


Planning Policy

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Here are my comments on the document issued in July 2018

Yours sincerely


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Our Future – How do we plan for it?

Below are my comments on the Consultation Document dated July 2018

Yours sincerely

AJ

Q1 WHAT'S GOOD

Romsey has distinct town centre surrounded by greenbelt. Thriving community spirit, many active groups, low crime statistics. Employment opportunities in Southampton and other cities. Provincial location but with good links to London, West and Midlands

Q2 WHAT COULD BE IMPROVED

Need more publicity on issues being addressed by the Romsey Future initiative. At peak times north-south through traffic along Alma Road and environs causes congestion in Romsey Town Centre. Many retail premises are challenged by the growth of internet shopping. Parking near to the Town Centre is not adequate.

Q3 LOCAL PLAN ASPIRATIONS

Romsey Town Centre should be developed to reflect the increase in house building in the surrounding areas.

Q4 HOUSING REQUIREMENT

The population of Romsey includes a higher proportion of retired people than the national average. The economically active portion of the population are attracted by good East West road infrastructure. The assumption in the Housing Market Area Boundaries that ideally people will live and work in the same area are not valid.

Q5 ECONOMIC GROWTH

It is desirable that housing is provided to support economic growth of the area but not at the risk of adversely impacting the local character and form of existing settlements and areas.

Q6 HMA BOUNDARIES

The test Valley area of Hampshire is about 20km wide by 40km north to south and has only two significant towns:- Andover and Romsey. Many people living in Romsey and environs rarely go shopping in Andover due to poor north/south road infrastructure and closer facilities being available in Winchester, Southampton and Salisbury. It would be helpful if the commuting flows as summarised in Figure 11 could be presented in more granularity and split into north and south areas. It is suggested that the south area should be expanded to include all villages as far as Stockbridge.

Q10 AFFORDABLE HOUSING

Expecting a large % of new homes to be affordable may be practical near main centres but will not be for more remote villages.

Q15 HOUSING MIX

It would be beneficial if certain sites were designated to cater for the elderly

Q16 HOUSING MIX

The current policy requiring a mix of housing tends to restrict development plans. Some relaxation may be beneficial by allowing the market to influence what should be built

Q17 EXTENSIONS & REPLACEMENTS

We should continue to restrict the size of replacement and extensions so that works are consistent with existing dwellings. These can be eyesores if not controlled adequately

Q18 HOUSING DENSITY

Densities of new development should be sympathetic to the character of the surrounding areas

Q19 HOUSING STANDARDS

Imposition of internal space standards would have to be too restrictive and involve significant administration

Q20 HOUSING STANDARDS

Any buildings specifically designated for wheelchair users should clearly be constructed to appropriate standards. However imposition of such standards to both improvements and new builds is an unnecessary financial burden.

Q24 Q25 COMMUNITY FACILITIES

The centres of towns and villages should be given special attention as they directly affect the quality of life for residents and visitors. High streets need to be given specific attention given the rise of Internet shopping

Q26 LAND ALLOCATION

An increase in Land Allocation would give more flexibility to the housing market

Q27 SMALL WORKSPACES

The concept of having Small industrial business parks on the outskirts of towns is to be encouraged. Having work spaces within residential areas should not be encouraged except for single offices within homes

Q28 WORKING FROM HOME

Excellent broadband access is essential for home businesses and leisure

Q29 RETAIL

Some decline of research retail frontage in town centres is probably inevitable. This is probably the biggest challenge that the council have to consider. The community aspect gained from all town centres in respect of recreation and leisure should be encouraged

Q30. APPRENTICESHIPS

Encouragement in skills training is a sound investment

Q31 TOURISM - POLICY

Sustainable tourism is an important element of the development of Romsey as a local centre and should be encouraged. Having said this the character of the town must be protected from inappropriate developments

Q32 TOURISM – FACILITIES

Provision of Parking spaces is required. Congestion in the Town Centre caused by North South through traffic should be studied and local improvements made

Q33 LOCAL GAPS

Local gaps are an essential requirement to ensure that any development is does not detract from the beauty of towns and villages.

Q34 GREEN SPACE

Designated areas of green space should continue to be considered in the overall local plan and should not be delegated to neighbourhood plans as there will may not be adequate oversight and ability to challenge vested interests.

Q35 WATER CONSERVATION

Water efficiency should be promoted in new developments

Q36 Q37 RENEWABLE ENERGY

They would need to be significant research and public consultation for any sites for wind turbines or solar panels to be included in the local plan

Q38 ENERGY EFFICIENCY

Energy efficiency should be an essential requirement for all new developments

Q43 HERITAGE

The selected development for Romsey Marketplace ignored the heritage aspect of the town centre. This is an essential obligation of local government

Q44 TRANSPORT

It's difficult to see how public transport can continue in a viable fashion. There should be more flexibility and licences issued for Mini buses using Uber type technology