



Wickham and Knowle Parish Council

Planning and Highways Committee

(Committee Members: Councillors Loraine Rappé (Chair), Craig Manuel, Nic Holladay, Kathryn Holladay, Robert Broad (Vice-Chair), David Evans)

Dear Councillors

I hereby give you notice that a meeting of the Planning Committee will be held at **Knowle Village Hall, PO17 5GR on Thursday 9th January 2025 at 7pm**. All members of the Committee are hereby summoned to attend for the purpose of considering and resolving the business to be transacted at the meeting as set out below.

The meeting will be open to the public unless the Council directs otherwise. Meeting Papers are available on request from the Clerk unless classified as Confidential

1. To receive apologies for absence:
2. To receive declarations of interest on agenda items
3. Public Session
4. To approve the minutes of the meeting held on 14th November 2024
5. To consider the following planning applications:

5.1 Case No: [24/02404/FUL](#)

Location: Paines Construction Limited Fontley Road Titchfield Hampshire

Proposal: Proposed installation of sewage treatment plant.

Comment Deadline: 10th January 2025

5.2 Case No: [24/02706/PNHOU](#)

Location: Airedale 5 Southwick Road Wickham Fareham Hampshire PO17 6HS

Proposal: The extension will be 4.56m (wide) x 5.35m (deep) single storey with a gable end facing out over the rear garden.

Comment Deadline: 13th January 2025

5.3 Case No: [24/02741/LIS](#)

Location: Little Park Mansions Titchfield Lane Wickham Hampshire

Proposal: Patch render repairs to the main front elevation where the lime render has debonded.

Comment Deadline: 29th January 2025



Wickham and Knowle Parish Council

6. Neighbourhood Plan
 - 6.1. To review action plan and budget
 - 6.2. To confirm designation letter to Winchester City Council
7. To note WCC Planning Decisions
8. To note Planning Enforcement updates

Highways

9. Community Speedwatch - Update
10. Speed Indicator Devices - Update
11. School Road CFI - Update
12. Recent correspondence/ reports from meetings attended of relevance to this committee
 - 12.1. Winchester City Council - Examination of the Winchester District Local Plan
 - 12.2. Resident - Little Park Farm, Titchfield Lane
 - 12.3. Dalcour Maclaren - Hampshire Water Transfer and Water Recycling Project
 - 12.4. Resident – Rights of Ways

Tracey Molloy
Locum Clerk (Planning and Highways Committee)
planningcommittee@wickhamparishcouncil.org
2nd January 2025

Agenda Item 6

TASK	DESCRIPTION	DATE	ASSIGNED TO	ACTIONED	BUDGET	ACTUAL COST	UPDATES/NOTES
PRE							
Phase 1 Parish Consultation	What is a Neighbourhood Plan, brief example of what it can cover, does the parish want one.	August - October 2024	TM / Smart Marketing	Yes	£150	£95	Consultancy Fee
Form project group	Kick off meeting	Nov-24	TM	Yes	£50	£40	Printing Postcards Domain purchase Delivery of postcards Refreshments for kick off meeting
Submit an application to WCC to designate a neighbourhood area	WCC publicises and consults on the area application for minimum 6 weeks (except where the neighbourhood area boundary is the same as the parish/town boundary)	Jan-25	TM		£500	£7	To be signed off 30th Jan @ Full Council
WCC planning authority designates a neighbourhood area within the statutory timescales		Mar-25	WCC				
EVIDENCE GATHERING							
Inception Meeting		Feb-25	TM / Project Group				
Review of Parish Plan and Design Plan		Feb-25	Project Group				
Phase 2 Consultation	What is a neighbourhood plan, what can it cover and of those what matters are important to residents	March 25 - May 25	TM/ Smart Marketing		£1,350		
Prepare consultation materials, organise logistics of community workshops		Feb-25	TM/ Smart Marketing		£750		
Community Workshops		April 25 - May 25	TM/ Smart Marketing				
Online and paper questionnaire		April 25 - May 25	TM/ Smart Marketing				
Collate output from Phase 2 Consultation		May-25	TM/ Smart Marketing				
Phase 2 Consultation Report to Council		29/05/2025	TM/LR				
DEVELOPMENT							
Draft content NP	From the matters arising identified at the workshops content for the NP will be formed. What planning policies will it cover. Likelihood of needing a call for sites to identify development sites	Jun-25	Project Group/JSW Planning Consultancy		£1,000		
Possible call for sites, identify development sites		Jun 25 - September 25	TM		£750		

