

Hart District Local Plan 2011-2032

**Refined Options for Delivering
New Homes**

New Homes Sites Booklet

Public Consultation until 4pm Friday 18 March 2016

February 2016

New Homes Sites Booklet

Background

We are preparing a new Local Plan to guide future development in Hart. One of the main purposes of the Local Plan is to set out where new homes should be built. This Booklet forms part of a Refined Housing Options consultation which seeks your views on possible approaches to the location of new homes.

We have identified a number of different approaches for how the new homes might be distributed. These are set out in detail in the Refined Housing Consultation document, and in a summary leaflet, which are both available at www.hart.gov.uk/local-plan-consultation-2016.

About this Booklet

This Booklet contains maps of each Parish showing the new home site options being considered. It identifies **shortlisted sites** (in red), which we consider merit further assessment. It also identifies **rejected sites** (in blue).¹

Estimates of possible housing numbers are shown for each site. It is emphasized that these are **indicative estimates only**². They will be refined and adjusted through a process of detailed site assessments that is currently underway.

¹ Based on a SHLAA site shortlisting exercise – for more information see <http://www.hart.gov.uk/Evidence-base>. The maps in this Booklet show sites that have been rejected on the grounds that they are poor sites for 5 or more dwellings (the site size threshold for the local plan). There are other sites that are not being assessed further which are not shown on the maps. These are either sites that are simply too small (and would hence form part of the windfall allowance if developed) or sites where there is no ‘in principle’ reason why they could not be developed under current policy. Appendix I of the Refined Housing Options Paper includes sites in this category. Proposals on these sites can be assessed through the normal planning application process.

² Most of the capacity estimates are derived from the ‘High Level Site Assessments’ available at <http://tinyurl.com/plgguwd>. The exceptions are SHLI53 (Brook House, Blackwater & Hawley Parish) where the capacity has been revised downwards following a site visit, and SHLI66 (Cross Farm, Crookham Village Parish) and SHLI08 (Deptford Lane, Odiham Parish) and SHLI9 (Grange Farm) which have been revised downwards in light of recent information from developers.

This booklet relates to Question 6 of the Refined Housing Option Paper:



Your Views....

Q6. The New Homes Sites Booklet shows, by Parish, sites that are available for the development of new homes.

Do you have any comments on any of these sites?

For parishes where there is a choice of two or more shortlisted sites (in red, and listed in the tables on each map), please rank the sites in order of preference (1= most preferred, then 2,3,4 etc. to least preferred). Please add any comments to support your ranking.

You may also comment on any 'rejected sites' (in blue and listed on the tables on each map).

You may complete the ranking for as many parishes as you like. Particular regard will be paid to how close you live to the sites being ranked. Please read the New Homes Site Booklet for more detail.

Please note that Question 6 and the Sites Booklet relate only to 'non-strategic' sites. Very large 'strategic' site options covered under Approaches 2 and 3 (Strategic Urban Extensions and New Settlement) are not included in this ranking exercise. If you wish to make comments on those sites please do so under Questions 4 and 5 of the response form.

The site reference numbers reflect those found in the Strategic Housing Land Availability Assessment (SHLAA)³ and in the Site Shortlisting Assessment work undertaken so far. Additional information on each site can therefore be found in these documents available on the Local Plan evidence page at <http://www.hart.gov.uk/Evidence-base>.

³ The SHLAA sets out the detail of all sites identified to the Council by landowners and developers (and from other sources) for assessment as having housing potential.

How to Comment:

Comments should be received by **4pm Friday 18 March 2016**

Please respond using our Response Form which is available at www.hart.gov.uk/local-plan-consultation-2016

For more information, you can view the consultation document, including our background evidence, online at **www.hart.gov.uk/planning-policy**. Paper copies of the document can be viewed at the Council offices in Fleet, at Town and Parish Council Offices and at local libraries. All responses that we receive will be available to the public to view although personal contact details will not be shown.

What happens next?

Your comments, along with further background evidence, will help us draft the next stage of our plan. There will be public consultation on a Draft Local Plan in summer 2016.

Contacts

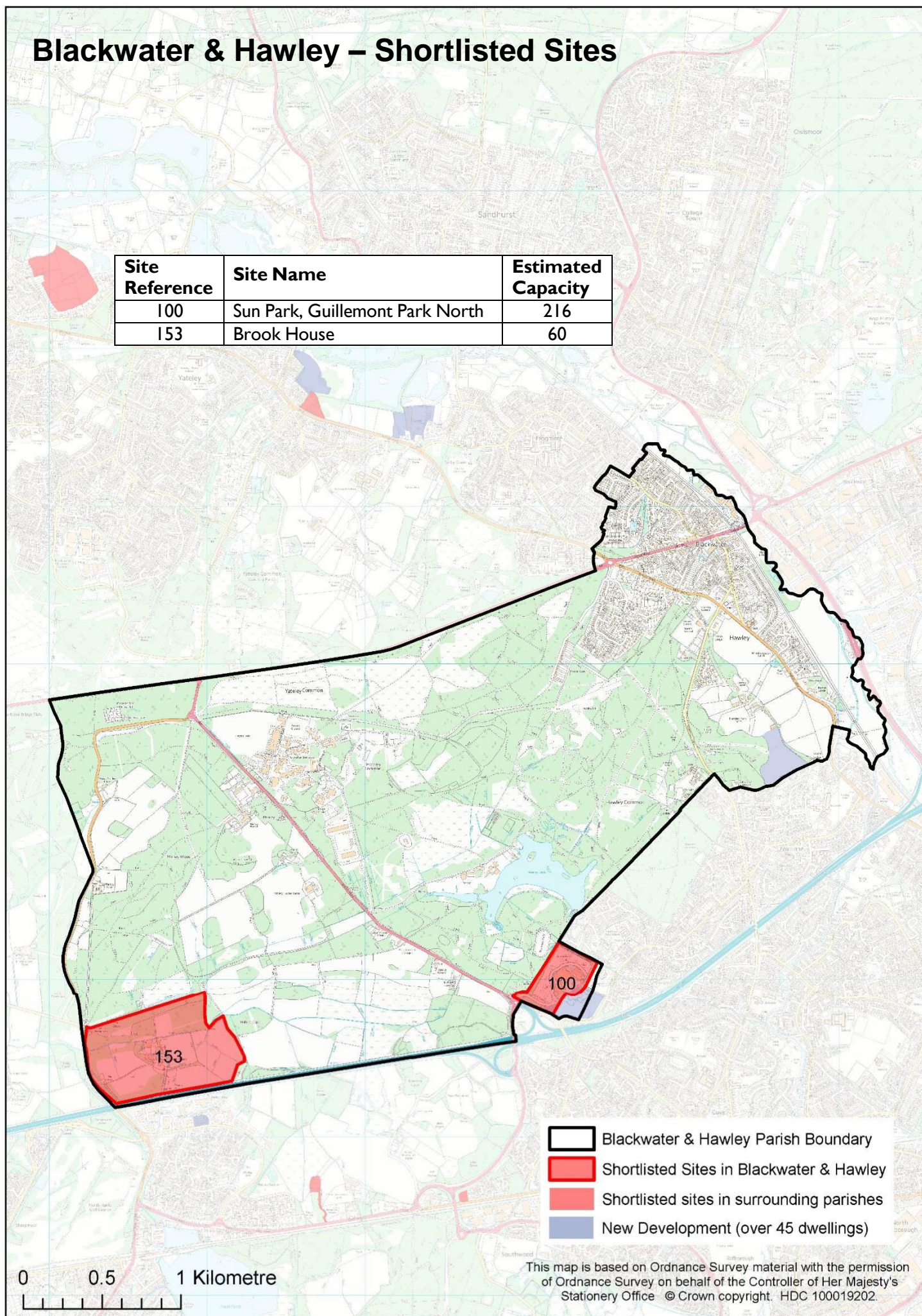
If you have any questions, please contact the Planning Policy Team
by:

Writing to: Planning Policy, Hart District Council, Fleet, GU51 4AE

Emailing to: planningpolicy@hart.gov.uk

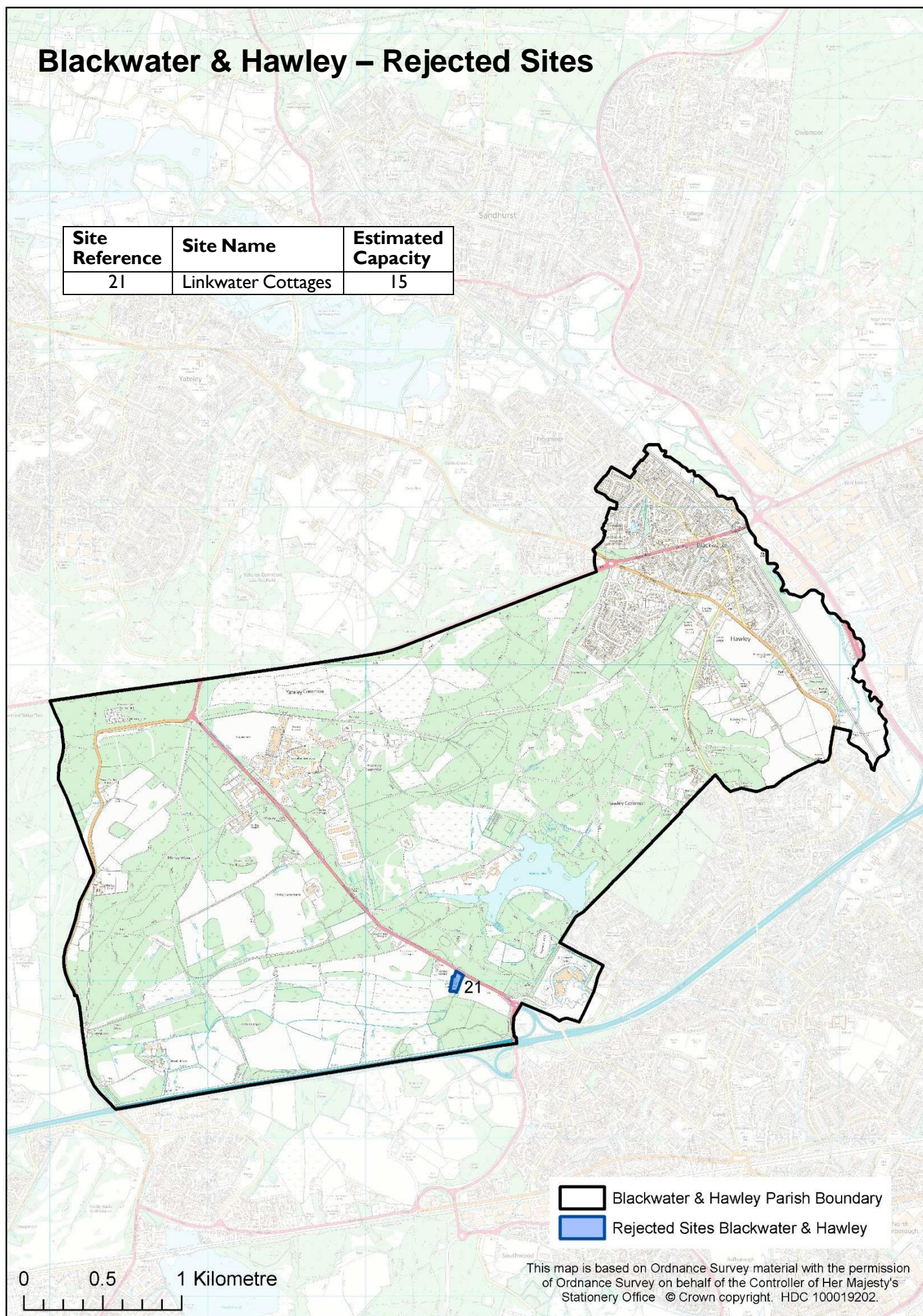
Blackwater & Hawley – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
100	Sun Park, Guillemont Park North	216
153	Brook House	60



Blackwater & Hawley – Rejected Sites

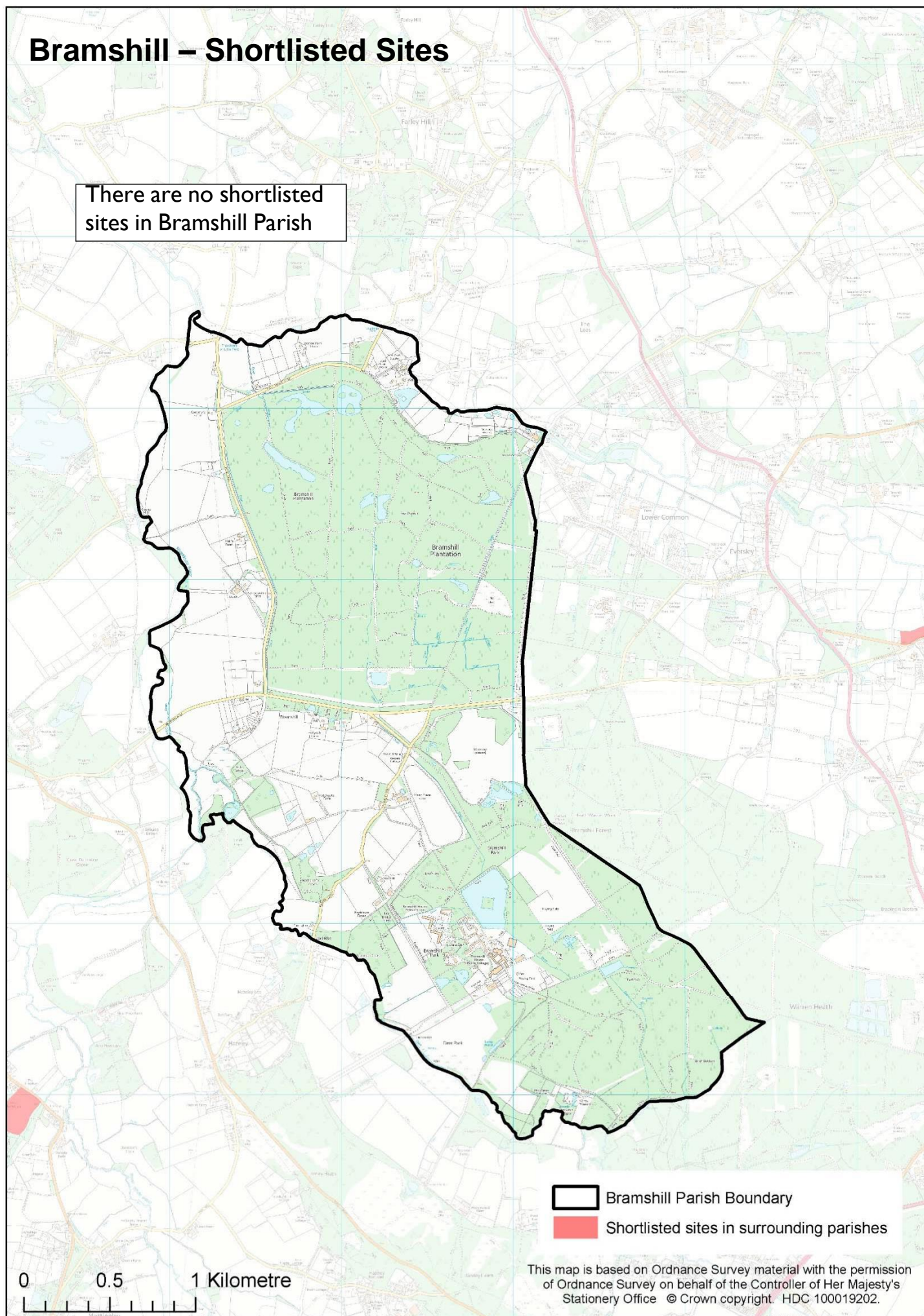
Site Reference	Site Name	Estimated Capacity
21	Linkwater Cottages	15



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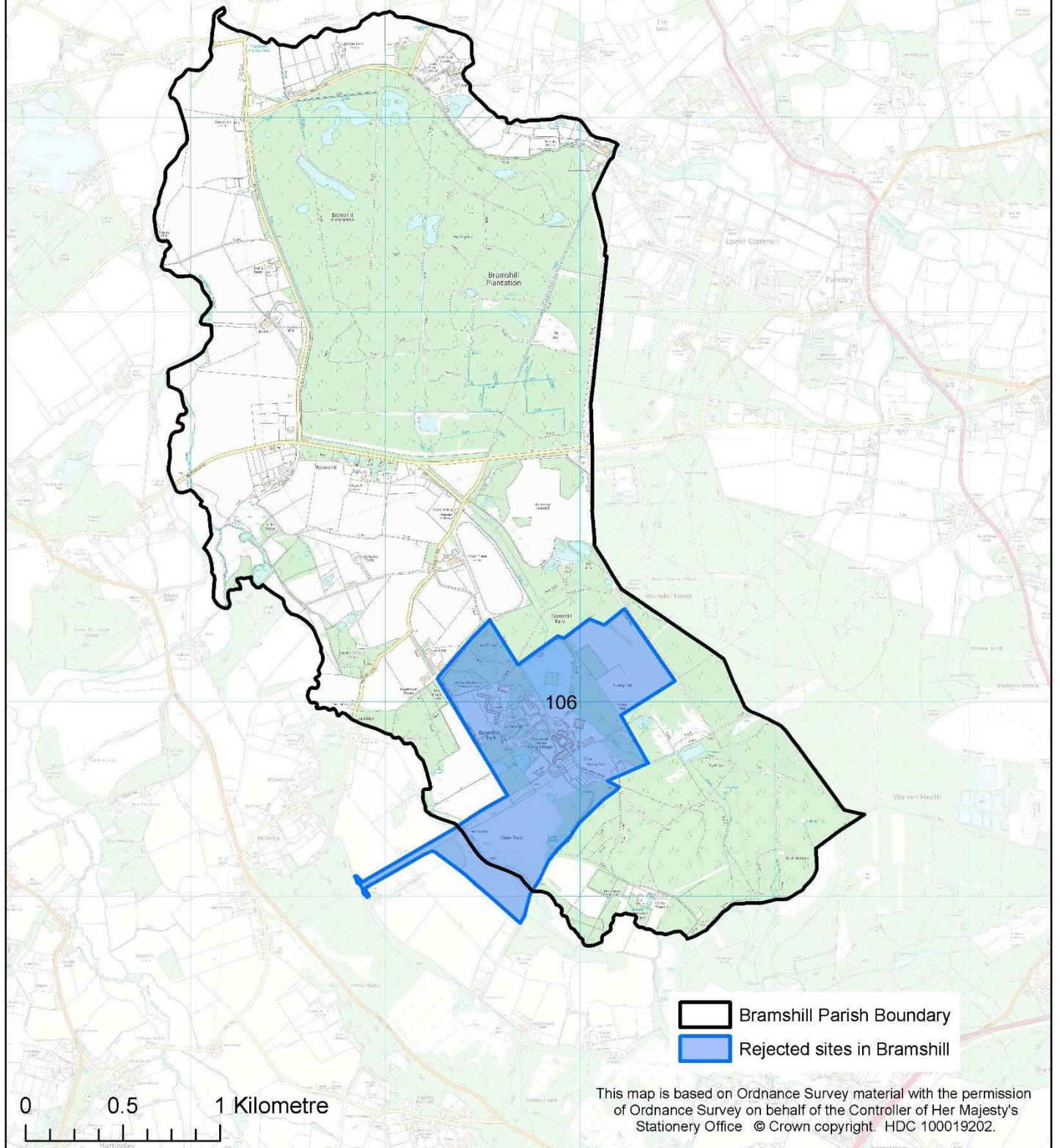
Bramshill – Shortlisted Sites

