

TABLE OF CONTENTS

| CHAPTER / Section..... | Page No |
|--|---------|
| CHAPTER 1: INTRODUCTION | 1 |
| 1.1. General | 1 |
| 1.2. About This Plan (paragraphs 1.1 - 1.6)..... | 3 |
| 1.3. Public Comments (paragraphs 1.10 - 1.15)..... | 4 |
| CHAPTER 2: STRATEGY | 5 |
| 2.1. Strategic Context (paragraphs 2.3 - 2.9) | 5 |
| 2.2. The Local Plan Strategy (paragraphs 2.10 - 2.15)..... | 5 |
| 2.3. Objectives of the Strategy (paragraphs 2.16 - 2.28)..... | 7 |
| CHAPTER 3: DESIGN AND DEVELOPMENT | 9 |
| 3.1. General Comments | 9 |
| 3.2. Development Aims (paragraphs 3.3 - 3.4)..... | 10 |
| 3.3. Design & Development Principles for all New Development, Design-led Approach (paras 3.5 – 3.10)..... | 10 |
| 3.4. Planning Applications: supporting and explanatory Information (paragraphs 3.11 - 3.17, DP.1 - DP2) | 12 |
| 3.5. General Design Criteria (paragraphs 3.18 - 3.22, DP.3) | 14 |
| 3.6. Access for People with Limited Mobility (Paragraphs 3.23 - 3.24, DP.4) | 18 |
| 3.7. Landscape and the Built Environment (paragraphs 3.25 - 3.27, DP.5)..... | 19 |
| 3.8. Trees and Development (paragraphs 3.28 - 3.32)..... | 21 |
| 3.9. Design of Amenity Open Space (paragraphs 3.33 - 3.35, DP.6 - DP.7) | 21 |
| 3.10. Efficient Use of Resources (paragraphs 3.36 - 3.40, DP.8 - DP.9) | 22 |
| 3.11. Aerodrome Safety (New Subheading, Text and Proposal)..... | 24 |
| 3.12. Flood Risk (paragraphs 3.41 - 3.46, DP.10 - DP.11)..... | 24 |
| 3.13. Infrastructure for New Development (paragraphs 3.47 - 3.49, DP.12)..... | 27 |
| 3.14. Pollution generating development (paragraphs 3.51 - 3.54, DP.13) | 28 |
| 3.15. Unneighbourly Uses (paragraphs 3.55 - 3.57, DP.14)..... | 29 |
| 3.16. Pollution - Sensitive Development (paragraphs 3.58 - 3.60, DP.15)..... | 29 |
| 3.17. Contaminated Land (paragraphs 3.61 - 3.66, DP.16)..... | 30 |
| 3.18. Public Utilities (paragraphs 3.67 - 3.70, DP.17)..... | 31 |
| 3.19. Renewable Energy Schemes (paragraphs 3.71 - 3.74, DP.18) | 33 |
| CHAPTER 4: COUNTRYSIDE & NATURAL ENVIRONMENT | 34 |
| 4.1 General Comments | 34 |
| 4.2. Control of Development (paragraphs 4.3 - 4.4, C.1)..... | 36 |
| 4.3. Strategic Gaps (paragraphs 4.5 - 4.6, C.2)..... | 38 |
| 4.4. Local Gaps (paragraphs 4.7, C.3)..... | 39 |
| 4.5. Development in Gaps (paragraphs 4.8, C.4) | 42 |
| 4.6. Essential Services - Criteria for Development (paragraphs 4.9, C.5)..... | 43 |
| 4.7. Landscape - Landscape Character (paragraphs 4.10 - 4.13, C.6)..... | 44 |
| 4.8. Area of Outstanding Natural Beauty (paragraphs 4.14, C.7)..... | 46 |
| 4.9. National Park Designation (paragraphs 4.15 - 4.16) | 47 |
| 4.10. Nature Conservation - Wildlife Habitats (paragraphs 4.18 - 4.19)..... | 48 |
| 4.11. Sites of International and National Importance (paragraphs 4.18 - 4.22, C.8) | 49 |
| 4.12. Sites of Local Importance (paragraphs 4.23, C.9)..... | 50 |
| 4.13. Other Sites of Nature Conservation Interest (paragraphs 4.24 - 4.25, C.10) | 51 |
| 4.14. Agricultural Land Quality (paragraphs 4.28, C.11) | 52 |
