh.gov.uk](mailto:localplan@eastleigh.gov.uk)

We are very grateful for all of the comments that we have received and pleased to see



# Eastleigh Borough Local Plan, it's time to have your say

We are now close to starting the next stage in the preparation of our Local Plan known as the Regulation 19 consultation, basically where you get to give us your views on the Plan.

**The Local Plan, what is it and what does it tell us?**

All local authorities must have a Local Plan. This sets out how the local authority is going to deliver space for businesses, new homes and all the facilities that are needed to support this whilst also protecting and enhancing the local environment.

When you don't have a Local Plan, development may go ahead in a way and in places that are not best for the area, but they get support from Government as they are delivering necessary new housing.

Without a plan, sites are assessed independently and all the connections and the wider community benefits are not always identified which means these benefits may not be delivered, instead just the housing gets built. We don't want that to be happening in Eastleigh Borough.

With a plan in place, we can make sure that development happens in a coordinated way, and is collectively delivering all that is required for the Borough, not just houses but all the necessary community facilities and infrastructure such as roads and doctors surgeries.

Across the country, it has been recognised that there is huge demand for more housing and for that reason the Government sets targets for all local authorities about the number of new homes it must build and states that this should be the starting place for any new Local Plan.



### What have we done and where have we got to?

The Local Plan process is a long one which started with us looking at the issues and a range of options on which we asked your views in December 2015. Since that time we have been working on a wide range of detailed technical studies to ensure we have a Plan that is sound and can be delivered. You can see an outline of the timeline below.

2015

Issues and Options

2016

Plan developed

2017

Shaping Your Community: engagement with residents and businesses  
- Emerging Preferred Option

2018

- Consultation  
- Submit to Secretary of State

2019

- Public Examination  
- Adoption



## What is the Consultation about?

Through the process of preparing the Local Plan, we have now reached a stage where we have looked at all the options and evidence and have produced a local plan that details our proposals for the future of the Borough.

You now have the opportunity to have your say on whether you think the proposal is sound and that we have gone about it in the right way.

This is a formal stage of the planning process that we are required to carry out by law and this consultation is focused on two key things which are set by the planning inspectorate:

1. Is the Plan sound? (see below)
2. Has the Plan been prepared properly, meeting all legal requirements?

It is these two questions that form the basis of this consultation and should be the focus of any responses you make to us. Your responses will be forwarded to the independent planning inspector.

When we submit our plan, following this consultation, it will be subject to a public examination to ensure we have met the requirements stated above. The inspector, who conducts the examination, will be using the following four tests to check the soundness of the plan:

1. **Positively prepared** – the plan should be prepared based on a strategy that meets development and infrastructure (roads, community facilities etc) needs.

2. **Justified** – the plan should be the most appropriate strategy, when considered against the reasonable alternatives, based on evidence.

3. **Effective** – the plan should be deliverable over its period and based on effective joint working across boundaries and organisations

4. **Consistent with national policy** – the plan should enable the delivery of sustainable development in accordance with policies in the National Planning Policy Framework.

The inspector must also ensure we have met all necessary legal requirements in our preparation of the Plan, these include:

- **Local Development Scheme:** has the plan been prepared in accordance with the timetable set out in the local development scheme

• **Statement of community involvement and relevant regulations:** has consultation on the plan been in accordance with the Council's statement of consultation and have appropriate bodies been consulted

• **Duty to Cooperate:** has the plan been prepared in cooperation with other local planning authorities and prescribed bodies, such as the Environment Agency and the local enterprise partnership, to

identify and address issues which may have a significant impact on at least two planning areas?

• **Sustainability Appraisal:** has an adequate sustainability appraisal been carried out?

• **Appropriate assessment:** has an appropriate assessment under the Habitats Regulations Assessment been carried out?

• **National Policy and Legislation:** does the plan comply with national policy and legislation, for example, the National Planning Policy Framework?

## How to get involved and have your say:

The Local Plan is a very long and detailed document, with a number of other supporting technical documents. We want to ensure that this is as accessible as possible so you are able to comment on as much or little as you choose. The Plan itself is divided into three main sections:

1. **Strategy: what we are going to do**

2. **Development management: how we are going to do it**

3. **Local area details: details for the five local areas within the Borough.**

There are a number of topics under each of these headings and our online survey will allow

you to look through by topic. As well as an online survey, we will also be running a series of drop-in sessions across the Borough where you will be able to get more information and ask officers any specific questions you have about the Plan or how you can take part in the consultation. The online survey will be available on our website before the drop-ins start.

## Local Plan consultation drop-ins

The venues and times are correct at time of going to print. They may be subject to change and more dates may be added. Please visit our website for the most up-to-date information.

- Bishopstoke, Fair Oak & Horton Heath**

Wyvern School, Botley Road

**26 June, 5pm- 9pm**

The Hub, Bishopstoke Road

**4 July, 3pm - 7.30pm**

The Hub, Bishopstoke Road

**16 July, 3pm - 7.30pm**

Wyvern School, Botley Road

**18 July, 5pm - 9pm**

**Bursledon, Hamble-le-Rice & Hound**

Hamble Primary School, Hamble Lane

**25 June, 3pm - 7pm**

Pilands Wood Community Centre, Chamberlayne Road

**24 July, 4pm - 7pm**

Abbey Hall, Victoria Road

**25 July, 3pm - 7pm**

**Chandler's Ford & Hittingbury**

Fryern Pavilion, Fryern Close

**2 July, 3pm - 7pm**

**Eastleigh (including Allbrook)**

Eastleigh House, Upper Market Street

**9 July, 3pm - 7pm**

Crestwood Community School, Shakespeare Road

**23 July, 3pm - 7.30pm**

**Hedge End, West End & Botley**

West End Parish Centre, Chapel Road

**5 July, 3pm - 7pm**

Hedge End Centre 2000, St Johns Road

**10 July, 4.45pm - 8pm**

The Botley Centre, High Street

**17 July, 3pm - 7pm**

**Outside of the Borough**

Golden Common Community Centre, St Vigor Way

**11 July, 3pm - 7.30pm**

You are welcome to attend any session regardless of which area you live in. If you would like to receive updates about the Local Plan you can sign up to our mailing list here [www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036).



# SHAPING YOUR COMMUNITY



Thank you to the 1,600 residents and businesses who responded to 'Shaping Your Community' this autumn. The purpose was to share information about the Local Plan, what it is for and why we must have one, and to give you the opportunity to tell us what matters most to you. We wanted to know what facilities, homes, business premises and type of environment are most important so we can ensure your views are included in the way we plan for Eastleigh's future.

A simple survey asked you to prioritise the top four things that were important to you and your future community from:

- countryside gaps between towns/villages
- affordable homes to buy or rent
- reducing traffic congestion
- open spaces and play facilities.
- cultural facilities
- footpaths, cycle routes and bridleways
- social/sports facilities
- nature conservation and biodiversity
- jobs and training
- air quality and noise
- shops
- medical facilities
- school/nursery places



## What did we find out?

### The four most important issues you highlighted were:

Reducing traffic congestion

Keeping countryside gaps between our towns and villages

Medical facilities

Air quality and noise pollution

Local businesses from across the Borough also told us that traffic congestion was a big issue for them. In addition, the right mix of premises; and staff with the right range of skills are two key challenges.

Alongside all of the survey data that has been collected we also received over 900

comments from residents and businesses.

Shaping Your Community focused on sharing and gathering information related to Eastleigh's Local Plan, but your feedback can help us with many more things and give us a better understanding of what's important to you. Where appropriate, this information will also be shared with partners who provide other services in the Borough such as the NHS, Police or Hampshire County Council and with our parish councils who can help to resolve more local issues you've told us about.



