

Ringwood Town Council

Ringwood Gateway, The Furlong, Ringwood, Hampshire BH24 1AT

Tel: 01425 473883

www.ringwood.gov.uk

PLANNING, TOWN & ENVIRONMENT COMMITTEE

Dear Member

28th January 2021

A meeting of the above Committee will be held on **Friday 5th February 2021** at 10.00am and your attendance is requested.



Mr C Wilkins
Town Clerk

Ringwood Town Council is committed to transparency in its decision-making processes. The current crisis prevents the holding of physical meetings but insofar as it is possible and in accordance with Government Regulations, this meeting will take place in a virtual environment using the "Zoom" technology. Councillors are encouraged to join in good time ready for a start of the meeting proper at 10.00am. In the event of difficulty joining please contact Jo Hurd, Deputy Town Clerk on (01425) 484721 or by sending an email to jo.hurd@ringwood.gov.uk.

Members of the press or public who would like to participate or simply observe the meeting are requested to tell us in advance by contacting Jo Hurd, Deputy Town Clerk. You can join the meeting by following the link:-

<https://us02web.zoom.us/j/89393245799?pwd=YysyWGMvMklQVEc4enFZZmcrmlBQT09>

Meeting ID: 893 9324 5799 Passcode: 424666

AGENDA

1. PUBLIC PARTICIPATION

There will be an opportunity for public participation for a period of up to 15 minutes at the start of the meeting

2. APOLOGIES FOR ABSENCE

3. DECLARATIONS OF INTEREST

4. MINUTES OF THE PREVIOUS MEETING

To approve as a correct record the minutes of the meeting held on 8th January 2021

5. PLANNING APPLICATIONS

To consider applications and to note applications determined under delegated powers (*Report A*)

6. NEIGHBOURHOOD PLAN

To receive a verbal update on the Neighbourhood Plan

7. A31 IMPROVEMENT SCHEME

To receive the notes of the meeting held on 21st January 2021 (*Report B*)

8. DEWEYS LANE WALL

To consider the Town Clerk's verbal report on ownership of the wall

9. MARKET SQUARE

To consider the Deputy Town Clerk's report on the current parking restrictions on Market Day (*Report C*)

10. LOCAL WALKING AND CYCLING INFRASTRUCTURE PLAN (LCWIP)

To receive a presentation from Cllr Deboos

11. HCC LOCAL TRANSPORT PLAN ENGAGEMENT

To consider a response to the consultation (*deadline 28 February 2021*)

<https://www.hants.gov.uk/transport/localtransportplan> (*Report D*)

12. DRAFT MITIGATION FOR RECREATIONAL IMPACTS ON THE NEW FOREST EUROPEAN SITES SUPPLEMENTARY PLANNING DOCUMENT

To consider the Deputy Town Clerk's report and a response to the consultation

<https://newforest.gov.uk/article/1938/mitigation-strategy> (*deadline 21st February 2021*) (*Report E*)

13. PROJECTS (current and proposed)

To consider the officers' report (*Report F*), receive any verbal updates and agree next steps where necessary

14. ALLOCATED SITES

To receive an update from New Forest District Council's Site Monitoring Officer regarding development of allocated sites (*Report G - to follow*)

15. NFDC/NFNPA PDCC

To review applications that are due before NFDC/NFNPA Planning Development Control Committee (*if any*)

If you would like further information on any of the agenda items, please contact Jo Hurd, Deputy Town Clerk, on (01425) 484721 or email jo.hurd@ringwood.gov.uk.

Committee Members

Cllr Philip Day (Chairman)
Cllr Rae Frederick (Vice Chairman)
Cllr Andrew Briers
Cllr Gareth Deboos
Cllr Hilary Edge
Cllr Peter Kelleher
Cllr Gloria O'Reilly
Cllr Tony Ring
Cllr Glenys Turner

Student Advisors

Permission (1)	Recommend Permission, but would accept planning officer's decision
Refusal (2)	Recommend Refusal, but would accept planning officer's decision
Permission (3)	Recommend Permission
Refusal (4)	Recommend Refusal
Officer Decision (5)	Will accept planning officer's decision

The Use Classes Order: Summary	
A1	Shops
A2	Financial and Professional Services
A3	Food and Drink
B1	Business, including offices, research and development and light industrial
B2	General industrial building
B3	Special industrial: alkalis etc
B4	Special industrial: smelting etc
B5	Special industrial: bricks etc
B6	Special industrial: chemicals etc
B7	Special industrial: animal products etc
B8	Storage and Distribution
C1	Hotels and Hostels
C2	Residential Institutions
C3	Dwelling Houses
D1	Non Residential Institutions
D2	Assembly and Leisure

Number	Name	Address	Proposal	Due date	P.O. brief	Recommendation Permission (1) Recommend Permission, but would accept planning officer's decision Refusal (2) Recommend Refusal, but would accept planning officer's decision (plus reasons) Permission (3) Recommend Permission Refusal (4) Recommend Refusal (plus reasons) Officer Decision (5) Will accept planning officer's decision
20/11261	Mr McKenzie	3 Meadow Way, Ringwood. BH24 1RY	RE-CONSULTATION: Conversion of loft space to habitable rooms with addition of dormers, roof windows and new side lean-to extension. <i>(RTC considered application for 'conversion of loft space to habitable rooms with addition of roof windows + new side Lean-to extension' on 4.12.20 and recommended P1)</i> view online here	26.1.2 1 extn to 12.2	Yes	
20/11453	Cr Acquisitions Ltd	Land adjacent 32, Kingsfield, Ringwood. BH24 1PH	Erect 1 No 3 bedroom house with parking view online here	12.2	Yes	
20/11462	Mr Hale	111, Hightown Road, Ringwood. BH24 1NL	Erection of two-storey rear extension and detached Garage/Studio. Alterations to existing front elevation dormer, installation of additional dormer and alteration to Dining Room/Porch roof. Alteration to front elevation windows to Sitting Room. Infilling side elevation windows to existing Ground Floor Store and Bedrooms 1 & 2. Re-roofing and general updating. view online here	5.2	Yes	
21/10008	The Trustees of the Raymond L Brown Ltd 1988 Directors Pension Fund	160, Christchurch Road, Ringwood. BH24 3AR	Change of roof and wall cladding to office and outbuildings view online here	12.2	Yes	