| 4.15. Essential Rural Development (paragraphs 4.29 - 4.31, C.12)..... | 53 |
| 4.16. Agri-Industry and Agri-Distribution (paragraphs 4.32 - 4.36, C.13) | 54 |
| 4.17. Fish Farms and Water Areas (paragraphs 4.37 - 4.38, C.14) | 55 |
| 4.18. Rural Economy - Farm Diversification (paragraphs 4.39 - 4.40, C.15)..... | 55 |
| 4.19. Re-Use of Non-Residential Buildings in the Countryside (paragraphs 4.41 - 4.49, C.16)..... | 56 |
| 4.20. Existing Established Businesses (paragraphs & policy RD04.36-RD04.43)..... | 58 |

| | |
|---|-----|
| 4.21. Housing - General (paragraphs 4.50, C.17) | 61 |
| 4.22. Housing for Essential Rural Workers (paragraphs 4.51 - 4.60, C.18 - C.19) | 62 |
| 4.23. Removal of Occupancy Conditions (paragraphs 4.61 - 4.62, C.20) | 63 |
| 4.24. Extension and Replacement of Dwellings (paragraphs 4.65 - 4.71, C.22) | 63 |
| 4.25. Conversions and Changes of Use (paragraphs 4.72,C.23) | 65 |
| 4.26. Conversion of Larger Buildings in Extensive Grounds (paragraphs 4.73 - 4.74, C.24) | 67 |
| 4.27. Sites for Gypsies and Travelling Showpeople (paragraphs 4.76 - 4.77, C.26) | 68 |
| 4.28. Recreation - Sustainable Facilities (paragraphs 4.78, C.27) | 69 |
| | |
| CHAPTER 5: HISTORIC ENVIRONMENT | 70 |
| 5.1. General Comments | 70 |
| 5.2. Archaeology (paragraphs 5.4 - 5.10, HE.1 - HE.2) | 70 |
| 5.3. Historic Parks, Gardens and Battlefields (paragraphs 5.11 - 5.12, HE.3) | 72 |
| 5.4. Development in Conservation Areas (paragraphs 5.17 - 5.29, HE.4 - HE.8) | 72 |
| 5.5. Shop Fronts (paragraphs 5.30 - 5.32, HE.9 - HE.10) | 75 |
| 5.6. Blinds and Shutters (paragraphs 5.35 - 5.37, HE.12) | 76 |
| 5.7. Historic Buildings - Changes of Use (paragraphs 5.39 - 5.43, HE.13) | 76 |
| 5.8. Re-Use and Conversion of Rural and Industrial Buildings (paragraphs 5.53 - 5.64, HE.17) | 77 |
| | |
| CHAPTER 6: HOUSING | 79 |
| 6.0. Chapter Overview | 79 |
| 6.1. General Comments | 83 |
| 6.2. Provisions for Housing Development – Strategic Requirements (paragraphs 6.2 - 6.4) | 85 |
| 6.3. "Reserve" Provision (paragraphs 6.5 - 6.6) | 87 |
| 6.4. The Housing Strategy (paragraph 6.7) | 88 |
| 6.5. Provision for Housing Development (Proposal H.1) | 90 |
| 6.6 The "Sequential Approach" and Urban Capacity (paragraphs 6.8 - 6.11) | 97 |
| 6.7. Policy Framework (paragraphs 6.12 - 6.16) | 100 |
| 6.8. Sources of additional Urban Capacity (paragraphs 6.17 - 6.20) | 101 |
| 6.9. Allocated Sites (paragraphs 6.21 - 6.24) | 102 |
| 6.10. Development in the Built-Up Areas (paragraphs 6.25 - 6.31, H.2 - H.3) | 103 |
| 6.11. Development Constraints (paragraphs 6.32 - 6.33, H.4) | 108 |
| 6.12. Affordable Housing (paragraphs 6.34 - 6.37) | 109 |
| 6.13. Affordable housing need (paragraphs 6.38 - 6.41) | 111 |
| 6.14. Addressing the Need (paragraphs 6.42 - 6.56, H.5) | 113 |
| 6.15. Housing for Local Needs in Rural Areas (paragraphs 6.57 - 6.62, H.6) | 122 |
| 6.16. Influencing Dwelling Sizes and Types (paragraphs 6.67 - 6.71) | 124 |
| 6.17. Achieving Higher Densities (paragraphs 6.72 - 6.74, H.7) | 127 |
