

Witley Neighbourhood Plan

E - Engagement Statement

For Regulation 14 Draft Neighbourhood Plan

March 19

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Purpose of this statement

- 1.1 This Engagement Statement supports the submission of Witley Neighbourhood Plan (WNP).

Engagement Exercises

- 2.1 Multiple rounds of community engagement exercises have taken place before the preparation of this draft Witley Neighbourhood Plan. The current NP Steering Group is grateful for the work done by their predecessors on the NP Steering Group and other Parish volunteers in the conduct of these exercises and for the time spent by parishioners in attending meetings and completing questionnaires.

An introduction to the Neighbourhood Plan

- 3.1 In the early months of 2015 the Parish Council held launch meetings for the Neighbourhood Plan in its three village halls – in Witley (23rd February), Brook (25th February) and Milford (3rd March). They had been previously advertised in the Parish newsletter and notice boards, on social media and in other freesheets. Of those who attended, more than 80 people provided contact details and indicated their interest in joining one or more of the groups outlined below.
- 3.2 The objectives of the launch meetings were to publicise and explain the NP process and to begin a discussion of the issues that it might cover. This dialogue was organised around themes: education, environment, healthy living, housing, retail & employment, and transport. Groups interested in each of these topics collected and assembled background information which would inform the development of the NP. This work continued until the autumn of 2016; an elected Chair represented each group on the Neighbourhood Plan Steering Group. Issues were explored that underpinned the consultations that followed.
- 3.3 In 2016 these groups coalesced into a single WNP Team headed by the WNP Steering Committee.

Promoting the Neighbourhood Plan and dialogue with stakeholders

- 4.1 Since the first meeting in 2015 the WNP Steering Group has attended Witley Parish local events and utilised local publications to publicise the NP process and to consult with the local community. This activity includes:
 - using posters and stalls to capture interest and initiate dialogue at the 2015-18 annual village fetes in Milford, Brook and Witley;

- installing posters presenting NP information at other community events which include the Secretts Farmers Market in March 2016 and 2017's Parish Lighting of the Christmas Tree events at Brook, Milford and Witley;
 - a regular WNP section in the biannual parish newsletter delivered to every household (4,000) highlighting key events, surveys and general updates on WNP progress. This information is also presented on the WNP website: <https://www.surreycommunity.info/witleynp/>.
 - contributing progress reports, presenting details of impending events and advertising the opportunities to learn more about the WNP in other local media: Surrey Advertiser and Haslemere Herald; and the freesheets: *Round & About* and *Vantage Point*.
- 4.2 In 2017 the information presented in this way and the related dialogue with parishioners and other stakeholders was centred on issues of site selection, following the Call for Sites and the subsequent Sites Exhibition in that year.
- 4.3 In the early phases of WNP development during 2015-2016, attendance at local events was used to engage the community in discussion of the positive and negative aspects of life in Witley Parish, and to explore concerns about the potential impact of further residential development. This process created a list of themes for exploration in subsequent and more structured consultations.

Beginning the consultation

- 5.1 A public meeting in November 2016 at the Milford Hall had three objectives:
- to introduce residents who had seen little or no information on the topic, to the Neighbourhood Plan and its place in Waverley's Local Plan;
 - to present a progress report on NP development and an outline of the tasks involved in bringing the NP to a successful outcome;
 - to obtain parishioner comment on a provisional list of local issues – around housing, environmental services, green spaces, leisure facility, transport, etc – that had been developed by the NP Steering Group members in their dialogue with parishioners, Waverley Borough Council and other stakeholders.
- 5.2 The third objective was facilitated by a questionnaire which was discussed in small groups at the meeting. The main themes of these conversations were:
- a strong preference for new housing development to be sited on brownfield sites and dispersed across the Parish;
 - high levels of support for the construction of affordable housing;
 - general endorsement of policies that protect the landscape and its ecology, particularly the Green Belt and AONB sites;

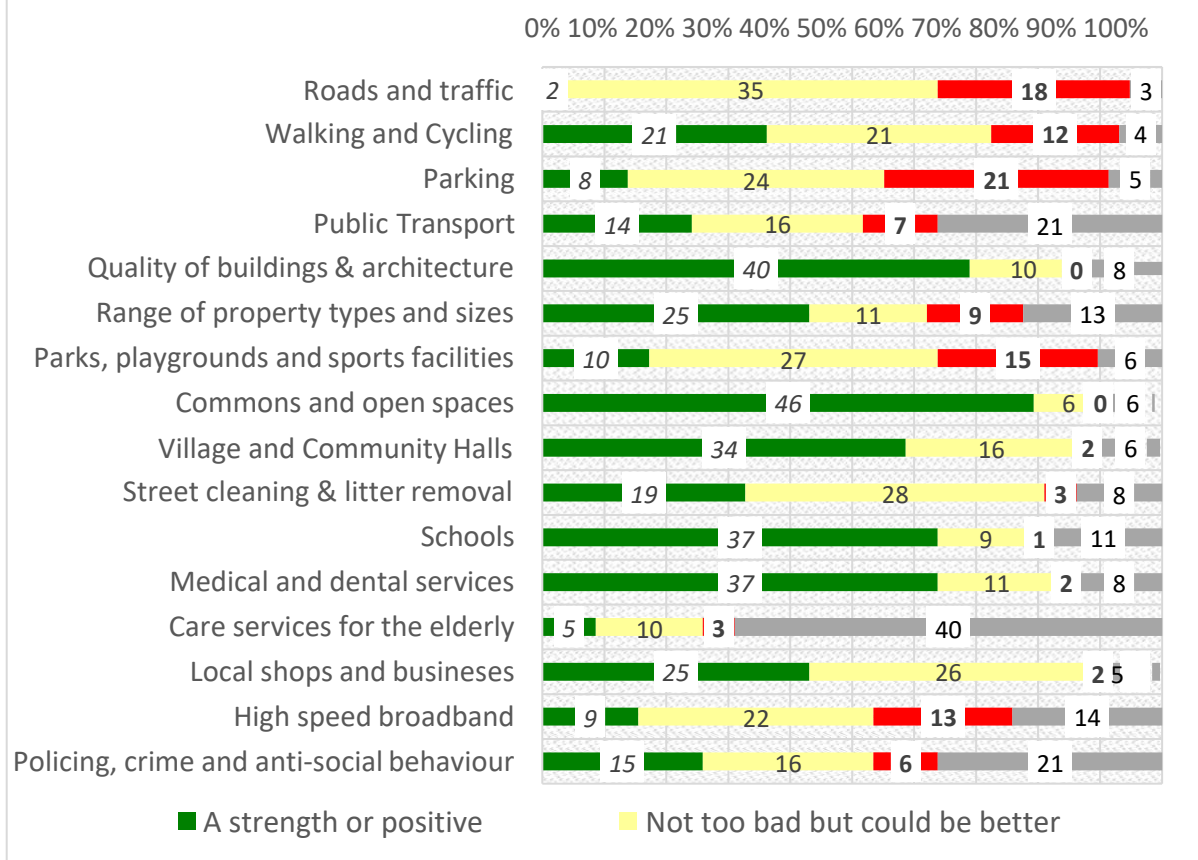
- and a broadly held view that Milford and Witley already suffered from high levels of transport congestion, with obvious consequences: inadequate parking, danger to pedestrians and cyclists, etc.

5.3 Fifty people contributed to this dialogue and completed the questionnaire. The document and the resulting survey data are in Appendix A

Stakeholder Consultation

- 6.1 A programme of five focus groups took place in February and March 2017. The participants were 31 stakeholders representing local schools, businesses, voluntary groups, sports clubs, and health services. The participating organisations include Axtell Ltd (concrete suppliers), Barrow Hills School, Chandler Church of England Middle School, Clock House (day centre), King Edwards School, Milford Cricket Club, Milford Pumas Youth FC, Surrey Craft Gallery & Shop and the Witley Dental Practice. A preliminary questionnaire (ref: Appendix B) was completed in each group.
- 6.2 It asked for views on the pros and cons of living in the Parish; and on some of the issues associated with the arrival of new housing developments: e.g. the degree of support for more affordable housing, factors to be considered in site selection: flood risk, impact on the landscape.
- 6.3 The groups identified some aspects of life in the Parish that needed attention.
- The danger and discomfort caused by heavy traffic on narrow sections of the A roads in Witley and Milford, exacerbated in some locations by very narrow or absent pavements. Matters were not helped by inadequate provision of alternative pedestrian or cycle routes.
 - Concerns about parking and road safety in the streets adjoining the local primary schools, the two railway stations and the medical/dental practices in Wheeler Street and Church Road.
 - Lack of high-speed broadband for home workers and small businesses based in the parish.
 - Inadequate and very dated facilities at the Chichester Hall for both sport and community use.
 - A shortage of pitches for the Milford Pumas football club.
 - Antisocial behaviour, which might be addressed if funding could be found for youth clubs and/or the restoration of community policing.
 - Anticipated difficulty in obtaining the funding needed for increases in the school and recruitment of staff due to high house prices in area.
 - The Health services representatives highlighted that a new health centre could provide the opportunity to combine / consolidate service providers onto a single site.
- 6.4 Other stakeholders that were consulted separately during the 2016-2017 period included Milford Brownies, Surrey County Councils Education department, Waverley Borough Council's Planning team, Natural England and Surrey Hills AONB.

