

Winchester District Local Plan - Part 2: New Alresford Development Strategy

Winchester City Council's Local Plan Part 1 sets out the key planning policies for the District for the period 2011 - 2031.

For the settlement of New Alresford this means

- A requirement for 500 dwellings to be built in the town during the period 2011-2031
- Policies to maintain & improve shopping, services and tourism
- Measures to maintain & improve the balance between housing, employment and services

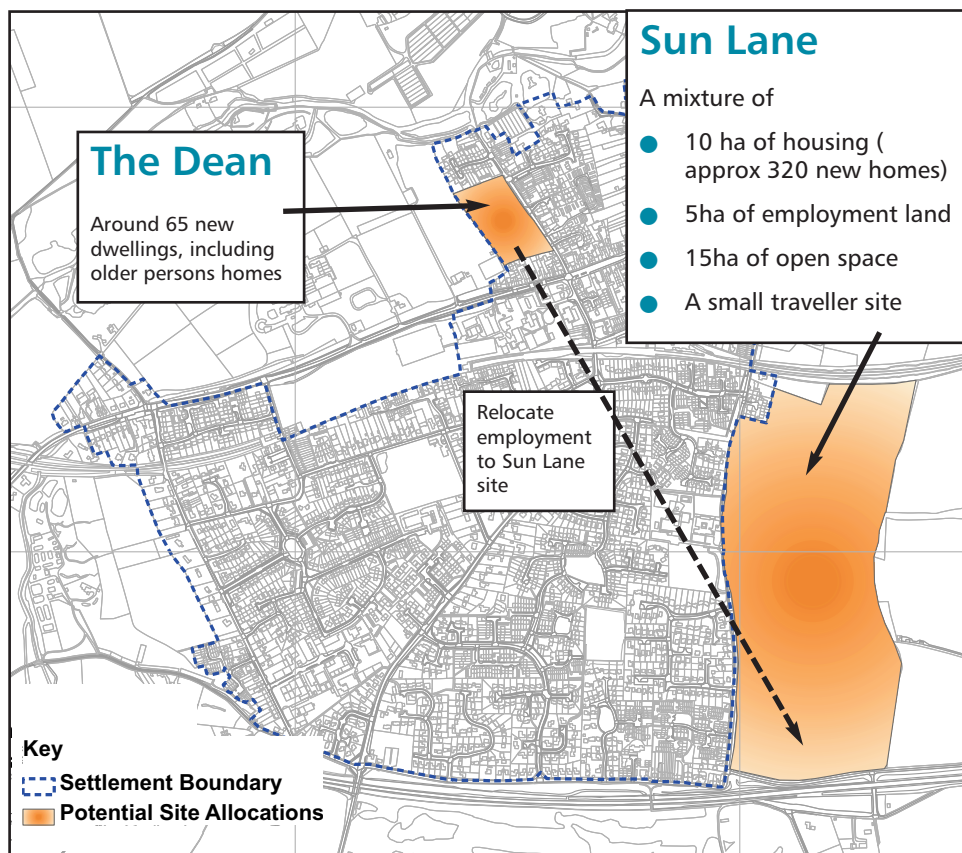
The City Council and New Alresford Town Council are now working together to write Local Plan Part 2 which will show in detail how the policies in Local Plan Part 1 will be implemented. This includes allocating the necessary sites to meet the needs of the town over the next 20 years.

Map showing the proposed strategy for New Alresford

During 2013, Winchester City Council have worked closely with New Alresford Town Council and the local community to assess the needs of Alresford during the Plan period, and find suitable sites for the development required to meet these identified needs.

The key findings included:

- The need to build a further 420 homes (as 80 already have permission or have been built)
- There will be a need for a sheltered/nursing facility
- Retain Alresford as a 'working' town
- Provide 200 new jobs
- The need for commercial premises at The Dean to expand/have more suitable accommodation
- Need for further burial ground / space
- New developments to provide safe routes connecting to the town centre
- Need for various types of open space



New Alresford
Town Council



Winchester
City Council

The proposed development strategy for Alresford

Several sites have been put forward by land owners as possible sites for development. Winchester City Council and New Alresford Town Council have considered the merits of each site, using a range of technical assessments to decide on the most appropriate development strategy.

Together we concluded that the best way to provide for most of the needs identified is to develop a large mixed-use site east of Sun Lane. This will

include provision to relocate the employment uses from The Dean. The land at The Dean can then be redeveloped at higher densities for housing, including sheltered and elderly care.

The reasons for selecting the Sun Lane site include:

- It can accommodate much of the required housing and is large enough to ensure a good mix of housing and the inclusion of affordable housing. It enables land at The Dean, near the town centre, to be vacated and redeveloped at higher densities for housing, including sheltered and elderly care.

- About half of the site would be retained as open space to meet Alresford's needs for different types of open space, including a burial ground.
- It is the only site that would be suitable for employment development, including accommodating the employment uses which wish to move out of The Dean, as it can be served by a new access onto the A31 (Alresford Bypass). Maintaining employment in The Dean or introducing it to other sites would continue to generate HGV traffic within and through the town.
- There is sufficient development on one site to enable the benefits of open space provision, the new junction and employment land to be economically viable and deliverable.



Map showing the potential broad layout of uses for Sun Lane.

	Site Boundary
	Housing
	Employment
	Open Space
	New Access
	Settlement Boundary

Further details of the needs assessment work and site selection process can be found at www.winchester.gov.uk/LPP2/Alresford

The website also has a copy of the exhibition boards from the meeting on 7 January 2014.



How to comment on the proposed development strategy for Alresford

We would like to know your thoughts on the proposed development strategy.

You can either complete the form and return it to:

New Alresford Town Council
Alresford Recreation Centre
The Avenue
Alresford
SO24 9EP

Or email your comments to: **LPFeedback@newalresfordtc.org.uk**.

All comments should be received by 5pm on Friday 21 February 2014.

Please provide your name and address

Name:

Address:

Email:

Would you like to be kept informed of the progress of Local Plan Part 2?

Yes

No

Do you think the proposed development strategy outlined above is the best way of providing for the needs identified at Alresford over the next 20 years?

Yes

No

If so, what are the most important elements to achieve?

If not, how do you think that it should be done?

(Please continue on a separate sheet if necessary)