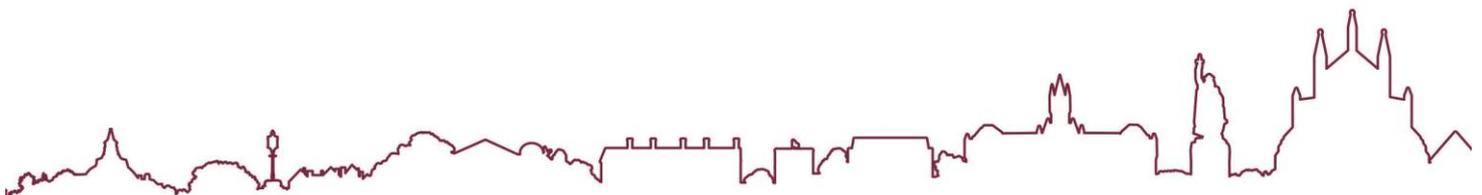




<b>Meeting</b>	Kings Barton Forum
<b>Date and Time</b>	Monday, 15th July, 2019 at 6.30 pm.
<b>Venue</b>	Walton Suite, Guildhall, Winchester

## AGENDA

- 1. Apologies**  
To record the names of apologies given and deputy members who are attending the meeting in place of appointed Members (where appropriate).
- 2. Appointment of Vice Chairperson for the 2019/20 Municipal Year**
- 3. Disclosures of Interests**  
To receive any disclosure of interests from Members and Officers in matters to be discussed.  
*Note: Councillors are reminded of their obligations to declare disclosable pecuniary interests, personal and/or prejudicial interests in accordance with legislation and the Council's Code of Conduct.*
- 4. Minutes of the previous meeting held on the 18th March 2019 (Pages 5 - 8)**
- 5. Public Participation**  
To receive and note questions asked and statements made from members of the public and the Residents Association on general matters of interest and/or matters relating to the work of the Forum.
- 6. Kings Barton Community Development Worker (Report Reference: KBF22) (Pages 9 - 20)**
- 7. Kings Barton Implementation Update Report (Pages 21 - 28)**
- 8. City of Winchester Movement Strategy - Update and Discussion**



Members of the public are able to easily access all of the papers for this meeting by opening the QR Code reader on your phone or tablet. Hold your device over the QR Code below so that it's clearly visible within your screen and you will be redirected to the agenda pack.



5 July 2019

Agenda Contact: Matthew Watson [mwatson@winchester.gov.uk](mailto:mwatson@winchester.gov.uk) 01962 848 317

### **Barton Farm Forum**

#### **Membership**

The Barton Farm Development Forum consists of the following voting members:

- 9 members of Winchester City Council,
- 2 members of Hampshire County Council,
- 1 member of Headbourne Worthy Parish Council,
- 1 member of Littleton and Harestock Parish Council.

#### **MEMBERSHIP**

Cllr Rutter	Winchester City Council
Cllr Cunningham	Winchester City Council
Cllr Godfrey	Winchester City Council
Cllr Griffiths	Winchester City Council
Cllr Horrill	Winchester City Council
Cllr Learney	Winchester City Council
Cllr Porter	Winchester City Council
Cllr Prince	Winchester City Council
Cllr Warwick	Hampshire County Council
Cllr Tod	Hampshire County Council
Cllr Duncan	Headbourne Worthy Parish Council
Cllr Saunders	Littleton & Harestock Parish Council

In addition, the following are nominated deputies to the Forum:

Cllr Hutchison (Winchester City Council) and Cllr Mather (Winchester City Council)

## **Quorum**

The Forum will be quorate if five voting representatives are present.

## **Method of Working and Voting Rights**

All representatives are expected to seek to reach conclusions by general consensus. Where any voting representative on the Forum requires a formal vote to be taken, this shall be on a show of hands by those voting representatives present and voting (the membership as set out above).

## **Public Participation Procedure**

### **General**

1. There will be a period of 10 minutes maximum at the beginning of each Forum meeting when the Chairman will invite the public, including local interest groups, to raise any general matters of interest and/or matters relating to the work of the Forum. Detailed matters related to agenda items will not be accepted at this point, as there will be an opportunity for these comments to be heard later in the meeting. As is the usual practice for general public participation, however, officers and Members may not be able to immediately respond at the meeting to points raised by the public where these relate to non-agenda items.