Witley Parish: what are the positives and the problems?
N=51 participants in 2017's stakeholder groups and family survey



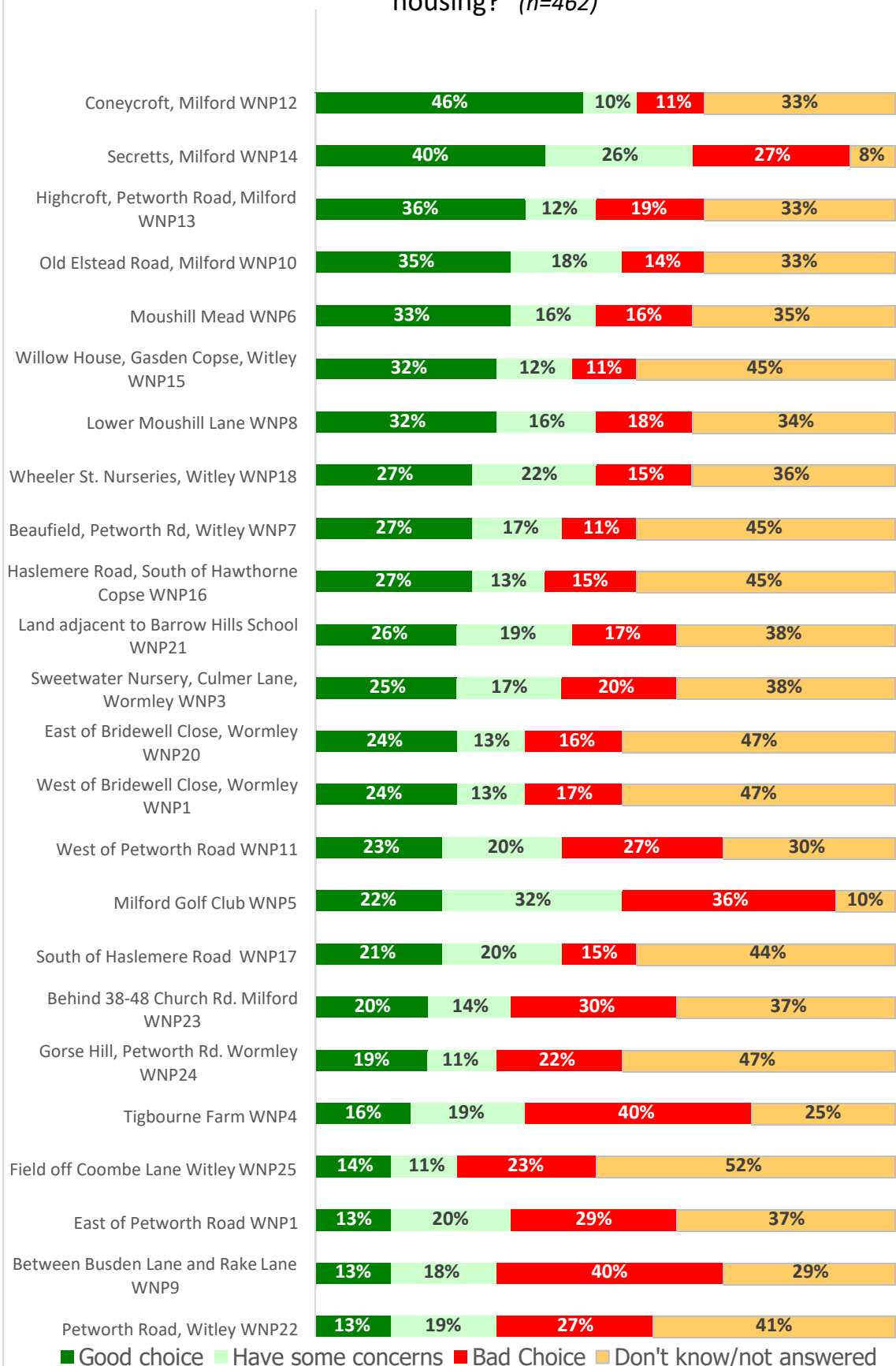
- 6.5 By the spring of 2017 there had been little involvement of parishioners who were under the age of forty and/or parents of young children. This issue was addressed by a questionnaire (Appendix C) which included the focus group questions about life in the Parish and adding others about the problems that might be caused by the arrival of 380 new homes (the allocation at the time). These topics include traffic management, factors to be considered in the allocation of sites for development, the degree of priority to given to affordable housing and the potential impact of an increased local population on schools.
- 6.6 At Milford and Witley Infant schools and Chandler Middle School the questionnaire was given to a total of 100 children to take home, for completion by a parent.
- 6.7 The chart above combines the data about "Life in Witley Parish" from the stakeholder groups discussed above and from 27 people who returned the Family Survey questionnaire. It shows that there is a lot that is good about the Parish and that the most commonly cited problems are about roads and traffic, walking and cycling, parking, playgrounds and sports facilities.

- 6.8 Appendix C has a summary of the data on other topics provided by the 27 participants in the Family survey. Although the sample size is small, there are some clear indications of Parish opinion about the arrival of new housing developments and their consequences.
1. Most respondents thought that new housing should be on brownfield sites, dispersed across the Parish.
 2. The most important consideration in the choice of new housing sites should be the impact on the Milford and Witley conservation areas.
 3. There is no clear "winner" in the preferences for type of housing: private housing, private rental, social housing, etc.
 4. Most of these parents think that the local schools will need to increase capacity and that their allocation should prioritise local children.
 5. The provision of additional pedestrian crossings, speed cameras, speed bumps, other traffic calming and more visible policing are needed if vehicle speed on local roads is to be reduced.
- 6.9 These results have contributed to the development of the Site Exhibition Survey (see below) and to the formulation of the policies in this Neighbourhood Plan.

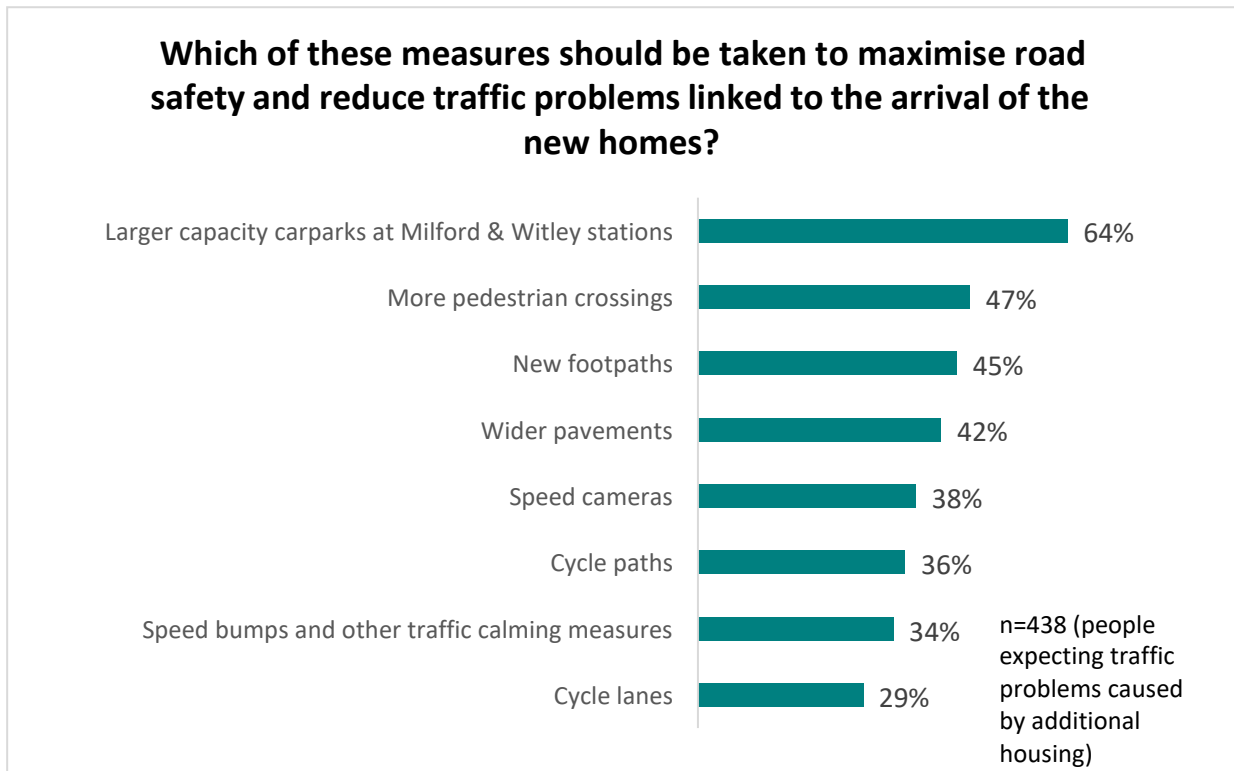
The Site Exhibition Survey

- 7.1 After the Call for Sites issued in April 2017 by the Witley Parish Neighbour Plan team, the information used to evaluate the 25 proposals for new housing was displayed in two exhibitions, promoted as a drop-in opportunity for residents, local businesses and other stakeholders to view the results of our work. These events were held at Milford Village Hall on 8th July and at the Chichester Hall in Witley on 12th July 2017. Members of the Neighbourhood Plan team were available to answer queries and to note suggestions and comments; and each visitor was given a questionnaire with maps showing the site locations. The questionnaire, maps and site information were also available for download on the Parish website.