21/10015	Mr Knight	1, Station Gate, 155-159 Christchurch Road, Ringwood. BH24 3AL	3no Rooflights view online here	26.2		
21/10033	Mr Tate	18, Highfield Avenue, Ringwood. BH24 1RH	Ground floor front extension; New cut roof forming first floor; fenestration addition to side elevation view online here	12.2	No	
21/10042	Taylor Wimpey Ltd	Land North of, Hightown Road, Hightown, Ringwood. BH24 3DY	Outline planning application for up to 400 dwellings and 3 hectares of employment (Class E and B2), access, open space, landscaping, alternative natural recreational greenspace (ANRG) and drainage attenuation (Outline Application with details only of Access) view online here		No	FOR INFORMATION (AT THIS STAGE) – NFDC will hold a briefing session with RTC and a date for consideration of the application will be agreed in due course.
21/10046	Mr & Mrs Smith	16, Seymour Road, Ringwood. BH24 1SG	Single-storey rear extension view online here	19.2	No	
21/10048	Mr Jenner	Ashleah Cottage, 1 Christchurch Road, Kingston, Ringwood. BH24 3BH	Replace porch and bring front door forward; replace rear conservatory with flat roof room & extension to the front in line with the current house view online here	19.2	No	
21/10058	Mr Marshallsay	5, Pedlars Walk, Ringwood. BH24 1EZ	Change of use from a retail unit to a dry cleaners' premises view online here	19.2	No	
21/10059	Mr Potter	14, Hiltom Road, Ringwood. BH24 1PW	Single-storey side extension view online here	19.2	No	
21/10065	Smith	Cornerways Cottage, Gorley Road, Ringwood. BH24 1TW	First floor side extension, two & single storey rear extension. view online here	19.2	No	

21/10082	Mr & Mrs Jackson	5, Hawkins Close, Poulner, Ringwood. BH24 1UQ	Double Storey side extension view online here	19.2	No	
CONS/21/0027	Mr Wallace	Deep Purple, Hangersley Hill, Hangersley, Ringwood. BH24 3JS	Fell 1 x Willow tree view online here	16.2		
TPO/21/0003	Ms Smith	14 Gravel Lane, Ringwood. BH24 1LL	Sycamore x 1 Prune			<u>Considered under delegated powers:-</u> 14.1.21 P(1) Recommend permission, but would accept the Tree Officer's decision.
TPO/20/0608	Ms Keith	7 Cunningham Close, Poulner, Ringwood. BH24 1XW	Oak x 1 Reduce			<u>Considered under delegated powers:-</u> 14.1.21 P(1) Recommend permission, but would accept the Tree Officer's decision.

A31 Improvements - Notes of meeting with Highways England

12.30pm, 21st January 2021 – via Zoom

Present:

Daniel Kittredge	Project Manager, Highways England
Raluca Mitu	Assistant Project Manager, Highways England
Chris Harding	Volker Fitzpatrick
Rachel Groves	Volker Fitzpatrick
Kerry Fenton	Kier (for South West Water)
Ben Whayman	Kier (for South West Water)
Robert Redding	Source CM
Steve Lowrie	Pennon Group
Annie Tomlinson	HCC
Jo Hurd	RTC
Cllr Michael Thierry	HCC
Cllr Jeremy Heron	NFDC & RTC
Cllr Steve Rippon-Swaine	NFDC & RTC
Cllr Philip Day	RTC
Cllr Tony Ring	RTC

Apologies: Louise Evans, NFDC

Since the last meeting, it was noted that the HCC Project Manager for the scheme had sadly passed away – AT agreed to pass on condolences to his colleagues and family.

NOTE – please see update on page 3 for post-meeting comments.

1. Communications

As a result of the current lockdown and the fact that an article had been published in the last edition of the R&F News, the approach to HE communications had changed. It was now proposed to include an article from HE in the R&F News in March to provide a focussed editorial on the utility diversions and main works. The Public Information Event (PIE) would also be moved back to March and would be an online event only (the “chatty van” would no longer be used). A further PIE was proposed for October prior to the start of the A31 carriageway works.

There was a more pressing need to communicate the closure of the junction of West Street with the A31 and the reversal of direction of flow in Meeting House Lane, as it was expected that works would begin on 15 February. It was noted that no advance warning signs were in place at either location. AT agreed to liaise with JHurd on publicising these works.

2. West Street works

Works were due to commence on 15 February, although the programme had yet to be finalised.

The closure point would be at the junction with the A31 and no further back, and access would be maintained for anyone who needs access (residents and businesses) as much as possible.

It was noted that measures must be put in place to prevent vehicles from accessing the A31 via the Fish Inn car park.

HE and HCC were in liaison with regard to the provision of signs and DK agreed to provide a location map showing the proposed sites of all signs, including those on the A31 (westbound), which were required as far back as Picket Hill in order to advise drivers there would be no access through the town centre to the A31.

Concern was expressed that there were no advance warning signs in place and, with the exception of the recent article in the R&F News and a letter to West Street residents, there had been no other publicity locally of the forthcoming closure.

DK agreed to action informing the Sat Nav companies of the closure.

3. Reversal of Direction of Flow of Meeting House Lane

Councillors raised several concerns about this change, that was also due to be implemented on 15 February. Again, there were no advance warning signs in place, and it was felt that the proposed new signage would not be sufficient. There was potential for conflict at the junction with The Furlong with this section remaining 2-way to allow vehicles to access the Western Service Area. There was also a question about where cars would turn around should they try to travel south, given that the section of Meeting House Lane linking with Mansfield Road was restricted to access only. It was suggested that the reversal should be delayed until advance warning signs were in place and consideration had been given to address the issues of conflict.

4. Water Main Diversion

BW reported that survey work and detailed design was ongoing, and construction was still due to commence on 12 April. Some ground investigation work (bore holes) would be carried out in February – mainly in the water meadows, and one in The Furlong Car Park.

Discussions had taken place with HCC regarding the street works, which were due to start in May. The traffic management suggestion put forward by RTC had been taken on board, and it was hoped that most northbound traffic would be directed away from Mansfield Road via Christchurch Road and Southampton Road (with parking restrictions in place in Christchurch Road). It was expected that all street works would be completed by the end of August.

With regards to the possible impact on the Carnival fun fair raised at the last meeting, it was intended to either delay laying the pipe on Bickerley Village Green until after Carnival, or to using directional drilling to minimise the impact.

It was noted that Kier is actively looking for a site compound in a central location to accommodate pipe and material deliveries – this would be of a similar size to the Covid testing centre recently set up in The Furlong Car Park. Cllr Heron agreed to investigate possibilities.