### **Consideration of Individual Agenda Items**

2. After an officer has introduced an agenda item, the Chairman will invite public participation on matters relating to that agenda item. At this point, a period of up to ten minutes (subject to extension at the Chairman's discretion) will be allowed for public comments. During this period, members of the public, including local interest groups, will be able to object, support or ask questions directly relating to the agenda item and contents of the officer report.

3. An individual speaker will be limited to a maximum of three minutes per agenda item. Where a number of members of the public wish to speak, they will be encouraged to agree the allocation of the maximum ten minute period for public participation. The Democratic Services Officer will assist in this process before the start of the meeting. The Chairman will retain a general discretion to manage the public speaking process, and may limit individual speakers to less than three minutes, or take other steps necessary in order to maximise public participation in an appropriate way. The extension of the total 10 minutes limit allowed for the public to discuss an agenda item will be at the discretion of the Chairman.

4. There will be no further opportunity for the public to comment on an agenda item once the period of public participation has ended, even if the prescribed period

has not been reached. The subsequent discussion, consideration and decision on the matter will then be passed to Forum Members.

5. Members and Officers will not provide an immediate response to public comments raised from the floor. All comments and queries will be noted and the Chairman will invite Officers and/or Members to respond to specific points during the round table debate and discussion amongst Forum members that follows.

6. Members of the public should wherever possible contact the Democratic Services Officer before the start of the meeting (preferably by telephone or email prior to the day of the meeting), so that as many people who wish to speak can be accommodated during the public participation sessions.

### **Forum Debate and Vote**

7. The Chairman will subsequently invite questions and open the discussion and debate to all Members of the Forum and will invite officers and/or Members to respond to any public comments raised from the floor. Where appropriate, a vote will be taken to reach a formal recommendation on the agenda item.

### **DISABLED ACCESS:**

Disabled access is normally available, but please phone Democratic Services on 01962 848 264 or email [democracy@winchester.gov.uk](mailto:democracy@winchester.gov.uk) to ensure that the necessary arrangements are in place.

## **KINGS BARTON FORUM**

**Monday, 18 March 2019**

Attendance:

Councillors

Berry (Chairman)

Cllr Cunningham, Winchester City Council

Cllr Burns, Winchester City Council

Cllr Godfrey, Winchester City Council

Cllr Learney, Winchester City Council

Cllr Prince, Winchester City Council

Cllr Weir, Winchester City Council

Cllr Warwick, Hampshire County Council

Cllr Duncan, Headbourne Worthy Parish Council

Cllr Saunders, Littleton & Harestock Parish

Council

Apologies for Absence:

Cllr Horrill (Winchester City Council), Cllr Scott (Winchester City Council) and Cllr Tod (Hampshire County Council)

### 1. **DISCLOSURES OF INTERESTS**

None.

### 2. **MINUTES**

RESOLVED:

That the minutes of the previous meeting held on 6 November 2018 be approved and adopted.

### 3. **PUBLIC PARTICIPATION**

The Chairman invited Members of the public to address the Forum.

Mr Spooner, representing the Kings Barton Residents Association addressed the Forum. Prior to the meeting, Mr Spooner had notified officers of the questions he intended to ask. Officers had in turn been able to consult with colleagues at Winchester City Council and Hampshire County Council to document their initial responses to those questions and these were made available to Forum Members and to Mr Spooner at the meeting.

The questions were grouped under the following headings: Walkway and Cycle route improvements, The Park and Ride "Lite" facility, Play and Recreation areas and other issues such as crossings, speed limits and waste bins.

Having read the Officer responses, Mr Spooner raised a number of further points as follows:

- Regarding the response concerning Henry Beaufort School, he enquired whether the Council in conjunction with the School could investigate alternative options?
- He asked whether electric buses could be considered in regards to the future Park and Ride “Lite” facility?
- Finally, he raised a number of questions relating to Highways and Transport issues, including crossing points and signalling.

Councillor Warwick who attended the Forum as a Hampshire County Council member advised that she would feedback the relevant issues to the County Council. Further to this, Members were advised that it was planned for the next meeting of the Forum to hold a fuller discussion regarding Highways and Transport issues and accordingly, offices from the County Council would be in attendance.

#### 4. **PUBLIC PARTICIPATION PROCEDURES**

Following a request from the Kings Barton Residents’ Association, the Forum agreed to review its Public Participation procedures. The Forum resolved to recommend to Cabinet an addition to its Public Participation scheme as set out below.