"What do you think of the use of these sites for new housing?" (n=462)



7.2 Roads, traffic and parking were major concerns in the earlier consultations and are highlighted in para 2.15. Residents' priorities in this area are shown above.



7.3 Additional results are given in Appendix D.

7.4 As part of the process of the potential housing sites review, there was also meeting on 29th January 2018 with the developers and agents involved in five of the 23 candidate sites (at the time) for inclusion in the NP Local Plan Part 2 in order to discuss SANG options.

7.5 Shortly afterwards, it became clear that the Parish's scope for choosing housing sites was limited by Waverley Borough Council's Local Plan Part 1, so the Neighbourhood Plan team switched its attention from site allocation to the development of policies that guide the detail of development proposals.

Consultation about Policies

7.6 In the summer of 2018 the Neighbourhood Plan team decided to test parishioner interest in and opinion of 19 candidate policies, as a precursor to a full survey in 2019 that will ask for comments on the Draft Plan which will be published later in 2019.

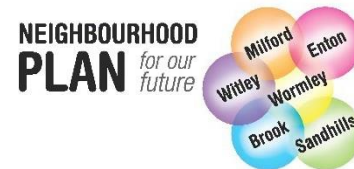
- 7.7 Resource constraints ruled out the expense of printing, distribution and data entry associated with many paper-and-pencil questionnaires so an online survey was made available from 1st October to 12th December 2018. An email to the 254 members of the Parish’s contact panel achieved a response rate of 38%: 97 people; and a further 71 responded to a call for participation that was published, with a link to the online survey in the September edition of the Parish magazine the Neighbourhood Plan and Witley Parish Council websites and various community noticeboards.
- 7.8 The findings from this survey should be regarded as indicative, rather than conclusive, because the sample size is small and because its demographic profile is less than perfect: there are no respondents aged 25 or less and the over sixty cohort is over-represented.
- 7.9 Nevertheless, some of its results are sufficiently striking to suggest that they will probably be replicated when the more formal and comprehensive Local Plan Part 2 consultation survey takes place in 2019. In particular, two of the 19 policies received low levels of support and have been dropped from the NP.

Policies supported unreservedly by fewer than 30% of respondents				
	Would support	OK with reservations	Would not support	No opinion/No answer
Encouraging churches and faith groups to build new facilities and/or improve existing premises (<i>n=142</i>)	25%	20%	23%	32%
Encouraging the building of a hotel in the Parish (<i>n=122</i>)	28%	22%	43%	7%

- 7.10 The Plan’s Vision was supported without reservations by 52% of the total sample, with 39% supporting it with reservations and 9% rejecting it. The concerns are largely about the Vision’s feasibility and the impact of large housing developments.
- 7.11 The questionnaire and report of the Consultation survey are in Appendix E.

Appendix A – The November 2016 launch meeting

A1 The questionnaire



Survey for use at Public Meeting on 15 November

In May 2015 we began to prepare a Neighbourhood Plan for Witley parish. The volunteer team has been researching with the community through 2015-16 and we are now at the stage where we want to verify our understanding of the views, aspirations and priorities of the Witley Parish community.

Neighbourhood Plans can be a powerful tool for shaping the development of a neighbourhood, which is why we need your input. To make sure we are going in the right direction, please complete this survey and encourage your friends, family and neighbours to do the same.

Note: Witley parish comprises Witley, Milford, Brook, Enton, Sandhills and Wormley.

To make sure that we consult widely please provide the following information:

Are you male or female?	What is your age?	Where do you live?
Male Female	Under 18 18-25 26-40	Milford Witley Brook
	41 -60 61 - 75 Over 75	Enton Sandhills Wormley

Housing

1. To meet the government’s housing targets approximately 380 new homes will need to be built in the Witley parish by 2032, with the emphasis on building in the earlier years. On what type of land do you think these homes should be built?

- Tick one**
- On undeveloped greenbelt land
- On previously developed brownfield sites
- On infill sites (eg replacing an existing house with several new houses or building in a garden)
- Don't know

2. Where do you think Witley parish’s share of new housing should be built?

Tick one

- Dispersed across the parish Concentrated in one or two locations Don't know

3. Which two types of housing do you think are most needed in the parish of Witley?

Tick two

- | | |
|---|---|
| Private ownership <input type="checkbox"/> | Retirement accommodation <input type="checkbox"/> |
| Part buy/part rent <input type="checkbox"/> | Affordable homes to buy <input type="checkbox"/> |
| Private rented <input type="checkbox"/> | Nursing homes <input type="checkbox"/> |
| Social housing (Council housing or Housing Associations) <input type="checkbox"/> | Don't know <input type="checkbox"/> |

Other (please specify)

Education

4. In your view, which of the following is most important in Witley parish?

Tick one

- Increase in school place capacity as new developments occur
- Catering for special educational needs within the Parish
- Giving local children priority at local schools

5. How concerned are you about short-term school place capacity issues e.g. bulge classes?

Tick one

Concerned

Slightly concerned

Not concerned

Environment, Energy and Conservation

6. Which three of the following do you think are the most important when considering the location for new developments?

Tick three

- Protecting the Greenbelt
- Preserving special sites (eg Special Protected Areas, Sites of Special Scientific Interest or Areas of Outstanding Natural Beauty)
- Considering the impact on wildlife habitats
- Considering the impact on the visual quality of landscape
- Retaining the green space between settlements
- Protecting Conservation areas (eg Wheeler Street or centre of Milford)
- Considering the impact on listed/ historic buildings
- Considering the flood risk

7. Which three of the following do you think it is important to have in Witley parish?

Tick three

- | | | |
|--|---|--|
| Bus shelters <input type="checkbox"/> | Street lighting <input type="checkbox"/> | Public noticeboards <input type="checkbox"/> |
| Playgrounds <input type="checkbox"/> | Existing red phone boxes <input type="checkbox"/> | Litter bins <input type="checkbox"/> |
| Sports facilities <input type="checkbox"/> | Benches <input type="checkbox"/> | Bins for the disposal of dog mess <input type="checkbox"/> |

Other (please specify)

8. How important do you think it is to have renewable energy solutions such as solar panels, wind turbines and ground source heat pumps in new developments? **Tick one**

Important

Not important

Don't know

Which solutions would you prefer?

Transport and Traffic

9. Would you like to see speed reduction on any roads in Witley parish?

Yes / No

9a. If so, which two of these would you most like to see implemented?

Tick two

- Traffic calming measures
- Speed cameras
- Police enforcement

- More Speed Watch monitoring
- More pedestrian crossings

Other (please specify)

9b. Which road would benefit most from speed reduction? **Tick one**

- A283 (Petworth Road)
- A286 (Haslemere Road)

- B3100 (Godalming Road)
- Local roads

Other (please specify)

10. Do you think there are traffic congestion problems in Witley parish?

Yes / No

If so, tell us where traffic congestion is particularly bad

11. Would you like to see more parking restrictions introduced in Witley parish?

If yes, tell us where you would like more parking restrictions

12. Would you like more parking to be made available in Witley parish? Yes / No

If yes, tell us where you would like more parking

13. Do you use the local bus service regularly? Yes / No

13a. If not, what is your main reason for not using it? **Tick one**

The routes do not include the destination to which I wish to travel The fares are too high The bus does not run at a time when I need it

Other (please specify)

Healthy Living

14. At the moment there are opportunities within Witley parish to play bowls, cricket, football and tennis; and to join a variety of fitness classes. Please rate the facilities for these on a scale of 1 (poor) to 10 (excellent). Are there any of these for which the facilities could be improved?

	Rate	Improvements needed	Never used
Bowls			
Cricket			
Football			
Tennis			
Fitness classes			

Are there any other facilities you would like to see offered?