5. Other Issues

DK thanked everyone for their comments on the FAQs – the list would now be updated in time for the Public Information Event in March. The questions regarding West Street will be separated and published separately.

Cllr Ring suggested that contact should be made with the bus company to discuss avoiding 2-way bus movements in the High Street after the closure of the West Street junction with the A31.

6. Next Meeting

A date for the next meeting was not set.

It was agreed that the issues raised at this meeting could be dealt with by email (programme of works for West Street and Meeting House Lane and details of signage (including location plan). DK/AT to provide details by email to JHurd.

NOTE: Post meeting comments from HE and HCC

- The programme of works for West Street and Meeting House Lane is still being finalised with the contractors. It is likely that survey work will begin on 15 February, with actual works (including the closure of the junction of West Street with the A31 and the reversal of direction of Meeting House Lane) commencing 1 March – TO BE CONFIRMED.
- All works will be complete by 31 July 2021.
- Access to West Street will be controlled by temporary traffic lights.
- The owners of The Fish Inn have agreed to a barrier being installed to prevent access to the A31 through its car park.
- Advance warning and post start signs have been re-evaluated by HCC and additional signs have been added for Meeting House Lane.
- Advance warning signs will be erected w/c 1 February, 2 weeks in advance of works, in accordance with DfT guidance.
- Plan of signage to be provided to RTC by HE (once agreed by area operations team) and HCC.
- The closure of the junction of West Street with the A31 had been picked up by roadworks.com, which informs Sat Nav companies. HE is checking to ensure it has picked up the permanent closure.

PLANNING, TOWN & ENVIRONMENT COMMITTEE

5th February 2021



Parking restrictions in Market Place

1. Introduction and reason for report

- 1.1 Members have expressed concern over the enforcement of parking regulations in Market Place on Wednesday afternoons after the Market has finished.
- 1.2 The Traffic Regulation Order for the Market Place requires that there is no waiting on Wednesdays between 6am and 6pm.
- 1.3 It is understood that the Charter provides that the Market may take place for three hours before noon and 2 hours after noon, but it is unusual for any stalls to remain much after 1pm.
- 1.4 Members have received complaints that, although the Market Place is largely empty, Hampshire County Council (HCC) traffic wardens have been enforcing the current restrictions on Wednesday afternoons and handing out fines. Shopkeepers are concerned that this is adversely affecting their trade.

2. Issues for decision and any recommendations

- 2.1 To consider whether HCC should be requested to review the Traffic Regulation Order applicable to Market Place on Wednesdays so that the no waiting restriction ends at 2pm rather than 6pm as at present.
- 2.2 If agreed, it is suggested that this request be added to the list of new Traffic Management and Access Schemes for discussion with HCC, as previously agreed by this Committee at its meeting on 6th November 2020 (P/5762 refers).

For further information, contact:

Jo Hurd, Deputy Town Clerk
Direct Dial: 01425 484721
Email: jo.hurd@ringwood.gov.uk

PLANNING, TOWN & ENVIRONMENT COMMITTEE

5th February 2021

Hampshire Local Transport Plan

1. Introduction and reason for report

1.1 Hampshire County Council (HCC) is asking for views on a vision, desired outcomes and the guiding principles behind a new Hampshire Local Transport Plan. This is the start of a conversation that HCC wishes to have with as wide a group of interested parties as possible to help develop a new transport strategy and plan.

1.2 Since 2001, Hampshire's Local Transport Plan has set the objectives, policies and strategy for transport across the County, helping people to maintain their quality of life and go about their daily business. Seven years have now passed since the Plan was last updated, and there is a need to review outcomes and design principles in the changed context of new technologies, the pandemic and increased focus on active lifestyles and the challenges of climate change.

1.3 The Town Council has been invited to influence the early development of the new Local Transport Plan by sharing views on the emerging:

- **Vision:** What will our transport system look like in 2050?
- **Outcomes:** What are we trying to achieve in terms of climate change, economy, the environment and society?
- **Guiding Principles:** How we will change the way in which we plan and deliver transport?

1.4 A copy of the survey, which members of the public are also invited to complete, is attached and can be accessed online here: <https://www.hants.gov.uk/transport/localtransportplan>. The deadline for responding is 28 February 2021.

1.5 The survey gives the opportunity to comment on the themes outlined in 1.3 above as well as drivers for change; how the Transport Plan should respond to the possible short and longer term impacts associated with Covid-19; measures to reduce dependency on the private car and the need to travel; and measures to create a transport system that supports high quality and prosperous places and puts people first.

2. Issues for decision and any recommendations

2.1 Members are asked to consider whether the Council should respond to this consultation.

For further information, contact:

Jo Hurd, Deputy Town Clerk
Direct Dial: 01425 484721
Email: jo.hurd@ringwood.gov.uk

Local Transport Plan

Introduction

In the last 12 months the County Council has completed its 2050 Vision Commission of Inquiry. It has also signed up to the Climate Emergency which has far-reaching implications across the delivery of its services. There is a need to plan ahead for how our transport system should develop over the next 30 years to ensure that it helps to meet these wider priorities and enables Hampshire to continue to prosper whilst our economy and population grow.

Set against this is the current COVID-19 global pandemic. Impacts on society and the economy have been severe and widespread. Looking ahead, there is significant uncertainty around the recovery and what a 'new normal' looks like, including what this might mean for transport and travel. These are currently challenging and uncertain times, but it is also important that we maintain a longer term focus. This can assist us with our response to the Covid-19 situation in the shorter term. For these reasons, it remains important that we continue to work towards a new Transport Plan for Hampshire.

The new Transport Plan (which will constitute a Local Transport Plan 4) will replace the existing LTP3 and provide a framework to guide all our future transport planning and investment.

The responses you provide will be used by Hampshire County Council to inform the development of the Local Transport Plan. Please ensure you complete this survey by 28 February 2021, when this initial phase of engagement will close for analysis.

[Click here to view the Privacy Notice](#)

Privacy Notice

Your participation in this survey is voluntary. You may refuse to take part or stop taking part at any time without penalty. We may share anonymised data with third parties for the purposes of processing or analysis but no personal information will be shared for any purposes including for marketing or advertising. All data will remain within the UK or EU. We will keep your personal information for one year, after which time it will be destroyed. Your return of the survey will be taken as consent for your data to be used in this way.

You have some legal rights in respect of the personal information we collect from you. Please see our Data Protection page for further details. You can contact the County Council's Data Protection Officer at data.protection@hants.gov.uk.