Phase 3 Consultation - Evidence Feedback and Options Consultation	As part of the continued community engagement in the Plan, hold a further drop-in event to agree the draft content of the Plan, before a formal 'pre-submission' consultation exercise. This stage might include considering potential housing sites should there be a consensus to allocate a site or sites for development.	Oct-25	Project Group	£250
Preparation of Draft Neighbourhood Plan	Once the draft content of the plan is agreed, it needs to be written. Project group will split this task. Consultancy support will be required. Additional consultation may be required depending on policies.	November 25 - June 26	Project Group/ISW Planning Consultancy	£2,250
Phase 4 Consultation - Pre-submission Neighbourhood plan Consultation	Launch event - residents can attend and find out about the plan through viewing display boards and inspecting copies of the Plan.	Sep-26	Project Group	£500
SUBMISSION				
Submission of the Plan, Examination and Referendum	After the pre-submission consultation, amendments can be made to the Plan as a result of comments received and the Plan will then be formally submitted to the Council. The Plan will need to be accompanied by the Strategic Environmental Assessment Screening Opinion and the Habitats Regulations Assessment Screening Opinion, a Consultation Statement and a Basic Conditions Statement.	September 26 - October 26	Project Group	1225

Winchester City Council
Planning Policy
City Offices
Colebrook Street
Winchester
SO23 9LJ

31st January 2025

Dear Sirs

Application to Designate a Neighbourhood Area in accordance with Town and Country Planning Act 1990 and Neighbourhood Planning (General) Regulations 2012 (as amended)

In accordance with Regulation 5 of the Neighbourhood Planning (General) Regulations 2012, Wickham and Knowle Parish Council wishes to formally notify Winchester City Council of its intention to prepare a neighbourhood plan.

Neighbourhood Planning Area

The designated area for the neighbourhood plan is to be the entire civil parish of Wickham and Knowle as shown in the supporting map (attached).

Why this area is considered appropriate to be designated as a neighbourhood area

The Parish Council considers that the designated area should include all the land within the Parish boundary. Land within the boundary covers a wide range of uses, including agricultural, residential, industrial, commercial, and recreational. The Council believes that all landowners, occupiers and users should be consulted so that their interests are represented in order to shape the future of the Parish area as a whole.

The application

Wickham and Knowle Parish Council submit this application as a relevant body in accordance with the Town and Country Planning Act 1990, Section 61G.

The application is submitted following consultation with parish residents between 1st September 2024 and 14th October 2024. With 98% of respondents supporting the development of a Neighbourhood Plan. A project team consisting of residents, Councillors and admin support has been put together, and final approval of the Parish Council to proceed resolved at Full Council on 30th January 2025.

Agenda Item 7

	Wickham And Knowle WARD	Ward	SOUTHWICK AND WICKHAM
Case No:	23/02638/OUT	Ref No:	WPP-12594413
Date Valid:	15 December 2023	Case Officer:	Liz Young
Conservation Area:			
Proposal:	Outline Application for two holiday lets; access; package treatment plant		
Location:	Land Between Park View And Forest Gate Forest Lane Wickham Hampshire		
Grid Ref:	458460 110431		
Decision:	Application Permitted		

	Wickham And Knowle WARD	Ward	SOUTHWICK AND WICKHAM
Case No:	24/02482/FUL	Ref No:	WPP-13556680
Date Valid:	14 November 2024	Case Officer:	Liz Young
Conservation Area:			
Proposal:	Construction of Self Build Dwelling (following demolition of existing property); Garage; Annexe Building; landscaping works; replacement foul water drainage treatment plant and other associated works (Resubmission of approval 24/01350/FUL)		
Location:	Cloverville Nursery Biddenfield Lane Shedfield Southampton Hampshire SO32 2HP		
Grid Ref:	455741 111689		
Decision:	Application Permitted		