##### **RESOLVED:**

**That Cabinet approve the following addition to the Kings Barton Forum Public Participation scheme:**

**“2. The Kings Barton Residents’ Association will, if required, be provided with an additional 5 minute period within the Public Participation agenda item to raise matters with the Forum.”**

#### 5. **KINGS BARTON IMPLEMENTATION REPORT**

(Report KBF21 refers)

The Kings Barton Implementation Officer introduced the report (Report KBF21 refers) which provided the Forum with an update on progress and future works. The following key points were noted:

- The most recent data showed that there were 171 occupations at Phase 1B. It was anticipated that 200 occupations would be achieved by Summer 2019. Overall, feedback from residents was positive although some issues had been raised regarding connectivity from both within the development and externally to it.
- The requirement for a community development worker was to be triggered at 200 occupations and in anticipation of that milestone; a job description

has been drafted. A further update on this would be provided at the next Forum.

- The Forum was advised that the Barton Farm Academy Head Teacher had offered to attend a future forum to discuss their plans and ethos for the school. It was anticipated that the school would be opening in September 2020.
- Hampshire County Council and Winchester City Council were in the process of adopting their "Movement strategy". This was a significant document and would form part of the discussions at the next Forum meeting.
- It was anticipated that first occupations of Phase 1a would begin in July 2019. A submission of a planning application for Phase 2a was anticipated for the Summer 2019, copies of the display boards were provided with the update report.
- Regarding Barton Meadows, an update concerning the activity of the Hampshire and Isle of Wight Wildlife Trust was provided which included a number of community activities.
- Finally, Officers suggested that the Forum may wish to undertake a site visit prior to the next meeting and if agreed, Officers would seek a suitable date for this.

The Chairman asked if any member of the public wished to ask any questions regarding the Officers update. A number of questions were raised and responded to as follows:

- Following a question concerning the operation of the Traffic lights on Andover Road at the southern end of the site, Mr Westwood from Cala Homes explained that it was hoped that these would be operational in April following the resurfacing of the paths.
- Following from an earlier question concerning the installation of a footpath to link up with Buriton Road, Officers were asked for further information. The Forum was advised that they had met with the Head Teacher of Henry Beaufort School. The School had stated that they were currently anticipating a need to expand and estimated they had insufficient outdoor space.
- Mr Tucker from the Residents Association asked for further information regarding footpaths and cycle ways. The Forum were advised that this would be best dealt with at the next meeting during the planned discussion concerning Highways and Transport issues.

Following questions, Members' debated the report and in conclusion it was confirmed that:

- There was general support to discuss Highways and Transport issues at the next meeting.
- There was general agreement to undertake a site visit before the meeting.
- Members' also felt that further discussions concerning alternative options should be had with Henry Beaufort School.

**RESOLVED:**

**That the content of the report is noted.**

The meeting commenced at 6.30 pm and concluded at 7.15 pm

Chairman

REPORT TITLE: KINGS BARTON COMMUNITY DEVELOPMENT WORKER

15 JULY 2019

REPORT OF PORTFOLIO HOLDER: Councillor Jackie Porter, Cabinet Member for Built Environment and Wellbeing

Contact Officer: Steve Lincoln Tel No: 01962 848 110 Email [slincoln@winchester.gov.uk](mailto:slincoln@winchester.gov.uk)

WARD(S): GENERAL

PURPOSE

To present proposals for the employment of a Community Development Worker (CDW) to serve Kings Barton, funded by the developer through S106 contributions.

RECOMMENDATIONS:

1. That the Forum endorses the preferred approach for the employment of a Community Development Worker to serve Kings Barton.

IMPLICATIONS:

- 1 COUNCIL STRATEGY OUTCOME
  - 1.1 Improve the health and happiness of our community:
    - a) Work with partners to reduce health inequalities in the District and promote good mental and physical health;
    - b) Provide new leisure facilities in Winchester that meet the needs of a broad cross-section of our communities for now and the future; and
    - c) Encourage volunteering to support and extend local services.

1.2 Improving the quality of the District's environment:

- a) Work with our partners and using powers available to us, make Winchester a safe and pleasant place to live, work and visit.

2 FINANCIAL IMPLICATIONS

- 2.1 The cost of the post will be met in full by the developer through financial contributions as required by the S106 agreement. Contributions will cover the salary and direct on-costs and estimates for the first few years of the post are shown in appendix 2.