If you have a concern about the way we are collecting or using your personal data, you should raise your concern with us in the first instance or directly to the Information Commissioner's Office at <https://ico.org.uk/make-a-complaint/>.

This survey should take about **15 minutes** to complete.

You will have the opportunity to provide feedback on the proposed:

- Drivers of change
- Vision and outcomes
- Guiding principles and associated measures.

You can use the '**Save**' button at the bottom of each page if you wish to continue later. You will be directed to a web page and asked to supply an email address. A link to the uncompleted survey will be sent to this address. Your email address will not be kept or used for any other purpose.

Important: please do not use the 'Back' button on your web browser to return to an earlier page in this survey, as your answers will be lost and you will need to start again. Only use the buttons at the bottom of each page to navigate this survey.

Please click '**Next**' to begin.

About you

D

The County Council is committed to improving its services, eliminating unlawful discrimination, and promoting equality of opportunity for all people. We would be grateful if you could answer the following questions so that we can analyse the results overall and by different groups of people. This will help us to understand the impacts of the consultation proposals and the views on them by different groups.

Is this a personal response, or are you responding on behalf of an organisation, group or business or as a Democratically Elected Representative? *(Please choose one option)*

- I am responding as an individual
- I am providing the official response of an organisation, group or business
- I am responding as a Democratically Elected Representative (e.g. as a county, district, borough, parish or town council Member or MP)

i *If you are responding officially, the name and details of the organisation, group or business you represent may appear in the final report, and the information you provide may be subject to publication or release to other parties or to disclosure regimes such as the Freedom of Information Act 2000.*

Please provide details about the organisation, group or business that you represent:

The name of the organisation, group or business:

The postcode of the organisation, group or business:

Your name:

Your position in the organisation, group or business:

Which of these best describes the function of your organisation, group or business? *(Please choose one option)*

- Nursery or pre-school
- School, college or place of education
- Local authority (e.g. county, district, parish, town or borough council)
- Other public sector organisation (e.g. Police, Fire, Health Authority)
- Local business or business representative (e.g. BID)
- Not-for-profit charity, voluntary or local community group
- Organisation working with vulnerable adults or children
- Other *(Please specify)*

For 'other' please specify in the box below:

i *If you are responding as a Democratically Elected Representative, the name and details of the constituency you represent may appear in the final report, and the information you provide may be subject to publication or release to other parties or to disclosure regimes such as the Freedom of Information Act 2000.*

Which constituency do you represent? *(Please specify in the box below)*







What is your name? *(Please specify in the box below)*

D

Drivers of change

From a local to global level there are some major changes ahead, presenting challenges and opportunities that we need to plan, respond and adapt to appropriately. Please share your thoughts on these drivers of change by responding to the questions below. **D**

How important do you consider each of the drivers of change to be, in terms of their implications for transport in Hampshire up to 2050? *(Please select one option per row)*

	Very unimportant	Unimportant	Neutral	Important	Very important
 Changing Climate	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 Changing Economy	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 Changing Society	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 Changing Environment	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 Changing Technology	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 COVID-19 Pandemic	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

If there are any other drivers that you feel should be considered, please outline which and why below:

Characters remaining: left

How do you think the Transport Plan should respond to the possible short and longer-term impacts associated with COVID-19? *(Please specify in the box below)*

D

Empty text box for response.



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Vision and outcomes

The proposed vision and outcomes help to establish a focus on what we want to achieve by 2050, and hence to understand what success would look like. Please share your thoughts by responding to the questions below.

D









How strongly do you agree or disagree with the following statements? *(Please select one option per row)*

	Strongly disagree	Disagree	Neutral	Agree	Strongly agree
 The inclusion of a specific transport vision is beneficial	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 The proposed vision appropriately reflects how Hampshire's transport system should look in 2050 (taking into account its role in delivering a better environment, economy and society)	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

Are there any changes to the proposed transport vision you would recommend – if so, what and why?

Characters remaining: left

How important or unimportant are each of the proposed transport outcomes? *(Please select one option per row)*

	Very unimportant	Unimportant	Neutral	Important	Very important
 reduce transport-related carbon emissions to net zero (neutrality) by 2050	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 a resilient and reliable transport network	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 a transport network that protects and enhances our natural and historic environments	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 improved air and noise quality	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 a transport system that supports a connected economy (for people and goods), creates successful places (for living, working and visiting), and ensures Hampshire continues to prosper whilst reducing its emissions	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 support future housing, employment and regeneration needs sustainably	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 a network that promotes active travel and active lifestyles to improve our health and wellbeing	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
 a transport system that ensures that everyone has equal access to services, opportunities and life chances, delivering improved quality of life for all in Hampshire	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

If there are any other outcomes you feel should be included, please clarify which and why here:

D


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Guiding principles

D

Based on the outcomes and their associated challenges, we have proposed two guiding principles which represent priorities which we believe should have particular emphasis within the Transport Plan. We have provided some examples of what this might mean in terms of the measures and approaches we could adopt. Please share your thoughts on these by responding to the questions below.

To what extent do you agree or disagree with each of the guiding principles? *(Please select one option per row)*

	Strongly disagree	Disagree	Neutral	Agree	Strongly agree
 Significantly reduce dependency on the private car and reduce the overall need to travel	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
★★★ Create a transport system that improves the quality of place and puts people first	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>

If there are any other guiding principles that you feel should be considered as the emphasis for the Transport Plan, please outline which and why below:

Characters remaining: left

Which of these measures do you think the County Council should investigate further in order to significantly reduce dependency on the private car and reduce the overall need to travel? (Please choose all that apply)

- Delivering a step change in the quality of walking and cycling infrastructure, with a focus on utility and comfort, as well as safety
- Re-prioritising spaces in favour of walking and cycling to create attractive and safe environments
- Providing education, training and publicity to encourage active travel
- Mass transit networks, involving prioritised road space
- Enhanced ticketing options providing better value for money
- Developing a stronger partnership with public transport operators
- New models of car ownership and usage, such as shared mobility / subscription based mobility services
- Developing mobility hubs where public and shared mobility modes can be accessed along with other key services
- Establishing mobility credit schemes for those agreeing to no longer own a car
- Demand management measures based on pricing mechanisms (e.g. congestion charging or workplace parking levies)
- Changing parking supply, tariffs and location - such as reduction in urban centre parking supply in association with park and ride or mass transit systems
- Enhanced travel planning activity
- Seek to maximise the role of technology in meeting our daily needs (remote working, online services etc)
- Build upon the shifts in behaviour resulting from the Covid-19 pandemic
- Trialing flexible and demand responsive services, including serving rural communities
- Promoting community based shared mobility schemes
- Seeking to establish a more influential role with local planning authorities in determining sustainable and accessible development location and form
- Focusing on sustainability, rather than traffic impact of developments