Agenda Item 8

Enforcement Complaints Live Cases - Parish

Parish Name	Reference No	Priority	Date Received	Address	Nature of Complaint	Officer
Wickham And Knowle	16/00186/COU		25/07/2016	Pine Service Station1 Southwick Road,WickhamFareham HampshirePO17 6HS	Unauthorised advertisements and 3 mobile homes at rear of site	Sandra Graham
Wickham And Knowle	18/00113/CARAVN	3	06/04/2018	Land South OfMoorshillFontley RoadTitchfieldHampshire	Alleged unauthorised occupied mobile home on site.	Sandra Graham
Wickham And Knowle	19/00136/UTL	3	30/04/2019	LongAcres FarmLaveys LaneTitchfieldFareham HampshirePO15 6RT	1) Laying of hardstanding, dumped cars, abandoned building, building materials, building equipment, digger, burning.2) Removal of trees.3) Residential caravan on site.4) Unauthorised depositing of waste	Sandra Graham
Wickham And Knowle	19/00139/WKS	3	02/05/2019	Storage Land And PremisesHorseshoe Paddocks Business CentreLaveys LaneTitchfieldFareham HampshirePO15 6RT	Storage and spreading of hardcore	Sandra Graham
Wickham And Knowle	19/00359/COU	3	19/12/2019	1 Pegham CopseLaveys LaneTitchfieldFareham HampshirePO15 6RX	Alleged use of domestic bungalow for storage purposes in relation to adjacent industrial site - the land has increased.	Sandra Graham
Wickham And Knowle	20/00065/WKS	3	03/04/2020	Land North OfPegham CopseLaveys LaneTitchfieldHampshire	Alleged unauthorised expansion behind industrial park	Sandra Graham
Wickham And Knowle	20/00165/CARAVN	2	14/07/2020	The LionsLaveys LaneTitchfieldFareham HampshirePO15 6RT	1) Alleged mobile home potential for residential use and a further building with no planning permission.2) Alleged unauthorised commercial units	Sandra Graham

UPDATE FROM ENF OFFICER

By way of update I have now a number of complaints around the Laveys Lane area including the two you have raised (and 6 others). Given the concerns for this area which have been discussed internally it is proposed that a visit to inspect all issues in this area is undertaken with a view to taking action against all sites where breaches are found. Once desktop research on all the sites has been conducted internally it is proposed that 2 planning enforcement officers (myself and Mark Fletcher) inspect all relevant sites in the area together with an EHO.

Our proposal is that such inspections take place within the next 3 weeks. We will report back to you in more detail thereafter.

Wickham And Knowle	20/00231/WKS	2	09/09/2020	Ash Farm Titchfield Lane Wickham Fareham Hampshire PO15 6DY	1) Alleged use of the land for display and sale of motor vehicles (previous Enforcement case 02/00391/COU and refused planning application 05/02340/FUL) 2) Additional Caravans on site. 3) Car scrappage/storage taking place on site. 4) Container storage to the rear of site.	Madelaine Clavey
Wickham And Knowle	21/00015/BCOND	3	15/01/2021	Higgles Farm Titchfield Lane Wickham Fareham Hampshire PO17 5PQ	Non-compliance with temporary planning permission (16/02821/FUL) and associated requirement to clear site has not been adhered to	Mark Fletcher
Wickham And Knowle	21/00338/TREE	1	07/09/2021	Land To The East Of Winchester Road Wickham Hampshire	Alleged deviation from approved plans under planning permission REF: 17/02615/FUL to remove additional TPO trees	Mark Fletcher
Wickham And Knowle	21/00418/CARAVN	2	27/10/2021	Land Rear Of Horseshoe Paddocks Business Centre Laveys Lane Titchfield Hampshire	Alleged unauthorised creation of new access and new mobile homes	Mark Fletcher
Wickham And Knowle	22/00126/LBUILD	1	10/05/2022	Old Timbers The Square Wickham Hampshire	Alleged unauthorised change to removal needed architrave from doorway of listed building	Gabriella Bowe Peckham
Wickham And Knowle	22/00255/CARAVN	2	10/08/2022	2 Pegham Copse Laveys Lane Titchfield Fareham Hampshire PO15 6RX	Alleged unauthorised siting of four touring caravans, one static caravan and a chalet building	Sandra Graham
Wickham And Knowle	23/00009/LBUILD	1	04/01/2023	Old House Hotel The Square Wickham Fareham Hampshire PO17 5JG	Alleged unauthorised works to a listed building, removal of walls and installation of AC units	Joe Moore
Wickham And Knowle	23/00039/WKS	3	25/01/2023	Horseshoe Paddocks Business Centre Laveys Lane Titchfield Hampshire	Alleged unauthorised use of site for 4-axle tipper trucks	Sandra Graham
Wickham And Knowle	23/00065/WKS	3	17/02/2023	5 Lesser Horseshoe Close Knowle Fareham Hampshire PO17 5FE	Alleged unauthorised raised decking and damage to fencing	Joe Moore