3 LEGAL AND PROCUREMENT IMPLICATIONS

- 3.1 The post holder would enjoy the same employment rights as other Council employees.

4 WORKFORCE IMPLICATIONS

- 4.1 It is proposed that the CDW post would sit within the new Communities team as part of the Council's Engagement Service. This will bring with it commitments in respect of recruitment and line management, which can be accommodated.

5 PROPERTY AND ASSET IMPLICATIONS

- 5.1 The developer is obliged to provide on-site accommodation for the CDW as part of its S106 obligations. Initial discussions about this have begun, but the details are still to be finalised.
- 5.2 On occasions the CDW will work from the Council offices so will require access to a desk and work station within the Engagement Service area.

6 CONSULTATION AND COMMUNICATION

- 6.1 The proposals set out in this report have been developed in consultation with the developer.
- 6.2 There are some key community organisations that will have an important role to play in establishing a strong, resilient and cohesive community at Kings Barton. Discussions were held with St Barnabas' Church, the University of Winchester (as academy sponsor) and Henry Beaufort School to consider options for the employment of the CDW and to ensure that arrangements encourage joined-up working within Kings Barton.

7 ENVIRONMENTAL CONSIDERATIONS

- 7.1 None.

7.2

8 EQUALITY IMPACT ASSESSEMENT

8.1 None required.

9 DATA PROTECTION IMPACT ASSESSMENT

9.1 None required.

10 RISK MANAGEMENT

10.1 See table below:

<b>Risk</b>	<b>Mitigation</b>	<b>Opportunities</b>
<i>Property</i> Lack of suitable accommodation to enable effective engagement with residents.	Discussions scheduled with schools and other local organisations to identify potential for use of their facilities.	Improved joint working with other local organisations through co-location.
<i>Community Support</i>	N/A	
<i>Timescales</i> Failure to recruit in a timely manner.	Early consideration of the requirements of the role. Provisional arrangements made for pay scale assessment.	
<i>Project capacity</i> Insufficient capacity to provide the level of support required by this new and emerging community.	Initial 2-year post allows for review of workload.	Potential to increase working hours if required in the future (subject to agreement of the developer).
<i>Financial / VfM</i> Duplication of effort with other organisations (e.g. schools, church).	Discussion with schools and church regarding scope and responsibilities of the post.	
<i>Legal</i>	N/A	
<i>Innovation</i>	N/A	
<i>Reputation</i> If communication and information provision to local residents and businesses is poor there could be an impact on community activities, the development timetable and reputation for those involved.	Regular Forum meetings, the work of the Implementation Officer and close working liaison with parish councils and ward members.	Significant opportunities for increased and improved communication and information provision through the work of the CDW.

Other	N/A	
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11 SUPPORTING INFORMATION:

11.1 **CDW post**

11.2 The S106 Agreement for Kings Barton includes an obligation on the developer to provide for a CDW. The trigger for the commencement of the post is 200 occupations and it will continue until the date of the Certificate of Completion of the final open market housing unit.

11.3 As of the end of June 2019, there were 205 occupations at Kings Barton. Arrangements therefore need to be made for the CDW post so that a recruitment process can begin.

11.4 The S106 Agreement is not prescriptive about the nature and terms of the CDW post. This was deliberate, as it left flexibility to choose an employer that will maximise the benefit for the community of Kings Barton; to agree key tasks and responsibilities reflect current priorities; and to choose working hours that suit both employee and employer. The provision of this post is a requirement of the developer and, as such, the developer has a significant voice in determining the arrangements.

11.5 A job description and person specification for the post has been developed and can be seen at Appendix 1. This draws on experience of similar roles at the major development at West of Waterlooville and on major developments in neighbouring districts. The key objectives of the post will be:

- a) To develop a sense of community within the development, bringing together residents from all sectors of the community.
- b) To build strong relationships, liaising and working in partnership with statutory and voluntary organisations, housing providers and the developer, to co-ordinate efforts and ensure best use of resources.
- c) To ascertain and help deliver what the community needs and wants, advocating for the needs of local people.
- d) To build the capacity of community groups to take ownership of, and responsibility for, their own issues.
- e) To ensure all new residents are aware of services and activities and know how to access them.
- f) To facilitate integration between phases and with existing communities.