Given limited funding, which of the following measures should be prioritised? (Please choose your top three)

- Delivering a step change in the quality of walking and cycling infrastructure, with a focus on utility and comfort, as well as safety
- Re-prioritising spaces in favour of walking and cycling to create attractive and safe environments
- Providing education, training and publicity to encourage active travel
- Mass transit networks, involving prioritised road space
- Enhanced ticketing options providing better value for money
- Developing a stronger partnership with public transport operators
- New models of car ownership and usage, such as shared mobility / subscription based mobility services
- Developing mobility hubs where public and shared mobility modes can be accessed along with other key services
- Establishing mobility credit schemes for those agreeing to no longer own a car
- Demand management measures based on pricing mechanisms (e.g. congestion charging or workplace parking levies)
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- Enhanced travel planning activity
- Seek to maximise the role of technology in meeting our daily needs (remote working, online services etc)
- Build upon the shifts in behaviour resulting from the Covid-19 pandemic
- Trialing flexible and demand responsive services, including serving rural communities
- Promoting community based shared mobility schemes
- Seeking to establish a more influential role with local planning authorities in determining sustainable and accessible development location and form
- Focusing on sustainability, rather than traffic impact of developments

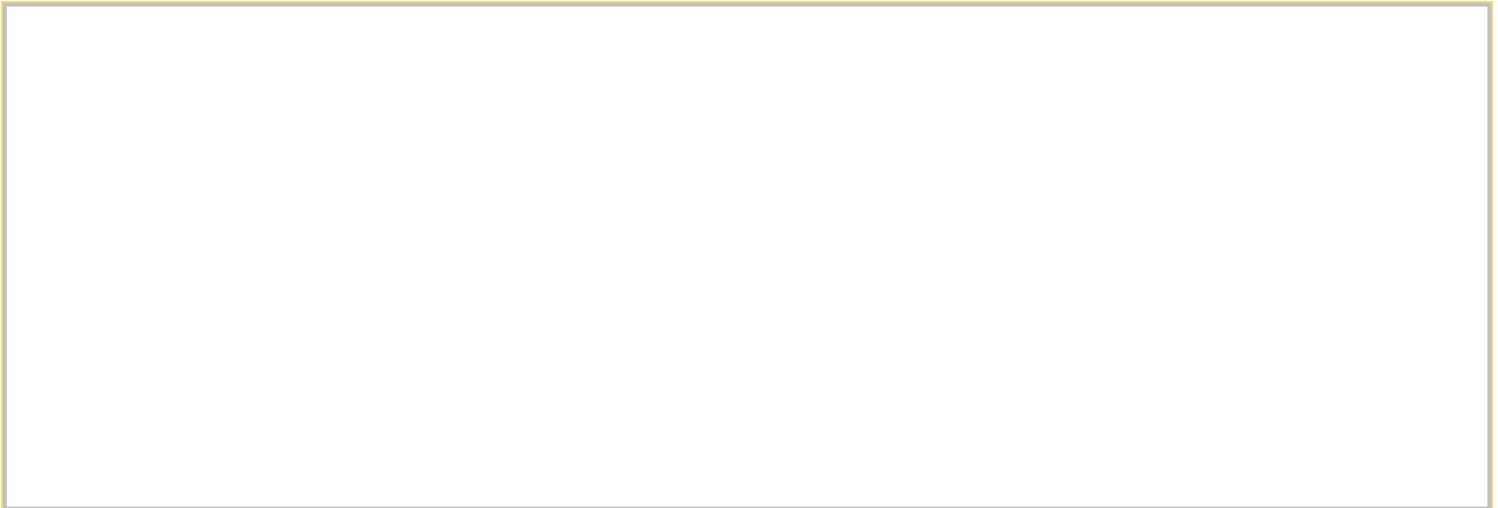
Which of these measures do you think the County Council should investigate further in order to create a transport system that supports high quality and prosperous places and puts people first? (Please choose all that apply)

- Establishing a 'link and place framework' to guide the design of the transport network - recognising that routes and spaces have many different functions
- Reshaping and repurposing urban centres away from the private car to put people first
- Implementing charging zones, such as Clean Air Zones or Low Emission Zones, where there is poor air quality caused by transport
- Seeking measures, such as low traffic neighbourhoods, to remove through traffic from local centres
- Seeking contributions from developers to mitigate impacts on a 'zero harm' basis, in terms of air quality from transport
- Implementing plans to better manage / rationalise logistics and delivery and impacts on local communities
- Introducing measures within town / city centres to support the use of zero emission vehicles
- Safer traffic speeds, with more widespread introduction of lower speed limits where appropriate
- Designing streets for all ages and abilities
- Providing more support through education and training, particularly targeted at more vulnerable users such as children and older people
- Designing places in the right way (once it is put in the right sustainable locations)
- Greater dialogue with developers at an earlier stage
- Interchange / mobility hubs and mobility services which integrate multiple travel modes
- Working with operators to continuously improve the delivery of travel information, making use of technology to increasingly provide accurate, personalised and 'live' journey information
- Support and promote key transport strategic infrastructure that serve economic hubs, international gateways or improve connectivity in the sub-region

Given limited funding, which of the following measures should be prioritised? *(Please choose your top three)*

- Establishing a 'link and place framework' to guide the design of the transport network - recognising that routes and spaces have many different functions
- Reshaping and repurposing urban centres away from the private car to put people first
- Implementing charging zones, such as Clean Air Zones or Low Emission Zones, where there is poor air quality caused by transport
- Seeking measures, such as low traffic neighbourhoods, to remove through traffic from local centres
- Seeking contributions from developers to mitigate impacts on a 'zero harm' basis, in terms of air quality from transport
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- Support and promote key transport strategic infrastructure that serve economic hubs, international gateways or improve connectivity in the sub-region

If you would recommend any other measures to support either of the guiding principles, please outline these below:



Characters remaining: left

Hampshire County Council is committed to improving its services, eliminating unlawful discrimination and promoting equality of opportunity for all people. The following questions are optional but we would be grateful if you could answer to help us understand the views of different areas and types of people within Hampshire.