## So what are we going to do now?

### How does the Local Plan address these issues?

The Local Plan is the framework for future development in the Borough. Every local authority must have a Local Plan which sets out how it is going to deliver space for businesses, shops, new homes and all the facilities that are needed to support this, whilst also protecting and enhancing the local environment. So how does this address the issues you have highlighted? Here are some examples:

#### 1 Protecting and enhancing the environment

##### You said:

"Not destroying local countryside which can never be replaced"

"Preservation of ancient woodland"

##### What we're doing:

The Local Plan identifies a new community in the area north and north east of Bishopstoke and Fair Oak,

which is close to important ancient woodlands. However, the development will not involve the loss of any of these woodland areas and we are working with Natural England (the Government's statutory adviser) to ensure these important woods are protected.

#### 2 Countryside gaps

##### You said:

"Ensuring that existing countryside access is maintained and not infilled to create urban sprawl"

##### What we're doing:

We recognises the importance of countryside gaps for maintaining the separation and identity of towns and villages and will not encourage urban sprawl. The location of the proposed new community to

the north and north east of Bishopstoke and Fair Oak maintains a countryside gap separating it from Colden Common, Lower Upham and Horton Heath. We also believe it is important to ensure there is a strong gap to separate the major urban area of Southampton and West End from Bishopstoke and Fair Oak. This is why we are seeking to preserve a countryside gap to the north of West End.

### 3 Land for new homes – why do we need so many?

#### You said:

"Too much housing"

#### What we're doing:

We have to provide sufficient land for housing in the Local Plan, using targets that are set by government. If we don't, then the Local Plan will not be approved by government. South Hampshire's councils are working together to plan for these new homes.

#### You said:

"We need affordable housing"

#### What we're doing:

We will ensure that a range of types of housing - from 1-4 bedroom homes - will be brought forward. A range of tenure mixes will also be delivered, together with a target of 35% being affordable. (see front page and page 10 for examples of what we are doing to ensure this happens.)

### 4 Land for employment

#### You said:

"Finding premises are the biggest barrier for small businesses"

#### What we're doing:

The Local Plan allocates enough land to meet the future needs of businesses within the Borough. We will also work closely with businesses, and partner

organisations, such as the Local Enterprise Partnership (LEP), to develop and bring this land forward so that it best meets the needs of these future businesses. This will include developing start-up and follow-on employment units, and working with larger organisations to help accommodate their needs.

### 5 Infrastructure

#### You said:

"Proper infrastructure to support the development not just hoping existing systems will cope"

#### What we're doing:

We have been doing a lot of technical studies to show the impact that future development will have on

our roads, rail network, cycle ways and paths. This has meant that we have been able to plan improvements to these to enable future growth to take place without making congestion within the Borough any worse. You can see examples of the action we are taking to ensure this with projects such as the Botley Bypass on page 11.

## Master Plan: how you help to design and shape new developments:

The Local Plan sets a guiding framework, and there is a need for a more detailed plan for how any new development will work. Where possible, this should include the aspirations of the local community along with building on local knowledge of areas and their needs. To do this, work will take place to develop a 'master plan.' A master plan shows the layout and design but also enables us to set out specific requirements, such as standards and type of houses we want and need and what physical elements can help create the sense of place and community. You have told us about a range of things that are important to you:

#### 1. Environment

Access to the countryside for families.

#### 2. A range of homes

Such as first time buyers, affordable homes, homes for young families and family-friendly tenancies (see front page).

#### 3. Traffic congestion

This is an important issue for you. However there is no single solution. In looking at the detail of any new development we will be looking not just at roads, but putting in appropriate infrastructure to encourage cycling and walking (see page 11 for examples of how we're tackling congestion).

#### 4. Healthy communities

Community cohesion, sense of place, centre with local facilities that people can walk/cycle to.

**These comments will be taken into consideration when looking at master planning and you will have a chance to comment during wider consultation later this year.**

#### Other services:

Whilst we do not have responsibility for all of the things you have told us about, we have been looking at those

things that are in our control and seeing how we can address them. Here are some examples:

#### You said:

"Cheaper or free parking", "Car parks in the centre of the village"

**We did:** Free parking in Eastleigh Town Centre in the run up to Christmas. The Council has now confirmed that parking in Eastleigh town centre will be free **every evening** from 6pm (see page 13 for details).

#### You said:

"Pot-hole free roads"

**We did:** Our colleagues at Hampshire Highways are responsible for the roads, and we will work closely with them to ensure that feedback from our residents is passed on.

#### You said:

"Clean streets and no fly tipping"

**We did:** We pride ourselves on the work of StreetScene and understand that this is important for local residents. Our StreetScene team have been awarded the 'best team' by the Association for Public Service for Excellence (APSE) for the eighth year in a row. Plus our Local Area Committees ensure needs



are met at a local level (see page 15-16 for examples).

**We will be continuing to work with partners to share what you have said for services outside of our control. We want to work together to ensure that we are collectively responding to you and all working towards improving quality of life for people in Eastleigh Borough. These comments included issues related to policing, roads or medical facilities.**

## The Local Plan

On 11 December 2017 the Council agreed to the completion of outstanding studies required for the Local Plan. This decision was based on the existing weight of evidence available at that time which suggested a clear direction. Work continues on the outstanding technical studies and, assuming that these remain consistent with the existing evidence, the Chief Executive will sign off the Local Plan which will then be open to a formal public consultation later this year. At this stage you will have the opportunity to have your say.



You can read more at [www.eastleigh.gov.uk/shapingyourcommunity](http://www.eastleigh.gov.uk/shapingyourcommunity)

Winter 2017

# BOROUGH NEWS

**EASTLEIGH**  
BOROUGH COUNCIL

[www.eastleigh.gov.uk](http://www.eastleigh.gov.uk)



## Residents help shape their community

Over the last few weeks, almost 1,000 local residents, groups and businesses have taken part in our survey entitled 'shaping your community.' The Council would like to thank everyone who has participated as their comments provide the Council with invaluable feedback that will help inform the emerging Local Plan. A Local Plan provides a framework for guiding future development in the borough over the next 20 years including houses, schools, employment land, roads and transport, medical facilities together with parks and open spaces.

Whilst waiting for technical studies and surveys to be completed on the emerging Local Plan, The Council has asked local residents, business and community groups what is most important to them within their community and the new communities that will develop over the coming years in the borough. This survey was designed to capture what aspects of the local community that local people valued most, for example, some of the options included access to affordable housing, protecting the environment and transport.

These results will help the Council gain a better understanding of what residents would like for the future of the borough. To date, almost 1,000 local people have had their say, collation of the results continues but early findings show that (in order) top priorities are:

- Reducing traffic congestion.
- Countryside gaps between settlements.
- Air quality and noise.
- Medical facilities.

Residents have also told us that public transport is a significant issue.

### Future Consultation

The Council is set to consider its Local Plan on Monday 11 December at Hilton at the Ageas at 7pm. All are welcome and whilst there is generous parking, we would encourage car sharing where possible.

The public will have an opportunity to comment on the specific detail and options within the Local Plan as part of an extensive consultation next year following the December meeting.

For further details about our Local Plan visit [www.eastleigh.gov.uk/yourcommunity](http://www.eastleigh.gov.uk/yourcommunity)

### In this edition...

2

Your festive waste and recycling

5

Your new website

8

Christmas light switch-on and fun day

11

Stoneham Park underway

### Competition



**Win the ultimate Christmas gift bundle (worth £450) at the Ageas Bowl**

- A pair of England v India Test Match tickets
- Four Hampshire T20 Blast tickets
- Four-ball at Boundary Lakes Golf Course
- Spa Day for two at eforea spa
- Sunday Lunch for four at BEEFY'S Restaurant

Visit [www.ageasbowl.com/ebcnews](http://www.ageasbowl.com/ebcnews) to enter - three prize bundles to be won!

SHAPING  
YOUR  
COMMUNITY



**EASTLEIGH**  
BOROUGH COUNCIL



Sign up to 'My Eastleigh' for an easier way to report, book and pay for our services [my.eastleigh.gov.uk](http://my.eastleigh.gov.uk)

# Appendix 4B

## ENews



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## Last chance to give us your views on the Local Plan

The Local Plan consultation finishes on Monday 6 August. If you would like to comment on the Local Plan, please ensure you submit your comments by midnight.

For information and how to comment, visit [our website](#).