| 6.18. Accommodation for the Elderly (paragraphs 6.77 - 6.81, H.8) | 129 |
| 6.19. Development of Permanent Mobile Homes/Residential Caravans Sites (paragraphs 6.82 – 6.85) | 130 |
| 6.20. Omission Site - Abbots Worthy | 131 |
| 6.21. Omission Sites - Bishops Waltham | 132 |
| 6.22. Omission Sites - Colden Common | 134 |
| 6.23. Omission Sites - Compton Down | 136 |
| 6.24. Omission Sites – Corhampton | 139 |
| 6.25. Omission Sites- Curdrige | 140 |
| 6.26. Omission Sites – Denmead | 142 |
| 6.27. Omission Sites – Droxford | 147 |
| 6.28. Omission Sites – Durley | 149 |
| 6.29. Omission Site – Hambledon | 150 |
| 6.30. Omission Sites – Hursley | 151 |
| 6.31. Omission Site - Itchen Abbas | 156 |
| 6.32. Omission Sites - Kings Worthy | 154 |
| 6.33. Omission Sites – Littleton | 160 |
| 6.34. Omission Sites - Lower Upham | 162 |
| 6.35. Omission Sites – Micheldever | 162 |

| | |
|--|-----|
| 6.36. Omission Sites - New Alresford | 164 |
| 6.37. Omission Sites – Newtown | 170 |
| 6.38. Omission Sites - North Boarhunt | 171 |
| 6.39. Omission Sites - Old Alresford | 172 |
| 6.40. Omission Sites – Otterbourne | 172 |
| 6.41. Omission Sites – Owslebury | 175 |
| 6.42. Omission Sites – Shawford | 176 |
| 6.43. Omission Sites – Shedfield | 176 |
| 6.44. Omission Sites - Shirrel Heath | 177 |
| 6.45. Omission Sites – Soberton | 178 |
| 6.46. Omission Sites - Soberton Heath | 179 |
| 6.47. Omission Site - South Wonston | 179 |
| 6.48. Omission Sites – Sparsholt | 180 |
| 6.49. Omission Site - Stoke Charity | 184 |
| 6.50. Omission Site - Sutton Scotney | 184 |
| 6.51. Omission Sites – Swanmore | 185 |
| 6.52. Omission Sites – Twyford | 187 |
| 6.53. Omission Sites - Waltham Chase | 191 |
| 6.54. Omission Sites - West Meon | 194 |
| 6.55. Omission Sites – Whiteley | 195 |
| 6.56. Omission Sites – Wickham | 197 |
| 6.57. Omission Sites – Winchester | 199 |
| 6.58. Omission Site – Crawley | 207 |
| 6.59. Omission Site – New Cheriton/ HintonMarsh | 208 |
| | |
| CHAPTER 7: EMPLOYMENT | 210 |
| 7.1. General Comments | 210 |
| 7.2. Employment Strategy - New Development (paragraphs 7.8 - 7.15, E.1) | 212 |
| 7.3. Existing Employment (paragraphs 7.16 - 7.23, E.2) | 215 |
| 7.4. Office Development In Winchester (paragraphs 7.24 - 7.32, E.3 - E.4) | 217 |
| 7.5. Ministry of Defence Land (paragraphs 7.35 - 7.40, E.5 - E.6) | 219 |
| 7.6. Sir John Moore Barracks (paragraphs 7.44) | 220 |
| 7.7. HMS Dryad, Southwick (paragraphs 7.46 - 7.48, E.7) | 220 |
| | |
| CHAPTER 8: TOWN CENTRES, SHOPPING & FACILITIES | 222 |
| 8.1. General Comments | 222 |
| 8.2. Overall Approach (paragraphs 8.3 - 8.6) | 222 |
| 8.3. Commercial Development in Town and Village Centres (paragraphs 8.10 - 8.20, SF.1 - SF.2) | 224 |
| 8.4. The Primary Shopping Areas (paragraphs 8.23 - 8.29, SF.4) | 227 |
| 8.5. Facilities And Services - New Facilities and Services (paragraphs 8.35 - 8.38, SF.5) | 228 |
| 8.6. Existing Facilities and Services (paragraphs 8.39 - 8.43, SF.6) | 229 |