There are no shortlisted sites in Bramshill Parish



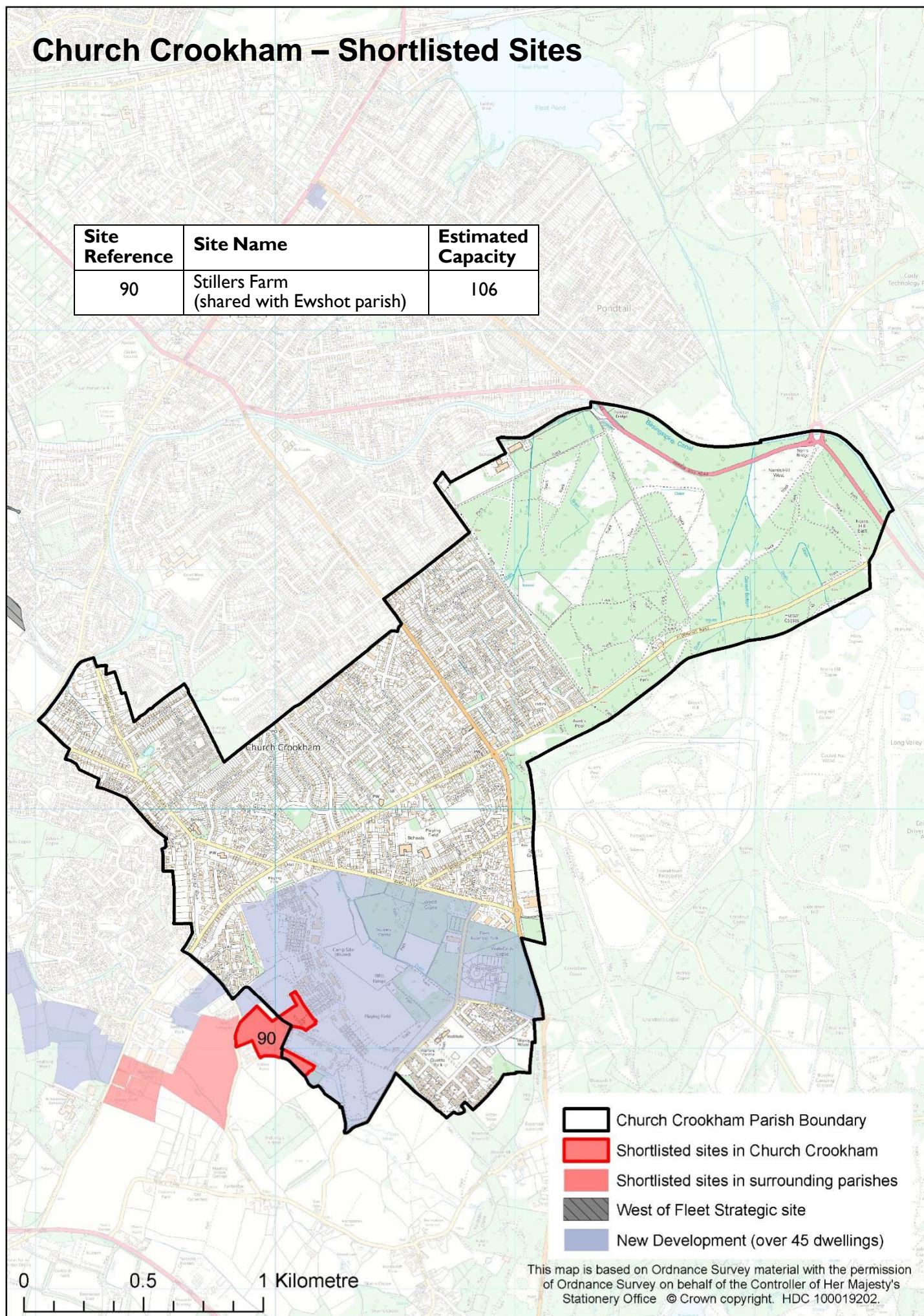
Bramshill – Rejected Sites

Site Reference	Site Name	Estimated Capacity
106	Bramshill Police Training Centre	300



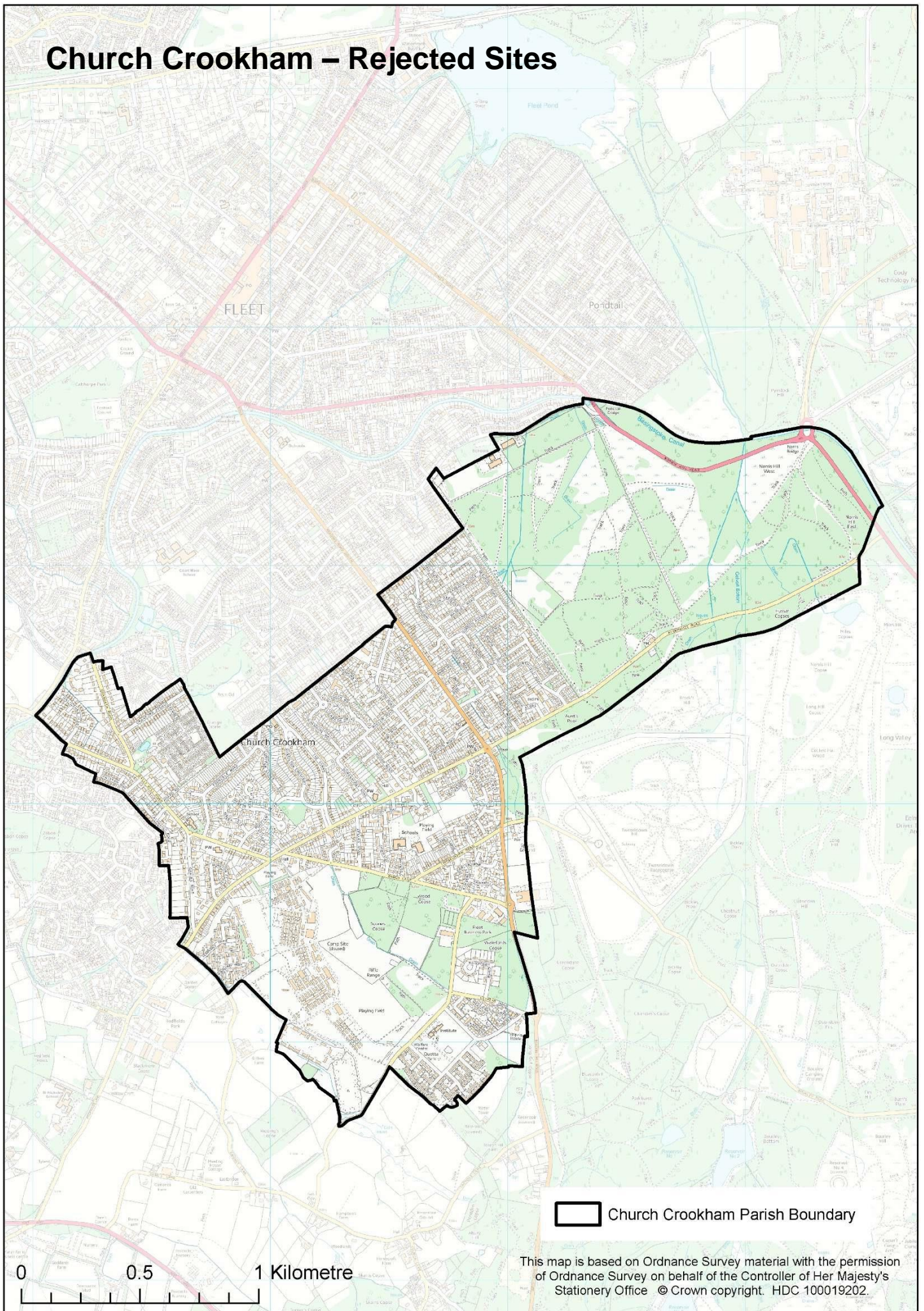
Church Crookham – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
90	Stillers Farm (shared with Ewshot parish)	106



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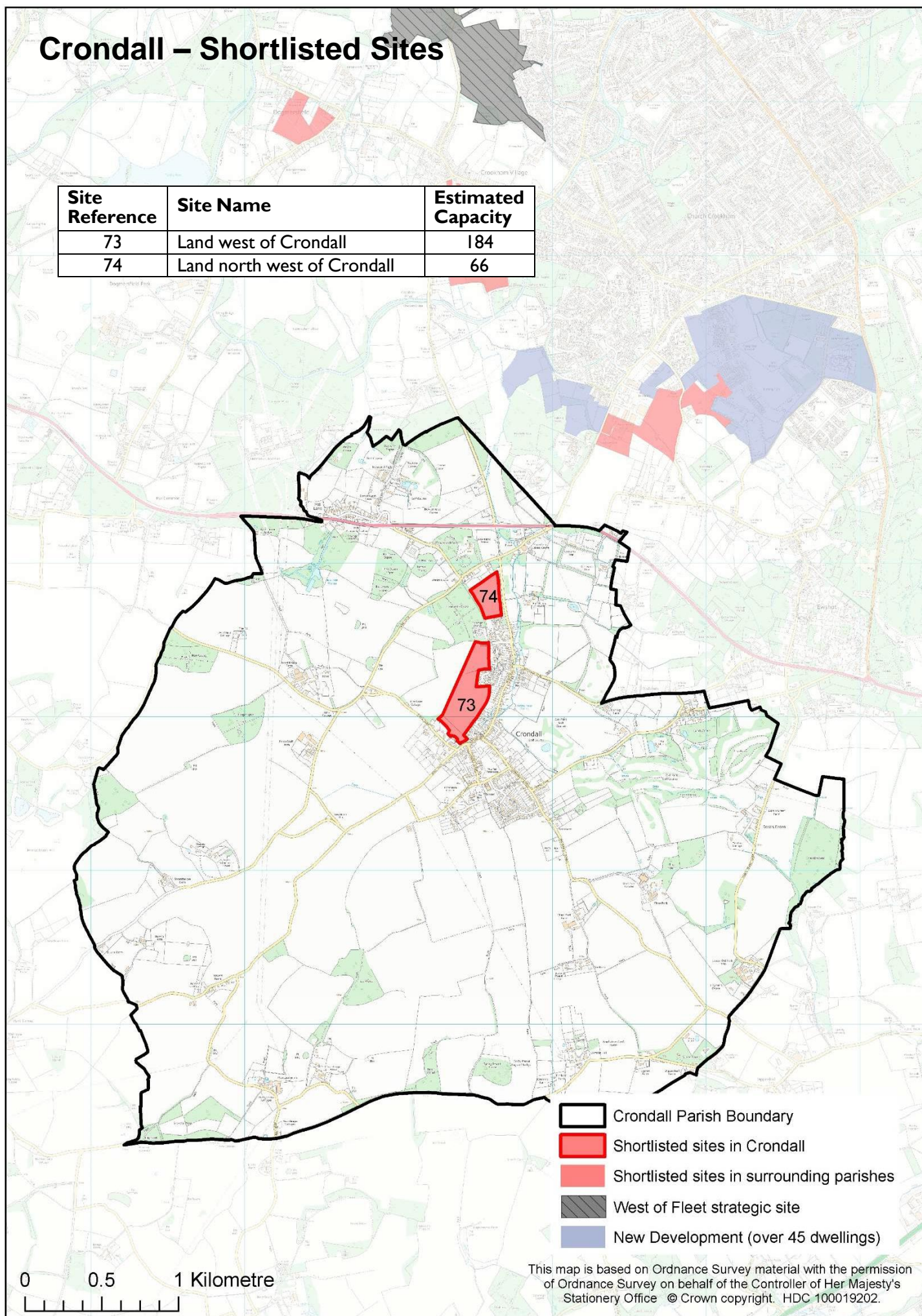
Church Crookham – Rejected Sites



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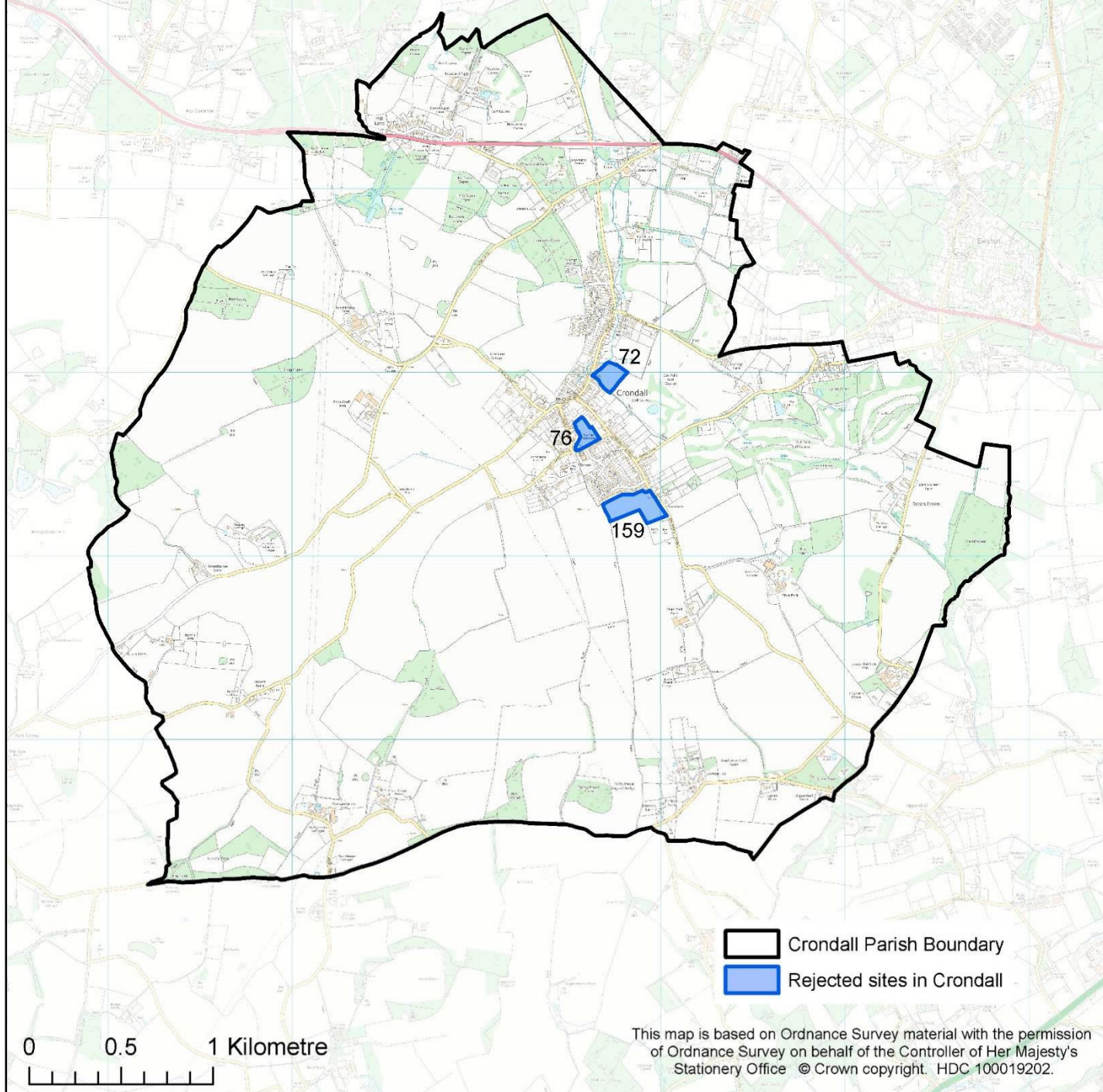
Crondall – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
73	Land west of Crondall	184
74	Land north west of Crondall	66



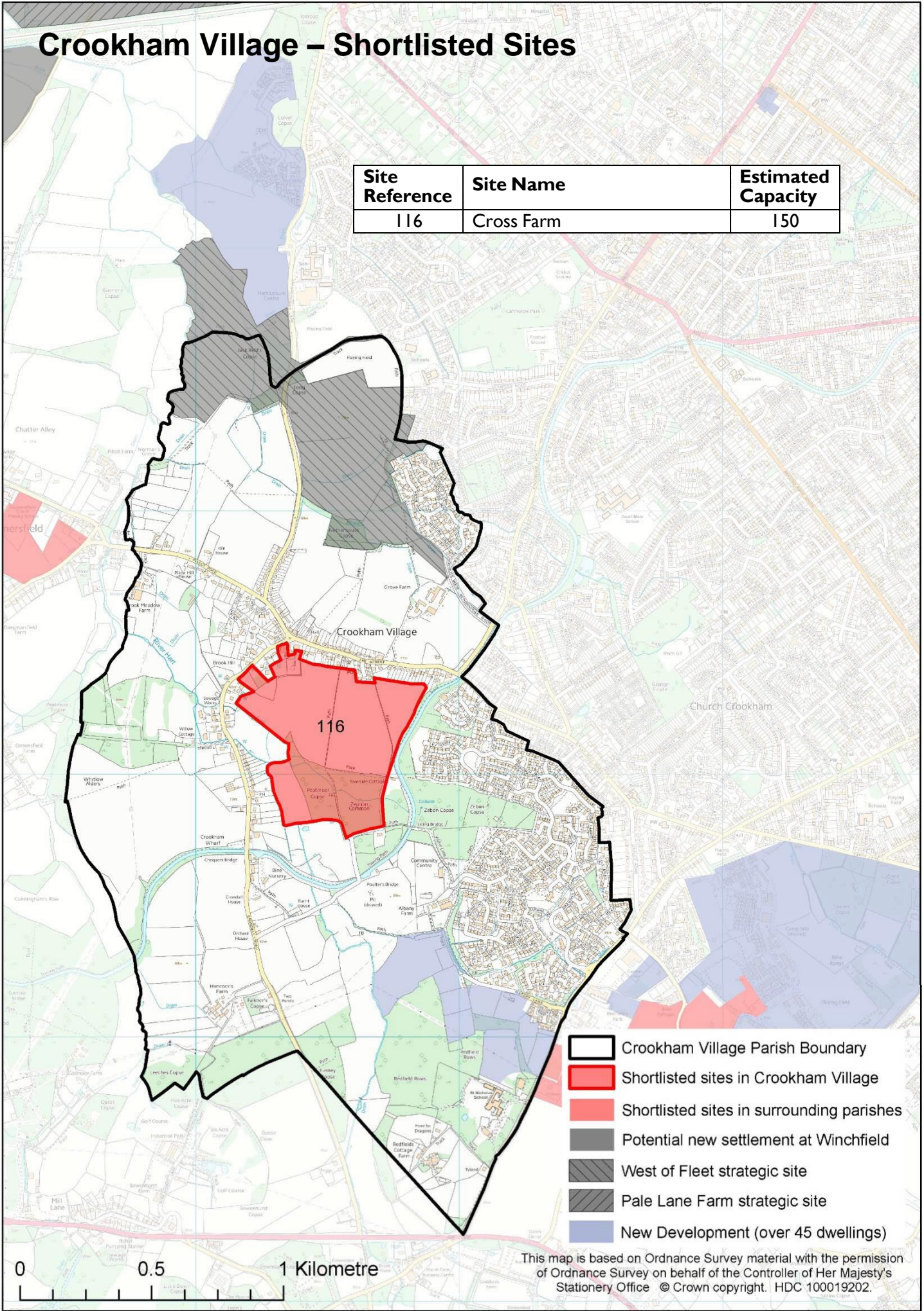
Crondall – Rejected Sites

Site Reference	Site Name	Estimated Capacity
72	Land adjacent to 4 Acre Field	16
76	Parsonage Meadow	31
159	Land at Dippenhall Street	65



