

NORTH WHITELEY DEVELOPMENT FORUM

Thursday, 18 February 2021

Attendance:

Councillors

Cllr Achwal (Winchester City Council) (Chairperson)

Cllr Bentote, Winchester City Council
Cllr Evans, Winchester City Council
Cllr Gemmell, Winchester City Council
Cllr Lumby, Winchester City Council
Cllr Miller, Winchester City Council
Cllr Woodward, Hampshire County Council

Cllr Huxstep, Hampshire County Council
Cllr Butts, Fareham Borough Council
Cllr Pretty, Eastleigh Borough Council
Cllr Evans, Whiteley Town Council
Cllr Bodger, Curdridge Parish Council

Apologies for Absence:

Cllr Mercer (Botley Parish Council)

[Full audio and video recording of the meeting](#)

1. **APOLOGIES**

Apologies for the meeting were noted as above.

2. **CHAIRPERSON'S ANNOUNCEMENTS**

The Chairperson reported on the passing of Fareham Borough Councillor, Keith Evans. She acknowledged his contribution to the forum and sent condolences on behalf of the forum to his family.

3. **PUBLIC PARTICIPATION.**

The Chairperson welcomed several members of the public to the meeting whose contributions are summarised as follows:

Sharon Mackinder spoke about footpaths on Botley Road and specifically between the Curbridge Meadows development and the recreation ground. Officers agreed to publish a plan which showed the approved footpath links through the site and would also highlight those footpaths which were the responsibility of Hampshire County Council (HCC).

Whiteley Town Councillor, Hazel Croft Phillips addressed the forum regarding the introduction and use of measures to support local wildlife such as bird boxes, bat boxes and hedgehog corridors. Officers informed that bird boxes and hedgehog corridors were being installed on-site, officers were monitoring these installations and the developer's adherence to the agreed plan.

Jonathan Marmont spoke concerning a generator sited close to the new primary school, off Bluebell Way and the associated weekend and overnight noise. He asked whether the generator could be moved further to the north-east, away from the existing Whiteley development, or if its noise levels could be reduced. Officers advised that they would complete a site visit to undertake a noise assessment and review whether measures to minimise its impact could be introduced. Officers would contact Mr Marmont to update.

Sara Hughes had submitted a question but had been unable to join the meeting. Her question was read out on her behalf and related to whether it would be possible to extend the area for the school buses serving Henry Court School. Mr Alborough from HCC Highways explained that the current intention was not to extend the service beyond the Tesco roundabout. He also understood that the catchment area for the school was not changing.

Monika Rezacova had submitted a question but had been unable to join the meeting. Her question was read out on her behalf and related to the poor condition of pathways to the primary school. Mr Alborough from HCC Highways informed the forum that the county council were aware of the issue raised and had obtained an estimate of repair costs. Reviews were being undertaken to identify potential means of funding the works and if funding could be secured, it was hoped that works could be completed to coincide with the school opening in September 2021.

4. **MINUTES OF THE PREVIOUS MEETING HELD ON THE 16 NOVEMBER 2020**

RESOLVED:

That the minutes of the previous meeting held on the 16 November 2020 be approved and adopted.

5. **PROGRESS OF PRIMARY SCHOOL 1 (VERBAL UPDATE)**

Mr Yarrow, Property Services, Hampshire County Council (HCC) updated the forum regarding the progress of the works for Cornerstone Primary School. He advised that the contractor continued to make progress on site and it was expected for the school to be operational, as planned in September 2021.

Mr Clark, Headteacher, Cornerstone Primary school updated the forum on several matters including the plans for the physical relocation from the temporary site to the new one, which was scheduled to take place during July and August 2021.

Members asked several questions and made comments regarding; the dates of when equipment and resources would be moved into the school, the condition of the footpath leading to the school and the expected pupil numbers.

These points were responded to by HCC officers who reiterated the earlier comments regarding the footpath to the school and informed of ongoing discussions with the consortium to remedy this. Mr Yarrow agreed that a drawing showing the footpath links would be shared with members of the forum.

6. **EXTENSION TO WHITELEY SURGERY CAR PARK (VERBAL UPDATE)**

The forum was addressed by Mr Hearn on behalf of Concept Town Planning and Ms Tiller on behalf of the Clinical Commissioning Group (CCG). Mr Hearn updated the forum regarding the surgery car park, including the steps being taken to overcome the issues raised with the previous planning application and informed that the intention was to resubmit the planning application during April 2021.

Members then went on to discuss the wider issues of healthcare provision within Whiteley and Ms Tiller provided the forum with an overview of healthcare provision in the area and the high-level triggers that would generate a requirement for a separate, standalone healthcare facility.

Members asked questions and debated several issues, including; current healthcare staffing levels, local primary care networks and the benefits of “scale”, the potential for a “satellite” health care provision in North Whiteley, viable population sizes and how to better communicate with residents over health care provision and the rationale for decision making. It was suggested that there was potential for developers and the forum to identify a space for future provision and that this could be discussed further at the next meeting.

Ms Tiller confirmed that she would welcome the opportunity to attend the next meeting of the forum with a clinical colleague to present the rationale around the health needs analysis, the decisions that flowed from that analysis and to answer member’s subsequent questions.

7. **NORTH WHITELEY DEVELOPMENT FORUM PROGRESS REPORT AND UPDATE**

The forum was addressed by the following speakers:

- Jeff Davis, Tetra Tech
- Hilary Oliver, Implementation Officer, Winchester City Council

Mr Davis provided the forum with a detailed update and presentation concerning a range of issues, the slides of which were available on the council's website. Items discussed included on-site highways works, progress at Cornerstone School, the recent opening of Bluebell Way, Botley Road - Northern Access Junction, Whiteley Way North, and Central & Curbridge Way. Following the presentation, Mr Davis shared the latest drone footage of the development which had been recorded in January 2021.

Members asked several questions and made comments regarding;

- the planned opening date for Whiteley Way
- the regular congestion around the Pinkmead junction into Botley and the opening of the Botley By-pass.
- the use of environmental measures on the development such as solar panels
- the cycleway to Botley railway station
- the resurfacing works on the old part of Bluebell Way

These points were responded to by Mr Davis and officers accordingly. Regarding the planned opening date for Whiteley Way, Mr Davis advised that this was targeted for the end of 2021. Mr Alborough of Hampshire County Council confirmed that he would provide a detailed written response to the questions concerning the opening of the Botley by-pass. Finally, Mr Davis informed that he would consider and discuss the points regarding the environmental matters raised.

The Forum received and noted the report of the Implementation Officer which provided an update on progress with issues relating to the North Whiteley Major Development Area (MDA). The key issues reported were that permission had been granted for 1,259 units and applications had been received for 390 new units. The forum was advised of the breakdown of occupations in the separate areas of the development and that work on allotments two and three would be starting Spring 2021. Finally, officers advised that the traffic regulation order on Bluebell Way was now in place and yellow lines had been painted but that further work was needed to complete.

Members asked several questions and made comments regarding;

- the actual percentage of affordable units versus the target
- the difference in the numbers of completions, sales and occupations
- the flexibility of bus services.

Officers responded to the points raised and agreed to provide a detailed response regarding completions, sales and occupations. Regarding the issues raised regarding bus services, an update was provided to the forum but it was agreed to invite the Travel Co-ordinator officer to the next meeting to discuss further.

The meeting commenced at 6.00 pm and concluded at 7.40 pm

Chairperson