Please provide your postcode:

i *Providing your postcode is optional. It would help us to understand your views if you could provide at least the first five digits of your postcode. If you do provide your full postcode it is possible that in rural areas this might identify your property. By providing your postcode you are consenting to the County Council using this information to profile and analyse the response to the consultation from different areas and to understand how views differ by area.*

How do you travel around Hampshire? *(Please choose one option for main travel mode and then select all that apply for other travel modes)*

	Private motorised transport (e.g. car, motorbike)	Public transport (e.g. bus, train, taxi)	Active transport (e.g. cycling, walking)	Other	None of these
Main travel mode	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Other travel modes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

What was your age on your last birthday? *(Please choose one option)*

- | | |
|--------------------------------|---|
| <input type="radio"/> Under 16 | <input type="radio"/> 55 to 64 |
| <input type="radio"/> 16 to 24 | <input type="radio"/> 65 to 74 |
| <input type="radio"/> 25 to 34 | <input type="radio"/> 75 to 84 |
| <input type="radio"/> 35 to 44 | <input type="radio"/> 85 or over |
| <input type="radio"/> 45 to 54 | <input type="radio"/> Prefer not to say |

Which of the following best describes your gender? *(Please choose one option)*

- Male Prefer to self-describe *(Please specify)*
- Female Prefer not to say

If you prefer to self-describe, please specify in the box below:


What is your ethnic group? *(Please choose one option)*

- White Black, African, Caribbean or Black British
- Mixed or multiple ethnic groups Any other ethnic group
- Asian or Asian British Prefer not to say

Are your day-to-day activities limited because of a health problem or disability which has lasted, or is expected to last at least 12 months? *(Please choose one option)*

- Yes, a lot No
- Yes, a little Prefer not to say

If you would like to hear about future opportunities to comment on the emerging Local Transport Plan, please provide your email address below:

 *In providing your email address above, you are providing consent to be contacted by Hampshire County Council regarding future opportunities to comment on the Local Transport Plan. We will not use these details for any other purpose.*

If you would like to submit evidence that you feel should be considered in the development of the Local Transport Plan, please send this to strategic.transport@hants.gov.uk

Thank you for taking the time to complete this survey.

Click '**submit**' below to complete your response.

PLANNING, TOWN & ENVIRONMENT COMMITTEE

5th February 2021

Consultation on the New Forest District Council Draft “Mitigation for Recreational Impacts On New Forest European Sites” Supplementary Planning Document (SPD)

1. Introduction and reason for report

1.1 New Forest District Council (NFDC) is inviting comments on the draft 'Mitigation for Recreational Impacts on New Forest European Sites' Supplementary Planning Document (SPD). The six-week consultation period runs until Sunday 21 February 2021.

1.2 The draft strategy can be read in full here:

<https://newforest.gov.uk/article/1938/mitigation-strategy>

1.3 The draft SPD does not propose new policy but provides support to New Forest District Council's (NFDC) Local Plan 2016-2036 Part 1: Planning Strategy (adopted in July 2020) and additional guidance on the implementation of the adopted 'Policy ENV1: Mitigating the impact of development on International Nature Conservation sites', in regard to the recreational impacts on the New Forest's internationally designated nature conservation sites.

1.4 The draft SPD sets out an approach to be applied to residential development to secure appropriate mitigation of recreational impacts on the designated New Forest sites from the development. In particular, it sets out the detail for a suite of measures either provided by or funded by residential development within the Plan area to provide the required mitigation. It also sets out design guidance for how on-site recreation mitigation should be provided by developers as part of new development.

1.5 The draft SPD will replace the 'Mitigation Strategy for European Sites: Recreational Pressure from Residential Development', adopted by NFDC in June 2014. While the approach to mitigating the recreational impacts of new development was confirmed through the recent Local Plan review and subsequent examination, some changes in the detail were required. A preliminary draft of this SPD was published for public consultation in June 2018 to accompany the pre-submission Local Plan 2016 -2036 Part 1. The comments made during that earlier consultation have been taken into account as part of the preparation of this revised draft SPD. The Town Council's response to the earlier consultation was agreed by Planning, Town & Environment Committee on 7 September 2018 (P/5534 refers - <https://www.ringwood.gov.uk/wp-content/uploads/2018/09/PTE-m-07-09-18.pdf>)

1.6 Unlike the previous SPD adopted in 2014, this document does not include a detailed programme of off-site mitigation projects covering the entire plan period. This will allow off-site project delivery to be more responsive to changing needs and opportunities. It is intended to separately agree and publish a five-year programme of off-site mitigation projects, which will be kept under review.

1.7 Mitigation for recreational impacts has four main elements – further information can be found on page 17 onwards of the draft SPD:

- Provision of new areas of publicly accessible alternative natural recreational greenspace;

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- Enhancement of existing greenspace and footpaths/rights of way in all settlements where new residential development takes place;
- Access and visitor management – measures include the provision of rangers for the New Forest European sites;
- Monitoring – the gathering of further information, including about the condition of European sites' habitats and species and visitor patterns, and to gain a better understanding of the
- effects of visitors and other factors influencing the condition of the protected sites; and the monitoring of progress in implementing the mitigation strategy.

2. Issues for decision and any recommendations

It is recommended that Members consider whether the Council should respond to this consultation (there are no specific questions on the response form). At the very least, it should be noted that, although there is mention of partnership working in the document, there is no mention of Town and Parish Councils. It is suggested that Town and Parish Councils should be consulted on the programme of off-site mitigation projects (as outlined in 1.6) and be invited to put forward suggestions for inclusion.