Crookham Village – Shortlisted Sites

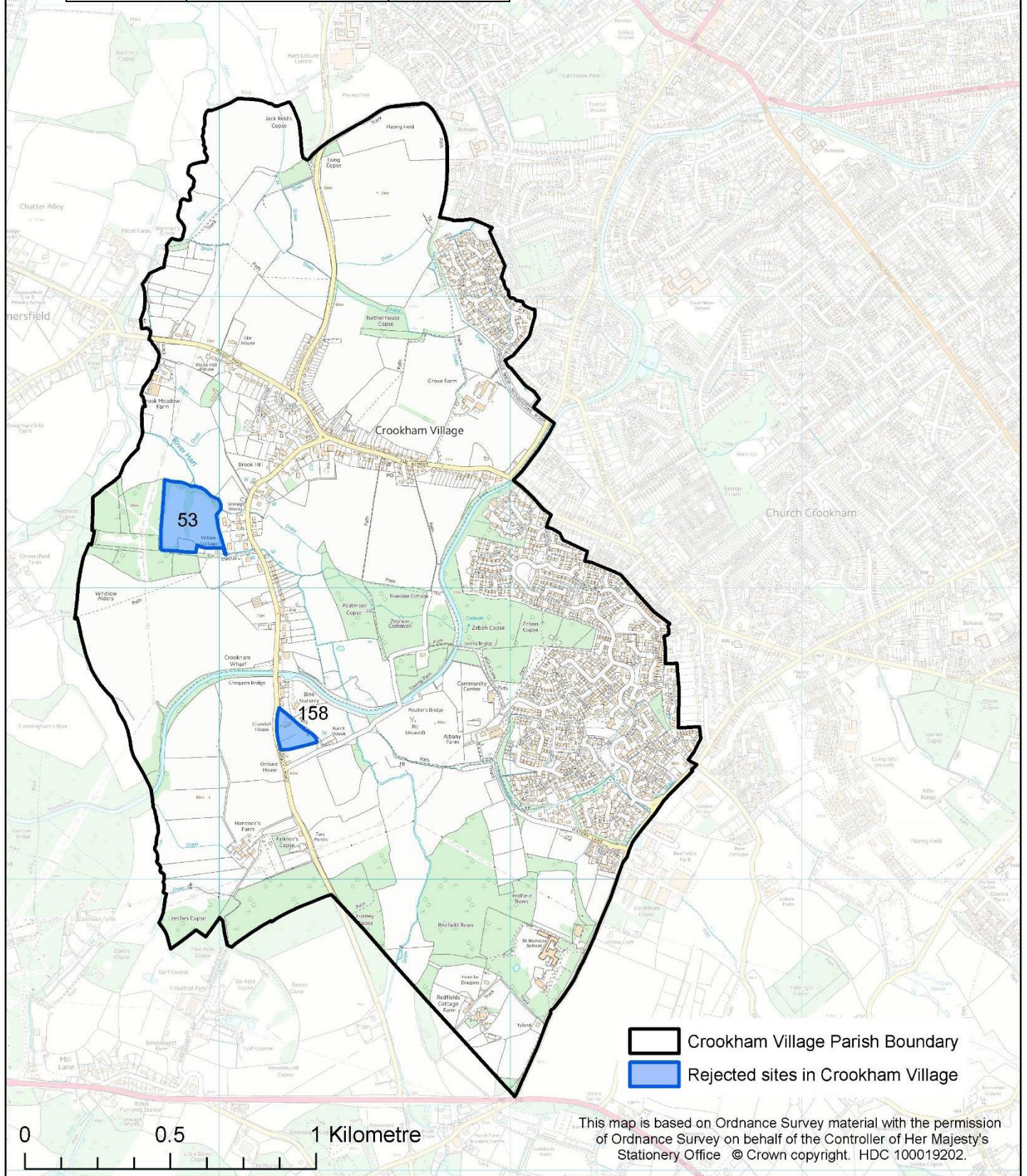
Site Reference	Site Name	Estimated Capacity
116	Cross Farm	150



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Crookham Village – Rejected Sites

Site Reference	Site Name	Estimated Capacity
53	Land at Stroud Lane	70
158	Crondall House	27



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Dogmersfield – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
COM001 (includes sites 15, 54, 55, 56, 143, 332 & 356)	Land at Dogmersfield	141

COM001 Dogmersfield

Legend:

- Dogmersfield Parish Boundary
- Shortlisted sites in Dogmersfield
- Potential new settlement at Winchfield
- West of Fleet strategic site
- Pale Lane Farm strategic site
- New Development (over 45 dwellings)

0 0.5 1 Kilometre

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Dogmersfield – Shortlisted Sites

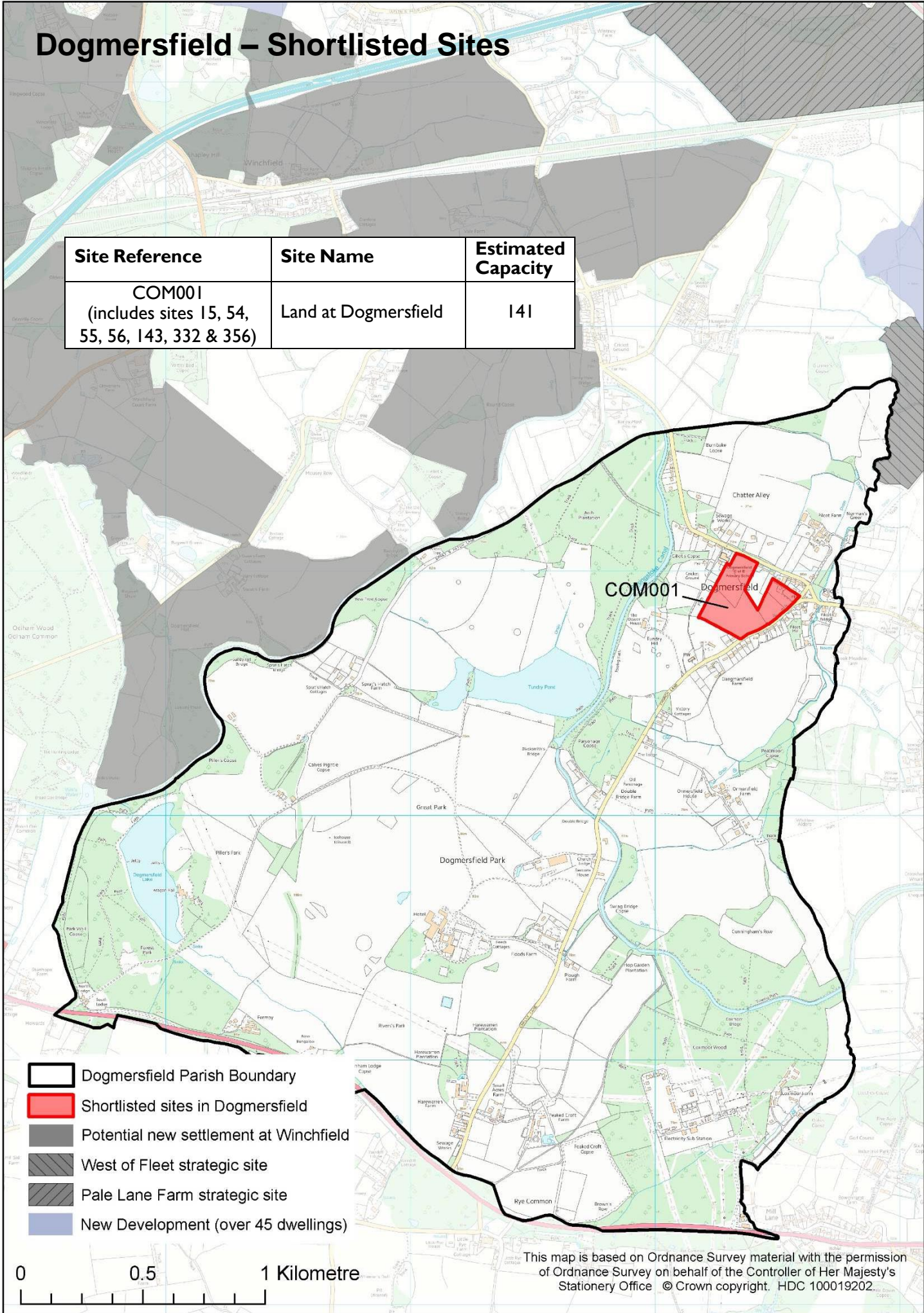
Site Reference	Site Name	Estimated Capacity
COM001 (includes sites 15, 54, 55, 56, 143, 332 & 356)	Land at Dogmersfield	141

Legend:

- Dogmersfield Parish Boundary
- Shortlisted sites in Dogmersfield
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0 0.5 1 Kilometre

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Dogmersfield – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
COM001 (includes sites 15, 54, 55, 56, 143, 332 & 356)	Land at Dogmersfield	141

Legend:

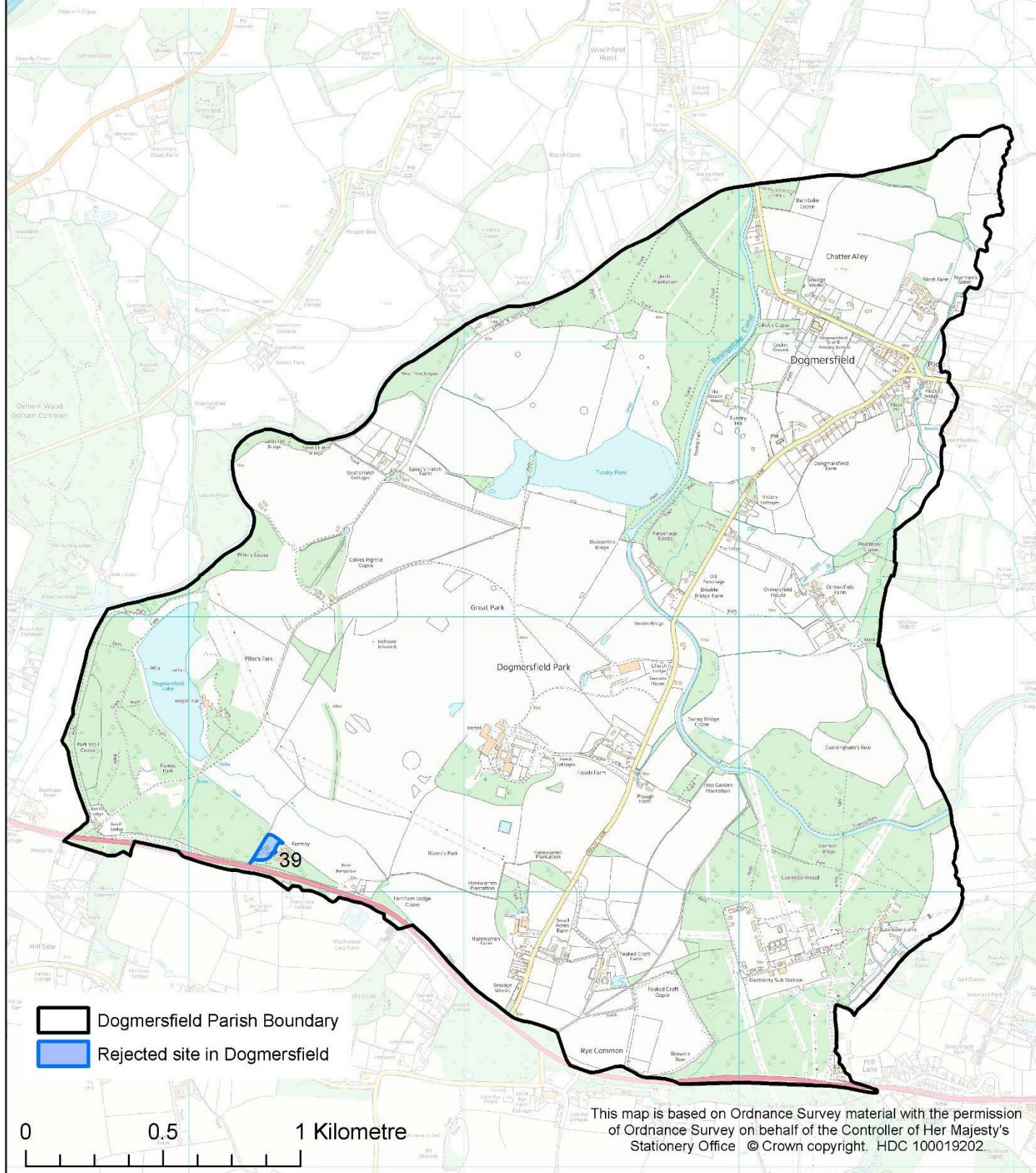
- Dogmersfield Parish Boundary
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- New Development (over 45 dwellings)

Scale: 0 0.5 1 Kilometre

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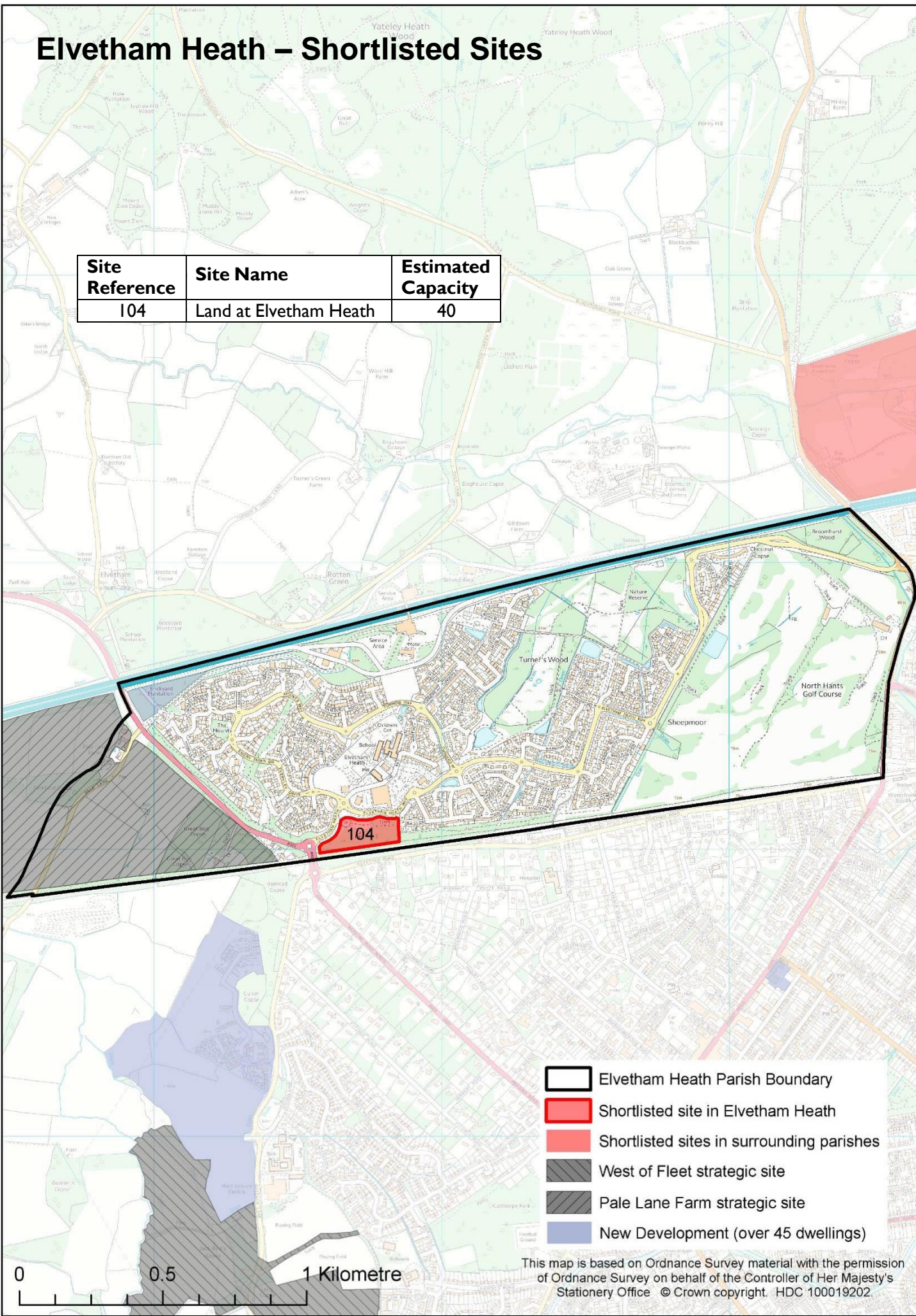
Dogmersfield – Rejected Sites