- 11.6 The primary purpose of the role is to help establish the groups, networks, relationships and behaviours that underpin a strong, resilient and cohesive community. However, an equally important part of the role is that of first point of contact for residents – signposting to existing services and understanding trends and patterns in demand. This aspect of the role has worked well in other areas and can help the efficient handling of enquiries between residents, local authority and developer.
- 11.7 It is proposed that the post would be employed by the City Council. This approach of employment by the district council has also been taken with the equivalent post at West of Waterlooville, which is employed by Havant Borough Council and with equivalent roles in other Hampshire districts. Employment by the City Council has a number of benefits, not least the close working relationship this enables with the Implementation Officer. The two posts will work together to provide an effective interface between developer, Council and community.
- 11.8 The community at Kings Barton is still becoming established and, when the CDW post begins, only 10% of the total 2000 homes will be occupied. It is proposed that the post will be 0.5 FTE during the initial period of employment and that the contract be initially for a 2-year period. The workload and demand would be re-evaluated at the end of the two years and, if necessary, an increase in hours considered with potential to increase the post to full time.
- 11.9 An informal ‘light-touch’ evaluation has been made of the job description and person specification shown in Appendix 1 and this indicated that the post would be likely to be grade 4 on the Council’s pay scale, with a salary range of £24,799 - £27,905 (FTE). The developer has indicated their agreement to meet this cost in full, together with direct on-costs, as set out in appendix 2.
- 11.10 **Place of work**
- 11.11 The developer is obliged to provide on-site accommodation for the CDW as part of its S106 obligations. Initial discussions about this have begun, but the details are still to be finalised.
- 11.12 One option could be to work out of the new Barton Farm Academy, which is due to open in September 2020. The school will be significantly under capacity during its early years of operation and the Headteacher-in-waiting has confirmed her willingness in principle to allow the CDW to work from the school. This would be a great location for interaction with residents, ideally located in the centre of the development, with access from phases 1A and 1B and with a good footfall that will increase over time. It could also be a venue for community events or meetings in the coming years. If this option was pursued then a short-term arrangement would be needed prior to the school opening, which could be off-site but with regular and scheduled visits to the site.
- 11.13 If the Barton Farm Academy option is not possible then the obligation remains with the developer to provide an on-site venue.

## 12 OTHER OPTIONS CONSIDERED AND REJECTED

- 12.1 St Barnabas Church asked to be considered as a potential employer of the CDW for Kings Barton. In addition to the more traditional worship and faith-based activity, St Barnabas Church has a Children's and Youth Worker, hosts an older persons' lunch club and hosted carol services and other community activities at Kings Barton. Whilst the Church would undoubtedly make a good host for the CDW post, it is the shared view of Council and developer that employment by the Council would maximise the accessibility of the post and take-up of the services it will provide. However, the CDW would need to work closely with the Church to ensure a joined-up approach and complementary delivery of services.
- 12.2 Discussion also took place with the schools regarding the employment of the CDW. Barton Farm Academy needs to focus fully on getting the school ready for opening in September 2020 and the off-site location of Henry Beaufort School makes that a less attractive option. Both schools are aware of the proposal set out in this report and would work closely with the post-holder.
- 12.3 Making the post full-time from the outset was considered but, with only 200 homes at the outset, there would not be sufficient workload for the post holder to justify a full-time position. A part-time post during the initial period of employment makes efficient use of resources and could be increased to a full-time post at the appropriate time.

### BACKGROUND DOCUMENTS:-

#### Previous Committee Reports:-

None

#### Other Background Documents:-

Section 106 Agreement

### APPENDICES:

APPENDIX 1: Job description and person specification - Community Development Worker (Kings Barton).

APPENDIX 2: Estimated costs of the post: 19/20 – 21/22



**JOB TITLE:** Community Development Worker (Kings Barton)

**DEPARTMENT:** Community & Wellbeing

**POST NUMBER:** TBC

**GRADE:** TBC

**ACCOUNTABLE TO:** TBC

**LOCATION:** TBC

**POST OBJECTIVES:**

1. To develop a sense of community within the development, bringing together residents from all sectors of the community.
2. To build strong relationships, liaising and working in partnership with statutory and voluntary organisations, housing providers and the developer, to co-ordinate efforts and ensure best use of resources.
3. To ascertain and help deliver what the community needs and wants, advocating for the needs of local people.
4. To build the capacity of community groups to take ownership of, and responsibility for, their own issues.
5. To ensure all new residents are aware of services and activities and know how to access them.
6. To facilitate integration between phases and with existing communities.