We have also included a [handy guide](#) for completing the online survey.

## Park Sport launches with popular Skate Jam

The Council's popular **Park Sport programme** returned with the annual **Skate Jam** event at Freespace Skate Park, run by Team Extreme.

The Mayor, Councillor Bruce Tennent, joined around 100 local youngsters and families who took part in a number of scooter, BMX and skateboard competitions, with some fantastic prizes awarded to the winners. There were also some brilliant demonstrations from the Team Extreme professionals.



The next **Skate Jam** is on Monday 20 August at Woodhouse Lane in Hedge End from 12-4pm.

## Getting active in Your Park

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## Your Park starts on Monday

**Your Park, our new summer programme for adults and families, starts on Monday (30 July).**

Why not make this a summer to remember and the start of a journey towards a fitter, healthier lifestyle.

Your Park has activities available across the Borough to get you more active and make the most of our glorious open spaces and local parks.

Sessions still available include Yoga, Cardio Tennis, Park Fit, Family Fun, Pilates, Tai Chi, Kettlercise and even **Jog with your Dog!**

Thanks to generous support from Sport England we are able to subsidise activities so you'll pay just a £3 booking fee per session, with family sessions a £5 booking fee for four people. **Create a new account and book Your Park** place now!

And participants who attend certain Your Park sessions will receive a 5 or 7 day free pass to the nearest local leisure centre. Participating centres include Places Leisure Eastleigh, Wildern Leisure Centre and Hamble Sports Complex.



## Park Sport proves huge success



**Thousands of sessions have been snapped up for the Council's popular Park Sport scheme**

with around 75% of spaces already booked for the scheme that provides local children with the experience of a range of summer sporting and physical activity opportunities.

The borough's youngsters will be getting active this summer as around 2800 sessions have been booked on the activities that are set to start on Monday (30 July). [Read more](#)

## Your views on second hand furniture and appliances

**Trash or Treasure?** Hampshire County Council is currently running a survey to look at attitudes to furniture re-use.

The **online survey** is open to all residents until Friday 14 September and everyone who completes the survey is eligible to be entered into a draw to win £100 Leisure Vouchers. The results of the survey will help inform the **Smart Living campaign** which encourages people to make small changes to their lifestyles in order to waste less and save more.

## Final Local Plan consultation drop-in session

The last in a series of drop-in sessions for the Local Plan consultation takes place on Monday 30 July at Fryern Pavilion, Fryern Close, Chandler's Ford from 4pm-7pm.

If you would like to look at the Local Plan documents and maps or ask any questions about the Local Plan, then come along.

Remember the consultation closes at midnight on Monday 6 August so make sure you submit your comments before then. For information and how to comment, visit [our website](#).

We have also included a **handy guide** for completing the online survey.



## Prostate Specific Antigen (PSA) test for men aged 45 to 75

The local Prostate Cancer Support Organisation (PCaSO) in association with Eastleigh Lions and Age Concern Eastleigh are hosting a PSA Blood Test Event on Saturday 22 September from 10am-2pm at Eastleigh Railway Institute, Romsey Road.

The blood test, for men aged between 45 and 75, provides an indication of the possibility of Prostate Cancer, which is now killing more men than women dying from Breast Cancer.

The tests are free although a contribution towards the cost would be most welcome as the actual cost to the charities is between £15 and £25 per person.

To book an appointment email [Eastleigh Lions](#) or phone 07580 744618.

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## Places Leisure Eastleigh wins more awards



Eastleigh's new leisure centre has scooped two further awards – this time for the benefit it brings to the Borough's communities, as well as for the excellence of its engineering.

Places Leisure Eastleigh received an Institution of Civil Engineers South East Award in the Community Benefit category at a ceremony in Brighton last night (Thursday 19 July) in front of 250 senior industry representatives.

The award reflects the excellent feedback the Borough Council, who developed the centre and operators, Places for People Leisure, have received from users of the venue. [Read more](#)

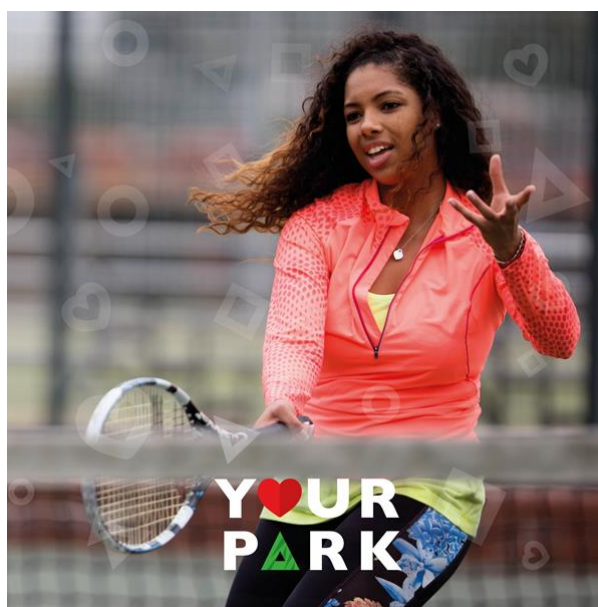
## Your Park - book your place now!

**Make this a summer to remember and the start of a journey towards a fitter, healthier lifestyle for you, your family and friends.**

Our new programme Your Park will help you get more active by making the most of our glorious open spaces and local parks.

Sessions include Yoga, Canoeing, Tennis, Buggy Fit, Family Fun, Pilates, Tai Chi, Kettlercise and even **Jog with your Dog!**

Thanks to generous support from Sport England we are able to subsidise activities so you'll pay just a £3 booking fee per session, with family sessions a £5 booking fee for four people. **Create a new account and book Your Park** place now!



## Your guide to taking part in Local Plan consultation

We have been pleased to welcome almost 850 people to the consultation drop-in sessions so far. At the sessions you can look at documents and maps and ask any questions you might have about the Local Plan.

Remember to ensure that you respond to the consultation by midnight on Monday 6 August. For information and how to comment, visit [our website](#).

We have also included a [handy guide](#) for completing the online survey.

### Upcoming drop in sessions

- **Crestwood Community School**, Shakespeare Road - 23 July, 3pm - 7.30pm
- **Pilands Wood Community Centre**, Chamberlayne Road, Bursledon - 24 July, 4pm - 7pm
- **Abbey Hall**, Victoria Road, Netley Abbey - 25 July, 3pm - 7pm
- **Fryern Pavilion**, Fryern Close, Chandler's Ford - 30 July, 4pm - 7pm

The information is the same at each session so you can attend any drop-in regardless of the area you live in.

## Itchen Valley Country Park flags a decade of success

Itchen Valley Country Park is celebrating receiving a tenth annual award that puts it among the best open spaces in the country.

More than 1,830 UK parks and green spaces – a record number – will be flying the Green Flag Award this year, and Itchen Valley Country Park, which is operated by Eastleigh Borough Council, is celebrating a decade of success in the scheme, which is a nationally recognised mark of quality. [Read more](#)





**EASTLEIGH TOWN CENTRE  
CAR BOOT SALE**  
LEIGH ROAD MARKET PLACE AND CAR PARK

CAR BOOT

**FROM 12 JULY 2018**

**EVERY THURSDAY  
& SATURDAY**

**FROM 9AM - 1PM (ACCESS OPEN FOR SELLERS FROM 8AM VIA LEIGH ROAD)**

**Free entry  
for buyers**

**£5 for cars  
£10 for vans  
+£5 for trailers**

## Homes England helping to speed up housing delivery in Eastleigh

Homes England are helping Eastleigh Borough Council to speed up housing delivery as part of a new £450 million Accelerated Construction Programme, announced by the Ministry for Housing and Communities in July.

A site in Eastleigh to the west and south of Horton Heath, including Chalcroft Farm and Fir Tree Farm has already been identified and will receive a grant of around £10million. [Read more](#)

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## Your guide to taking part in Local Plan consultation

We have been pleased to welcome almost 500 people to the consultation drop-in sessions so far. At the sessions you can look at documents and maps and ask any questions you might have about the Local Plan.