For further information, contact:

Jo Hurd, Deputy Town Clerk
Direct Dial: 01425 484721
Email: jo.hurd@ringwood.gov.uk

Current Projects Update

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No.	Name	Status	Recent developments	Description and notes	Lead Officer/Member	Financing
Full Council						
FC1	Long Lane Football Facilities Development	In progress	Report given to FC meeting on 16 December	A joint venture with Ringwood Town Football Club and AFC Bournemouth Community Sports Trust to improve the football facilities for shared use by them and the community.	Town Clerk	No financial commitment yet
FC2	Strategic Plan	On hold - awaiting officer availability		Exploring ideas for medium term planning	Town Clerk	N/A
Planning Town & Environment Committee						
PTE1	Neighbourhood Plan	In progress	Steering Group recommendation to proceed to be considered by PT&E Cttee and Council in January 2021	To appoint consultants and undertake initial stages of preparation of a NP with a view to facilitating a decision by the Council on whether to proceed further with the project.	Deputy Clerk	£3,450 grant from Locality fully funded consultants for this phase; £3,000 held in General Reserve from unspent budget approved in 2018/19
PTE2	Human Sundial	In progress	HCC has appointed contractors and confirmed works will be carried out in August 2021, following completion of the works in West Street.	Replacement of damaged sundial and surrounding paviers; installation of removable benches to protect it for the future - working with HCC (Principal Designer and Contractor)	Deputy Clerk	£5,295.15 spent from budget of £10,657 to be funded from CIL and contribution of £5,249.15 from Carnival
PTE3	Crow Stream Maintenance	Annual recurrent	Annual flail and clearance by volunteers complete	Annual maintenance of Crow Ditch and Stream in order to keep it flowing and alleviate flooding	Deputy Clerk	£1,120 spent to be funded by transfer from earmarked reserve
Projects being delivered by others which are monitored by the Deputy Clerk and reported to this committee:						
	A31 widening scheme	In progress	HE online Public Information Event to take place in March. Closure of West Street junction with A31, widening of pavements in West Street and reversal of traffic flow in Meeting House Lane to commence 1 March 2021 (TBA). Works to divert water main to commence May 2021.	Widening of A31 westbound carriageway between Ringwood and Verwood off slip to improve traffic flow; associated town centre improvements utilising HE Designated Funds	Highways England (HE)	HE funded
	Pedestrian crossings Christchurch Road	Completed		Informal pedestrian crossings to the north and south of roundabout at junction of Christchurch Road with Wellworthy Way (Lidl)	Hampshire CC	Developers contributions
	Moortown drainage improvements	In progress		HCC considering a controlled opening of the system in Moortown Lane to alleviate highway flooding	Hampshire CC	Developers contributions
	Pedestrian crossing Castleman Way	On hold	Site does not meet HCC criteria for toucan crossing. Agreed to revisit following promotion of cycle path through Forest Gate Business Park.	Toucan crossing in Castleman Way to improve pedestrian and cycle route between town centre and Moortown	Hampshire CC	Developers contributions
	Cycleway signage and improvements	Completed		New signage and minor improvements to cycleway between Forest Gate Business Park and Hightown Road	Hampshire CC	HE Designated Funds
	Carvers footpath/cycle-way improvement	Completed		Creation of shared use path across Carvers between Southampton Road and Mansfield Road	Hampshire CC	Developers contributions
	Crow Lane Footpath	In progress		New footpath to link Beaumont Park with Hightown Road, alongside west of Crow Lane	Hampshire CC	Developers contributions
Policy & Finance Committee						
PF1	Website renewal	In progress	New photographs arranged. New text in preparation	Arranging a new website that is more responsive, directly editable by Council staff and compliant with accessibility regulations.	Town Clerk	
PF2	Greenways planning permission renewal	On hold - awaiting officer availability		Preparing a planning application to renew the lapsed permission for a detached bungalow	Town Clerk	
PF3	Youth Outreach work	On hold during pandemic restrictions		Recruiting to youth workers for detached outreach work	Carvers Manager	
PF4	Review of governance documents	On hold - awaiting officer availability		Periodic review of standing orders, financial regulations, committee terms of reference, delegated powers, etc. to maintain suitability and fitness	Town Clerk	
PF5	Poulner Lakes Lease	On hold - awaiting track maintenance solution	Grounds Foreman is seeking advice on options and indicative costs	Negotiating a lease from Ringwood & District Anglers' Association of the part of the site not owned by the Council	Town Clerk	
Recreation, Leisure & Open Spaces Committee						

RLOS1	War Memorial repair	In progress	Completion report emailed to War Memorials Trust. Grant award has been confirmed but reduced from £4,240 to £8,820 to reflect breach of offer conditions.	Repair by conservation specialists with Listed Building Consent. Re-dedication ceremony to be arranged.	Town Clerk	£8,596 spent. Grant award leaves £4,776 to be funded by public appeal or otherwise.
RLOS2	Bickerley tracks	In progress	Grounds Foreman is seeking advice on options and cost estimates from contractors.	Enhanced repair of tracks to address erosion and potholes (resurfacing is ruled out by town green status) and measures to control parking.	Town Clerk	Nothing yet committed or agreed
RLOS3	Public open spaces security	In progress	Having reported to the Open Spaces Working Party, officers are arranging as much of the highest priority work as the budget allows.	Review of public open spaces managed by the Council and measures to protect them from unauthorised encampments and incursions by vehicles	Town Clerk	Budget of £5,000 for emergency measures agreed. £1,382 committed to date.
RLOS4	Grounds department sheds replacement	In progress	Cllr Briers meeting grounds staff to define needs and the project scope and outline specification	Replacing the grounds maintenance team's temporary, dispersed & sub-standard workshop, garaging and storage facilities	Town Clerk	Capital budget of £2,500 (reduced from £3,000) agreed for feasibility study 2020-21.
RLOS5	Cemetery development	On hold - awaiting officer availability		Planning best use of remaining space, columbarium, etc.	Town Clerk	
RLOS6	Community Allotment	In progress	Initial proposals emailed 24/12/2020	Special agreement needed for community growing area at Southampton Road	Town Clerk	
RLOS7	Bowling Club lease	On hold during pandemic restrictions		Request by Ringwood Bowling Club for lease to be extended in space and term for a replacement club-house.	Town Clerk	
RLOS8	Ringwood Youth Club	On hold awaiting officer availability		Winding up the redundant CIO to terminate filing requirements	Town Clerk	
RLOS9	Aerator repair	In progress	Attachment is with contractor for repair.	Major overhaul to extend life of this much-used attachment	Grounds Foreman	
RLOS10	Waste bin replacement programme	On hold awaiting officer availability		Three-year programme to replace worn-out litter and dog-waste bins	Grounds Foreman	
RLOS11	Ash Grove Fence repair	In progress	Purchase order placed with contractor. Work scheduled to commence 26/01/2021.	Replacing the worn-out fence around the play area	Grounds Foreman	
RLOS12	Van replacement	On hold awaiting officer availability		Replacing the grounds foreman's diesel van with an electric vehicle	Grounds Foreman	
RLOS13	Bickerley compensation claim	In progress	Agent asked to report status in January	Statutory compensation claim for access and damage caused by drainage works	Deputy Clerk	
RLOS14	Poulner Lakes waste licence	On hold awaiting officer availability		Arranging to surrender our redundant waste licence to avoid annual renewal fees	Town Clerk	
RLOS15	Acorn bench at Friday's Cross	On hold - until suitable season	Preliminary discussion with Men's Shed	Arranging the re-painting of this bespoke art-work	Town Clerk	
RLOS16	Town Safe	In progress	Preliminary contacts with PCC and Conservation Officer	Possible re-paint of this important survival, part of a listed structure	Town Clerk	
RLOS17	New allotments site	In progress	Practical Completion of site agreed following inspection. A full report will be presented to committee in February.	The transfer to this Council (pursuant to a s.106 agreement) of a site for new allotments off Crow Arch Lane	Town Clerk	