15. Do you cycle within Witley parish? Yes / No

15a. If not, what would encourage you to cycle within Witley parish? **Tick two**

Cycle lanes Shared footpaths for pedestrians and cyclists
 Reduced speed limits/traffic calming Upgraded bridleways across the commons
 Cycle racks at shops/facilities Guides showing cycling routes

Other (please specify)

16. Do you walk for leisure within Witley parish? Yes / No

16a. If not, what would encourage you to walk for leisure within Witley parish? **Tick two**

More safe crossing points Replacing stiles
 Enforcement of 'no parking' on pavements Information on local walking groups
 Route signage across commons

Other (please specify)

17. If you have children or regularly care for children, how would you rate the playgrounds you have visited in the last 6 months? Please rate on a scale of 1 (poor) to 10 (excellent)

	Rate	Improvements needed	Never visited
Amberley, Milford			
Jubilee Field, Milford			
Sunnyhill, Witley			
Middlemarch, Witley			
Chichester Hall, Witley			

Tell us where you would like an additional playground

Retail and Employment

18. In your opinion, which additional types of business or service would most benefit Witley parish? **Tick three**

- | | | | | | | | |
|-----------------------|--------------------------|---------------|--------------------------|--------------|--------------------------|--------------------|--------------------------|
| Retail | <input type="checkbox"/> | Manufacturing | <input type="checkbox"/> | Agricultural | <input type="checkbox"/> | Property | <input type="checkbox"/> |
| Banking / Post Office | <input type="checkbox"/> | Services | <input type="checkbox"/> | Transport | <input type="checkbox"/> | Financial services | <input type="checkbox"/> |
| Wholesale | <input type="checkbox"/> | Consultancy | <input type="checkbox"/> | Hospitality | <input type="checkbox"/> | Leisure/Sport | <input type="checkbox"/> |

Other (please specify)

19. Do you own or run a business in Witley parish? **Yes / No**

19a. If so, what type of business do you run? **Tick one**

- | | | | | | | | |
|---------------|--------------------------|--------------|--------------------------|--------------------|--------------------------|---------------|--------------------------|
| Retail | <input type="checkbox"/> | Services | <input type="checkbox"/> | Hospitality | <input type="checkbox"/> | Property | <input type="checkbox"/> |
| Wholesale | <input type="checkbox"/> | Consultancy | <input type="checkbox"/> | Transport | <input type="checkbox"/> | Leisure/Sport | <input type="checkbox"/> |
| Manufacturing | <input type="checkbox"/> | Agricultural | <input type="checkbox"/> | Financial services | <input type="checkbox"/> | | |

Other (please specify)

19b. If you are a business owner, what three things do you most need to support your business growth? **Tick three**

- | | | | | | |
|----------------------|--------------------------|-------------------------------------|--------------------------|------------------------------|--------------------------|
| Good transport links | <input type="checkbox"/> | Local council supported initiatives | <input type="checkbox"/> | Low rental rates | <input type="checkbox"/> |
| High speed broadband | <input type="checkbox"/> | Adequate parking | <input type="checkbox"/> | Suitable premises | <input type="checkbox"/> |
| Local customer base | <input type="checkbox"/> | Strong local business network | <input type="checkbox"/> | Affordable housing for staff | <input type="checkbox"/> |

Other (please specify)

19c. If you work from home, how likely are you to need a separate work space in the parish in the next five years?

Tick one

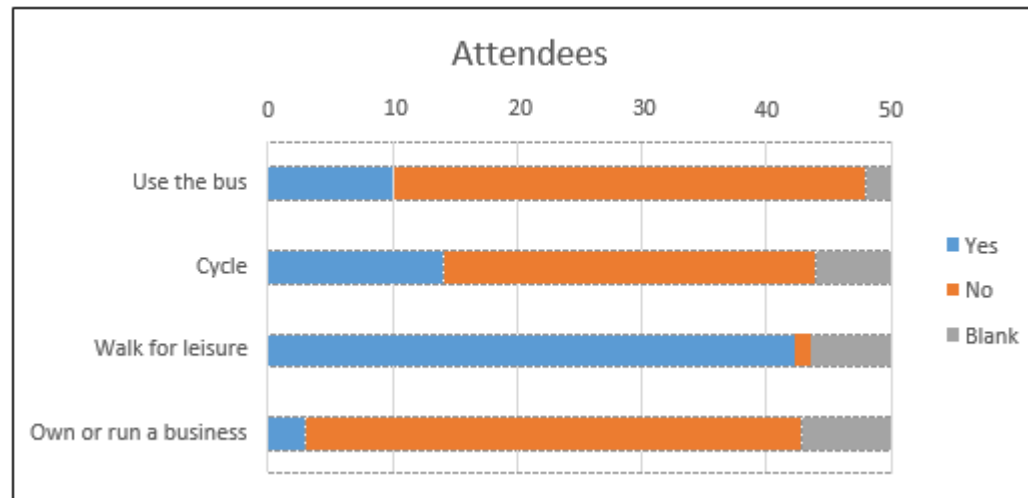
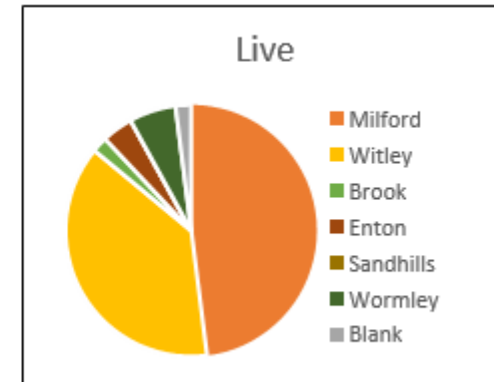
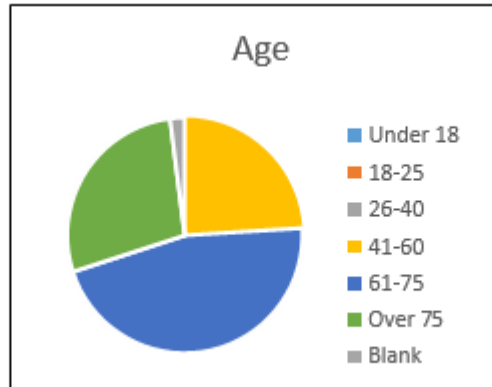
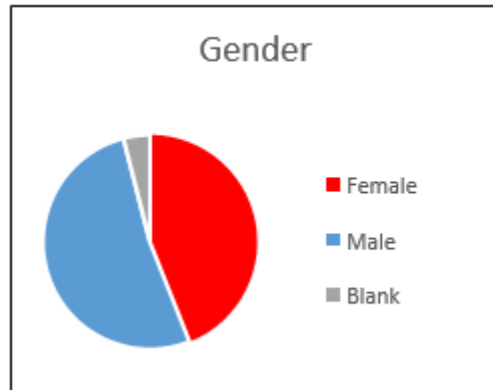
- Highly likely Don't know Highly unlikely

Thank you for taking the time to complete this survey. Under the Data Protection Act 1998, the information you have provided will be stored electronically and will be used only for the purposes of research into the Witley Neighbourhood Plan. Once available, an anonymised summary version of the results will be published on our website at www.witleyneighbourhoodplan.co.uk