Site Reference	Site Name	Estimated Capacity
39	Fermoy, Farnham Road	40



Elvetham Heath – Shortlisted Sites

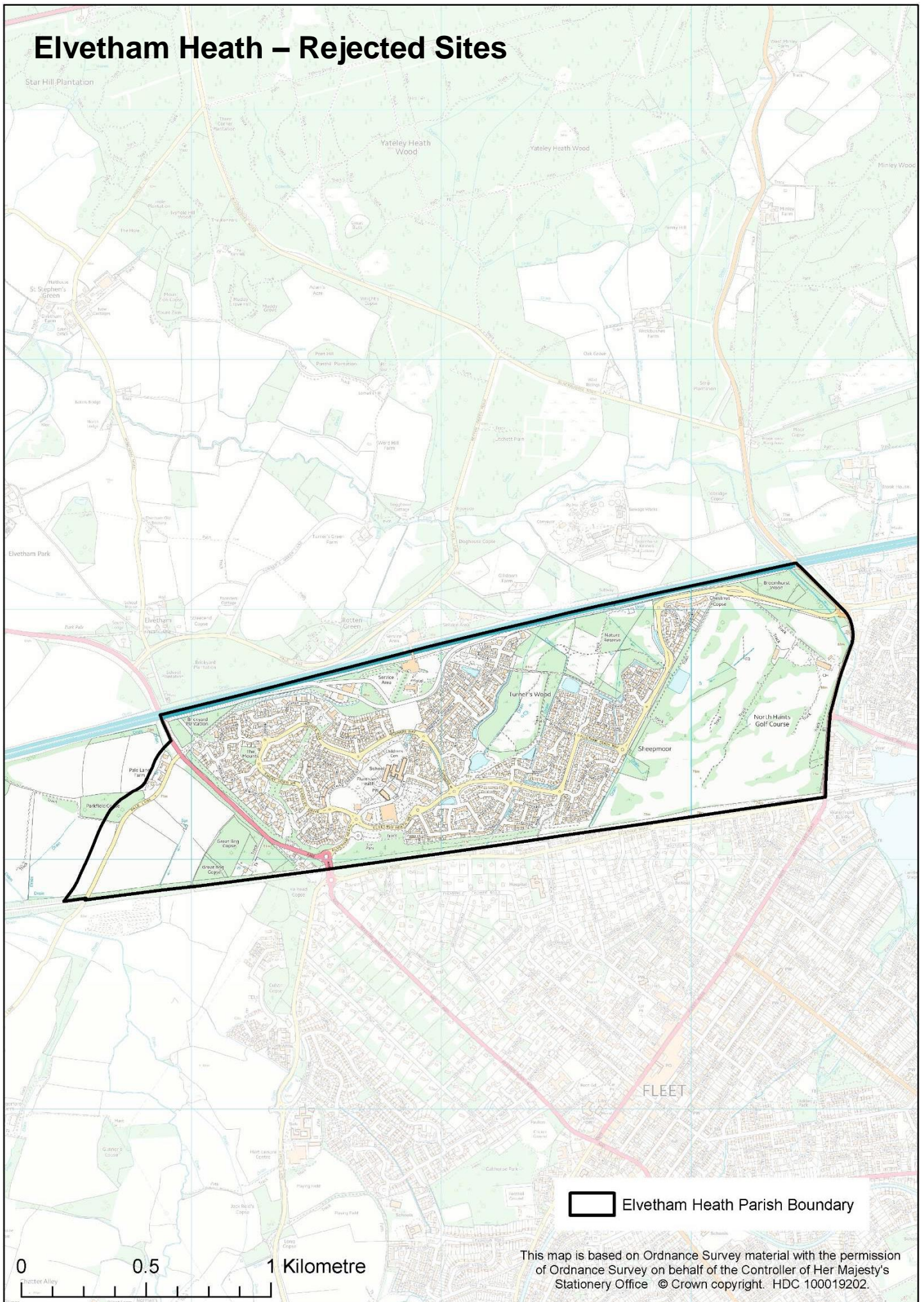
Site Reference	Site Name	Estimated Capacity
104	Land at Elvetham Heath	40



- Elvetham Heath Parish Boundary
- Shortlisted site in Elvetham Heath
- Shortlisted sites in surrounding parishes
- West of Fleet strategic site
- Pale Lane Farm strategic site
- New Development (over 45 dwellings)

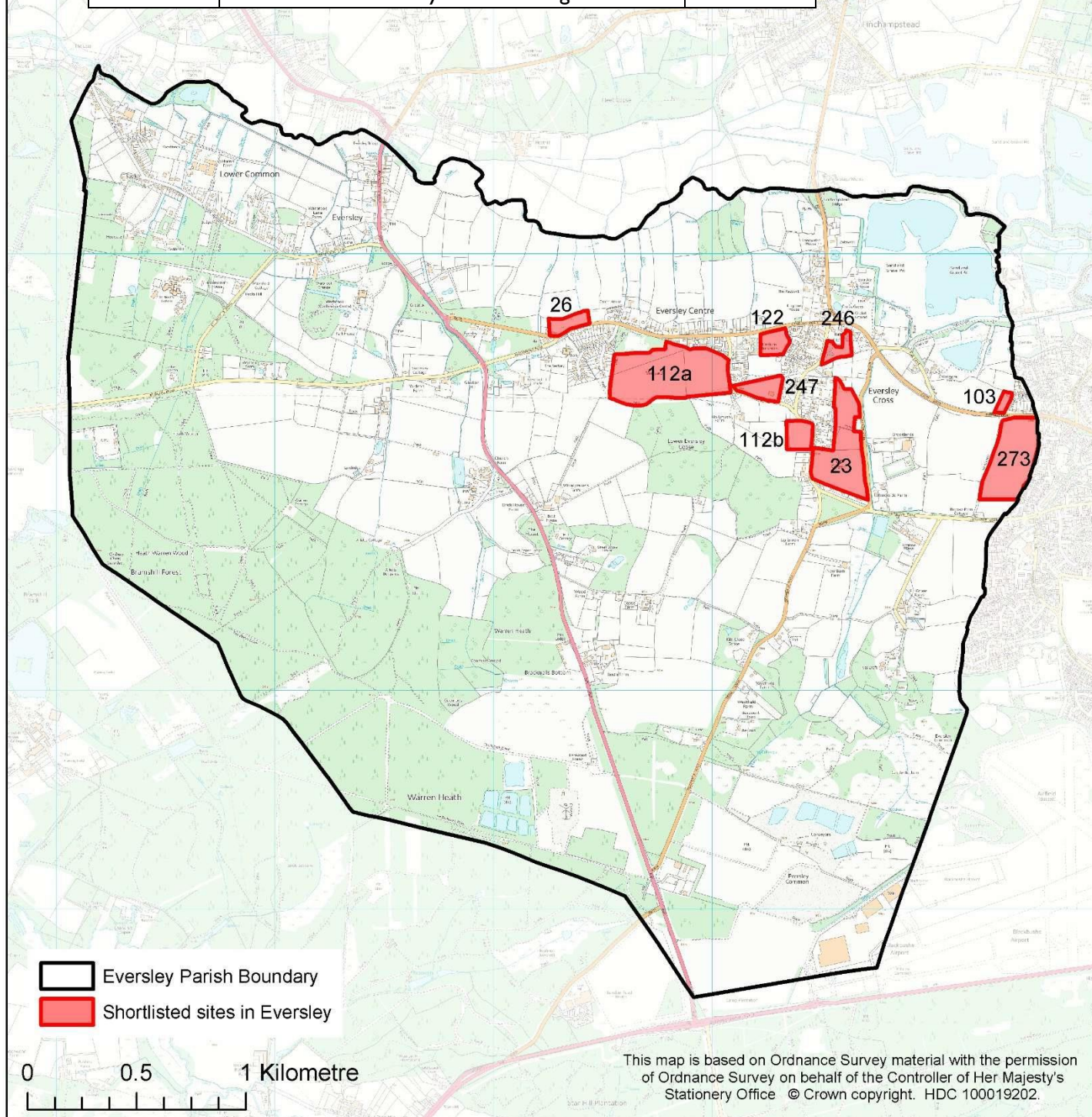
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Elvetham Heath – Rejected Sites



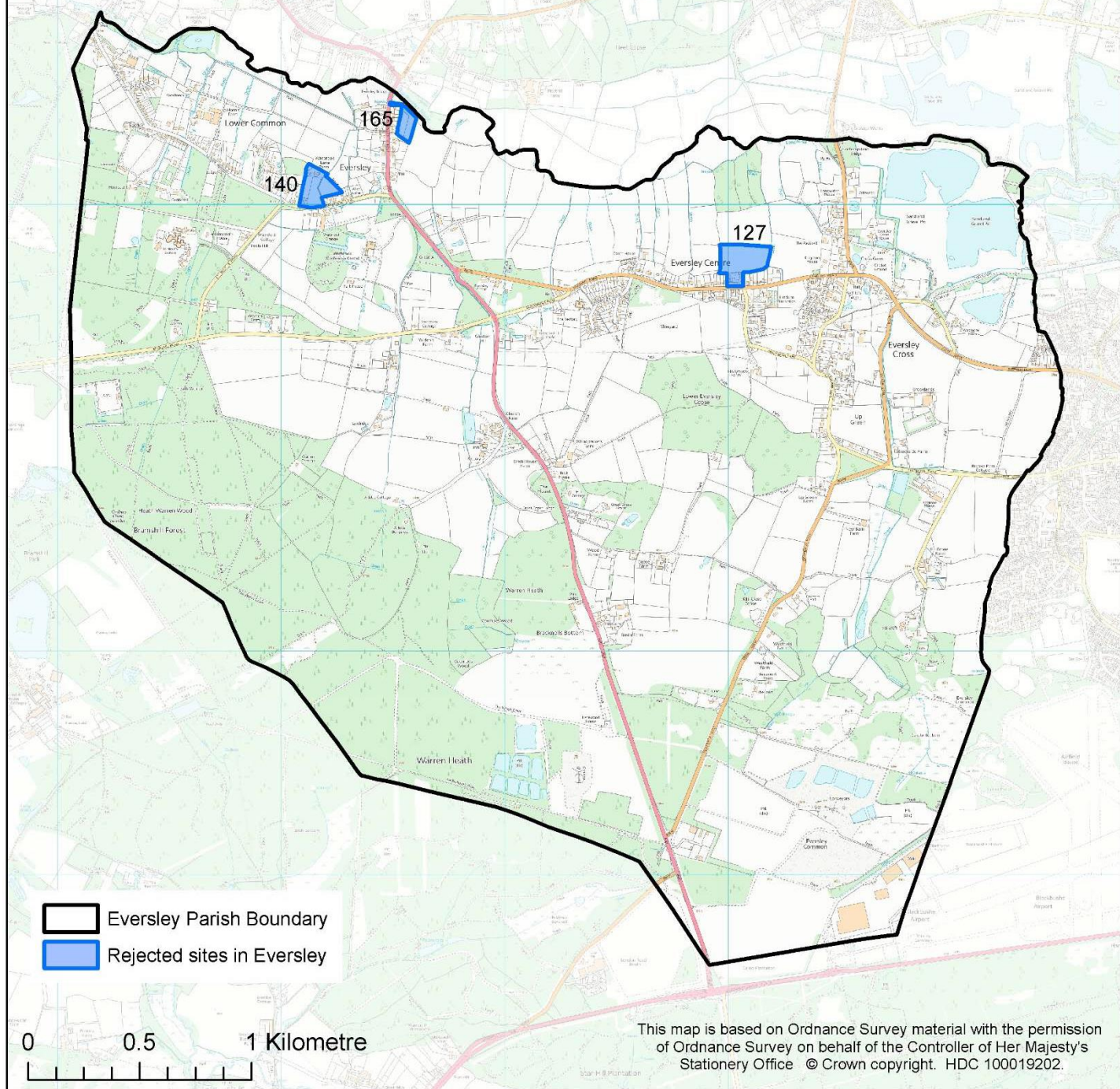
Eversley – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
23	Land west of Marsh Lane	134
26	Land north of Reading Road	41
103	Land adjoining Crosby Gardens	11
112a	CEMEX Site A	105
112b	CEMEX Site B	19
122	Land west of the Fielders	41
246	Area B Land at Eversley Cross	20
247	Land north of Hollybush Lane	38
273	Land between Eversley Road and Firgrove Road	88



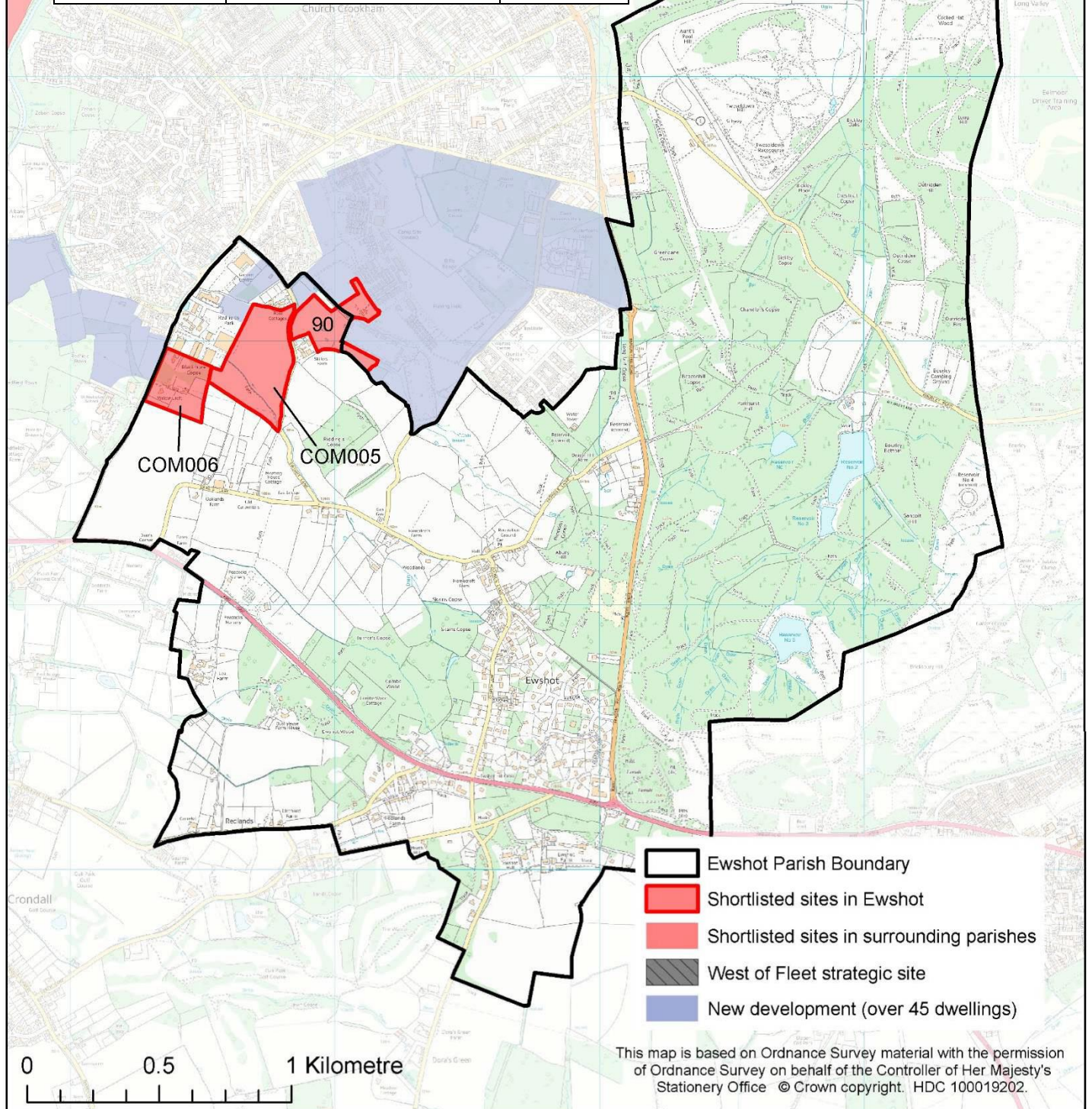
Eversley – Rejected Sites

Site Reference	Site Name	Estimated Capacity
127	Land at Paul's Field	50
140	Land off Warbrook Lane	41
165	Land to rear of 'Belee'	15



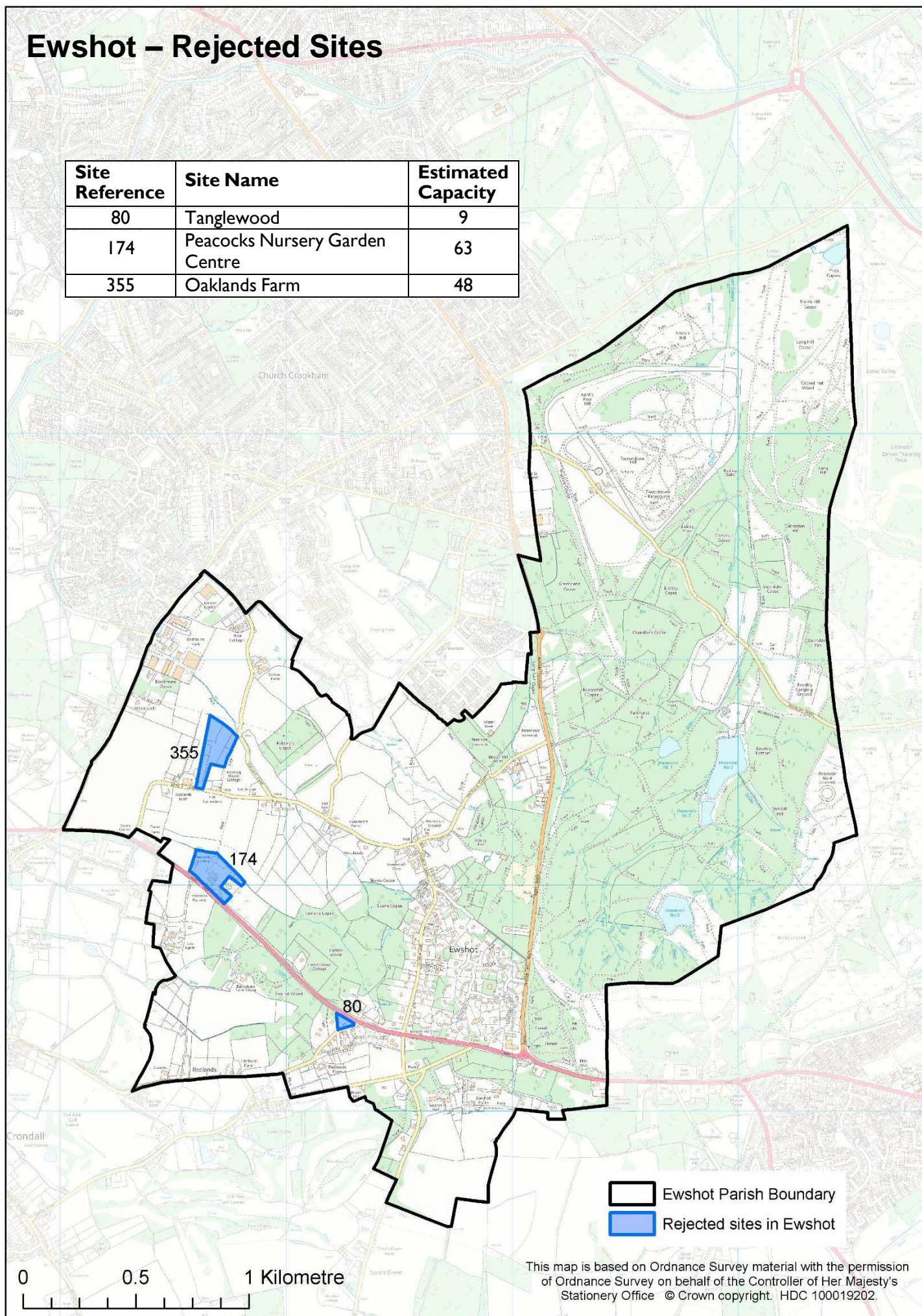
Ewshot – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
90	Stillers Farm (shared with Church Crookham parish)	106
COM005 (includes sites 166 & 354)	Land south of Church Crookham	158
COM006 (includes sites 36, 234 & 235)	Land East of Redfields Lane	89



