

MEETING WITH CLLR PORTER, TOBY AYLING AND JOAN ASHTON (STRATEGIC POLICY TEAM) 4/9/2024

Forty houses are not a significant requirement and won't make a difference.

The Integrated Impact Assessment; we showed how our scores differed from WCC's. The assessment has detailed criteria for judging impact of the allocation. The overall score is an accumulation of points. SWPC should say it understands the results, but still disagrees. (The IIA is judged according to a set methodology which may not express exactly what can be seen in South Wonston. We must say we don't agree to the method and the results it has produced. The picture is simply inaccurate. AP's thoughts).

JP referred to sewage problem in Sutton Scotney. Southern Water must know where the pressures arise.

JB referred to the Gregorys not wishing/undecided about selling their share of the SWO1 site. TA will take this on. JA says site promoter claims no problem.

The Local Plan must show more housing than expected to be available. The promoter said that all the land was available. The issue can be revisited. The promoter was commenting on the Regulation 18 version.

SWPC says there is no economic growth; people will commute. TA says we should recognise some opportunity but limited. Ownership of PB factory might change. The number of opportunities for employment is relative. Can't say there are no opportunities, but potential. SWPC can comment on Regulation 19, but points being made at this meeting are useful and should be repeated now, including previous arguments.

Biodiversity, use of resources and water discussed. Bungalow next to site on septic tank. Possibility of bat run along hedgerow (JB). The developer will make the utility arrangements. SWPC should use same water treatment problem topic as Sutton Scotney. It was pointed out that there are back-up issues along Ox Drove. Clancy Brothers have been working here for months. RJ has paragraphs 17 and 18 to send. Southern Water would not give pumping stations details, only drainage (JB). SWPC could send sewage problem details before doing consultation R19 to WCC, showing paper trail. Pipeline to Harestock is low pressure. Some residents have chosen to remain on own drainage system (JB?) Reference to La Frenaye Place – better to have own water treatment.

Referring to gas provision; mains vs bottle gas in Lower Rd. Developer can decide on services but is bound by series of conditions.

The boundary change was discussed. Issue with access to site next to Chaucer Close/ Canterbury Cottages – three houses only, no significant gain. Gardens in Wrights Way also no option (or access). Concern coming from planning applications on this SHELA site. JP to check representations under SWO1.

Documents to be emailed to TA.

Greenfield sites won't be approved until 2030.