Remember to ensure that you respond to the consultation by midnight on Monday 6 August. All information and how to comment, can be found [here](#)

We have also included a [handy guide](#) for completing the online survey.

### Upcoming drop in sessions:

**All information is the same at each session so you can attend any drop-in regardless of the area you live in.**

The Hub, Bishopstoke Road, Bishopstoke - 16 July, 3pm - 7.30pm

The Botley Centre, High Street, Botley - 17 July, 3pm - 7pm

Wyvern School, Botley Road, Fair Oak - 18 July, 5pm - 9pm

Crestwood Community School, Shakespeare Road - 23 July, 3pm - 7.30pm

Pilands Wood Community Centre, Chamberlayne Road, Bursledon - 24 July, 4pm - 7pm

Abbey Hall, Victoria Road, Netley Abbey - 25 July, 3pm - 7pm

Fryern Pavilion, Fryern Close, Chandler's Ford - 30 July, 4pm - 7pm

## Your Park

**Make this a summer to remember and the start of a journey towards a fitter, healthier lifestyle for you, your family and friends.**

Our new programme Your Park will help you get more active by making the most of our glorious open spaces and local parks.

Sessions include Yoga, Canoeing, Tennis, Buggy Fit, Family Fun, Pilates, Tai Chi,



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## Family Fun this Saturday! Tickets just £3 each



### The Point's Outdoor Family Fun Days Saturday 7 July - 11am & 3pm

Join Commotion Dance on **The Point's** garden stage with **Little Artist: Big Painting** - a paint-filled world full of magical movement and daring dance! This playful, intriguing show, made especially for the outdoors, creates a larger than life painting and offers families an unforgettable experience!

Performed on The Point's outdoor garden stage, Leigh Road Recreation Ground, with a family friendly play area and outdoor bar.

**Tickets just £3 each with a free workshop. [Book now](#)**

## This Girl Can Eastleigh | Badminton Courses



Whether it's the first time you've picked up a racket, or a while since you stepped on court, be prepared to be hooked with our beginner badminton course. [What to expect!](#)

**This six-week course** will give you the chance to learn new skills and develop your fitness in a beginner-friendly environment. Delivered by qualified Badminton England coaches, this course is fun, social and a great way to achieve your goals with like-minded people.

**Starts:** Friday 27 July 6pm–7pm (six-week course)

**Location:** Hamble Sports Complex, Satchell Lane, Hamble-Le-Rice

**Price:** £18 for six sessions (suitable for ages 16+)

## Local Plan consultation is under way

The Local Plan consultation is under way. Below are the drop-in sessions taking place next week.

The Local Plan and all the supporting evidence can be found on our [website](#) where you can also access the consultation survey.

The Local Plan document and key assessments are also available to view at local libraries, Parish and Town Council offices across the Borough, and at Eastleigh House.

Next week's drop-in sessions are being held at:

9 July, 3pm–7pm - Eastleigh House Council Offices, Upper Market Street, Eastleigh

10 July, 4.45pm–8pm - Hedge End Centre 2000, St John's Road

11 July, 3pm–7.30pm - Colden Common Community Centre, St Vigor Way

The information on display is the same at each session, so you can attend any one, regardless of which area you live in.

[View the drop-in sessions timetable](#)

## Car boot rebooted



FROM 12 JULY 2018

**EVERY THURSDAY  
& SATURDAY**

**Free entry for buyers**  
**£5 for cars**  
**£10 for vans**  
**+£5 for trailers**

**EASTLEIGH TOWN CENTRE  
CAR BOOT SALE**  
LEIGH ROAD MARKET PLACE AND CAR PARK

CAR 800T

FROM 9AM - 1PM (ACCESS OPEN FOR SELLERS FROM 8AM VIA LEIGH ROAD)

In response to customer feedback, changes have been made to Eastleigh town centre's [car boot sale](#).

It will now take place on Thursdays, as well as Saturdays, and prices have been adjusted: it now costs £5 for a car and £10 for a van (+ £5 extra for a trailer). Admission for buyers remains free.

## Bert & Gert's

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## The Point's Outdoor Family Fun Days

**Saturdays: 30 June, 7, 14 & 21 July**  
**11am & 3pm**

Saturdays are all about the family during The Point's **Summer Social**, with outdoor performances that are perfect no matter whether it's your first or your tenth family theatre trip.

Starting this Saturday with **Reynard the Fox** by Fabularium - a delightful tale with storytelling, puppetry and live music.

Each **Family Fun Day** has an accompanying workshop between shows, and is performed on The Point's outdoor garden stage, with a family friendly play area and outdoor bar.



Tickets for each show are £8 / £6 children with workshops at £3 each. [Book your tickets](#)

## Local Plan consultation is under way

**The Local Plan consultation is now under way, with further drop-in sessions taking place next week.**

The Local Plan and all the supporting evidence can be found on our [website](#) where you can also access the consultation survey.

The Local Plan document and key assessments are also available to view at local libraries, Parish and Town Council offices across the Borough, and at Eastleigh House.

Next week's drop-in sessions are being held at:

**Monday 2 July (3pm-7pm)** - Fryern Pavilion, Fryern Close

**Wednesday 4 July (3pm-7.30pm)** - The Hub, Bishopstoke Road

**Thursday 5 July (3pm-7pm)** - West End Parish Centre, Chapel Road, West End

[View the drop-in sessions timetable](#)



**FROM 12 JULY 2018**

**EVERY THURSDAY & SATURDAY**

**Free entry for buyers**  
**£5 for cars**  
**£10 for vans**  
**+£5 for trailers**

**FROM 9AM - 1PM (ACCESS OPEN FOR SELLERS FROM 8AM VIA LEIGH ROAD)**

## Vote for Places Leisure Eastleigh



Eastleigh's new leisure centre is getting excellent feedback from users. It has also attracted industry recognition with a prestigious building award – and been shortlisted for another.

Places Leisure Eastleigh has just been named Best Large Commercial Project in the LABC South East Building Excellence Awards 2018 – awarded by the Local Authority Building Control professional body.

In addition the LABC award, the centre has also been shortlisted for the Institution of Civil Engineers South East Awards 2018 in the Community Benefit category. The award is made by public vote and users of Places Leisure Eastleigh are being urged to vote for their local venue. [Read more and vote](#)

## Beat the heat! Stay cool as temperatures rise...



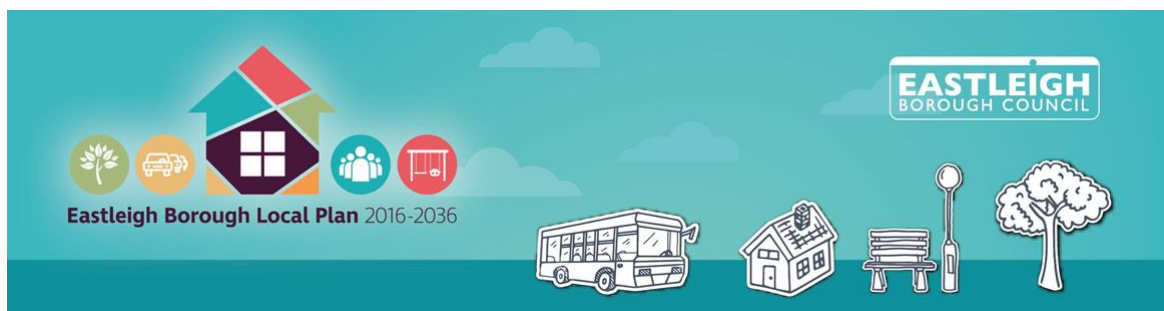
With the sizzling summer temperatures continuing to climb towards the weekend – do you know how to [keep cool and beat the heat?](#)

Many people across the Borough will welcome the sunshine, but it is important to stay safe and well – particularly people who are at risk of harm, including the very young, older people and anyone with a medical condition made worse by the extreme heat.