This case is being investigated by our Historic Environment Team directly and the officer is in contact with the owner and agent regarding the works. For further information, please contact our Historic Environment Officer directly via the details below:

Myself and Historic Environment have had a joint visit to the site, confirmation of removed internal walls and AC units installed. Several additional breaches require Listed Building Consent and Planning Permission. We have since then been in contact with the owner and are currently awaiting a response.

I was previously in contact with the owner and his agent; they had originally stated that they were going to submit a planning application to seek to retain the engineering operations on the site. I have not received an application to date. I am therefore now considering the service of an enforcement notice to return the land to its previous levels. This will need to go through to our legal team to review.

I will update you again once this has been completed. Please note that the enforcement team are dealing with a number of high priority cases that are undergoing formal enforcement action, therefore it may take a little longer for this particular case to progress.

An initial contact letter was sent on the 29th October to the owner and await response (this will be followed up next week if no response)

Wickham And Knowle	23/00195/WKS	2	25/05/2023	River Rise Titchfield Lane Wickham Fareham Hampshire PO15 6DZ	Alleged unauthorised works to site to use site for landfill	Madeline Clavey
Wickham And Knowle	23/00428/COU	2	29/11/2023	Meon Rise Fontley Road Titchfield Fareham Hampshire PO15 6QS	Alleged unauthorised residential use of barn and caravan on site.	Joe Moore
Wickham And Knowle	23/00462/U TL	3	20/12/2023	Land Adjacent Meon Gap Mayles Lane Knowle Hampshire	Alleged unauthorised importation of soil	Joe Moore
Wickham And Knowle	24/00008/BCOND	3	09/01/2024	Wickham House The Square Wickham Fareham Hampshire PO17 5JG	Alleged unauthorised deviation from approved Planning Permission REF: 20/01272/HOU to increase size of pool shed and additional structure	Joe Moore
Wickham And Knowle	24/00123/WKS	3	30/04/2024	Land Behind Sunrise Cottage Titchfield Lane Wickham Hampshire	1) Alleged unauthorised polytunnel(2) Alleged unauthorised water tank(3) Alleged unauthorised sheds and caravan(4) Alleged unauthorised use of land for allotments(5) Alleged unauthorised use of the land for community church	Joe Moore
Wickham And Knowle	24/00179/WKS	3	25/06/2024	Park Place Pastoral Centre Winchester Road Wickham Fareham Hampshire PO17 5HA	Alleged unauthorised polytunnel.	Joe Moore
Wickham And Knowle	24/00182/U TL	3	28/06/2024	Land Near Meadow View Springles Lane Titchfield Hampshire	Alleged unauthorised dumping of soil, rubble and concrete.	Joe Moore
Wickham And Knowle	24/00229/WKS	3	08/08/2024	Land Opposite Silver Birches Biddenfield Lane Wickham Hampshire	Alleged unauthorised earth works	Gabriella Bowe Peckham

Wickham And Knowle	24/00235/WKS	3	13/09/2024	FairviewSouthwick RoadWickhamFareham HampshirePO17 6JE	Alleged unauthorised cabin in rear garden for residential purposes	Sandra Graham
Wickham And Knowle	24/00266/CARAVN	3	16/09/2024	Land Rear Offhorseshoe Paddocks Business CentreLaveys LaneTitchfieldHampshire	Alleged unauthorised use residential use of mobile home beyond temporary permission REF: 19/02829/FUL	Sandra Graham
Wickham And Knowle	24/00283/WKS	3	02/10/2024	3 Dean VillasKnowleFarehamH ampshirePO17 5LR	Alleged unauthorised balcony and extension	Enforcement Team
Wickham And Knowle	24/00288/WKS	3	02/10/2024	Willowdale ForgeFontley RoadTitchfieldFareham HampshirePO15 6QS	Alleged garages and a pool have been built on agricultural land which is not for residential use and incorrect driveway surface.	Gabriella Bowe-Peckham
Wickham And Knowle	24/00292/LBUILD	2	04/10/2024	The Old Tea HouseThe SquareWickhamFareham HampshirePO17 5JT	Alleged unauthorised change of use from tea shop to gym	Joe Moore
Wickham And Knowle	24/00295/COU	3	07/10/2024	OatridgeFontley RoadTitchfieldFareham HampshirePO15 6QS	Alleged unauthorised change of use of outbuilding to business from home and residential	Enforcement Team
Wickham And Knowle	24/00312/WKS	3	28/10/2024	Paines Construction LimitedFontley RoadTitchfieldHampshire	Alleged unauthorised building for Health and Fitness Barn	Enforcement Team
Wickham And Knowle	24/00357/WKS	3	12/12/2024	Black Hill CottageHundred Acres RoadWickhamFareham HampshirePO17 6HY	Alleged unauthorised access	Gabriella Bowe-Peckham
		32				