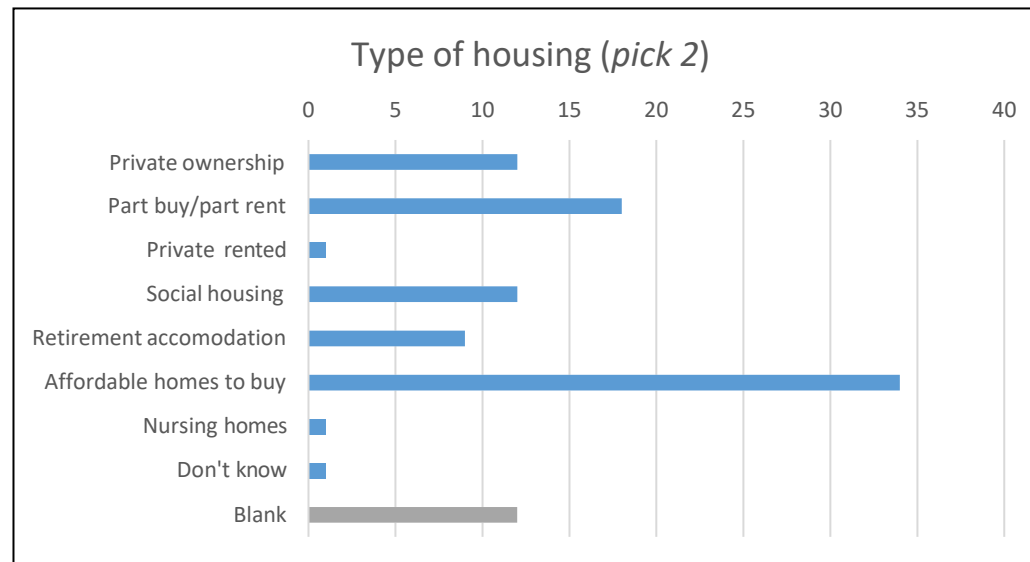
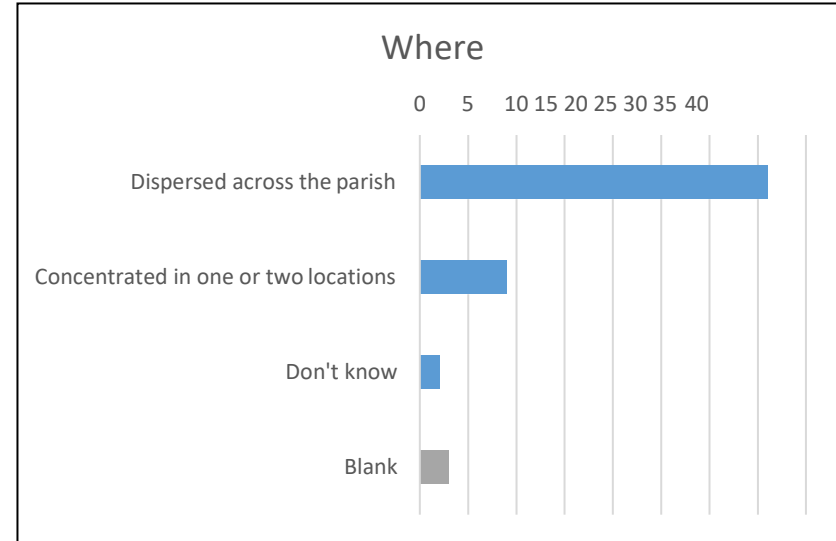
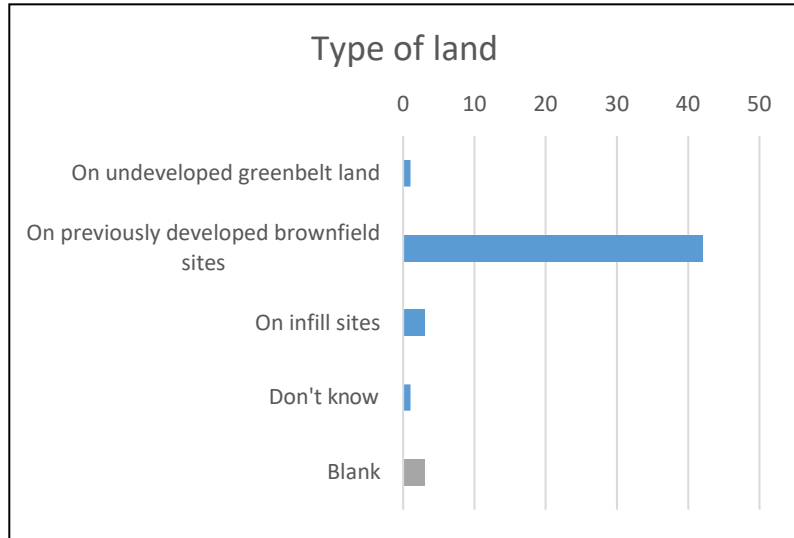
Appendix A – The November 2016 launch meeting

A2 The Survey data

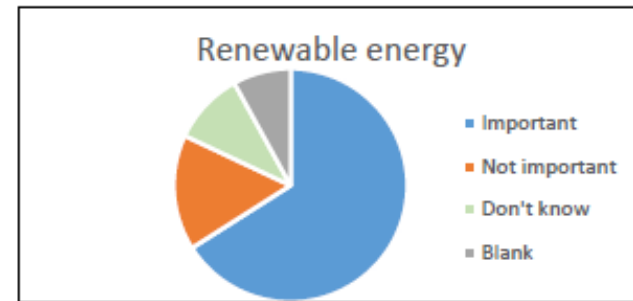
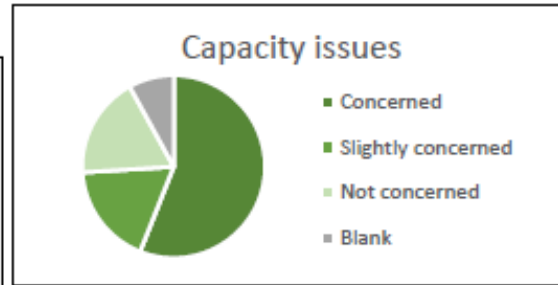
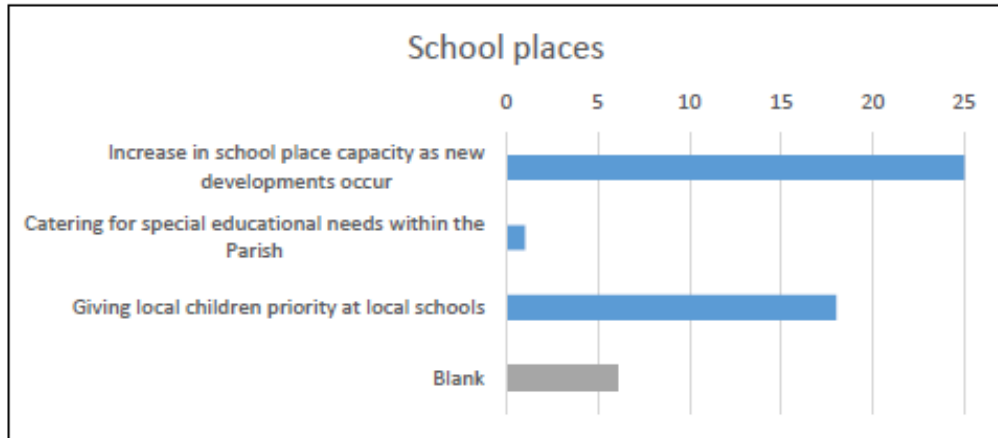
Summary of Public Meeting data for Steering Group



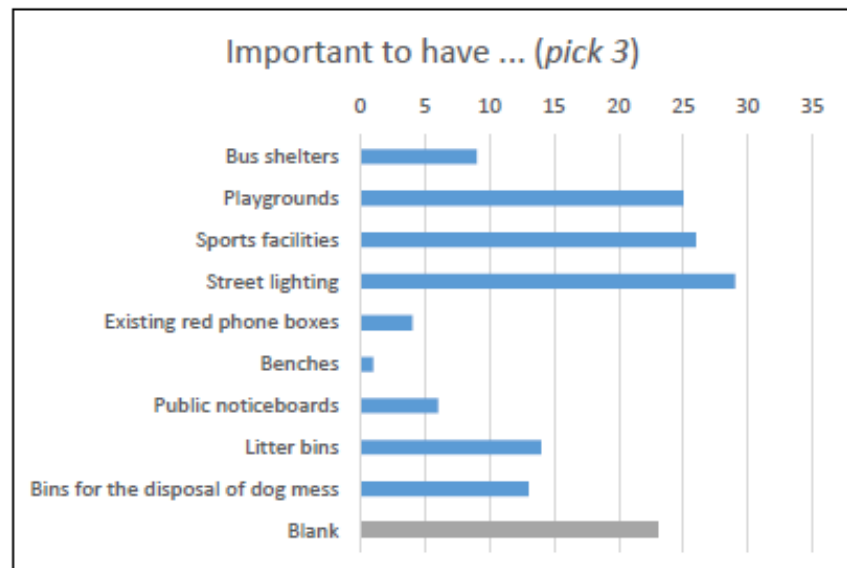
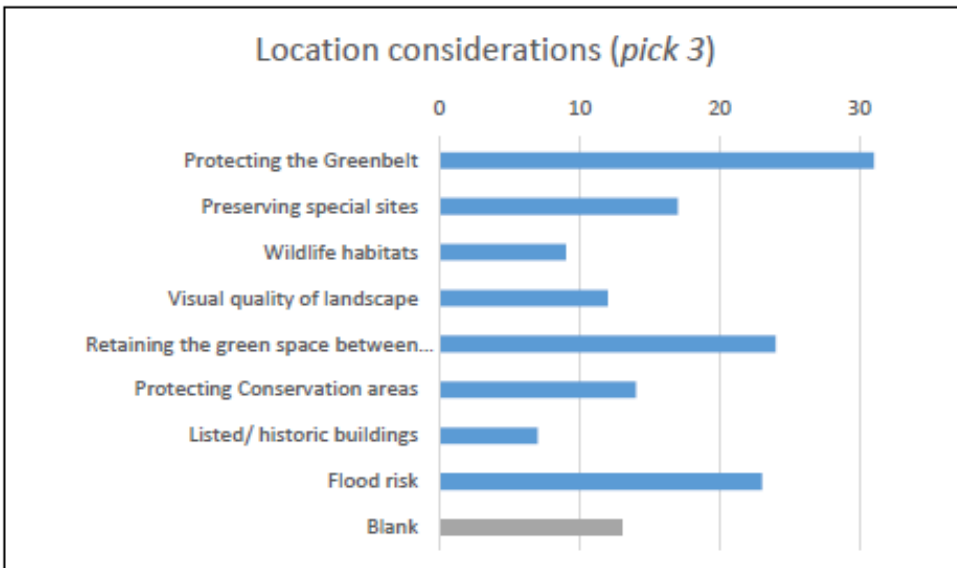
Housing