## Park Sport bookings go live from Monday 2 July

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## Local Plan consultation set to start



Eastleigh Borough Council's Local Plan 2016-2036 consultation will get underway at 12 noon on Monday 25 June 2018. The consultation will run until 12 midnight on Monday 6th August.

It was agreed at the Council meeting last December that the Chief Executive would be given the final sign off of the Local Plan under delegated powers subject to receipt of all the required technical and legal advice and reports. These have now been received and the Chief Executive has, today, formally signed off the Local Plan under delegated powers. [Find out more](#)

## Local businesses invited to Eastleigh Business Conference

**Wednesday 27 June, from 4pm to 7pm**  
**Free event**

**Business leaders from some of the area's most innovative companies will share good practice in promoting environmental sustainability, and employee health and wellbeing.**

Local businesses are invited to join us for this free conference event; a chance to network and find out more about support in the Borough. [Find out more and book](#)



## FREE festival - Eastleigh Unwrapped tomorrow

**Eastleigh Town Centre**  
**Saturday 23 July, 11.30am to 5.30pm**

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## Counting down to Clean Air Day on Thursday 21 June



**Eastleigh is committed to being a green and sustainable Borough.**

Pollution affects the health of millions and, for Clean Air Day 2018, which takes place in two weeks' time, we are highlighting all we are doing to improve air quality – and how residents and businesses can play their part.

The Council's initiatives range from promoting sustainable transport – including cycling and walking (and promoting greener forms of public transport) – to alternative and renewable energy solutions. Clean Air Day is a chance to find out more about air pollution, share information with friends and colleagues, and help make the air cleaner and healthier for everyone. [Find out more](#)

## Sustainability and health focus of Eastleigh Business Conference

**The Eastleigh Business Conference will highlight what the Council, its partners and local companies are doing to make the Borough a healthier and greener home for local businesses and their employees.**

The free event – **on Wednesday 27 June, from 4pm to 7pm**, at The Point, Eastleigh - will bring together senior representatives from some of the Borough's big brands, as well as up-and-coming companies, who will share their experience and knowledge of making their businesses healthier and more environmentally friendly. [Find out more and book](#)

## Haul road removes site lorries from Hamble Lane

**A new haul road to remove works lorries and help ease traffic on Hamble Lane has**

been opened.

The haul road runs from Bursledon Road to the Taylor Wimpey site on Hamble Lane and is used by all construction traffic as access to the site from Hamble Lane is now blocked.

Part of the development of 200 new homes and a country park on the former Bursledon car boot sale site will also include a new road for the housing estate that will run from Bursledon Road. This will ease congestion on Hamble Lane.



## Local Plan drop in sessions

The **venues and times** for the drop-in sessions on Eastleigh's Local Plan have been announced. They take place between the 25 June and 25 July.

The drop-in sessions are part of the next stage in the preparation of our Local Plan when local people, groups and organisations have the chance to give us their views.

Local people are welcome to attend any session regardless of which area they live in. Up-to-date information, including FAQs, is available on our **Local Plan website pages**

## Eastleigh Unwrapped - FREE festival, Saturday 23 June 2018



**Saturday 23 June 11.30am to 5.30pm**

A free day of performance in Eastleigh Town Centre. **Eastleigh Unwrapped Festival** is back with a bang this summer!

For the sixth year running, Eastleigh Town Centre and Leigh Road Recreation Ground will be filled with stunning aerial theatre, circus, interactive performance and live music. **"Love, love, love this event."** - Audience Member 2017

# Appendix 4C

## Local Plan Newsletter





## Last chance to comment on Local Plan

The Local Plan consultation finishes on Monday 6 August. If you would like to comment on the Local Plan, please ensure you submit your comments by midnight.

All the information you need, together with the online consultation document can be found on our [website](#)

We have also included a [handy guide](#) for completing the online survey.

All local authorities must have a Local Plan. This sets out how a local authority is going to deliver space for businesses, new homes and all the facilities that are needed to support this whilst also protecting and enhancing the local environment.

## To view the Local Plan report and for more details about our Local Plan visit

[www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036)



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Eastleigh, Hampshire SO50 9YN

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## Local Plan consultation - have your say!

**We have welcomed almost 600 people to the consultation drop-in sessions so far. At the sessions you can look at documents and maps and ask any questions you might have about the Eastleigh Borough Local Plan.**

Remember to ensure that you respond to the consultation by midnight on Monday 6 August. All the information you need, together with the online consultation document can be found on our [website](#)

We have also included a [handy guide](#) for completing the online survey.

The public drop-in sessions across the Borough continue until the end of this month.

**Don't forget: all the information is the same at each session so you can attend any drop-in regardless of the area you live in.**

## Drop-in sessions

### **Bishopstoke, Fair Oak & Horton Heath**

Wyvern School, Botley Road - 18 July, 5pm - 9pm

### **Eastleigh (including Allbrook)**

Crestwood Community School, Shakespeare Road - 23 July, 3pm - 7.30pm

### **Bursledon, Hamble-le-Rice & Hound**

Pilands Wood Community Centre, Chamberlayne Road - 24 July, 4pm - 7pm

Abbey Hall, Victoria Road, Netley - 25 July, 3pm - 7pm

### **Chandler's Ford & Hiltingbury**

Fryern Pavilion, Fryern Close - 30 July, 4pm - 7pm

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## **Local Plan update - consultation is now open - please have your say.**

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The pre-submission Local Plan was signed off for the consultation on Friday (22 June) by the Chief Executive (as agreed at the Council meeting in December) under delegated powers following receipt of all outstanding evidence and following technical and legal advice.

You can find a copy of the report on our website along with the Local Plan itself and all the supporting evidence here: [www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036). From this page you can also access the consultation survey.

The Local Plan document and key assessments is also available to view at local libraries, Parish and Town Council offices in the Borough and Eastleigh House.

**The Local Plan is the key document that will help shape Eastleigh Borough over the coming years.** All local authorities must have a Local Plan and our Plan outlines a vision for the Borough:

'To ensure development in Eastleigh Borough and its communities delivers a **strong and sustainable economy** with an adequate supply of **housing and infrastructure** that supports **improved standards of living** for residents while **protecting the distinct identity of towns and villages** and preventing urban sprawl; **promoting thriving and healthy communities**; and maintaining an **attractive and sustainable environment** that residents value.'

**Consultation Drop-in Sessions** - Local people are welcome to attend any of the drop in sessions regardless of where they live. At these sessions, you can find out more about how you can have your say:

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Hedge End Centre 2000, St John's Road - 10 July, 4.45pm - 8pm

The Botley Centre, High Street - 17 July, 3pm - 7pm

### **Outside of the Borough**

Colden Common Community Centre, St Vigor Way - 11 July, 3pm - 7.30pm

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Eastleigh, Hampshire SO50 9YN

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## Local Plan update - 22 June 2018

Eastleigh Borough Council's Local Plan 2016-2036 consultation will get underway at 12 noon on Monday 25 June 2018. The consultation will run until 12 midnight on Monday 6 August 2018.

As agreed at the meeting of the Council in December, the Local Plan would be signed off by the Chief Executive under delegated powers following receipt of all outstanding evidence and following technical and legal advice.

The Local Plan has now been signed off and you can find a copy of the report on our website along with the Local Plan itself and all the supporting evidence here: [www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036) From midday on Monday, the consultation survey will be live on our website too.

The Local Plan document and key assessments will also be available from Monday, to view at local libraries together with Parish/Town Council offices and Eastleigh House.

The Local Plan is the key document that will help shape Eastleigh Borough over the coming years. All local authorities must have a Local Plan and our Plan outlines a vision for the Borough:

'To ensure development in Eastleigh Borough and its communities delivers a **strong and sustainable economy** with an adequate supply of **housing and infrastructure** that supports **improved standards of living** for residents while **protecting the distinct identity of towns and villages** and preventing urban sprawl; **promoting thriving and healthy communities**; and maintaining an **attractive and sustainable environment** that residents value.'