Agenda Item 9 & 10 – To follow



Planning Committee <planningcommittee@wickhamparishcouncil.org>

RE: FW: School Road pedestrian crossing, Wickham

1 message

Adams-King, Cllr N <Nick.Adams-King@hants.gov.uk>

Thu, Dec 19, 2024 at 9:46 AM

To: Planning Committee <planningcommittee@wickhamparishcouncil.org>

Cc: Craig Manuel <cllr.craig.manuel@wickhamparishcouncil.org>, Parish Clerk <clerk@wickhamparishcouncil.org>, "Waldron, Jackie" <jackie.waldron@hants.gov.uk>, "Papageorgiou, Andrea" <Andrea.Papageorgiou@hants.gov.uk>

Dear Tracey and Craig

My apologies for not getting back to you sooner about this.

I'm sorry this hasn't been resolved, I have spoken with the team at this end and we will sort as a priority.

Hopefully we should be in touch to confirm progress and next actions this side of Christmas.

Best wishes

Nick

Nick Adams-King

Leader, Hampshire County Council

Councillor for Romsey Rural, (Chilworth, Nursling & Rownhams, Romsey Extra, the Blackwater Parishes and the Dun Valley Parishes)

TVBC Councillor for Blackwater (Wellow, Awbridge, Michelmersh & Timsbury, Sherfield English and Plaitford & Melchet Park)

Cabinet Member for Romsey Regeneration & Strategic Partnerships (South)

m: +44 7771 727402

e: nick.adamsking@me.com

twitter: [@nickking](https://twitter.com/nickking)

Facebook: facebook.com/nickadamsking

From: Planning Committee <planningcommittee@wickhamparishcouncil.org>
Sent: 16 December 2024 10:40
To: Adams-King, Cllr N <Nick.Adams-King@hants.gov.uk>
Cc: Craig Manuel <crr.craig.manuel@wickhamparishcouncil.org>; Parish Clerk <clerk@wickhamparishcouncil.org>
Subject: Fwd: FW: School Road pedestrian crossing, Wickham

You don't often get email from planningcommittee@wickhamparishcouncil.org. [Learn why this is important](#)

Caution: This is an external email and could contain malicious content. Do not open any links or attachments if you were not expecting them. If the e-mail looks suspicious, please report via the 'Report Phishing' Button found on your toolbar.

Dear Councillor Adams-King

We met with HCC Highways at the start of September to discuss a much needed CFI in Wickham.

Since that meeting we have not been able to get any detail or costs from the Highways Team in order to progress the project as the team are too busy.

We are now facing the end of the year, still with no further update.

In order to manage expectations of the Councillors, can you please let me know if CFI's no longer a priority for the Council? And what sort of wait we could be looking at to a) get some project info and b) to have the project delivered?

Best wishes

Tracey

Locum Clerk (Planning and Highways)

----- Forwarded message -----

From: **Webb, Tracey** <Tracey.Webb2@hants.gov.uk>
Date: Wed, Nov 6, 2024 at 2:08 PM
Subject: RE: FW: School Road pedestrian crossing, Wickham
To: Planning Committee <planningcommittee@wickhamparishcouncil.org>

Good afternoon,

Agenda Item 12.1

Jill Taylor

Local Plan Programme Officer

c/o Winchester City Council, Colebrook Street, Winchester, Hampshire, SO23 9LJ

Phone: 07980 732 035 Email: programmeofficer@winchester.gov.uk

18 December 2024

Examination of the Winchester District Local Plan

I am writing to you as you made a representation when Winchester City Council invited comments on the version of their Local Plan 2040 to be submitted for Examination (Regulation 19 stage). I can advise that the Secretary of State has appointed Inspector R Barrett MRTPI IHBC to hold an independent examination of the Winchester District Local Plan. They will determine whether it has been prepared in accordance with the relevant legal requirements and that it is 'sound' i.e. positively prepared, justified, effective and consistent with national policy.