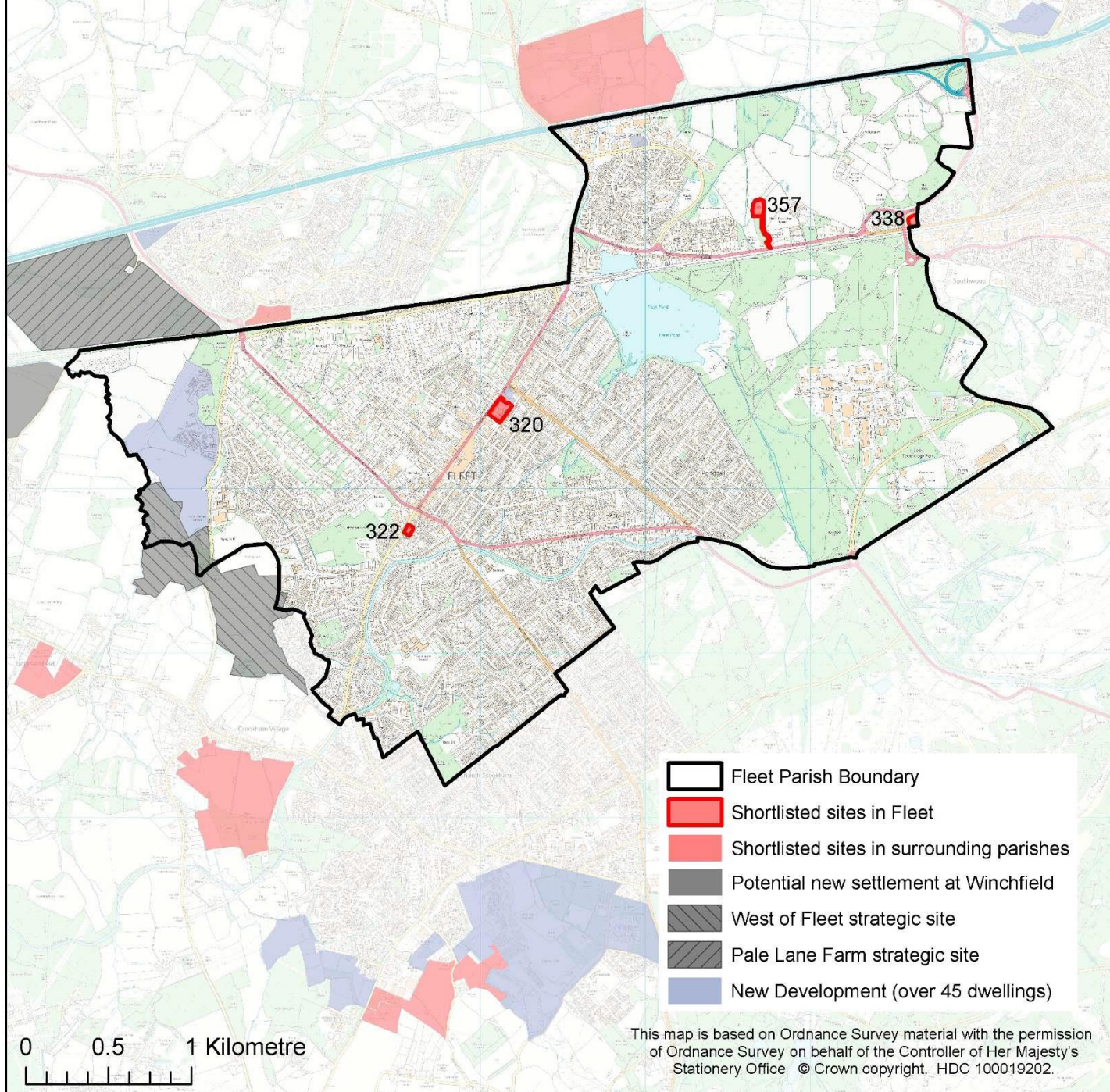
Ewshot – Rejected Sites

Site Reference	Site Name	Estimated Capacity
80	Tanglewood	9
174	Peacocks Nursery Garden Centre	63
355	Oaklands Farm	48



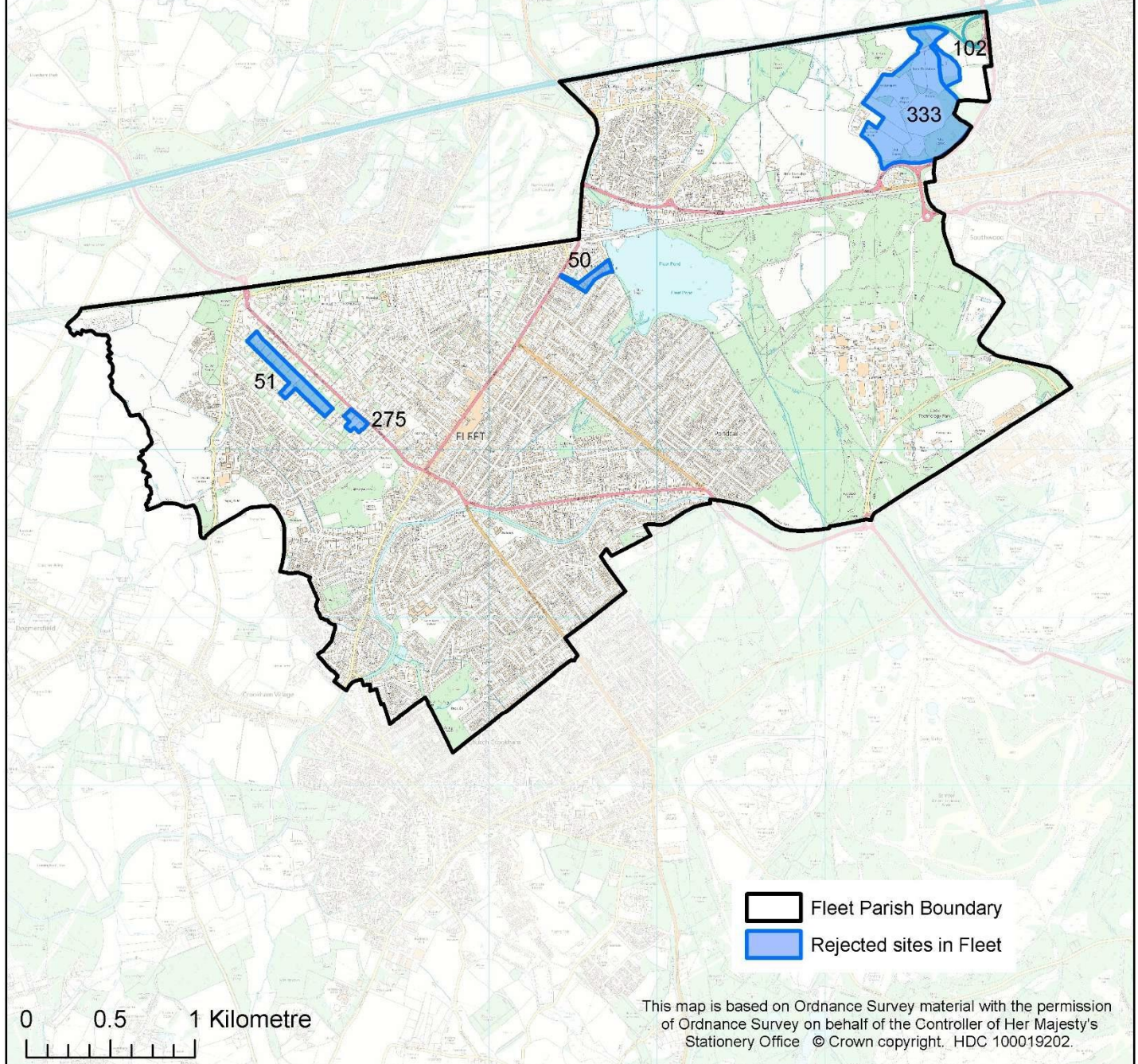
Fleet – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
320	Fleet Town Centre, zone 2	26
322	Fleet Town Centre, zone 4	17
338	Land at Great Bramshot Farm, south of A327	10
357	Land at Sankey Lane	20



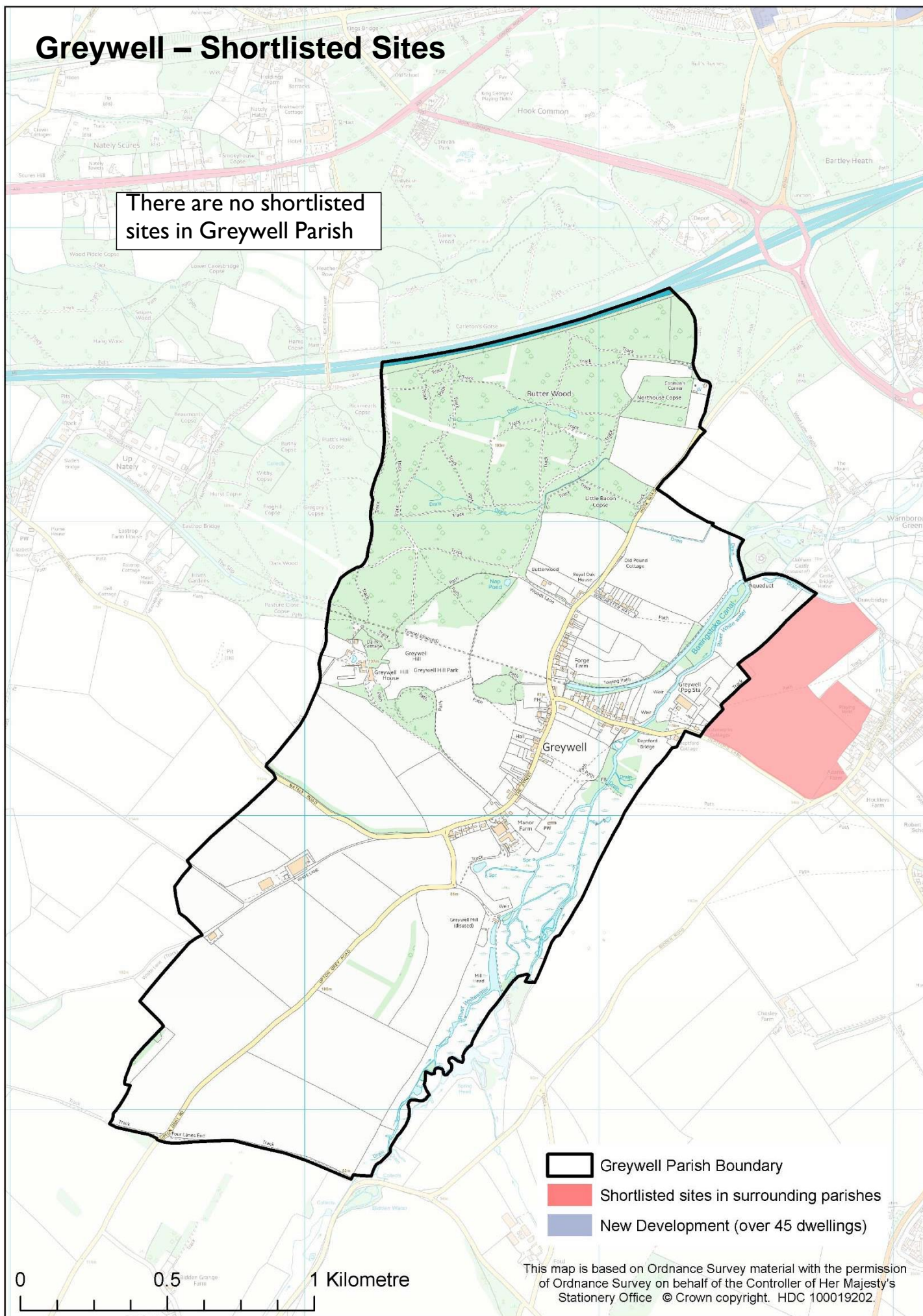
Fleet – Rejected Sites

Site Reference	Site Name	Estimated Capacity
50	Waterfront Business Park	46
51	Fitzroy Road	92
102	Land at Bramshot Lane	43
275	Land at Little Mead	25
333	Land at Great Bramshot Farm, south of M3	500



Greywell – Shortlisted Sites

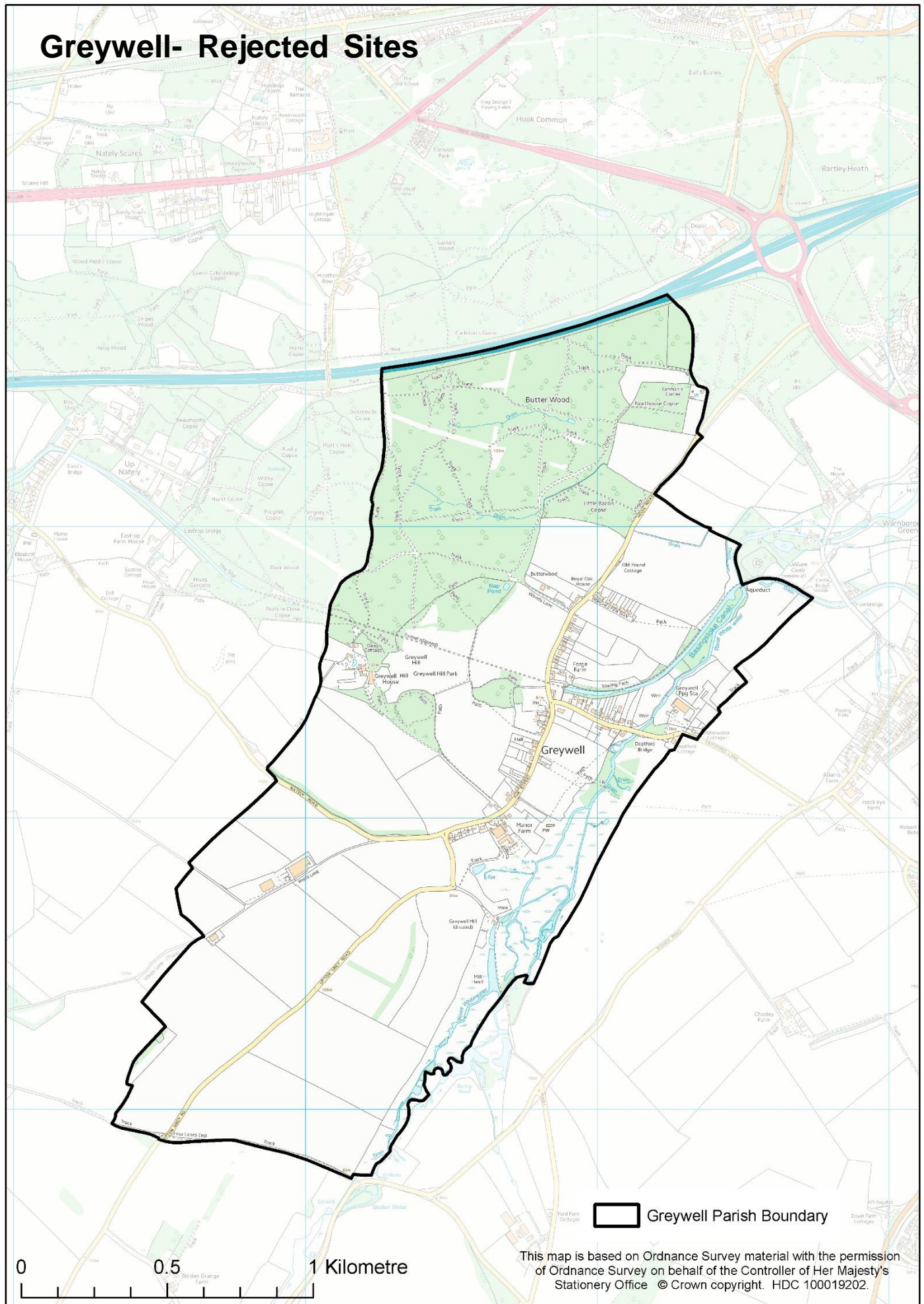
There are no shortlisted sites in Greywell Parish




- Greywell Parish Boundary
- Shortlisted sites in surrounding parishes
- New Development (over 45 dwellings)

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Greywell- Rejected Sites



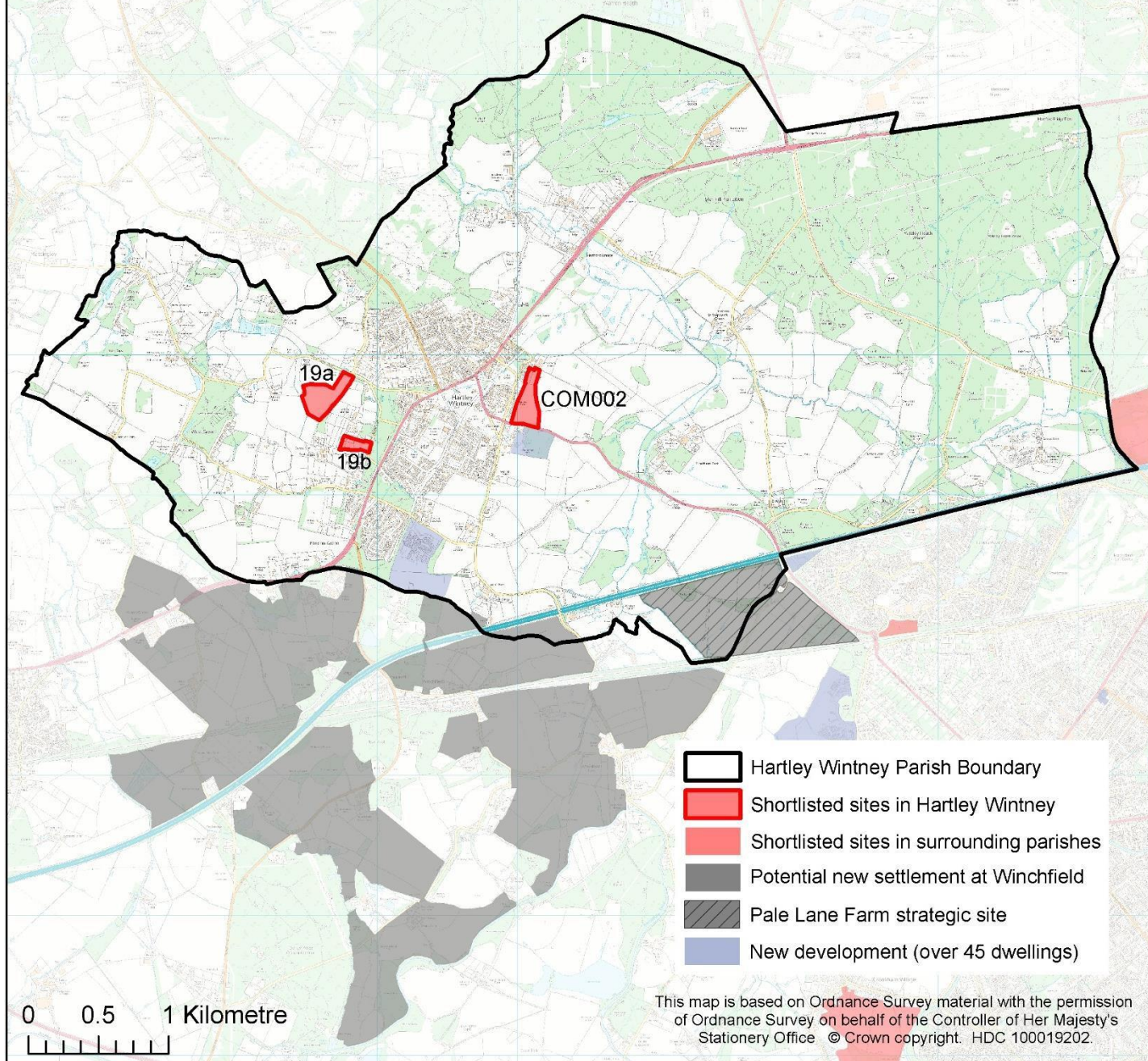
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 Greywell Parish Boundary

