

# SUTTON SCOTNEY POST

A truly local post delivered free by Conservative Parliamentary Candidate, Steve Brine

## ACT NOW!

### Planning Application: 07/01484/FUL - Land at Old Station Yard & former Taylors Coaches Site, Oxford Road Sutton Scotney

This site in Sutton Scotney desperately needs improvement and we should see its development as an **opportunity** for the village, but the current application is wrong in terms of density and wrong in terms of character. Everyone understands the need for more housing but this cannot be at the expense of existing communities and without due consideration for the impact on our services and infrastructure.

Thursday night's Parish Council meeting at the Victoria Hall to discuss the application to build 79 dwellings on the old Taylor's Coaches and Station Yard site heard many reasons why this development should not happen in its current form. I strongly support the verdict of your Parish Council that this site should be developed but this application should be refused based on some of the points below. If you agree, write **now** to the planning department (as below) making sure you quote the full reference and clearly stating that you **personally** object to this application as a **local resident**. *Steve Brine*



Conservative  
Parliamentary  
Candidate,  
Steve Brine

#### YOUR LETTERS SHOULD BE SENT TO:

Planning Department  
City Offices  
Colebrook Street,  
Winchester  
Hampshire  
SO23 9LJ  
or via email to:  
[planning@winchester.gov.uk](mailto:planning@winchester.gov.uk)

**To arrive no later  
than: 24 August**

- **DENSITY** - 79 dwellings is too dense for this site, it will add upwards of 200 people to the village population - an uplift of over 20%
- **CHARACTER** - The Government's own guidance in PPS3 says, that good design should "contribute positively to making places better for people. Design which is inappropriate in its context, or which fails to take the opportunities available for improving the character and quality of an area and the way it functions, should not be accepted." This proposal talks of "key urban design principles" - totally inappropriate for a village in the heart of rural Hampshire
- **DRAINAGE** - There is currently inadequate drainage, both foul and surface water, in an area that has already proved vulnerable to flooding
- **TRAFFIC** - A development of this density allows too few parking spaces, which will have a significant impact on existing provision at the adjacent Gratton surgery, Victoria Hall car parks and on-street parking space
- **TRAFFIC** - The development will bring a significant amount of new vehicle movements to the village; crossing public walkways, on Wonston Road for instance, which currently has no footpath
- **DESIGN** - Proposes tall buildings, out of keeping with the village and that dominate neighbouring homes, particularly inside a Conservation Area
- **EMPLOYMENT** - The proposed density prevents sufficient employment opportunities being created on the site
- **PUBLIC TRANSPORT** - Public transport connections are, at present, wholly inadequate for anyone without access to a car

You can see the planning application in full at [www.winchester.gov.uk](http://www.winchester.gov.uk)

Contact Steve Brine via [steve@stevebrine.com](mailto:steve@stevebrine.com) or 01962 853 668 (including if you need this text sent via email)