I have been appointed as the independent Programme Officer to assist the Inspector with all aspects of the examination, and my contact details are set out above. Prior to the hearing sessions of the examination the Inspectors do not have direct contact with either the Council or Representors. All communication with the Inspectors takes place through the appointed Programme Officer.

The Inspector is currently appraising the Local Plan and evidence base together with the representations received at the Regulation 19 stage. All the information on the examination is posted on the Inspectors' examination web pages and these can be accessed via the link below. The best way to keep in touch with the progress of the examination is to click on the link below and then on the Latest News page which will be updated regularly.

[Winchester District Local Plan Examination](#)

Information about the examination process can be found on the [Gov.uk website](#). This page includes the [Procedure Guide for Local Plan Examinations](#) which provides detailed practical advice for local authorities and [Guidance for Programme Officers](#). In addition, [Local plans: taking part in examinations](#) is a helpful guide about the whole Examination process for all participants.

I will be writing to you again when I am able to give you further information on the next steps in the examination, but this may not be for several weeks. Meanwhile, as I am your point of contact during the examination, if you have any queries at any stage of the examination, please do not hesitate to contact me and I will be happy to help.

If you would prefer not to receive any further information on the examination, please let me know and I will remove your details from the notification list.

Yours sincerely,

Jill Taylor

Programme Officer

Winchester District Local Plan Examination

Agenda Item 12.2



Planning Committee <planningcommittee@wickhamparishcouncil.org>

Fwd: Little Park Farm, Titchfield Lane - Meeting

1 message

Wickham & Knowle Parish Clerk <clerk@wickhamparishcouncil.org>
To: Planning Committee <planningcommittee@wickhamparishcouncil.org>

Sat, Nov 2, 2024 at 7:44 AM

Kind Regards
Wickham & Knowle Parish Council
www.wickhamparishcouncil.org

----- Forwarded message -----

From: **Jonathan Sweeney** <jaagsweeney@aol.com>
Date: Mon, 28 Oct 2024 at 10:38
Subject: Little Park Farm, Titchfield Lane - Meeting
To: <cllr.loraine.rappe@wickhamparishcouncil.org>
Cc: Sophie <clerk@wickhamparishcouncil.org>

Hi Loraine,

Thank you for your time and the Planning Committee's time on 17th October.

I look forward to hearing when the Parish Council might be able to meet with my family and Catesby to discuss our land.

We believe our land has the potential to support Wickham's housing allocations and to address the potential impacts of Southern Water's Hampshire Water Transfer and Water Recycling Project, including the proposed pipeline and pumping station, which would significantly affect the land's future use.

At the Planning Committee on the 17th October there was also a mention of a sub-committee for this matter, and I'd be happy to provide any additional information that might be helpful.

To provide some additional context in advance of our meeting, I've enclosed a few documents that may be of interest to you and the Parish Council:

1. The 2018 SHELAA availability assessment of the land:
2. Our recently submitted representations on the Winchester REG 19 Local Plan, outlining the availability and potential of our land in addressing local housing needs. Specific details regarding land can be found towards the end of each section.
3. Southern Water's recent request for access to our land to conduct 33 trial trenches for survey work, involving machinery such as diggers and lorries and associated access.

Each trench is planned to be 50 meters in length by 1.8 meters in width, positioned across the land.

4. Current plans from Southern Water detailing the proposed pipeline and pumping station.

Please let me know if there's anything specific for the meeting or sub-committee that you would like us to prepare further.