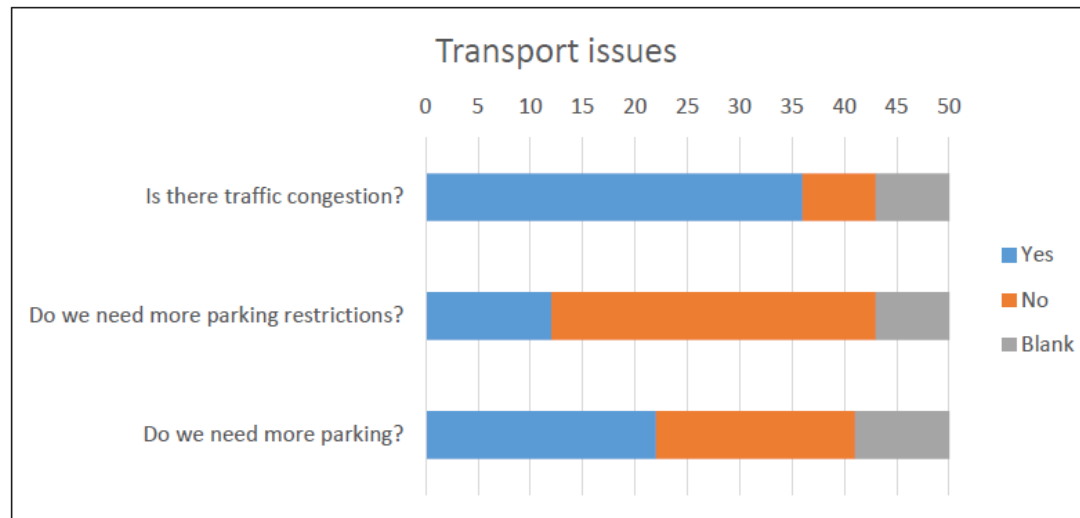
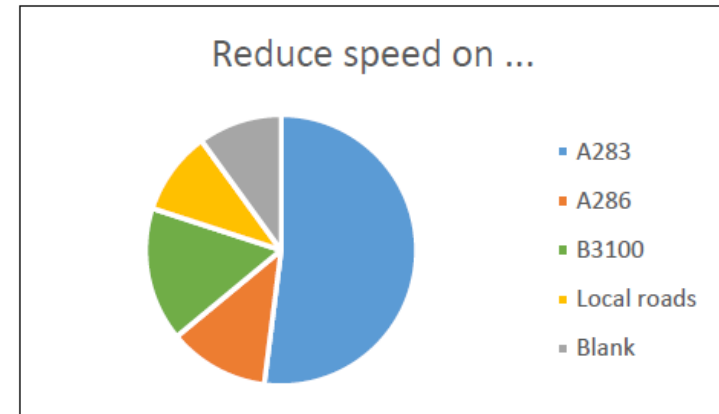
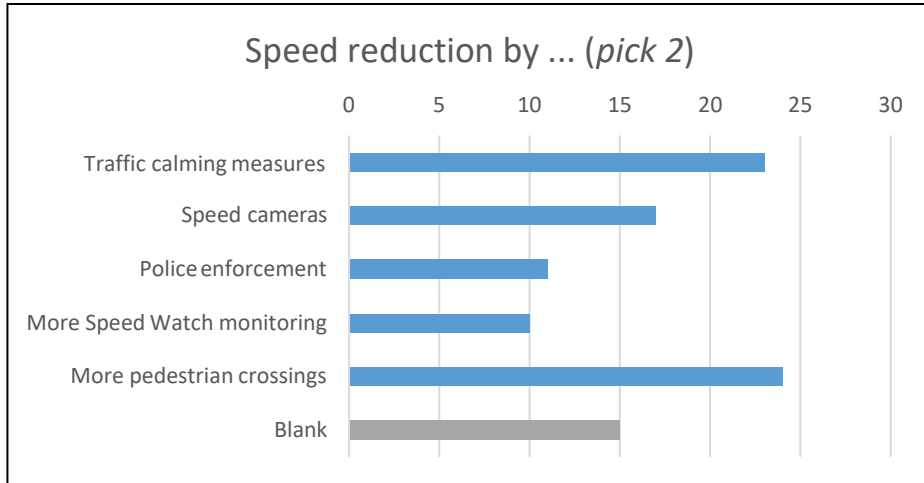
Education



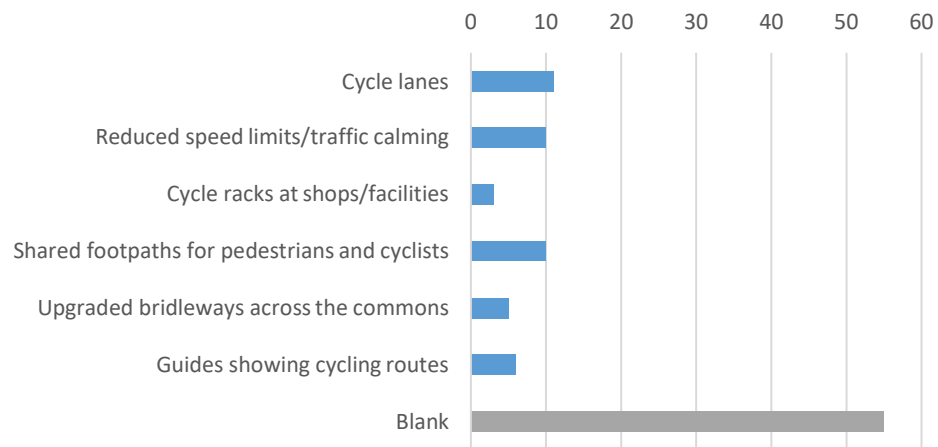
Environment, Energy and Conservation



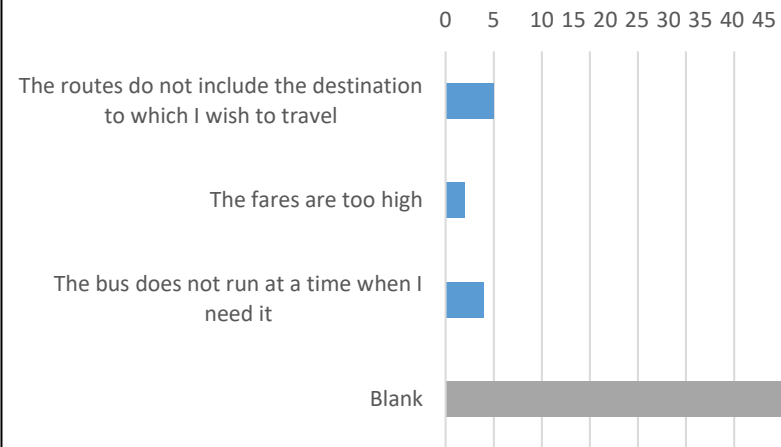
Transport and Traffic



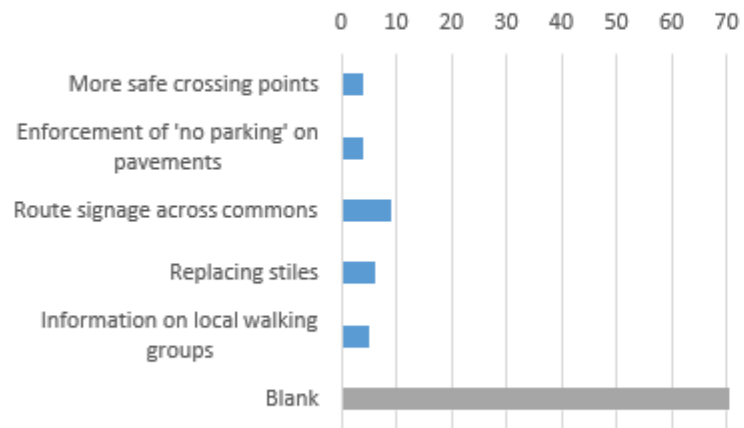
Would cycle more if ... (pick 2)