**SPECIFIC TASKS:**

1. Be a first point of contact for residents when they move into the neighbourhood.
2. Work with residents to establish events, activities, groups, initiatives and projects that meet an identified need, ensuring they are sustainable and monitored effectively.



3. Identify, develop and promote opportunities for residents to meet together.
4. Provide opportunities for residents to get involved in their community and influence decisions that affect their quality of life.
5. Undertake research to identify trends, issues and opportunities, ensuring that the views of harder to reach groups are represented.
6. Signpost residents to the relevant statutory and voluntary organisations when issues arise.
7. Use a wide range of communication methods to effectively engage residents and stake holders and to promote good news and success.
8. Carry out other duties as may be required from time to time by the line manager.

### **Health and Safety**

Every employee while at work has a duty to take reasonable care of their own health and safety and that of other persons who may be affected by his/her acts or omissions at work - Health and Safety at Work Act 1974.

### **Equality**

Winchester City Council bases its employment practices on the concept of equal opportunity. As an equal opportunity employer the Council opposes all forms of discrimination or unfair treatment on the grounds of gender, marital status, race, colour, nationality, national origin, ethnic origin, religious belief, sexual orientation, disability or age. No employee or job applicant will be disadvantaged by any condition or requirement which cannot be shown to be justifiable.

### **Safeguarding**

Winchester City Council has a responsibility to safeguard and promote the welfare of children and vulnerable adults. The post holder will undertake the appropriate level of training and is responsible for ensuring that they understand and work within the safeguarding policies of the organisation.

Signed.....

Dated.....





## PERSON SPECIFICATION

**JOB TITLE**                      **Community Development Worker (Kings Barton)**

**POST NUMBER:**    **TBC**

**DEPARTMENT:**            **TBC**

**DATE:**

Requirements		Weighting	Assessment Method
Skills	Able to communicate a message to a variety of audiences	3	App/Int
	Effective written and verbal communication and presentational skills	3	App/Int/Ref
	Able to work to deadlines against other competing priorities	3	App/Int/Ref
	Able to analyse and interpret information	2	App/Int
	Able to use word processing, spreadsheet and database applications	2	App
Experience	Experience of working in community development	3	App/Int
	Experience of working with partners from across a wide range of organisations from the private, public and voluntary sectors	3	App/Int
	Experience of developing, implementing and monitoring of budget and project action plans.	2	App/Int
Personal Qualities	Able to work on own initiative and as team member	3	App/Int/Ref
	Able to build close working relationships with, and meet the needs of, internal and external customers	3	App/Int/Ref
Specific Job Requirements	Understanding of community development issues in new neighbourhoods	3	Int
	Willing to work outside normal working hours (evenings and weekends)	3	App/Ref
	Understanding of the process & structure of local government and social housing providers	2	Int
	Own transport available for business use	1	App
Qualifications	Educated to degree standard or equivalent combination of education and 2 years' experience	3	App
	Evidence of personal commitment to continuous development	1	App

*Weighting*

3 – Essential for the successful performance of the job

2 – Desirable but can be achieved through on the job training or experience

1 – Useful but not essential for successful performance of the job



*Assessment*

*Application Form  
References*

*A  
R*

*Interview  
Presentation*

*I  
P*

*Tests  
Evidence of Qualifications*

*T  
Q*

DRAFT



	<b>19/20</b> Q3/Q4 0.5fte	<b>20/21</b> Full year 0.5fte	<b>21/22</b> Full year 0.5fte
	£	£	£
Salaries - Gross Basic Pay	8,007.00	16,768.00	17,582.00
Employers Retirement Benefit Payments	1,289.00	2,867.00	3,007.00
Employers Nat Ins Contributions	609.50	1,322.00	1,435.00
Employers Apprentice Levy	40.00	84.00	88.00
	9,945.50	21,041.00	22,112.00
Essential Car User Allowance	619.50	1,239.00	1,239.00
	<u>10,565.00</u>	<u>22,280.00</u>	<u>23,351.00</u>
Mileage estimate / other travel	250.00	500.00	500.00
Accommodation costs	0.00	1,000	1,000
	<u>10,815.00</u>	<u>23,780.00</u>	<u>24,851.00</u>

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REPORT TITLE: KINGS BARTON IMPLEMENTATION REPORT

15 JULY 2019

REPORT OF CABINET MEMBER: COUNCILLOR JACKIE PORTER PORTFOLIO  
HOLDER FOR BUILT ENVIRONMENT AND WELLBEING

Contact Officer: Steve Tilbury Tel No: 01962 484 856 Email  
stilbury@winchester.gov.uk

WARD(S): GENERAL

## PURPOSE

To provide the Forum with an update on progress at Kings Barton, the development process, and future works.