Kind regards,
Jonathan Sweeney

Tele: 07711059040

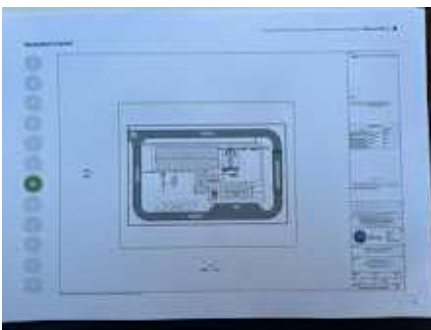
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 **Little Park Farm SHEELA WI19.pdf**
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 **240912 Wickham Reg 19 Representations Draft for Issue V2.docx**
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 **Catesby Estates - Comments on IIA.docx**
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Agenda Item 12.3



Our Ref: 23008223_266187
Your Ref:

The Secretary
Wickham and Knowle Parish Council
Knowle Village Hall
Knowle
FAREHAM
Hampshire
PO17 5GR

The Barn
Bignell Park Barns
Chesterton
Oxfordshire
OX26 1TD

T 03330 918337
E hwtwrp@dalcourmaclaren.com
04 December 2024

Dear Sirs

Southern Water - Hampshire Water Transfer and Water Recycling Project

We are writing to you regarding Southern Water's Hampshire Water Transfer and Water Recycling Project, part of a wider Programme of works to help keep rivers and taps flowing during a drought, revolutionising the way water is sourced, treated and supplied across Hampshire over the next decade.

Southern Water have appointed Dalcour Maclaren to act as their appointed land agents on the Project.

Following previous correspondence, we understand that you own, occupy or have an interest in land which may be affected by this Project.

Consultation feedback

As you may be aware, Southern Water recently held a number of statutory consultation events seeking feedback from stakeholders on the project, including landowners and occupiers. The design for the Project will be reviewed in light of this feedback. If you submitted feedback during statutory consultation, we aim to respond to you shortly on the points raised.

This does not mean that our consultation comes to an end, and we will continue to engage with impacted parties, to look to mitigate disturbance as far as possible.

We would like to meet you

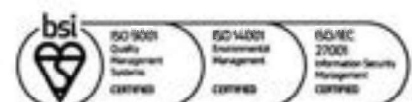
We would welcome the opportunity to meet with you to discuss the Project further. This will provide you with an opportunity to explain your issues and concerns and for us to provide you with more information on what to expect through the process. If you would like to meet with us, please get in touch using the following contact details;

Telephone : 03330 918337

Email : hwtwrp@dalcourmaclaren.com

HEAD OFFICE
The Barn
Bignell Park Barns
Chesterton Oxfordshire
OX26 1TD

Dalcour Maclaren Ltd registered
in England number: 04836300
Regulated by the RICS
Dalcourmaclaren.com



Land drainage

One of the consistent concerns raised during the consultation was the impact of the Project on land drainage. As part of the scheme development process, the project team will be reviewing drainage considerations along the proposed route. If you hold any drainage plans for the land affected by the Project, we would be grateful if you could share copies with us for consideration by the project team.

Voluntary Agreements

Once the design has been finalised, we will be in touch to discuss how we propose to secure the rights required to deliver the Project. Southern Water's preference is to negotiate voluntary agreements for the installation of the pipeline by way of an easement, and we intend to issue initial Heads of Terms for these agreements in early 2025.

Consenting of the project

The Hampshire Water Transfer and Water Recycling Project is recognised as a Nationally Significant Infrastructure Project (NSIP) and Southern Water are therefore seeking consent for the Project through a Development Consent Order (DCO) under the Planning Act 2008. Submission of the DCO to the Planning Inspectorate, who will determine the application, is currently planned for mid/late 2025.

In due course you will receive Notice under Section 56 of the Planning Act 2008 to raise relevant representations on the proposals. This is an opportunity to provide formal feedback on the project directly to the Planning Inspectorate. We will continue consultation with impacted parties throughout the consenting process, to address concerns and seek to reach agreements.

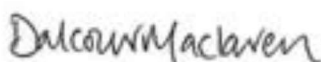
Representation

If you do not currently have a land agent representing you on this matter, we would encourage you to consider appointing a suitably qualified agent such as a surveyor experienced in this type of work, to act on your behalf, advise you on the work and protect your interests throughout the next stages of the Project.

Southern Water will reimburse the reasonable and proportionate cost of agent's fees in accordance with standard practice.

More information about the project can be found online at <https://hampshirewtwrp.co.uk/LandownerFAQs.pdf>, including consultation documents and frequently asked questions. If you have any further queries or concerns relating to the project, please do not hesitate to use the contact details provided.