There are 13 objectives in the Plan that cover

- tackling congestion;

- developing green infrastructure (providing green links to safeguard wildlife and natural resources);
- encouraging a sustainable community through effective low carbon and water efficient planning and design;
- maintaining the identity of towns and villages;
- excellent environment for all;
- minimising waste and managing resources;
- protecting and enhancing biodiversity;
- enabling healthier lifestyles / wellbeing;
- tackling deprivation;
- increased provision and more diverse mix of housing;
- ensuring appropriate infrastructure including employment land;
- enabling the right skills and employment mix and reinvigorating town and local centres.
- Re-invigorating town and village centres

### **Drop in Sessions**

Local people are welcome to attend any of the drop in sessions regardless of where they live:

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Wyvern School, Botley Road - 18 July, 5pm - 9pm

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## 20 June 2018

The first of 14 Local Plan consultation drop-in sessions are set to start next week with a drop in at Hamble Primary School on 25 June and Wyvern School on 26 June.

The drop in sessions are part of the next stage in the preparation of our Local Plan when local people groups and organisations have the chance to give their views on the Local Plan.

All local authorities must have a Local Plan. This sets out how a local authority is going to deliver space for businesses, new homes and all the facilities that are needed to support this whilst also protecting and enhancing the local environment.

For details of all [our drop in sessions](#).

**To view the Local Plan report and for more details about our Local Plan visit**  
**[www.eastleigh.gov.uk/localplan](http://www.eastleigh.gov.uk/localplan)**



Eastleigh Borough Council, Eastleigh House, Upper Market Street,  
Eastleigh, Hampshire SO50 9YN

# Appendix 4D

## Correspondence with Statutory Consultees





### **Local Plan update - consultation is now open - please have your say.**

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# Appendix 4E

## Correspondence with General Consultation Bodies





## **Local Plan update - consultation is now open - please have your say.**

Eastleigh Borough Council's Local Plan 2016-2036 consultation was launched online on 25 June and will run until midnight on 6 August.

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about our Local Plan visit**

[www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036)



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# Appendix 4F

## Media



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## Local Plan consultation set to start

Eastleigh Borough Council's Local Plan 2016-2036 consultation will get underway at 12 noon on Monday 25 June 2018. The consultation will run until 12 midnight on Monday 6th August.

The Local Plan document together with all the supporting evidence can be found on the Council's website [www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036) together with all the dates for the consultation drop in sessions.

It was agreed at the Council meeting last December that the Chief Executive would be given the final sign off of the Local Plan under delegated powers subject to receipt of all the required technical and legal advice and reports. These have now been received and the Chief Executive has, today, formally signed off the Local Plan.

The Local Plan document and key assessments will also be available to view at local libraries together with Parish/Town Council offices and Eastleigh House. The Local Plan is the key document that will help shape Eastleigh Borough over the coming years.

All local authorities must have a Local Plan and our Plan outlines a vision for the Borough: ‘

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There are 13 objectives in the Plan that cover

- tackling congestion;
- developing green infrastructure (providing green links to safeguard wildlife and natural resources);
- encouraging a sustainable community through effective low carbon and water efficient planning and design;
- maintaining the identity of towns and villages;
- excellent environment for all;
- minimising waste and managing resources;
- protecting and enhancing biodiversity;
- enabling healthier lifestyles / wellbeing;
- tackling deprivation;
- increased provision and more diverse mix of housing;

- ensuring appropriate infrastructure including employment land;
- enabling the right skills and employment mix and reinvigorating town and local centres.
- Re-invigorating town and village centres

In order to make the Local Plan easier for local people to view the areas they are interested in, the consultation has been grouped into themes and into local areas, so you can answer as much or as little as you choose.

You can find more at and have your say at [www.eastleigh.gov.uk/lpconsultation](http://www.eastleigh.gov.uk/lpconsultation) - this will be live from 12 noon on Monday 25 June. If you are unable to respond online you can send your responses in writing. Response forms will be available at Eastleigh House, Parish/Town Councils and at all the drop in sessions.

Please send your comments to: Local Plan Consultation, Eastleigh Borough Council, Eastleigh House, Upper Market Street, Eastleigh, Hampshire, SO50 9YN

DATE – 22 June 2018

ISSUED BY – Steve Collins

TEL – 023 8068 8205

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# Appendix 4G

## Schools





## Last chance to comment on Local Plan

The Local Plan consultation finishes on Monday 6 August. If you would like to comment on the Local Plan on behalf of your school, please ensure you submit your comments by midnight.

All the information you need, together with the online consultation document can be found on our [website](#)

We have also included a [handy guide](#) for completing the online survey.

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# Appendix 4H

## Community Groups





## Last chance to comment on Local Plan

The Local Plan consultation finishes on Monday 6 August. If you would like to comment on the Local Plan on behalf of your community organisation, please ensure you submit your comments by midnight.

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We have also included a [handy guide](#) for completing the online survey.

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Eastleigh, Hampshire SO50 9YN

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# Appendix 4I

## Residents Letter





**Eastleigh Borough Local Plan 2016-2036**

**EASTLEIGH**  
BOROUGH COUNCIL



## The new Local Plan for Eastleigh Borough - an overview:

- ▶ The Local Plan sets out the policies and plans to guide future development to 2036, showing what sort of places and facilities we need for our communities in the future.
- ▶ It helps guide the right amount of development (that hasn't already been given planning permission) to meet our needs over the next two decades.
- ▶ It identifies how much development is needed; the best places for this development; the infrastructure and services needed to support new and existing communities and the areas which will be protected from development.

The Local Plan provides information about the Borough and the main issues the Plan addresses (Chapter 2).

It gives a vision for the Borough (Chapter 3);

*'To ensure development in Eastleigh Borough and its communities delivers a strong and sustainable economy with an adequate supply of housing and infrastructure that supports improved standards of living for residents while protecting the distinct identity of towns and villages and preventing urban sprawl; promoting thriving and healthy communities; and maintaining an attractive and sustainable environment that residents value.'*

There are 13 objectives in the Plan. These cover: tackling congestion; developing green infrastructure (providing green links to safeguard wildlife and natural resources); encouraging a sustainable community through effective low carbon and water-efficient planning and design; maintaining the identity of towns and villages; excellent environment for all; minimising waste and managing resources; protecting and enhancing biodiversity; enabling healthier lifestyles and wellbeing; tackling deprivation; increasing provision and a more diverse mix of housing; ensuring appropriate infrastructure including employment land; enabling the right skills and employment mix and reinvigorating town and local centres.

### The Local Plan has policies to provide:

#### Housing

We need to provide for the development of new homes (including affordable ones and homes for older people) to help meet the Borough's housing needs, a total of 14,580

dwellings are required to meet Eastleigh's needs. Taking into account sites that already have planning permission additional sites need to be found for a further 4,020 dwellings. On sites of more than 11 dwellings, a minimum of 35% of these will be affordable homes.

#### Employment space

Up to 2036 there is a need for around 144,000sq.m of additional employment floor space to accommodate future economic growth. This will be on sites including Eastleigh Riverside (former railway works) north of the airport and adjoining areas, including land at Tower Lane and Barton Park to the north and also land north east of the airport.

#### Regenerating town and local centres

By providing high-density, high quality development, including retail, leisure, residential, healthcare and offices.

#### Green Borough

The countryside has important landscapes, habitat and species which require protection. The Borough's countryside also has an important role in separating settlements and ensuring that they retain their individual identity distinct from each other and from Southampton.