Reason for not using the bus

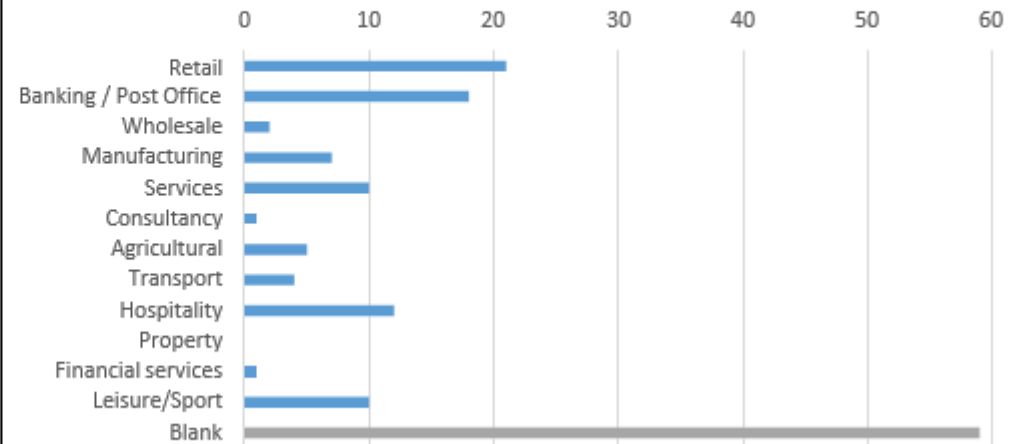


Would walk for leisure more if ... (pick 2)



Retail and Employment

Additional businesses (pick 3)



Appendix B The questionnaire for 2017's preliminary group discussions

LIFE IN WITLEY PARISH					
1.	Please look at this list of the various aspects of life in Witley and Milford and tick a box on each line to show what you think of them, as they are now.				
		A strength or positive	Not too bad but could be better	A problem needing attention	Don't know
	Roads and Traffic	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Walking and Cycling	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Parking	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Public Transport	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Quality of buildings & architecture	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Range of property types and sizes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Parks, playgrounds and sports facilities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Commons and open spaces	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Village & Community Halls	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Street cleaning & litter removal	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Schools	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Medical and dental services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Care services for the elderly	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Local shops and businesses	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	High Speed Broadband	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Policing, crime & anti-social behaviour	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Other aspects PLEASE SPECIFY	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
				

PTO



Appendix C – The Family Survey – 2017

C1 The Questionnaire

Families Survey for the Witley Parish Neighbourhood Plan



**NEIGHBOURHOOD
PLAN** *for our
future*

Please can you kindly complete the attached questionnaire and return it to your school collecting point by 14th March 2017

BACKGROUND INFORMATION

What is a Neighbourhood Plan?

As you may know, the Government has decided that more houses are needed and our local planning authority Waverley Borough Council has to comply. At present Waverley Borough Council is proposing 380 new houses to be built in the parish of Witley.

The Government has also decided, however, that local people can have a say if they draw up a Neighbourhood Plan which, once approved, must be taken into account by the planning authority. This may have some influence over type of housing, where it is located and the spending of small amounts of money that sometimes become available to the community as a result of planning agreements.

Witley Neighbourhood Plan

Development of the Witley Parish Neighbourhood Plan (WNP) started in early 2015 with a group of local volunteers, supported by the Parish Council. Witley Parish includes the villages of Brook, Enton, Milford, Sandhills, Witley and Wormley.

So far the WNP Team has consulted with the community through information stands at local fetes and farmers markets and public meetings. We are now progressing to the more formal consultation stage of the WNP including a full household survey to be conducted in May 2017. The results of this survey will determine the underlying principles and overall direction of our Plan. You are invited to make your and your families' views known.

Having a Neighbourhood Plan in place will help us ensure that future development is suitable for the Parish and meets the needs of the residents by identifying the facilities, services and infrastructure needed to meet the demands that new housing will make on our community.

In anticipation of the survey mentioned above, and the need to get more focused feedback from families living in Witley Parish, we are conducting a smaller survey through local schools. Your feedback from this questionnaire will contribute to the development of the final survey that will be published in May 2017.

To keep updated with WNP developments please go to <http://www.witleyneighbourhoodplan.co.uk>

LIFE IN WITLEY PARISH

1. Please look at this list of the various aspects of life in Witley and Milford and tick a box on each line to show what you think of them, as they are now.

	A strength or positive	Not too bad but could be better	A problem needing attention	Don't know
Roads and Traffic	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Walking and Cycling	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Parking	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Public Transport	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Quality of buildings & architecture	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Range of property types and sizes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Parks, playgrounds and sports facilities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Commons and open spaces	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Village & Community Halls	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Street cleaning & litter removal	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Schools	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Medical and dental services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Care services for the elderly	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Local shops and businesses	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
High Speed Broadband	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Policing, crime & anti-social behaviour	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Other aspects PLEASE SPECIFY.....	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

IF THERE ARE PROBLEMS NEEDING ATTENTION

2. Please write in details of these problems or issues; and of any recommendations for action

.....

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PLANNING ISSUES

Questions 3 – 11 cover a number of planning issues for Witley Parish in more detail. You can give one or more answers to each question by ticking all relevant boxes or providing more details in “Other” or information boxes.

3. To meet the government’s housing targets 380 new homes will be built in the parish by 2032. What type of site should be used for this purpose?

- Undeveloped greenbelt land at the edge of the villages
- Previously developed brownfield sites
- Infill sites created from existing gardens
- Replacing existing houses with smaller homes
- Don’t know or have an opinion

4. Where do you think Witley Parish’s new homes should be built?

- Dispersed across the parish
- Concentrated in one or two locations
- Don’t know or have an opinion

5a. In your opinion, which issues should be considered in selecting sites for new housing in Witley Parish?

- Flood risk
- Reducing the green space between villages
- Impact on the Witley or Milford conservation areas
- Impact on wildlife habitats
- Impact on the landscape
- Other, PLEASE SPECIFY
.....
.....
- Don’t know or have an opinion

5b. Which one or two of these issues is most important to you?

- Flood risk
- Reducing the green space between villages
- Impact on the Witley or Milford conservation areas
- Impact on wildlife habitats
- Impact on the landscape
- Other issue
- Don’t know or have an opinion

6. What types of housing should be the priority for any new development in Witley Parish?

- Private ownership
- Shared ownership (part owned, part rented)
- Private rental
- Social housing (council or housing association)
- Retirement accommodation
- Nursing homes
- Housing that uses renewable energy sources
- Other, PLEASE SPECIFY.....
- No priority needed
- Don’t know or have an opinion

7. Do you have any current concerns or worries about the availability of places in Witley Parish’s schools, now or in the future?

- Yes, more school places are needed
- Yes, priority should be given to local children
- Yes, more attention should be given to Special Educational Needs
- Yes, other issue, PLEASE SPECIFY.....
- No concerns or worries
- Don’t know or have an opinion

8a. Which speed reduction measures would you like to see in Witley Parish?	8b. And on what roads or junctions should they be installed? PLEASE SPECIFY
<input type="checkbox"/> Speed cameras <input type="checkbox"/> Stronger and more visible policing <input type="checkbox"/> Speed bumps and other traffic calming measures <input type="checkbox"/> More pedestrian crossings <input type="checkbox"/> Stronger and more visible policing <input type="checkbox"/> Other measures, PLEASE SPECIFY <input type="checkbox"/> No need for speed reduction <input type="checkbox"/> Don't know or don't have an opinion	
9a. Do you think that changes need to be made to the parking arrangements in Witley Parish?	
<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Don't know or have an opinion	
IF YES AT Q9a PLEASE GO TO Q9b. IF NOT GO TO Q10a.	
9b. What changes would you like to see?	
<input type="checkbox"/> More parking at Milford Station <input type="checkbox"/> More parking at Witley Station <input type="checkbox"/> More parking for local schools <input type="checkbox"/> More parking for the shops and surgery at Milford <input type="checkbox"/> More parking for the shops in Witley <input type="checkbox"/> Fewer parking restrictions <input type="checkbox"/> Removal of parking places in certain locations, PLEASE SPECIFY..... <input type="checkbox"/> Other measures, PLEASE SPECIFY	
10a. Do you think measures should be taken to make it easier to walk or cycle in Witley Parish?	
<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Don't know or have an opinion	
IF YES AT 10a PLEASE GO TO Q10b. IF NOT GO TO Q11a.	
10b. What measures should be taken?	
<input type="checkbox"/> Cycling lanes <input type="checkbox"/> Reduced speed limits <input type="checkbox"/> Traffic calming <input type="checkbox"/> Enforcement of "No parking" on pavements <input type="checkbox"/> More safe crossing points on A and B roads <input type="checkbox"/> Cycle racks outside shops, pubs, etc. <input type="checkbox"/> Better surfaces for paths across the commons <input type="checkbox"/> Shared footpaths for cyclists and walkers <input type="checkbox"/> Route signposts for cyclists and walkers <input type="checkbox"/> Other measures, PLEASE SPECIFY.....	

11. What additional businesses or services would you like to see in Witley Parish?

- Information technology/computing/software
- Motor trade
- Builders merchant
- Business consultancy
- Retailer PLEASE SPECIFY.....
- Medical or dental practitioner
- Café, restaurant or public house
- Community Cafe
- Insurance, investment or other financial services
- Other provider of services to the general public (cleaning, carers, gardening, etc.)
- Manufacturer or service provider for other businesses
- Other PLEASE SPECIFY

12a. Do you own or run a business in Witley Parish?