Yours faithfully



Dalcour Maclaren

Agenda Item 12.4



Re: Footpath behind Tanfield Park on the boundary with Wickham Park Golf Club - attached letter from Crown golf

1 message

Neil Botten <neilbotten@yahoo.co.uk>

Sat, Jan 4, 2025 at 10:46 PM

To: Lorraine Rappe <cllr.lorraine.rappe@wickhamparishcouncil.org>

Cc: Planning Committee <planningcommittee@wickhamparishcouncil.org>

Hi Lorraine,

Thanks for your very quick reply.

Yes, I can send them to you.

Neil

Neil Botten

01329 833346 **Home**

07432121363 **Mobile**

On Saturday 4 January 2025 at 19:04:21 GMT, Lorraine Rappe <cllr.lorraine.rappe@wickhamparishcouncil.org> wrote:

Hi Neil - good to hear from you and I send you felicitations as well for the new year.

Thankyou for this further information and we can report this at the upcoming planning meeting, under the correspondence item. I am assuming that the drone photos could be submitted if necessary.

Will be in touch.

All the best

Lorraine

On Sat, Jan 4, 2025 at 2:20 PM Neil Botten <neilbotten@yahoo.co.uk> wrote:

Dear Tracey and Lorraine,

Firstly, I hope that Christmas went off well, and a Happy New Year to you both.

Many thanks for your email and information, I look forward to hearing what advice your contact might be able to offer.

I recently spoke with a friend who is a retired solicitor, with solid knowledge of Highways/Paths legislation. He suggests that we mention the proof that we have for the footpaths' existence under the twenty year rule to the HCC legal folk., He's seen it and thinks we should have a solid case. He also suggested that, if the matter is raised with the relevant section of the HCC legal team, with a request to 'regularise' the situation with the footpaths, and they agree that the proof we have could be sufficient to demonstrate twenty years continuous use of the paths, that they are then obliged to look at the case.

In addition to this, my son came home for Christmas, he has a professional drone, and full certification to use it, he's an ex BBC TV film director. He's taken some aerial footage of the current paths, both from a height, and from closer to the ground, showing their current states, all very clear and obviously regularly used,

I'd suggest there are three linked paths that need our attention:

1. The path from the back of the Tanfield Park houses which follows the eastern edge of the golf course, round to the northern boundary past the back of Park Place, eventually meeting the second path.
2. The path which starts at the second bend on Tanfield Lane, by the lake, and continues up to Titchfield Lane.
3. The path which turns left/west off the first path about 150m north of our houses and connects to the second path.

Best wishes

Neil

Neil Botten

01329 833346 **Home**
07432121363 **Mobile**

On Thursday 19 December 2024 at 07:54:45 GMT, Planning Committee <planningcommittee@wickhamparishcouncil.org> wrote:

Thanks for this Neil

I am just waiting to hear back from a contact with some legal advice about the length/cost of this process and its quite involved.

These links gives background on what i was referring to, we just need to see if that could be applied to your footpath.

[Rights of Way: Applications for paths based on twenty years' use - Open Spaces Society](#)

[Don't get in my way – A guide to rights of way obtained through long use | Foot Anstey](#)

I will follow this up in the new year.

Best wishes

Tracey

Best wishes

Tracey

On Fri, Dec 6, 2024 at 11:20 AM Neil Botten <neilbotten@yahoo.co.uk> wrote:

Hi Tracey,

Here is a historical Google Earth photograph from 1999, if you change the date on the tab, you can see the extent of the path all the way up to 2024 very clearly.

[Google Earth](#)



Google Earth

Hope this helps. Also, I took a photograph of the proposed development map when Crown Golf exhibited at the Community Centre, Photos attached.

Neil

Neil Botten

01329 833346 **Home**
07432121363 **Mobile**

On Friday 15 November 2024 at 11:35:05 GMT, Planning Committee <planningcommittee@wickhamparishcouncil.org> wrote:

Hi Neil

Do you have a map and photo of the area?

Best wishes
Tracey

On Thu, Nov 14, 2024 at 5:24 PM Neil Botten <neilbotten@yahoo.co.uk> wrote:
Apologies forgot attachment before. Here it is.

Neil Botten

01329 833346 **Home**
07432121363 **Mobile**