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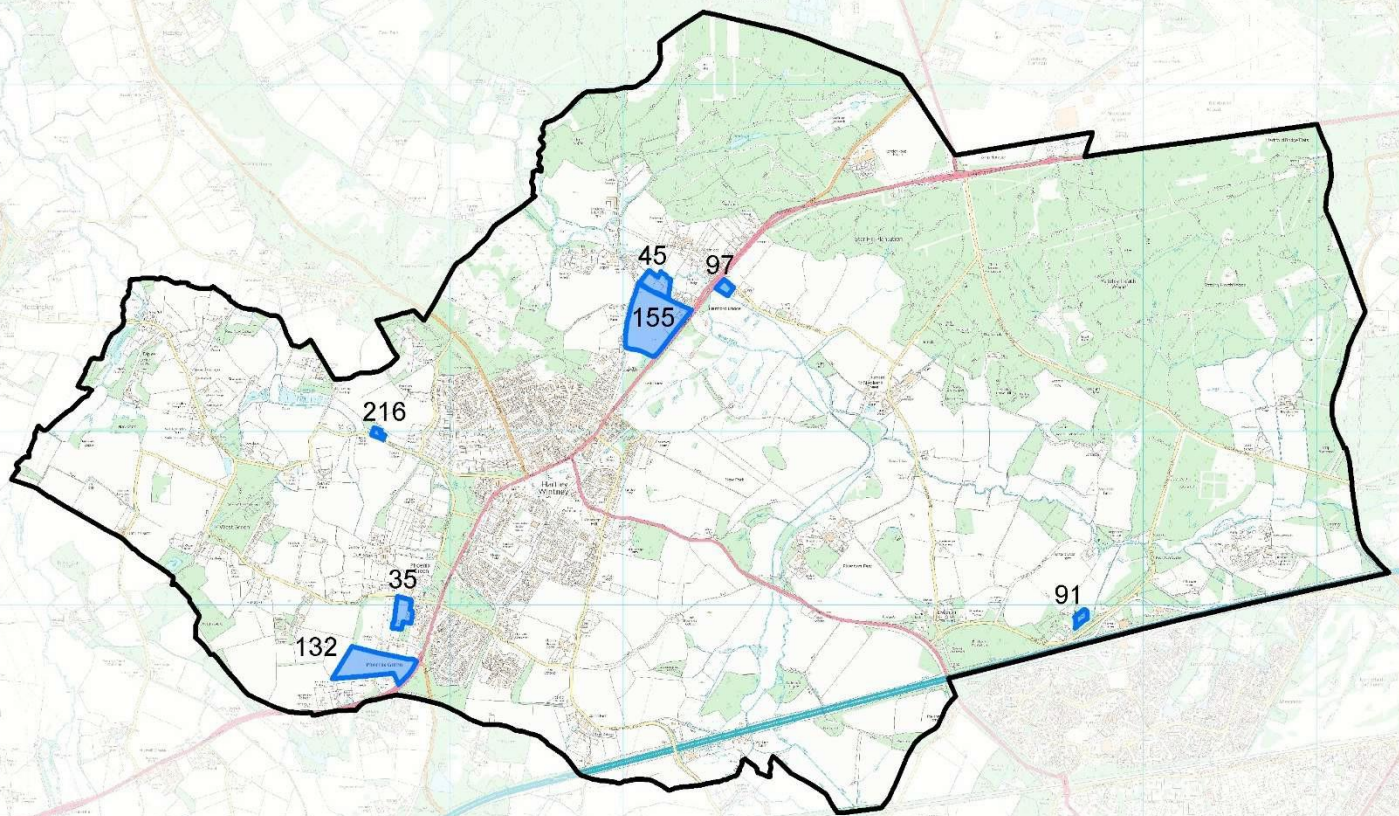
Hartley Wintney – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
19a	Land at Grange Farm A	150
19b	Land at Grange Farm B	40
COM002 (includes sites 89 & 94)	Land adjacent to Causeway Green and Farm	100



Hartley Wintney – Rejected Sites

Site Reference	Site Name	Estimated Capacity
35	Land south of Thackhams Lane	34
45	Land at Riverside Farm	25
91	Land adjacent to 10 Rotten Green	10
97	Land adjacent to Calthorpe House	12
132	Wintney Court, Pheonix Green	63
155	Land at Hares Farm	117
216	Land adjacent to James Farm Cottages	8

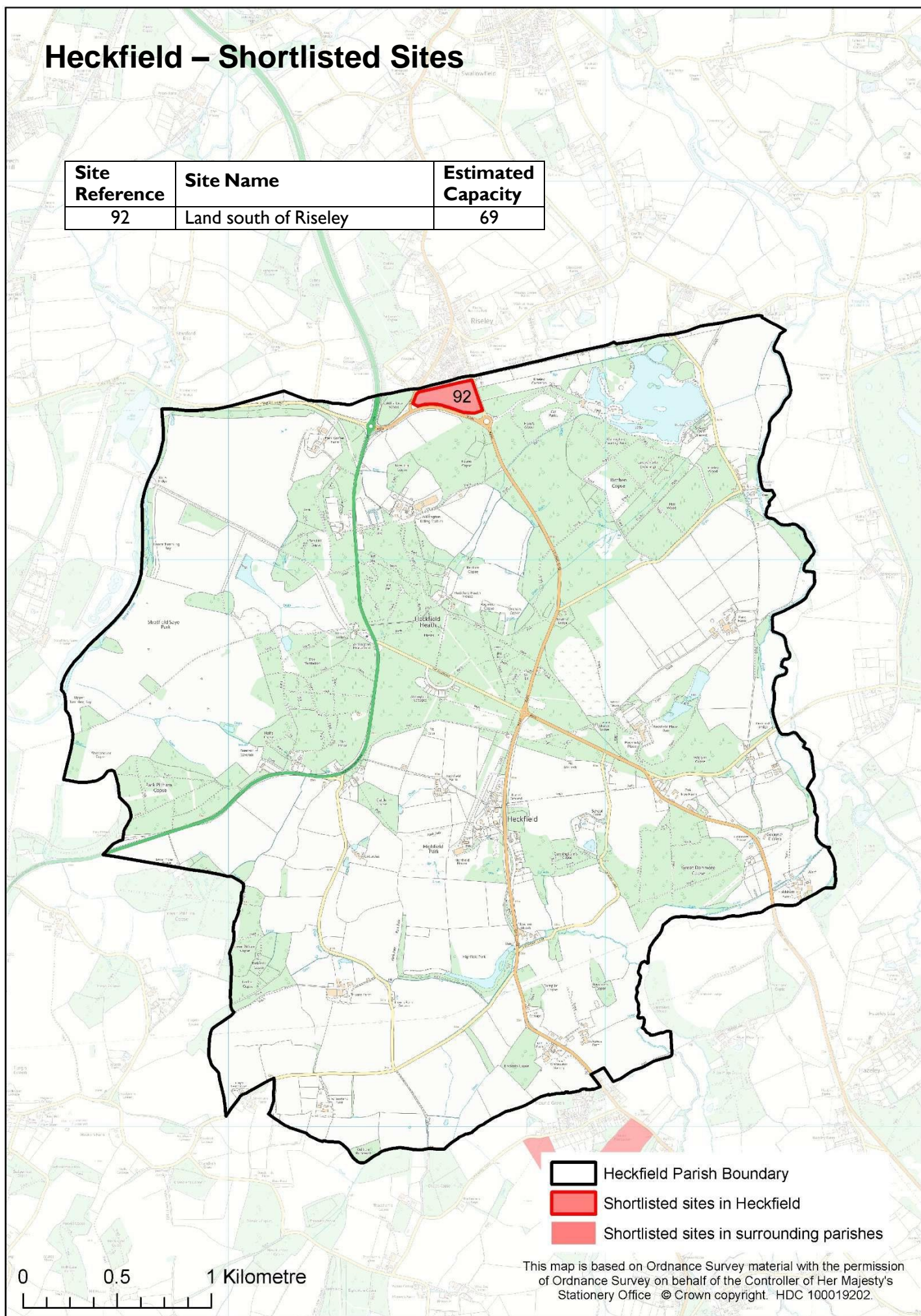


 Hartley Wintney Parish Boundary
 Rejected sites in Hartley Wintney

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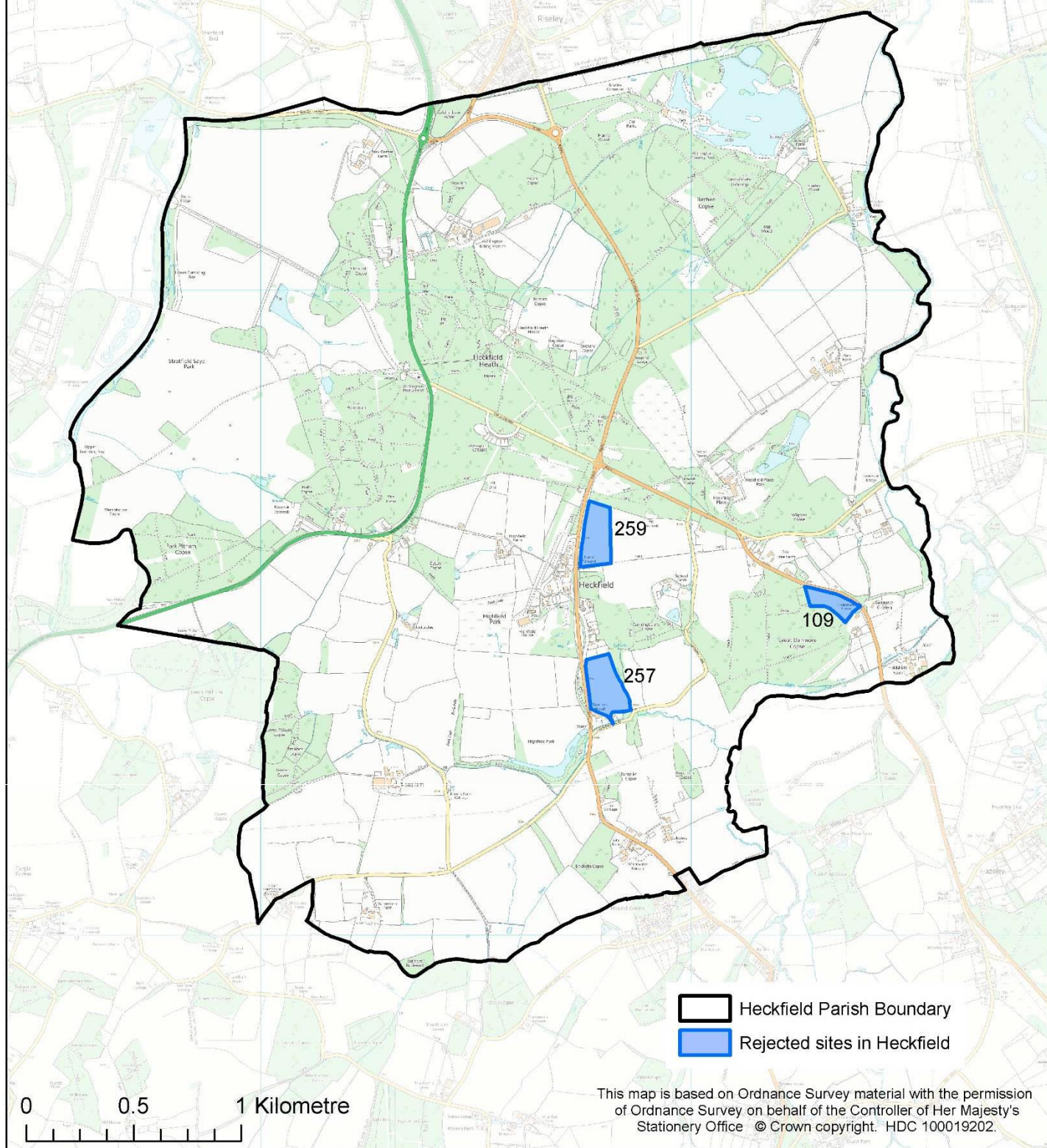
Heckfield – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
92	Land south of Riseley	69



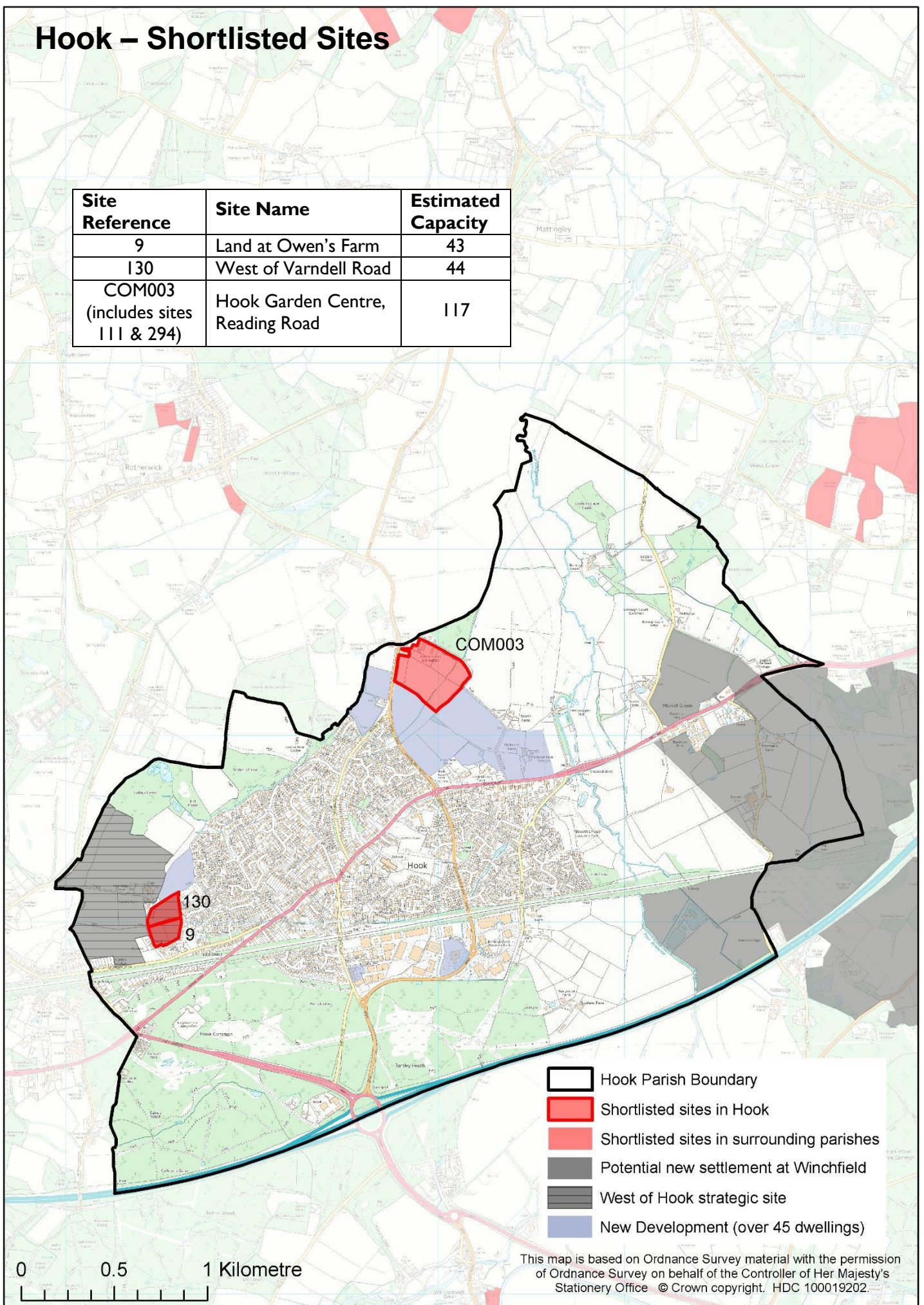
Heckfield – Rejected Sites

Site Reference	Site Name	Estimated Capacity
109	Holdshott House	44
257	Land north of New Inn	62
259	Land north of Cemetery	63