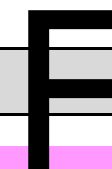
Staffing Committee

S1	HR support contract renewal	On hold	Will commence in March 2021		Town Clerk
S2	Finance Staffing review	In progress	Agreed changes (both temporary and permanent) are being implemented.	Reassessing staffing requirements and capacity for finance functions and re-negotiating staff terms	Town Clerk

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Proposed/Emerging Projects Update

No.	Name	Description	Lead	Recent developments	Progress / Status Stage reached	Estimated cost	Funding sources
Full Council							
None							
Planning Town & Environment Committee							
	Neighbourhood Plan	From the feasibility assessment to completion	Cllr Day	Full Council to consider recommendations of Steering Group on 27/01/2021	Bid for inclusion in 2021-22 programme submitted	£21,500	£14,550 grant, £3,000 earmarked reserve
	Climate emergency	Minor funding to support local initiatives	Cllr DeBoos	REAL WP debating vision and plans for 2021	Bid for inclusion in 2021-22 programme submitted	£1,000	
	Roundabout under A31	Planting and other environmental enhancements			Floated as possible future project		
	Lynes Lane re-paving Rear of Southampton Road	Ringwood Society proposal Proposal by Ringwood Society to improve appearance from The Furlong Car Park and approaches			Floated as possible future project Floated as possible future project		
Policy & Finance Committee							
	Paperless office	Increasing efficiency of office space use	Cllr. Heron	Discussions with Town Clerk and Finance Manager			
Recreation, Leisure & Open Spaces Committee							
	Cemetery map and registers digitisation	Professional scanning of the older registers and creation of a digital map to integrate with our management software	Town Clerk	Report considered at committee in November	Budget bid to undertake in 2021-22 approved	£5,000	Earmarked reserve
	Columbarium	Construction of columbarium facility at the Cemetery	Town Clerk		Budget bid to undertake in 2021-22 approved	£25,000	Earmarked reserves
	Play equipment at Toad Corner and Carvers	Installation of additional recreation facilities	Cllr Edge	Report on feasibility and outline costs presented on 2nd December	Budget bid to undertake in 2021-22 approved	£36,000	Unascertained
	Feasibility study for new grounds dept. facility and car park at Carvers	Combining the existing study with a closer look at creating a new public car park at Carvers too	Cllr Briers	Discussed at Carvers WP	Budget bid to undertake in 2021-22 approved	£10,000	Earmarked reserve
	Poulner Lakes	Developing and improving access road facilities	Cllr Heron	Grounds foreman is seeking suggestions for possible road treatments	Floated as possible future project		
	Brockey Sands	Environmental enhancements to this area between the Bickerley and the Millstream	Cllr Day		Floated as possible future project		
	Land at Folly Farm	Developing and improving this woodland site	Cllrs Heron & Ring		Floated as possible future project		
	Facilities for school-age teenagers	Rsearching demand and possible options	Cllrs Frederick & Turner		Floated as possible future project		
Staffing Committee							
None							



RING 3 – Beaumont Park, (Land at Crow Arch Lane and Crow Lane), Crow, Ringwood BH24 3DZ

Planning Permission Refs: 13/11450 Outline Application 175 dwellings

Details granted through: 16/11520 – Phase 1 - 62 dwellings;

17/11358 – Phase 2/3, care home, business use, POS, landscaping;

17/11309 Reserved Matters– Phase 2, 113 dwellings.

18/11648 - Development of 20 dwellings comprised of semi-detached houses; terraces; 1 block of flats, bin & cycle store; detached garages; public open space, landscaping, internal access arrangement and ancillary infrastructure.

Following a meeting with all parties involved, a schedule and timescale for the remaining POS (Public Open Space) works has been drawn up. I am monitoring the site weekly to ensure the works keep progressing and am in regular contact with the Site Manager.

The allotments are completed and are in the process of being transferred to Ringwood Town Council.

The landscape contractor is continuing to work in the Southern SANG area. Planting is going in and general remedial soft landscaping works are being carried out. Landscaping and planting is also being carried out in the Western SANG. The pathway leading to the North Western housing estates is now open.

I monitor the Southern SANG basin as part of my inspections and it is draining as it should be.

The pathway being dealt with by Hampshire County Council at the North Eastern section of the site, joining the development to the outer residential area has had unforeseen delays due to the recent death of the Hampshire officer dealing with this site. The Planner will be discussing all the site issues involving Hampshire County Council with another officer in the department.

There are still some gate/fence remedials to be carried out across the site, although some have been completed.

The Northern boundary ditch adjoining Hightown Road has been tidied up and planting has commenced there. I have chased the Developer to make sure the rest of the planting is carried out as soon as possible.

Plots 181-184 and Plots 187-192 are still to be completed. These are all affordable housing. Plot 74 is the only other dwelling not yet occupied. It has been reserved and should hopefully be occupied within the month.

Regular monitoring of this site by the Site Monitoring Officer will continue in the short, medium and long term.

NFDC Site Monitoring Officer – 1 February 2021

Additional information provided by Senior Planning Officer:

Some bins have been removed from the site as they were not NFDC's standard type and NFDC were required to maintain and empty the bins as part of the transfer of open space. It is NFDC's policy to combine standard waste and dog waste in single bins to avoid duplication of work in emptying numerous bins on site. NFDC's Street Scene Team are happy to maintain and empty the rationalised number of standard bins now in situ around the site. There were previously over 30 non-standard general waste and dog waste bins around the site in positions which were inconvenient for maintenance purposes. The size and number (seven) of bins are sufficient for this site; there are four in the dog exercise areas north and south of the Castleman Trailway.







Phases 1 and 2

Southern Phases



Occupation Status

-  Not commenced construction
-  Under construction
-  For Sale

-  Reserved
-  Exchanged
-  Occupied