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By e mail only.

Dear Mr Hayes,

**Request to Winchester City Council to designate New Alresford Parish as a designated neighbourhood area for purposes of preparing a neighbourhood plan.**

I refer to your letter dated 16th August 2021 submitted by e-mail on behalf of New Alresford Town Council, requesting the designation of New Alresford Parish as a Neighbourhood Area for the purposes of the proposed New Alresford Neighbourhood Plan and setting out the area for the proposed neighbourhood plan which is intended to coincide with the parish boundary. I note that the far south eastern corner of the submitted map doesn't seem to exactly fit the parish boundary and you may wish to clarify that it is your Intention to cover the whole of the parish to ensure accordance with the Regulations.

The Neighbourhood Planning Regulations are amended with the effect that the City Council must designate a Neighbourhood Area which is proposed by a Parish Council and which covers the whole of its Parish (Regulation 5A The Neighbourhood Planning (General) Regulations 2012). Accordingly, the City Council hereby **designates New Alresford Parish as a Neighbourhood Area** for the purposes of producing a Neighbourhood Plan. The Regulations also specify that the normal consultation and publicity arrangements for designating a Neighbourhood Area do not need to be followed in these circumstances, although the City Council will put details of your request on its website and notify adjoining authorities.

You will be aware that a future Neighbourhood Plan must be subject to independent examination to ensure compliance with a series of '*basic conditions*'. These include a requirement for the Neighbourhood Plan to be in general conformity with the strategic policies contained in the '*Development Plan*'. The Development Plan in relation to New Alresford Parish currently consists of the Winchester District Local



Plan (Parts 1 and 2), the Gypsy, Traveller and Travelling Showpersons' Development Plan Document and the Hampshire Minerals and Waste Local Plan and the Denmead Neighbourhood Plan (which is not relevant to you're area).

These plans include the '*strategic policies*' with which the Neighbourhood Plan will need to comply and Government guidance in the revised National Planning Policy Framework (NPPF) refers to planning authorities providing a housing requirement for designated neighbourhood areas which reflects the overall strategy for the pattern and scale of development and any relevant allocations. Once the strategic policies have been adopted, these figures should not need retesting at the neighbourhood plan examination, unless there has been a significant change in circumstances that affects the requirement (NPPF paragraph 66).

Under the current strategic policy MTRA2 (LPP1) - Market Towns and Larger Villages New Alresford is allocated about 500 new homes during the plan period to 2031.

The NPPF advises (paragraph 70) that neighbourhood planning groups should also give particular consideration to the opportunities for allocating small and medium-sized sites (of a size consistent with paragraph 69a which refers to sites no larger than 1 hectare) suitable for housing in their area. The City Council would advise that the Neighbourhood Plan may, but is not required to, promote small or medium scale development (up to 1 hectare) to meet local needs and aspirations.

The City Council is currently working on an updated Local Plan to 2038 that will set out new strategic policies to meet future housing and other development needs for the district. This is likely to require additional development allocations and the City Council has recently undertaken a consultation on its '*Strategic Issues and Priorities*' document and is currently analysing the responses received. Some of the options in the Strategic Issues & Priorities document might potentially result in a future need for additional development within New Alresford Parish and these would be progressed through the new Local Plan process however, no decision has been taken on this yet.

With this in mind, confusion may result given the different timescales for the Local Plan and Neighbourhood Plan, so in terms of clarity, public understanding of the respective plan processes, and consistency with the NPPF, the City Council considers that the Neighbourhood Plan should limit itself to dealing with non-strategic scale developments and should not seek to either promote or resist strategic-scale sites. Whether these are necessary and suitable will be considered at the strategic scale, through the Local Plan process.

It would be useful at this stage to convene a meeting with you and representatives from New Alresford Town Council to discuss the Neighbourhood Development Plan in order to understand your aspirations, the timetable and to ensure that the proposed neighbourhood plan will be in accordance with the Strategic Environmental Assessment Regulation (screening) as appropriate.

It is intended that Jill Lee (principal planning officer) will act as lead contact on this project and will be happy to discuss any matters arising as you work through the Neighbourhood Plan process and advise as necessary. It may also be useful to diary regular updates every month or two to update each other on progress of the Neighbourhood Plan and new Local Plan.

I hope that this information is helpful but please let me know if you have any questions at this stage.

Yours sincerely,

Adrian Fox

Strategic Planning Manager

Cc New Alresford Town Council  
Cllr Russell Gordon-Smith