| | |
| CHAPTER 9: RECREATION & TOURISM | 231 |
| 9.1. General Comments | 231 |
| 9.2. Protecting Important Open Areas (paragraphs 9.3 - 9.6) | 231 |
| 9.3. Protecting Important Open Areas (paragraphs 9.7 - 9.11, RT.1 - RT.2) | 231 |
| 9.4. The Recreational Space Standard (paragraphs 9.12 - 9.22, RT.3) | 237 |
| 9.5. Improvements in Recreational Provision (paragraphs 9.23 - 9.28, RT.4, RT.5, RT.6) | 240 |
| 9.6. Formal Recreation (paragraphs 9.30 - 9.31, RT.7) | 243 |
| 9.7. Recreational Routes (paragraphs 9.32 - 9.33, RT.8) | 244 |
| 9.8. Equestrian Development (paragraphs 9.35 - 9.37, RT.10) | 245 |
| 9.9. Golf-Related Development (paragraphs 9.38 - 9.42, RT.11) | 245 |
| 9.10. Indoor Leisure Uses - Provision of Leisure and Entertainment Buildings (paragraphs 9.47 - 9.51, RT.13) | 246 |
| 9.14. Tourism - Facilities for Visitors in the Settlements (paragraphs 9.53, RT.14) | 247 |

| | |
|---|---------|
| CHAPTER 10: TRANSPORT..... | 248 |
| 10.1. General Comments..... | 248 |
| 10.2. Transport - Introduction (paragraphs 10.1 - 10.5)..... | 248 |
| 10.3. New Development - Development Location (paragraphs 10.7 - 10.9, T.1)..... | 249 |
| 10.4. Development Access (paragraphs 10.10 - 10.12, T.2)..... | 250 |
| 10.5. Development Layout (paragraphs 10.13 - 10.14, T.3)..... | 251 |
| 10.6. Parking Standards (paragraphs 10.15 - 10.16, T.4)..... | 252 |
| 10.7. Off-Site Transport Contributions (paragraph 10.17, T.5)..... | 254 |
| 10.8. Transport Related Development - Integrated Transport Infrastructure (paragraph 10.18, T.6)..... | 254 |
| 10.9. Public Transport (paragraphs 10.19 - 10.26, T.7)..... | 255 |
| 10.10. Cycling, Walking, and Bridleways (paragraphs 10.27 - 10.29, T.8)..... | 257 |
| 10.11. Freight (paragraphs 10.30 - 10.32, T.9)..... | 258 |
| 10.12. Traffic Management (paragraphs 10.33 - 10.34, T.10)..... | 258 |
| 10.13. Road Schemes (paragraphs 10.35 - 10.37, T.11, T.12)..... | 259 |
| 10.14. Trunk Road Improvements (paragraphs 10.38 - 10.39)..... | 260 |
| CHAPTER 11: WINCHESTER..... | 261 |
| 11.1. General Comments..... | 261 |
| 11.2. The Future of Winchester Study (paragraphs 11.2 - 11.8)..... | 261 |
| 11.3. Environment - Winchester's Special Character (paragraphs 11.9 - 11.13, W.1)..... | 262 |
| 11.4. Housing (paragraph 11.14)..... | 264 |
| 11.5. Broadway/ Friarsgate (paragraphs 11.17 - 11.19)..... | 264 |
| 11.6. Recreation and Tourism (paragraphs 11.20 - 11.27, W.2)..... | 266 |
| 11.7. Park and Ride (paragraphs 11.31 - 11.35, W.3)..... | 268 |
| 11.8. Town Centre Traffic Management (paragraphs 11.36, W.4)..... | 269 |
| 11.9. Parking Controls and Servicing (paragraphs 11.37 - 11.42, W.5 - W.7)..... | 270 |
| 11.10 Pedestrians, Cyclists and Disabled (paragraphs 11.44 - 11.52, W.9 - W.10)..... | 271 |
| CHAPTER 12: NEW COMMUNITIES..... | 272 |
| 12.1. Knowle - (paragraphs 12.1 - 12.27, NC.1)..... | 272 |
| 12.2. West of Waterlooville - (paragraphs 12.28 - 12.38, NC.02)..... | 274 |
| 12.3. Masterplan (paragraphs 12.39 - 12.41)..... | 276 |