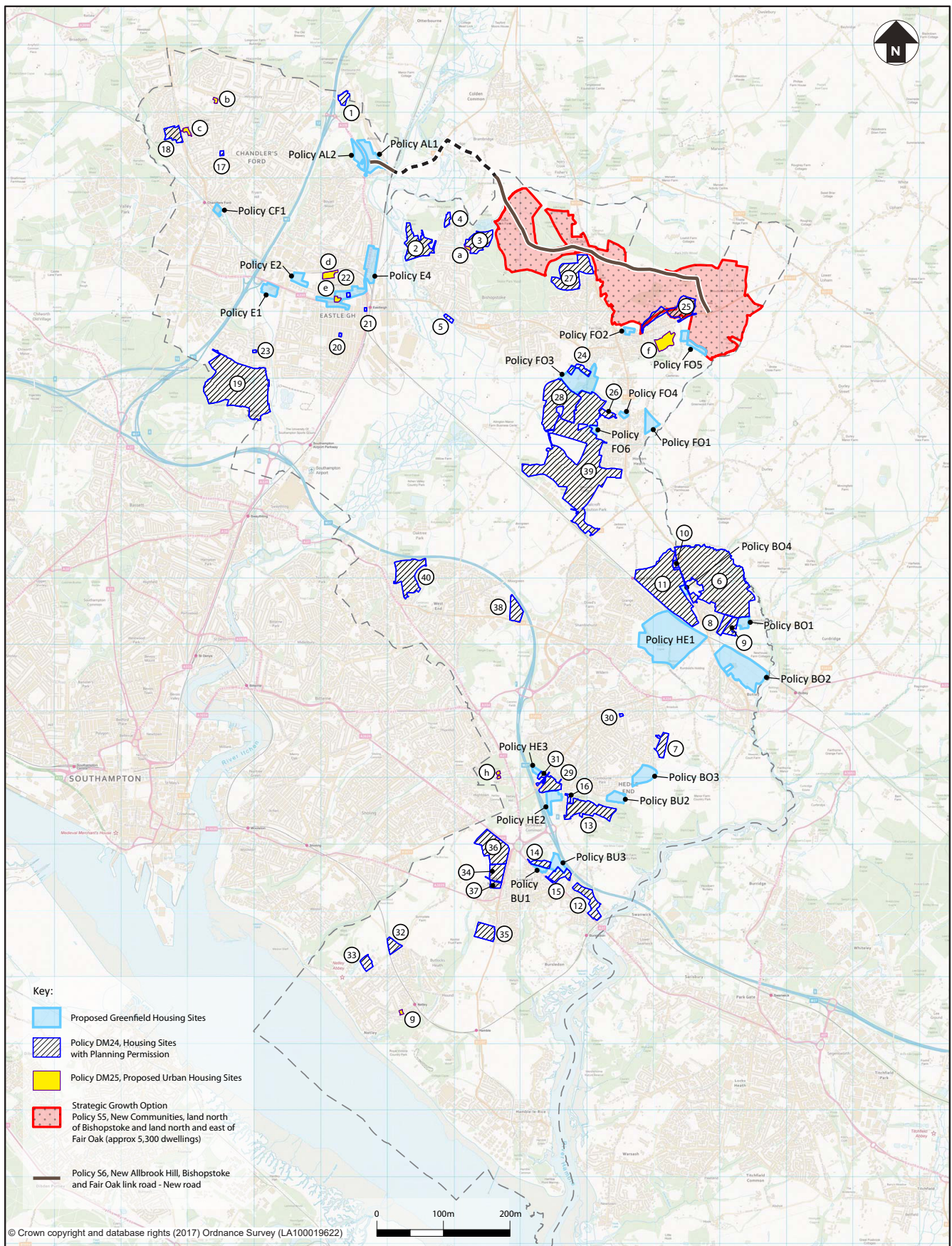
#### Managing the countryside

And providing a better network of footpaths, cycleways, bridleways, woodlands and river corridors.

#### Sites

The Local Plan has a section which provides detailed guidance on the sites we have identified across the Borough for future development and how we would like to see them developed (Chapter 6). We would encourage you to look at those sites in your area to see how they may affect you in the future. The policies in this Chapter are based on the five area committee boundaries of: Bishopstoke, Fair Oak & Horton Heath; Bursledon, Hamble-le-Rice & Hound; Chandler's Ford & Hiltingbury; Eastleigh; and Hedge End, West End & Botley.

The map shows the 38 new sites identified in the Local Plan for development. There are also 40 sites that already have planning permission (these are listed in Policy DM24) and a further 8 sites that have previously been identified as being suitable for redevelopment (see Policy DM25).



# Appendix 4J

## Local Plan Advert





Eastleigh Borough Local Plan 2016 - 2036

Have  
your say



# Eastleigh Borough Council Local Plan

## have your say...

**When:** 25 June - 6 August 2018

**What are we asking?** This is part of the formal process of preparing a Local Plan and at this stage we are seeking your comments on whether you think the Plan is **sound** and we have **met our legal requirements**, in line with regulations set out by the Planning Inspectorate.



## How to get involved:

**Online:** [www.eastleigh.gov.uk/lpconsultation](http://www.eastleigh.gov.uk/lpconsultation)

### **Write to us:**

You can send your responses in writing to us at:

Local Plan Consultation  
Eastleigh Borough Council,  
Eastleigh House,  
Upper Market Street,  
Eastleigh  
SO50 9YN

**Written/email responses MUST  
include the details outlined here**



If you write or email, please ensure you include the following information with your response. **The planning inspector can only consider responses with all the correct information.**

**Name, address, postcode, age, policy number you are commenting on, whether you support or object and your reasons why.**

Paper copies of the documents can be viewed at all libraries and parish/town council offices across the Borough and at Eastleigh House.



If you need any further information you can email us: [localplan@eastleigh.gov.uk](mailto:localplan@eastleigh.gov.uk)

# Appendix 4K

## Consultation materials





## New communities north of Bishopstoke and Fair Oak: why this is our preferred option.

The Council has carefully assessed all the options for major growth (Strategic Growth Option, SGO), and recognises that each has their advantages and disadvantages. Following the completion of a number of key investigative studies, such as in transport and habitat surveys, the Council has selected this option because it considers it will improve the shopping and community facilities at Fair Oak, provide a new link road to minimise traffic congestion, and protect countryside gaps between different towns and villages.

It is recognised that any of the options, including this one, would involve the loss of local countryside and would be close to important environmental sites. Therefore the development will need to be carefully designed.

The Council has completed detailed environmental assessments to ensure the right protections are in place. The Local Plan's policies require strong protection of the surrounding environment, including green buffers between the development and the ancient woodlands / tributaries streams, protection of the River Itchen habitats, and the protection or enhancement of green links for wildlife corridors.

The Local Plan's vision is to create two distinct communities with new shopping areas, schools, doctor's surgeries, jobs, green open spaces, and pedestrian / cycle routes.

One of the benefits of focussing development in one place is that it helps to maximise the investment available for the infrastructure which is needed (for example, the new link road, schools, community facilities and open spaces). The Council continues to work closely with organisations that will provide this infrastructure to understand the detail of these issues further.