## RECOMMENDATIONS:

1. That the content of the report be noted.

IMPLICATIONS:

1 COUNCIL STRATEGY OUTCOME

- 1.1 Winchester District will be a premier business location: developing employment opportunities; and developing infrastructure.
- 1.2 Delivering quality housing options: providing good access to affordable housing options across a range of tenures.
- 1.3 Improve the health and happiness of our community: Promoting new leisure facilities in Winchester Town that meet the needs of a broad cross section of our community.
- 1.4 Improve the quality of the District's environment: enhance and increase the use of open space in both towns and the more rural areas of the District.

2 FINANCIAL IMPLICATIONS

- 2.1 None

3 LEGAL AND PROCUREMENT IMPLICATIONS

- 3.1 None

4 WORKFORCE IMPLICATIONS

- 4.1 None

5 PROPERTY AND ASSET IMPLICATIONS

- 5.1 None

6 CONSULTATION AND COMMUNICATION

- 6.1 None

7 ENVIRONMENTAL CONSIDERATIONS

- 7.1 The City Council has recently declared a climate emergency and is considering measures to move towards carbon neutrality both as a Council and as a district. The planning consent for King's Barton cannot be amended but future phases of development can take account of emerging technologies and opportunities to reduce carbon emissions within the scope of the planning consent and Building Regulations.

8 EQUALITY IMPACT ASSESSEMENT

- 8.1 None

## 9 DATA PROTECTION IMPACT ASSESSMENT

9.1 None required

## 10 RISK MANAGEMENT

<b>Risk</b>	<b>Mitigation</b>	<b>Opportunities</b>
<i>Property</i>	n/a	
<p><i>Community Support</i></p> <p>If communication and information provision to local residents and businesses is poor there could be an impact on community activities, the development timetable and reputation for those involved.</p>	<p>Regular Forum meetings to be held Good communication by the development consortium with Implementation Officer Close working liaison with parish councils and ward Members.</p>	
<p><i>Timescales</i></p> <p>If the development does not progress in a timely fashion the Council's ability to demonstrate a five year land supply will be comprised.</p> <p>It is important that works on adjoining parts of the highway network be coordinated and this requires maintaining a strong focus on achieving target dates</p>	<p>The Council has limited control over the timetable for development which will be largely a commercial matter for the developer. The appointment of an Implementation Officer will help to reduce the scope for delays which might occur as a result of planning process and communication issues.</p> <p>Good dialogue between HCC, WCC and the developer will help ensure project milestones are coordinated and achieved.</p>	
<i>Project capacity</i>	n/a	
<i>Financial / VfM</i>	n/a	
<i>Legal</i>	n/a	
<i>Innovation</i>	n/a	
<i>Reputation</i>	n/a	
<i>Other</i>		

## 11 SUPPORTING INFORMATION:

11.1 **Implementation Officer**

11.2 The Implementation Officer, Chris Hughes, is the first point of contact for queries relating to Kings Barton. Email [chughes@winchester.gov.uk](mailto:chughes@winchester.gov.uk) and telephone: 01962 848 057 (ext. 2057).

11.3 **Construction Update – Phase 1B**

11.4 As of early July, there were 205 occupations at Phase 1B of Kings Barton with only 18 units remaining unsold. CALA anticipates construction works at Phase 1B to be completed this year.

11.1 All affordable housing units in the phase have now been passed over to the housing association VIVID. This totals 37 affordable rent, and 52 shared ownership homes.

11.2 Groundworks for the Phase 1B play area have now commenced.

11.3 The following map shows the location of the occupied and available units. Affordable housing units are shown in brown.



