



Councillor Keith House  
Leader  
Eastleigh Borough Council  
Eastleigh House  
Upper Market Street  
Eastleigh  
SO50 9YN

19 July 2017

*Dear Keith,*

## **Eastleigh Emerging Local Plan**

I very much welcomed our discussion regarding your emerging Local Plan when we met earlier in the year and I shared that we had been invited to meet with local communities who were concerned at the potential impact of your outline proposals. Since that point our communities have repeatedly asked to meet with you or your officers, a request that to my knowledge has not been met. At our Council meeting on the 19<sup>th</sup> July I will be answering questions from across the Chamber, concerned about the impact of your emerging Local Plan proposals on their communities.

I am fully committed to cooperate with you in the development of your Plan but I do not believe that you and your team are providing us with the opportunity to do so. I would like to be able to assure our councillors that Eastleigh is adopting a sound, evidence led approach and that there will be full and meaningful consultation with neighbouring communities. I am sorry to say that I believe I cannot give those assurances at the moment.

The report to your Cabinet on the 20<sup>th</sup> July clearly promotes the Option B/C allocation north of Bishopstoke even though it is acknowledged that there are very significant issues as yet unexplored and a lack of evidence as to how they can be satisfactorily resolved. These include the landscape and habitats impacts, local infrastructure delivery and most significantly from our point of view, the impact on traffic and movement in the area. We

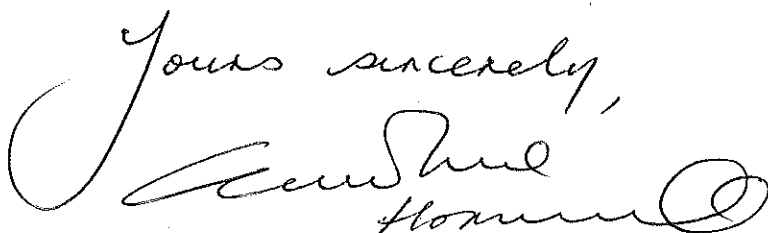


know from our own experience that the amount of work required to properly investigate, consult upon, and reach agreement with all the relevant stakeholders so as to present a sound plan to the Planning Inspectorate is enormous and takes significant time to be done properly. I am very concerned that the timescale proposed in your officer's report will not be achievable unless it limits the time available for research, evidence gathering and consultation and engagement to an absolute minimum. That would not be acceptable to those communities in Winchester which may be affected by the development or to the City Council.

Of particular concern is the considerable uncertainty over the requirements for the provision of the new road north of Bishopstoke on which the development depends. Part of this road is in Winchester district and we are therefore the planning authority for the decision on whether to consent that part of the route. Although we will rely on Hampshire County Council to take the lead on highway matters and safety to make a proper planning decision even about this limited section we will need to be able to demonstrate that all of the necessary regulations have been met and consultation requirements fulfilled. I do not have confidence that there is sufficient time for the relevant information to be provided. We will, of course, expect Hampshire County Council as Highway Authority to take the lead on the issue of highway impacts and safety, but we will have an obligation to satisfy ourselves about their modelling and analysis before we could grant consent. There is also the issue of the broader landscape and visual impact that a new road could generate, not to mention the change from open countryside.

Winchester City Council fully understands your requirements for housing delivery and as a member of PUSH wishes to cooperate with you to achieve a positive and deliverable outcome. However, I believe there is good reason for us to see shortcomings in your approach and good reason for us to seek reassurance about how you will deliver your timetable and the appropriate level of public engagement - which we do not believe has been sufficient so far.

Winchester officers are ready and willing to meet to discuss our detailed concerns and I am happy to meet with you personally to discuss how we can proceed. At this point in time I have to say that Winchester is not satisfied with extent of the dialogue between our two authorities and I look forward to hearing how this can be resolved as you progress your Local Plan work.

*Yours sincerely,*  


Clr Caroline Horrill  
**Leader of the Council**