## Masterplan: what is it and why have we started this process?

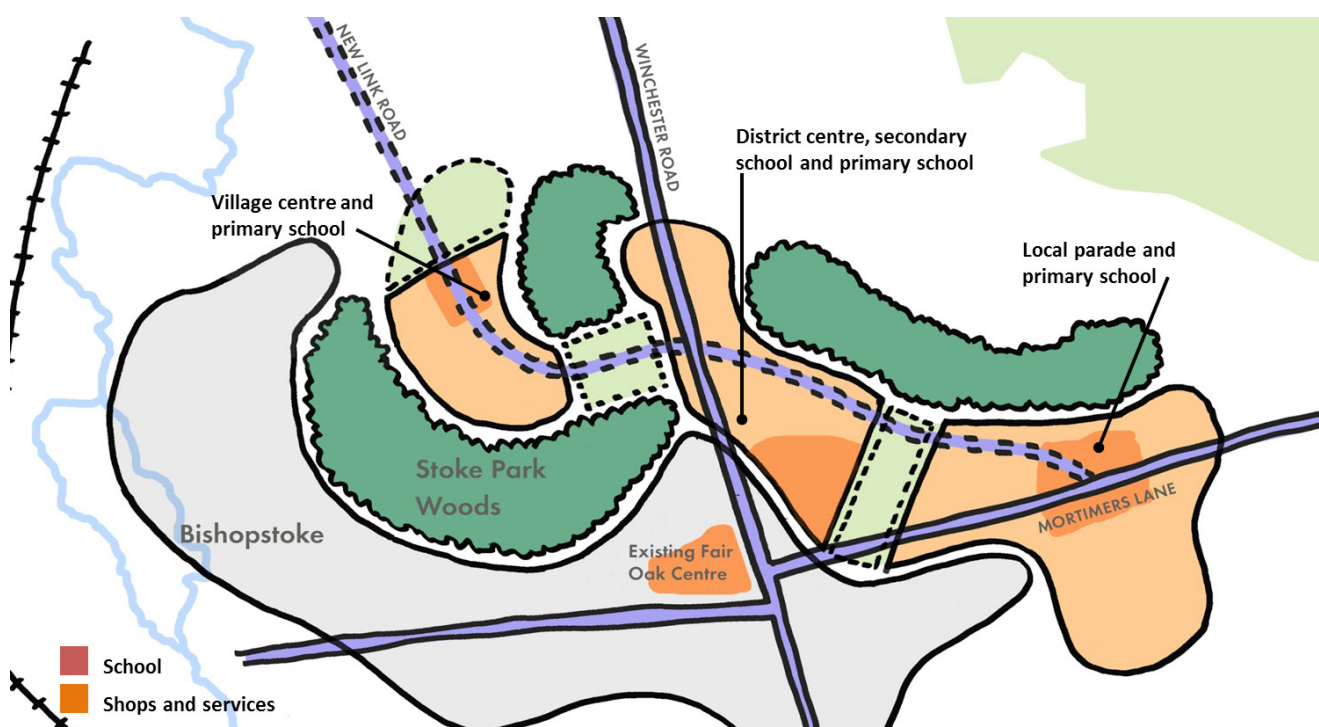
Masterplan is the term used to describe the more detailed level of planning for a particular location. This includes information about street layout, and where facilities should be located. Over time these can develop into very detailed design principles and be adopted as a 'supplementary planning document' which then enables us to have much greater influence about how a particular site is developed.

The Council has started work on a draft masterplan for the proposed communities north of Bishopstoke and Fair Oak. This early work is an essential part of the evidence needed to make a decision on whether to include the proposal in the Local Plan.

The draft masterplan has started to map out a potential layout, including village centres and housing densities which take account of all of the protection that will be put in place around the ancient woodland and other environmentally sensitive areas. Without this work it would not be possible to establish the capacity of the site and therefore its impact. Only with this information has it been possible to understand the necessary mitigation measures and the overall viability of the site.

The draft masterplan has been shared with the parish councils in Bishopstoke and Fair Oak and Horton Heath. The Council wants to ensure that residents have the opportunity help shape any new communities that are developed. You will therefore have the opportunity to get involved and have your say on the draft masterplan as it moves forward.

### Illustrative plan of the proposed new communities north of Bishopstoke and Fair Oak.





## What the Planning Inspector is looking for:

### Legal Compliance

Before a Plan can be tested for soundness we must ensure that it is legally compliant.

To be legally compliant a Local Plan must be prepared in accordance with the following:

- ▶ **Statement of Community Involvement and relevant regulations** (the Council must have consulted appropriate bodies in accordance with the Council's Statement of Community Involvement);
- ▶ **Duty to Cooperate** (the Local Plan must have been prepared in co-operation with the relevant local planning authorities and prescribed bodies);
- ▶ **National Policy and Legislation Compliance** (the plan must accord with the relevant national policy and legislation. For example, the National Planning Policy Framework (NPPF);
- ▶ **Sustainability Appraisal Report** (an adequate Sustainability Appraisal must have been carried out); and
- ▶ **Habitats Regulations Assessment** (an appropriate assessment under the Habitats Regulations must have been carried out)

### Soundness

Once legal compliance is confirmed, the Local Plan must be tested for soundness.

In order to be considered 'sound' the Inspector must be satisfied that the Local Plan is:

- ▶ **Positively prepared** (prepared based on a strategy which seeks to meet objectively assessed development and infrastructure requirements, including unmet requirements from neighbouring authorities where it is reasonable to do so and consistent with achieving sustainable development)
- ▶ **Justified** (is the most appropriate strategy when considered against reasonable alternatives, based on proportionate evidence)
- ▶ **Effective** (is deliverable over its period and based on effective joint working on cross-boundary strategic priorities); and
- ▶ **Consistent with national policy** (will enable the delivery of sustainable development in accordance with the policies in the NPPF).





## Local Plan consultation response form

Name

Age (please tick)

☐

18-29

☐

30-39

☐

40-49

☐

50-59

☐

60-69

☐

70-79

☐

80+

Address

Postcode

Email

Organisation (if applicable)

**Policy/paragraph number you are commenting on:**

(please provide a separate response for each policy you wish to comment on)

**Do you support or object to this policy / paragraph:**

☐

Support

☐

Object

☐

Neutral

**Please provide a short overview of any comments:**

Please provide any further comments and/or suggested wording changes to support your answer:

### Overall assessment of the Local Plan

Shortly after this consultation the Local Plan will be sent to the Planning Inspectorate for examination. The appointed Inspector will need to ensure that the plan complies with all the necessary legal requirements before conducting a test for soundness. We would like to know your views on whether you believe the Local Plan is legally compliant and sound. You may answer as many of the following questions as you wish.

#### Legal compliance and soundness

Do you consider the Local Plan to be legally compliant? ☐ yes ☐ no ☐ unsure

Do you consider the Local Plan to be sound? ☐ yes ☐ no ☐ unsure

Please provide further details to support your answers. Please try to ensure that your response is as precise as possible and includes reference to any specific policies, paragraphs and/or documents that your comments relate to. Please also include and changes that you believe would make the plan legally compliant or sound and why.

If your representation is seeking a modification to make the Local Plan legally compliant or sound, do you consider it necessary to participate at the oral part of the examination?

☐ Yes, I want to take part at the oral examination

☐ No, I do not want to take part at the oral examination

If you wish to participate at the oral examination, please outline why you consider this to be necessary:



Eastleigh Borough Local Plan 2016-2036

## Local Plan Consultation

We have now reached a stage where we have looked at all the options and evidence and have produced a Local Plan that details our proposals for the future of Eastleigh Borough.

You now have the opportunity to have your say on whether you think the proposals are sound and that we have gone about it in the right way.

Local people are welcome to attend any session, regardless of which area they live in. To find out more, complete a survey and/or sign up to our mailing list, please visit:

[www.eastleigh.gov.uk/  
localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036)

## Local Plan Consultation drop-ins

Bishopstoke, Fair Oak & Horton Heath		Eastleigh (including Allbrook)	
Wyvern School, Botley Road <b>26 June, 5pm - 9pm</b>		Eastleigh House, Upper Market Street <b>9 July, 3pm - 7pm</b>	
The Hub, Bishopstoke Road <b>4 July, 3pm - 7.30pm</b>		Crestwood Community School, Shakespeare Road <b>23 July, 3pm - 7.30pm</b>	
The Hub, Bishopstoke Road <b>16 July, 3pm - 7.30pm</b>		Hedge End, West End & Botley	
Wyvern School, Botley Road <b>18 July, 5pm - 9pm</b>		West End Parish Centre, Chapel Road <b>5 July, 3pm - 7pm</b>	
Bursledon, Hamble-le-Rice & Hound		Hedge End Centre 2000, St Johns Road <b>10 July, 4.45pm - 8pm</b>	
Hamble Primary School, Hamble Lane <b>25 June, 3pm - 7pm</b>		The Botley Centre, High Street <b>17 July, 3pm - 7pm</b>	
Pilands Wood Community Centre, Chamberlayne Road <b>24 July, 4pm - 7pm</b>		Outside of the Borough	
Abbey Hall, Victoria Road <b>25 July, 3pm - 7pm</b>		Colden Common Community Centre, St Vigor Way <b>11 July, 3pm - 7.30pm</b>	
Chandler's Ford & Hiltingbury			
Fryern Pavilion, Fryern Close <b>2 July, 3pm - 7pm</b> <b>30 July, 4pm - 7pm</b> *additional date			

[www.eastleigh.gov.uk/localplan2016-2036](http://www.eastleigh.gov.uk/localplan2016-2036)