| 12.4. Development Principles (paragraphs 12.42 - 12.45)..... | 276 |
| 12.5. The "Area of Search" (paragraphs 12.46 - 12.48)..... | 277 |
| 12.6. An Integrated and Balanced Community (paragraphs 12.49)..... | 278 |
| 12.7. Housing (paragraphs 12.50 - 12.52)..... | 278 |
| 12.8. Employment (paragraphs 12.53 - 12.57)..... | 279 |
| 12.9. Resource Centre (paragraphs NEW SUBHEADING)..... | 280 |
| 12.10. Transport (paragraphs 12.58 - 12.61)..... | 282 |
| 12.11. Cemetery (paragraph 12.69)..... | 286 |
| 12.12. Integration with Waterlooville Town Centre (paragraph 12.70)..... | 289 |
| 12.13. Recreation and Open Space (paragraphs 12.71 - 12.72)..... | 290 |
| 12.14. Local Gap (paragraph 12.80)..... | 291 |
| 12.15. Winchester City (North) (paragraphs 12.84 - 12.89, NC.3)..... | 292 |
| Appendix 1 List of Objections to Proposal NC.2..... | 308 |
| Appendix 2 List of Objections to Proposal NC.3..... | 317 |
| Appendix 3 List of Council's issues relating to Proposal NC.3..... | 323 |
| CHAPTER 13: SETTLEMENTS..... | 331 |
| 13.1. General Comments..... | 331 |
| 13.2. Settlements – Introduction (paragraph 13.1)..... | 332 |
| 13.3. Bishop's Waltham - Environment (paragraphs 13.2 - 13.8, S.1 - S.3)..... | 333 |
| 13.4. Bishop's Waltham - Employment (paragraphs 13.10 - 13.13, S.4)..... | 334 |
| 13.5. Bishop's Waltham - Recreation and Open Space (paragraphs 13.15 - 13.17, S.5)..... | 336 |
| 13.6. Bishop's Waltham - Transport (paragraphs 13.18 - 13.20, S.6)..... | 337 |

| | |
|---|---------|
| 13.7. Cheriton - Mixed Use (paragraphs 13.21 - 13.25, S.7)..... | 338 |
| 13.8. Colden Common - Employment (paragraphs 13.26 - 13.28, S.8)..... | 340 |
| 13.9. Curdrige – Employment (paragraphs 13.29 - 13.33, S.9)..... | 340 |
| 13.10. Denmead - Housing (paragraphs 13.36 - 13.42, S.11 & S.12)..... | 341 |
| 13.11. Denmead - Employment (paragraphs 13.43 - 13.45, S.13)..... | 342 |
| 13.12. Durlley - Mixed Use (paragraphs 13.47 - 13.52, S.14)..... | 343 |
| 13.13. Kings Worthy - Recreation (paragraphs 13.54 - 13.55, S.15)..... | 344 |
| 13.14. Sutton Scotney - Mixed Use (paragraphs 13.56 - 13.59, S.16)..... | 345 |
| 13.15. Waltham Chase - Mixed Use (paragraphs 13.60 - 13.64, S.17)..... | 346 |
| 13.16. Whiteley (paragraphs 13.65 - 13.66)..... | 348 |
| 13.17. Whiteley - Housing (paragraphs 13.67 - 13.71, S.18 - S.19)..... | 348 |
| 13.18. Whiteley - Employment (paragraphs 13.72 - 13.83, S.20 - S.22)..... | 350 |
| 13.19. Whiteley - Transport (paragraphs 13.85 - 13.86)..... | 351 |
| CHAPTER 14: IMPLEMENTATION..... | 352 |
| 14.1. General Comments..... | 352 |
| 14.2. Private Sector Finance (paragraphs 14.10 - 14.13)..... | 352 |
| 14.3. Direct Action (paragraphs 14.14 - 14.19)..... | 353 |
| 14.4. Monitoring (paragraphs 14.24 - 14.27)..... | 353 |
| 14.5. Addendum..... | 354 |
| CHAPTER 15: APPENDICES, GLOSSARY & MAPS..... | 355 |
| 15.1 Appendix 1..... | 355 |
| 15.2 Appendix 2..... | 355 |
| 15.3 Glossary..... | 356 |
| 15.4 Maps..... | 357 |