11.4 **Construction Update – Phase 1A**

- 11.5 The first occupation at Phase 1A will take place in late August 2019 with others following shortly after. Similarly, the Sales Centre will open to the public in mid-August.
- 11.6 **Future Phases**
- 11.7 CALA anticipate that the reserved matters application for the next Phase 2A at Kings Barton will be submitted in mid July. This will comprise 250 units to the north of Phase 1A.
- 11.8 **Further Reserved Matters Applications**
- 11.9 The Condition 8 of the outline planning consent for Kings Barton states:
- “Application for approval of the residential reserved matters and non-residential reserved matters in respect of each subsequent phase of the development hereby permitted shall be made to the local planning authority before the expiration of 7 years from the date of this permission.”*
- 11.10 The consent was granted on 2 October 2012, meaning that all reserved matters applications for Kings Barton must be submitted before 2 October 2019 to be valid.
- 11.11 Alongside the Phase 2A application noted above, CALA is now preparing approximately nine further reserved matters applications to ensure the obligation set out in Condition 8 of the outline consent is fulfilled.
- 11.12 These further applications will be sufficient to be validated but they will not be immediately determined.
- 11.13 As and when CALA wishes to bring forward future phases, they will ‘reopen’ the previously submitted applications and, where appropriate, submit amended plans and proposals. These will then be determined by the City Council in the usual way.
- 11.14 A reserved matters application for the local centre will also be lodged before the 2 October deadline. The layout of this application will build on the previous design and consultation work carried out in 2016 and will be open to further discussion at a future Forum meeting and in a public meeting, dates to be confirmed.
- 11.15 **City of Winchester Movement Strategy**
- 11.16 The City of Winchester Movement Strategy was adopted after the last Forum meeting on 18 March 2019 following an evidence gathering process that began in 2017.
- 11.17 Almost 3,000 people who live in, work in and visit the city have shared their views about traffic and travel in Winchester through a range of meetings,

surveys and workshops as part of two phases of public consultation, which sought to understand:

- experiences of travelling into and around Winchester;
- residents' and stakeholders' views on early ideas and draft proposals;
- residents' and stakeholders' own priorities and ideas for improving movement throughout the city;
- the potential impacts of implementing the proposed Movement Strategy.

11.18 Data from both phases of consultation was considered alongside a variety of traffic and travel data to provide a robust understanding of how movement works in the city. A micro-simulation model was also created to investigate through-traffic levels and the broad impacts of initial measures. Together, these sources formed the overall evidence base that has been used to develop the City of Winchester Movement Strategy.

11.19 This data collection and consultation led to the emergence of three priorities for movement across Winchester:

**Priority One** - Reduce City Centre.

**Priority Two** - Support healthier lifestyle choices.

**Priority Three** - Invest in infrastructure to support sustainable growth.

11.20 One of the proposals suggested in the strategy under Priority One is "Introducing bus priority measures on key radial routes into the City Centre".

11.21 This could include: "bus lanes with intelligent traffic signals on Andover Road (may only be required if a northern park and ride site is needed)"

11.22 The Emerging Strategy also considers the links to major projects across the City of Winchester, including the development of Kings Barton.

11.23 In relation to Andover Road, which is scheduled to be diverted through the Kings Barton development prior to the 650th occupation, the strategy notes:

*"In the event that a need for a northern park and ride site is identified this corridor may need to include bus priority. This may mean keeping access open to buses on Andover Road and providing a bus lane and signal priority alongside the Cattlemarket car park and up to the Railway Station."*

11.24 The finalised City of Winchester Movement Strategy is available at <http://documents.hants.gov.uk/consultation/CityofWinchesterMovementStrategy.pdf>

11.25 It is important to recognise that the Kings Barton development both creates opportunities for improvements in movement between residential and social/commercial facilities and will be served by improvements made on behalf of Winchester and its hinterland as a whole. Key issues include the connectivity provided by walking and cycling routes to the city centre in particular, and the management of essential vehicle use. The Movement Strategy is a long term document and cannot be seen in isolation from other key strategic plans, in particular the City Council's emerging Local Plan 2036.

11.26 Officers from the City Council and the County Council who have been working on the Movement Strategy will attend the meeting to explain the purposes and intentions of the Movement Strategy and to assist in explaining how it relates to Kings Barton.

## 12 OTHER OPTIONS CONSIDERED AND REJECTED

12.1 None

### BACKGROUND DOCUMENTS:-

#### Previous Committee Reports:-

KBF21 – Kings Barton Implementation Report 18 March 2019

#### Other Background Documents:-

None

### APPENDICES:

None

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