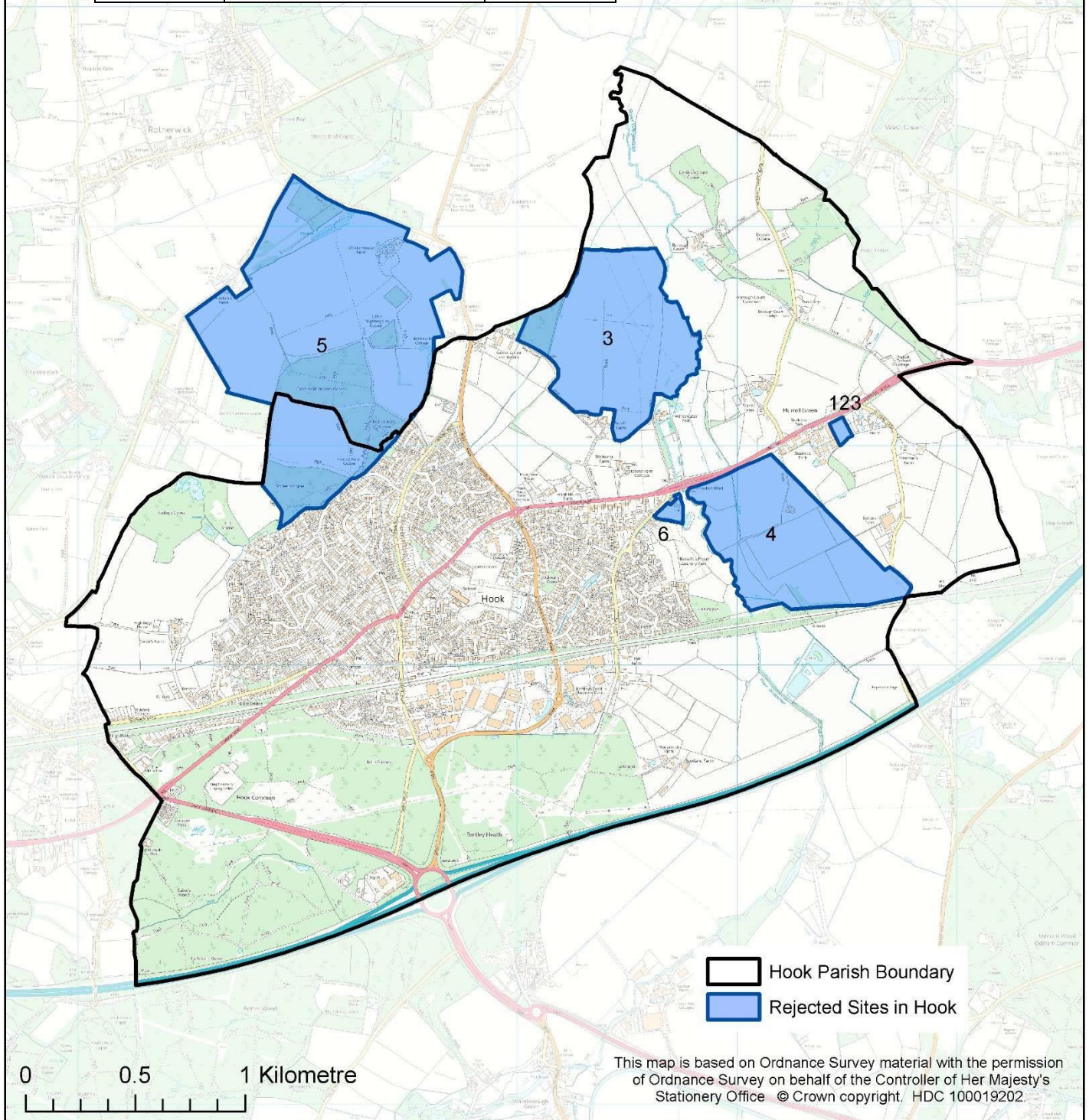
Hook – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
9	Land at Owen's Farm	43
130	West of Varndell Road	44
COM003 (includes sites 111 & 294)	Hook Garden Centre, Reading Road	117



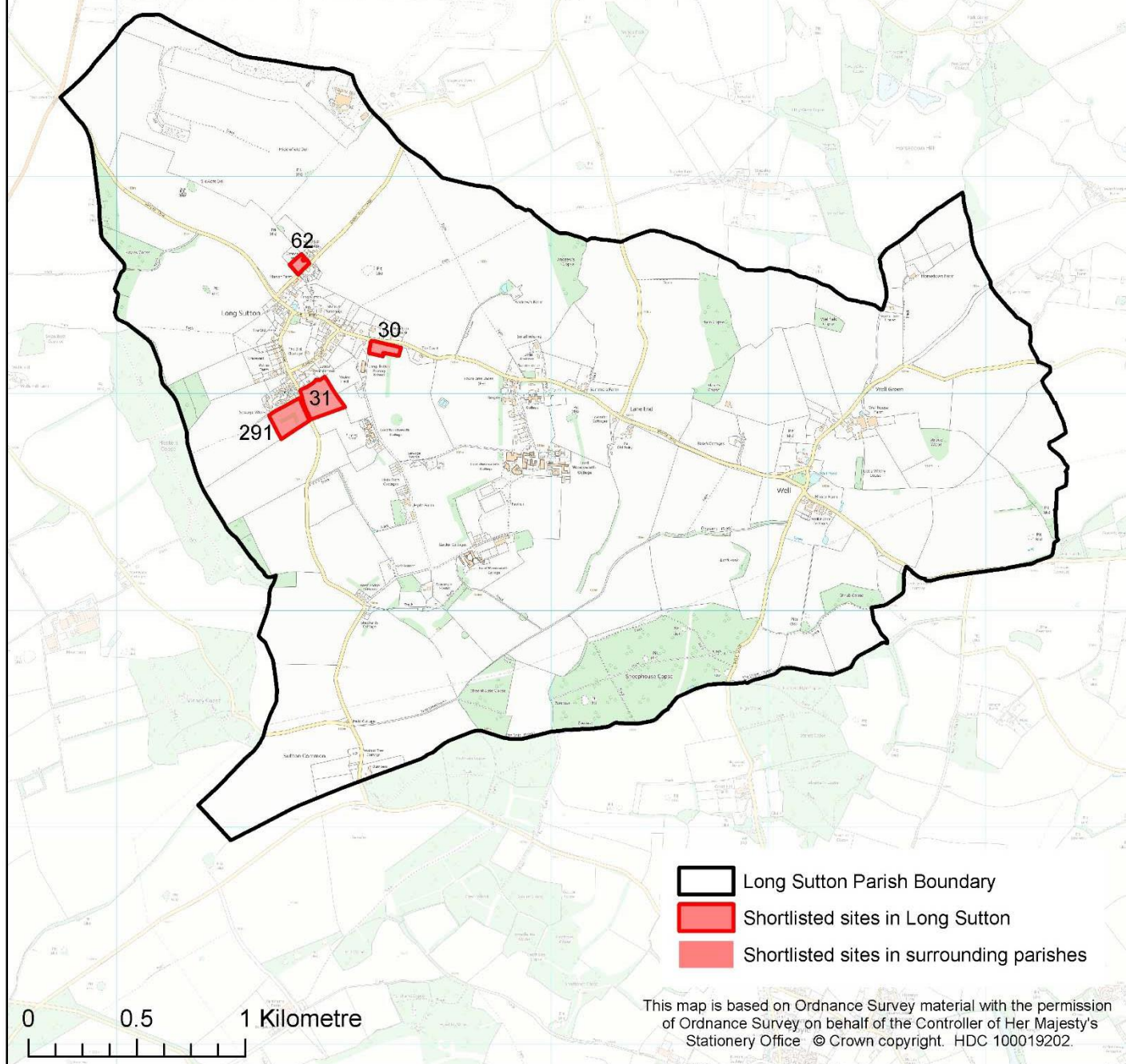
Hook – Rejected Sites

Site Reference	Site Name	Estimated Capacity
3	Land at Searles Farm	543
4	Totters Lane	458
5	Land northwest of Hook	1,065
6	Land at Holt Lane	11
123	Land at Murrell Green	13



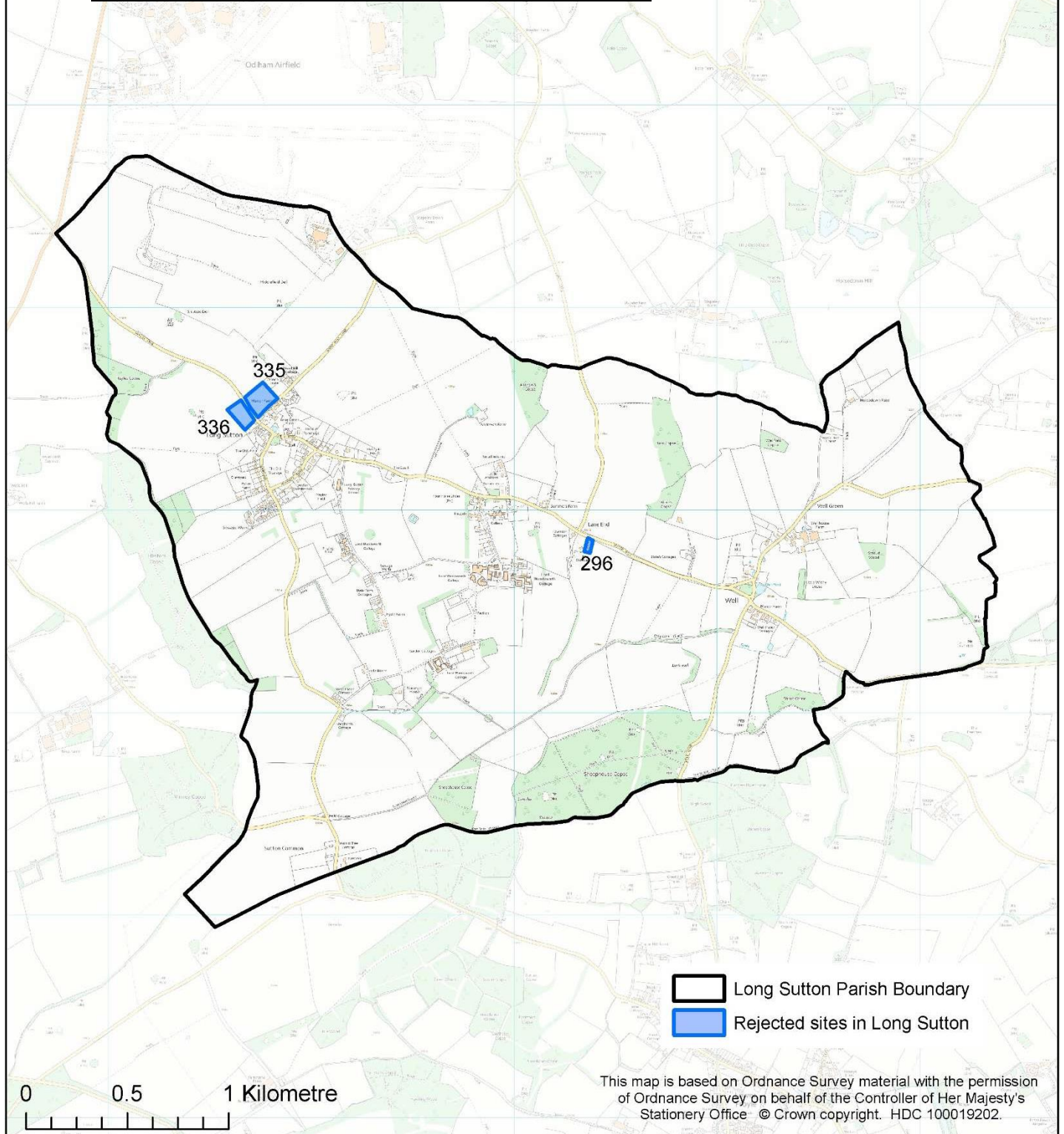
Long Sutton – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
30	Land at Hyde Road	17
31	Land east of Copse Lane	42
62	Granary Fields	10
291	Land south of Chaffers Close	46



Long Sutton – Rejected Sites

Site Reference	Site Name	Estimated Capacity
296	Old Dairy	6
335	Land north west of Long Sutton	34
336	Land to west of Long Sutton	23



Mattingley – Shortlisted Sites

There are no shortlisted sites in Mattingley Parish

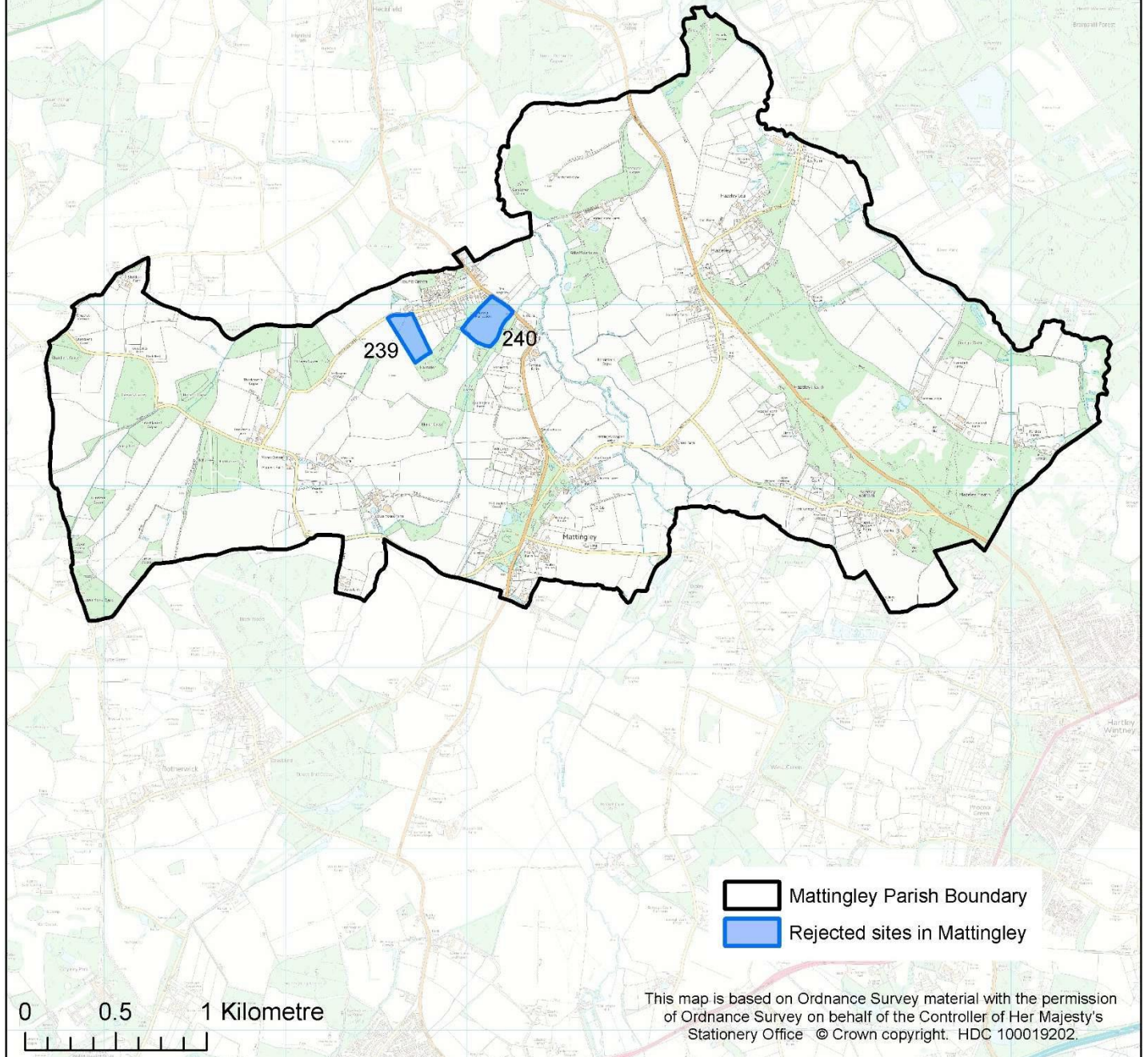
- Mattingley Parish Boundary
- Shortlisted sites in surrounding parishes
- Potential new settlement at Winchfield
- New Development (over 45 dwellings)

0 0.5 1 Kilometre

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Mattingley – Rejected Sites

Site Reference	Site Name	Estimated Capacity
239	Land at Vicarage Lane	55
240	Strawberry Field	75



Odiham housing sites in Draft Neighbourhood Plan, plus remaining shortlisted SHLAA sites

Housing sites in the Odiham Draft Neighbourhood Plan









Site Reference	Site Name	Estimated Capacity
58	Land at Hook Road / Bridge Road	32
65	Land at Dunleys Hill	30
66	Rear garden of 4 Western Lane	16
119	Land at the rear of Longwood	9
232	Land rear of Albion Yard	23
233	Land at Dunleys Hill 2	9
327	Land to the south of Crownfields (east)	31

These sites are provided for information only, please do not rank

Shortlisted SHLAA sites not in Odiham Draft Neighbourhood Plan

Site Reference	Site Name	Estimated Capacity
79	Land south of Hamilton House	80
327	Land to the south of Crownfields (west)	10
COM004 (includes sites 108 & 330)	Land to the north of Deptford Lane	174

These are the sites that we would like you to rank in order of preference

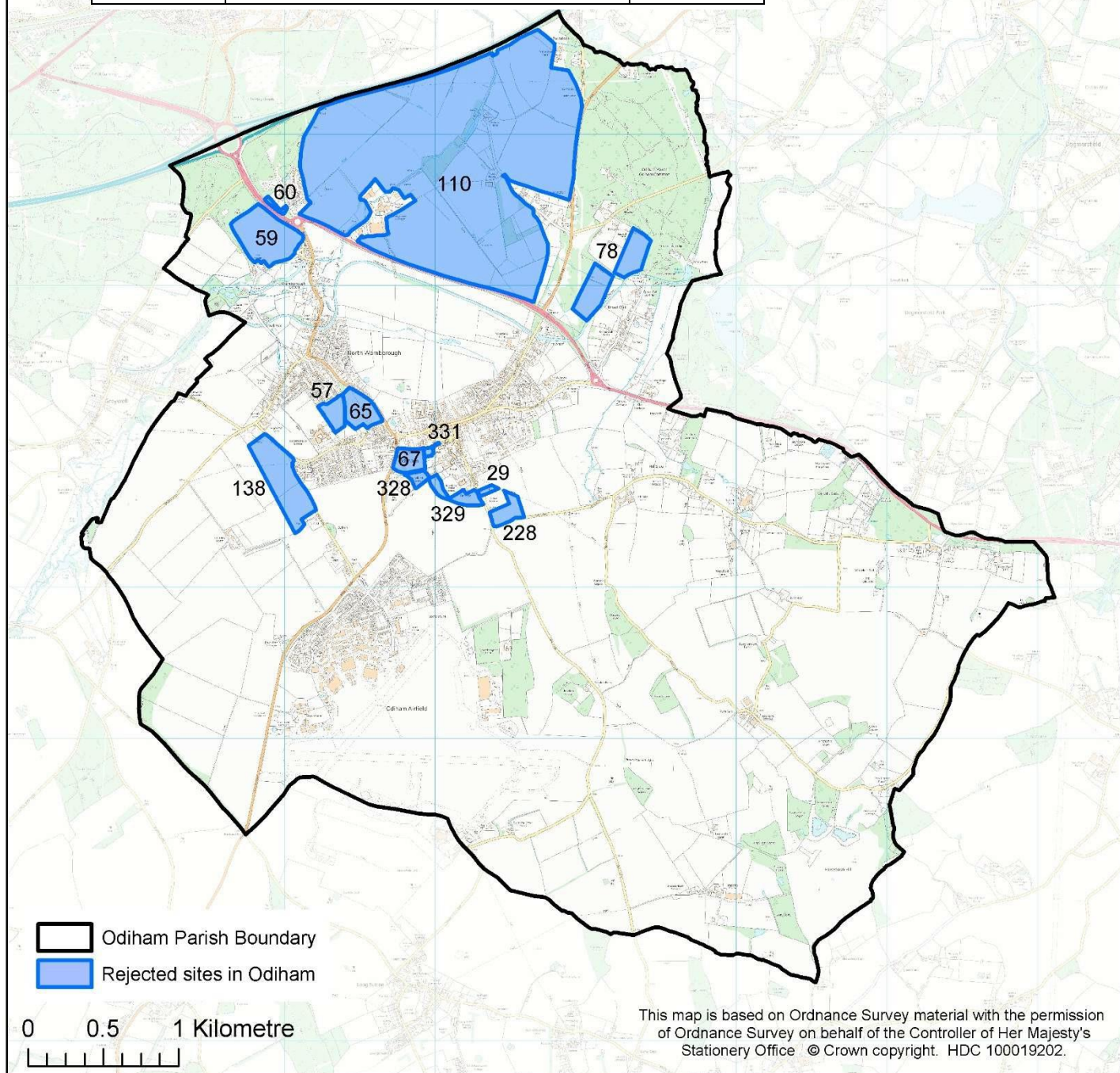
-  Odiham Parish Boundary
-  Shortlisted Sites not in Odiham's Pre-Submission Draft Neighbourhood Plan
-  Housing Sites in Odiham's Pre-Submission Draft Neighbourhood Plan
-  Shortlisted sites in surrounding parishes
-  Potential new settlement at Winchfield
-  West of Hook strategic site
-  Pale Lane Farm strategic site
-  New Development (over 45 dwellings)

0 0.5 1 Kilometre

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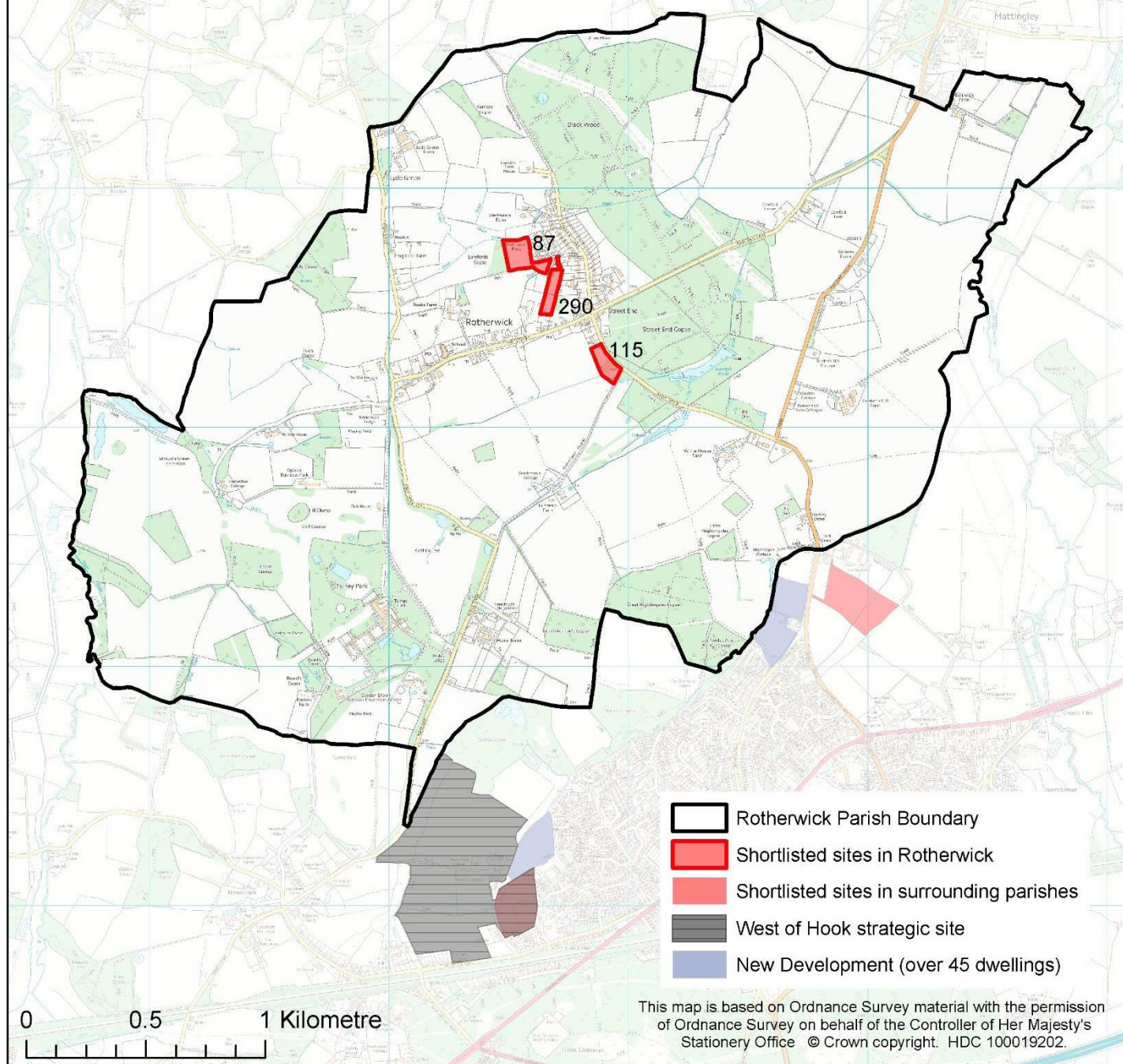
Odiham – Rejected Sites

Site Reference	Site Name	Estimated Capacity
29	Land at Butts Lane	10
57	Land adjacent to Queen's Road	47
59	Mill Corner	115
60	Roughs Cottage	11
65	Land at Dunleys Hill	36
67	Close Meadow	53
78	The Bagwell Fields	168
110	Land at Lodge Farm	2,160
138	Land at Firs Lane	204
228	Jenhams Field	48
328	Land adjoining Odiham Tennis Courts	25
329	Land to rear of Buryfields School	44
331	Former Kitchen Gardens	10



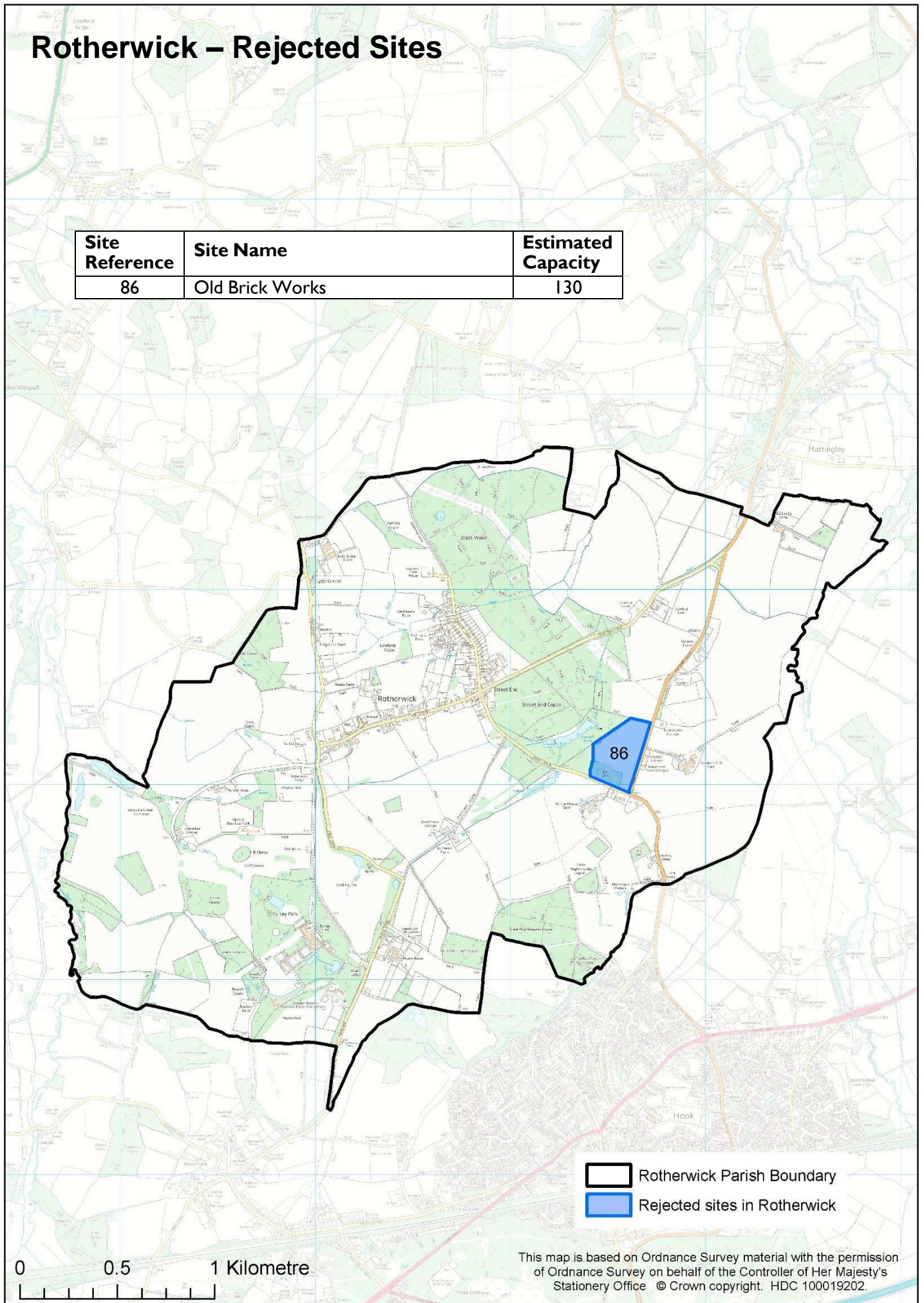
Rotherwick – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
87	Land north west of Rotherwick Village	38
115	Land at Green Lane	24
290	Land at Rosemary Cottage	8



Rotherwick – Rejected Sites




Site Reference	Site Name	Estimated Capacity
86	Old Brick Works	130



South Warnborough – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
33	Plough Meadow	23
71	Land adjacent to Nash Meadows / Ridley's Piece	40
172	Granary Court	16


0 0.5 1 Kilometre

-  South Warnborough Parish Boundary
-  Shortlisted sites in South Warnborough
-  Shortlisted sites in surrounding parishes

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South Warnborough – Rejected Sites

Site Reference	Site Name	Estimated Capacity
70	Stable at Lees Cottage	7
75	Land at Street Farm House	29

-  South Warnborough Parish Boundary
-  Rejected sites in South Warnborough







0 0.5 1 Kilometre



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Winchfield – Shortlisted Sites

There are no non-strategic shortlisted sites in Winchfield Parish

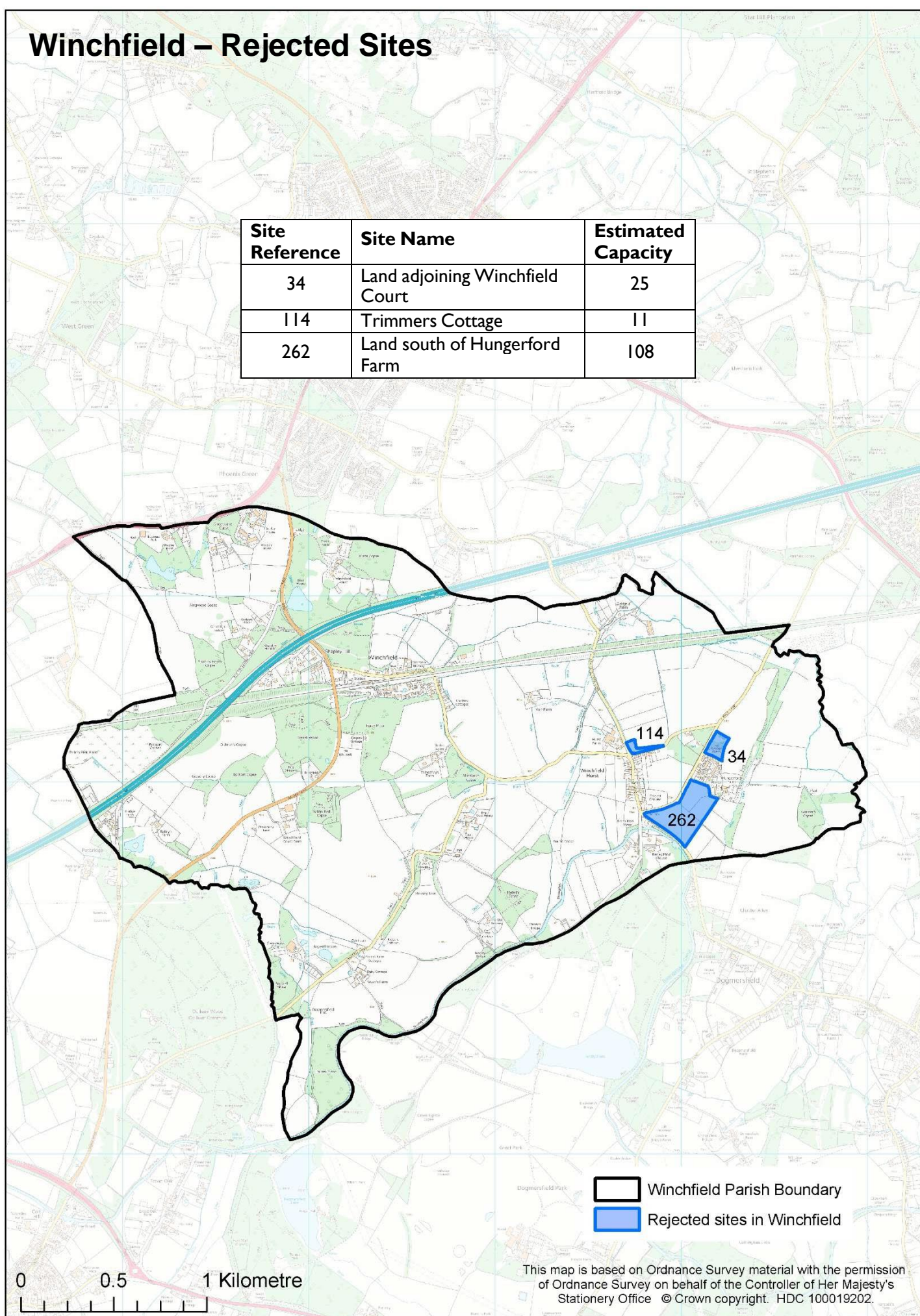
-  Winchfield Parish Boundary
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0 0.5 1 Kilometre

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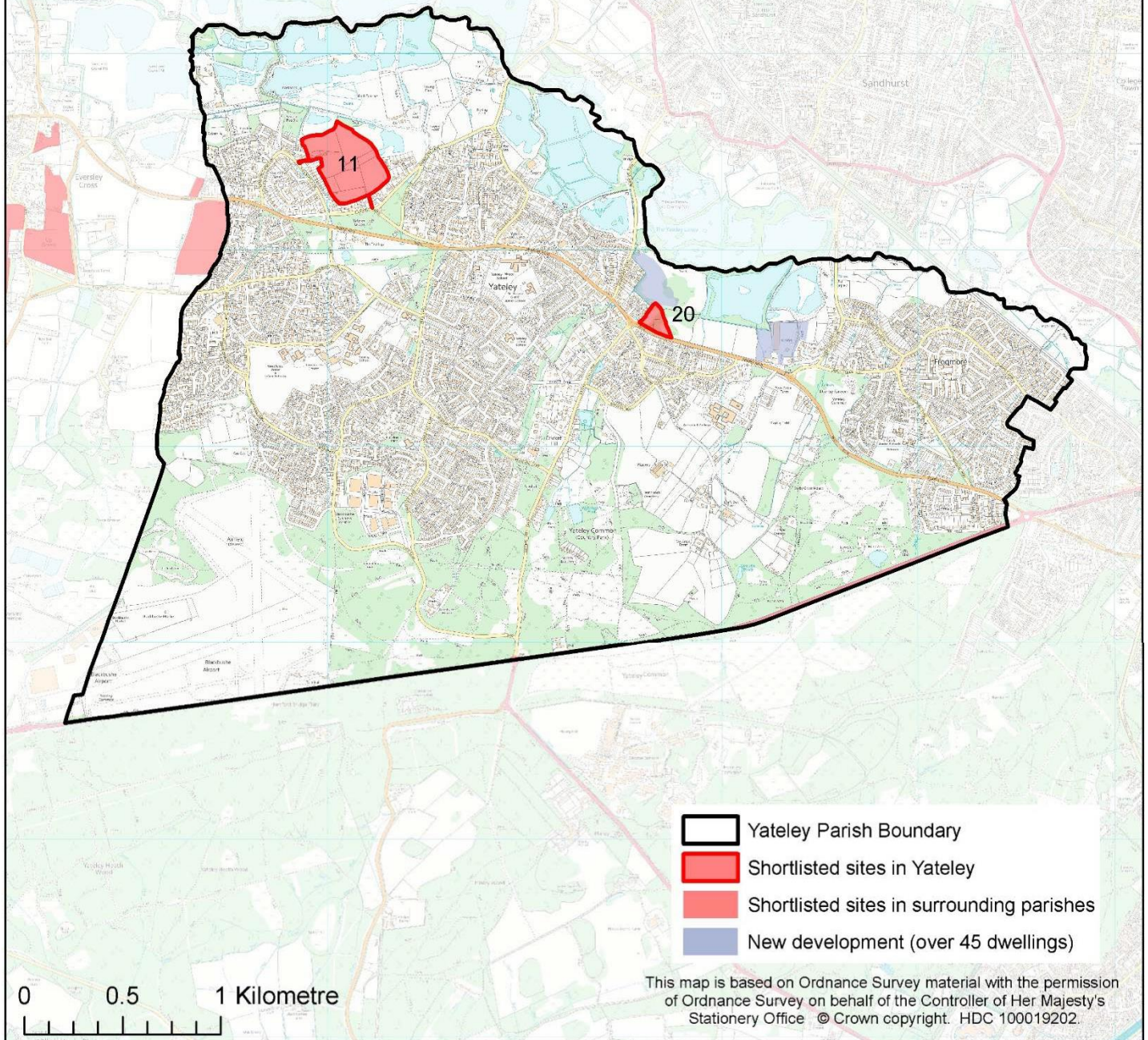
Winchfield – Rejected Sites

Site Reference	Site Name	Estimated Capacity
34	Land adjoining Winchfield Court	25
114	Trimmers Cottage	11
262	Land south of Hungerford Farm	108



Yateley – Shortlisted Sites

Site Reference	Site Name	Estimated Capacity
11	Land at Moulsham Lane	180
20	Land at Reading Road	24



Yateley – Rejected Sites

Site Reference	Site Name	Estimated Capacity
13	Land at Moulsham Lane 2	0
17	Land at Darby Green	0
149	Land east of Mill Lane	0
303	Frogmore Community College	9

Due to flood risk, these sites are considered to be unsuitable for housing