- Yes
- No

IF YES AT Q12a GO TO Q12b. IF NOT GO TO Q13

12b. What type of business do you have?

- Information technology/computing/software
- Motor trade
- Builders merchant
- Business consultancy
- Retailer
- Medical or dental practitioner
- Café, restaurant or public house
- Insurance, investment or other financial services
- Other provider of services to the general public (cleaning, carers, gardening, etc.)
- Manufacturer or service provider for other businesses
- Other PLEASE SPECIFY

12c. What kind of local improvements are needed to support the growth of your business?

- Roads and transport services
- High speed broadband services
- Parking
- Lower cost business premises
- Affordable housing for staff
- Business networks
- Other measures PLEASE SPECIFY

BACKGROUND INFORMATION

We need to make sure that this survey contains a proper and representative mix of the people who live and work in Witley Parish. This means that we have a few questions about you and your circumstances.

13. What is your involvement in Witley Parish?

- Resident
- Resident who also works in Witley Parish
- Live elsewhere but works in Witley Parish
- Other PLEASE SPECIFY

14. In which village do you live in Witley Parish?

- | | |
|----------------------------------|------------------------------------|
| <input type="checkbox"/> Brook | <input type="checkbox"/> Sandhills |
| <input type="checkbox"/> Enton | <input type="checkbox"/> Witley |
| <input type="checkbox"/> Milford | <input type="checkbox"/> Wormley |

15. What is your gender?

- | | |
|---------------------------------|---|
| <input type="checkbox"/> Male | <input type="checkbox"/> Rather not say |
| <input type="checkbox"/> Female | <input type="checkbox"/> Other PLEASE SPECIFY IF YOU WISH |
-

16. How old are you?

- | | |
|-----------------------------------|----------------------------------|
| <input type="checkbox"/> Under 18 | <input type="checkbox"/> 41-60 |
| <input type="checkbox"/> 19-25 | <input type="checkbox"/> 61-75 |
| <input type="checkbox"/> 26-40 | <input type="checkbox"/> Over 75 |

17a. How many people aged 18 or more live in your household?

- 1
- 2
- 3+

17b. How many children under the age of 18 live in your household?

- 1
- 2
- 3+

FEEDBACK

Please write in any comments that you would like to make about this questionnaire. Suggestions about how it could be improved will be helpful to the development of the Witley Parish Neighbourhood Household Survey in May 2017

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Thank you for taking the time to complete this survey. Under the Data Protection Act 1998, the information you have provided will be stored electronically and will be used only for the purposes of research into the Witley Parish Neighbourhood Plan. Once available, an anonymised summary version of the results will be published on our website at www.witleyneighbourhoodplan.co.uk

Appendix C – The Family Survey – 2017

C2 The Survey Findings

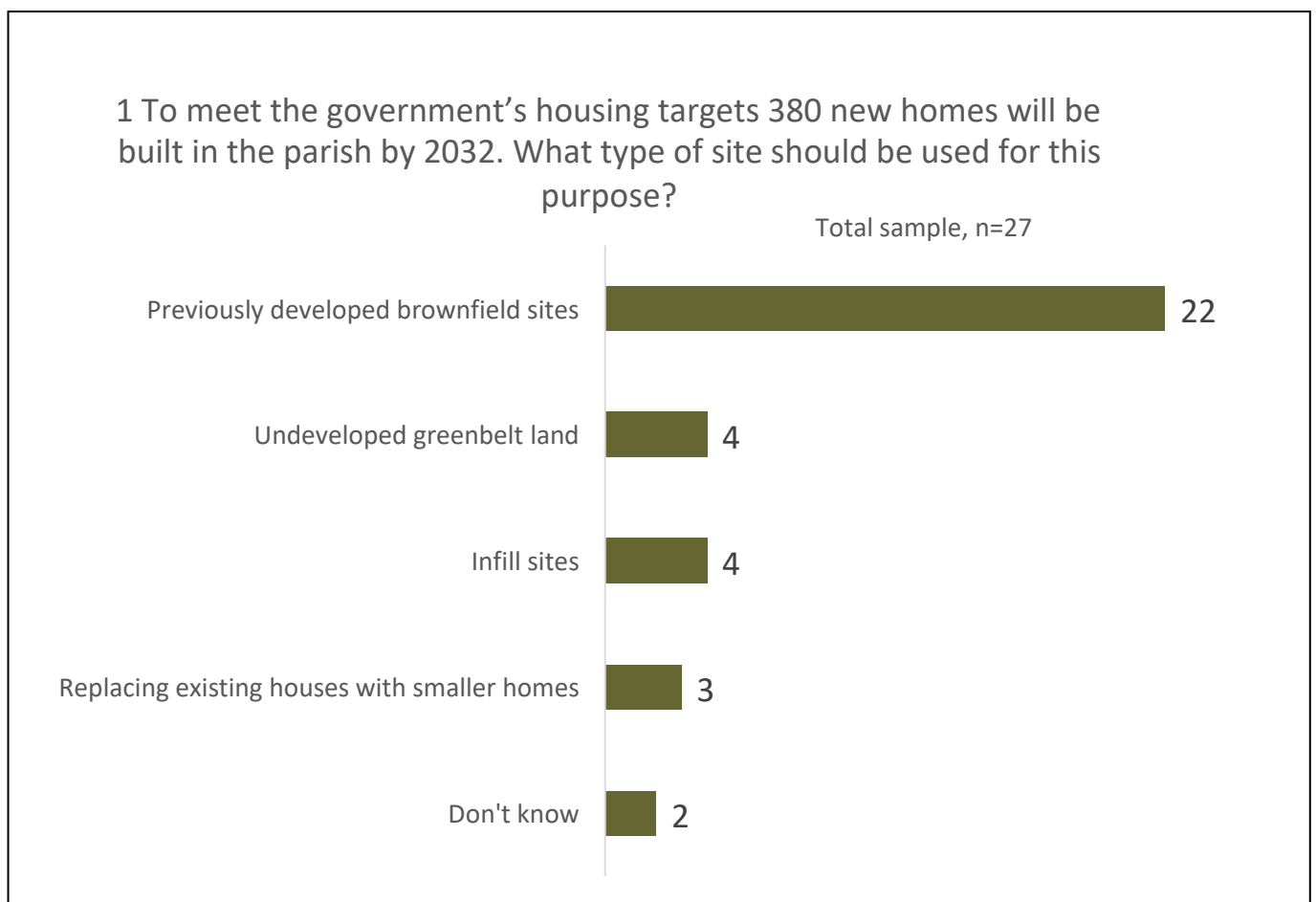
27 people completed this questionnaire, as reported in para. 6.7.

As might be expected from a questionnaire that was given to small school children to take home, most respondents were parents: 21 of the 27 entries were women and 17 were in the 26-40 year-old group, with 10 in the 41 to 60 cohort.

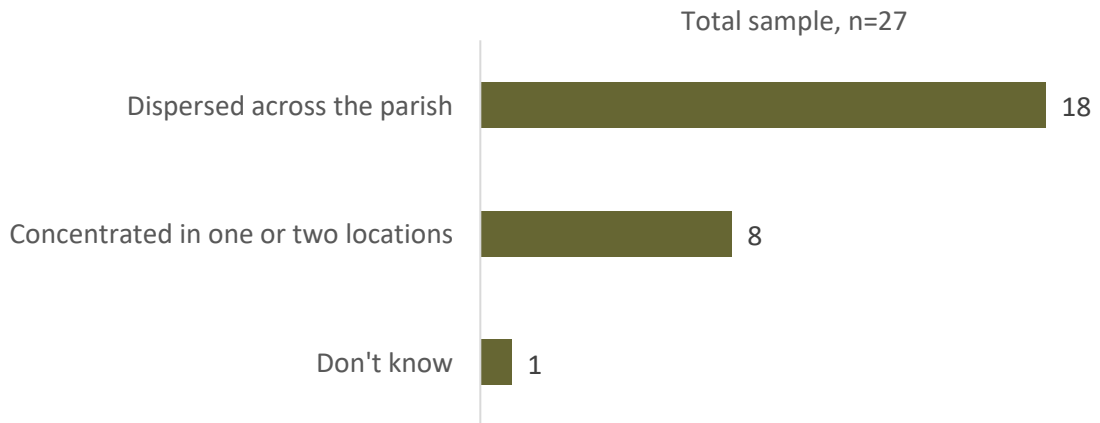
All the respondents live in the Parish: 14 in Witley, 10 in Milford, two in Wormley and one in Enton. Four of them have their own business in the parish and two are employed elsewhere.

There was a single parent of one child, a member of a couple with one child and the remaining 25 survey participants lived with another adult and two or more children.

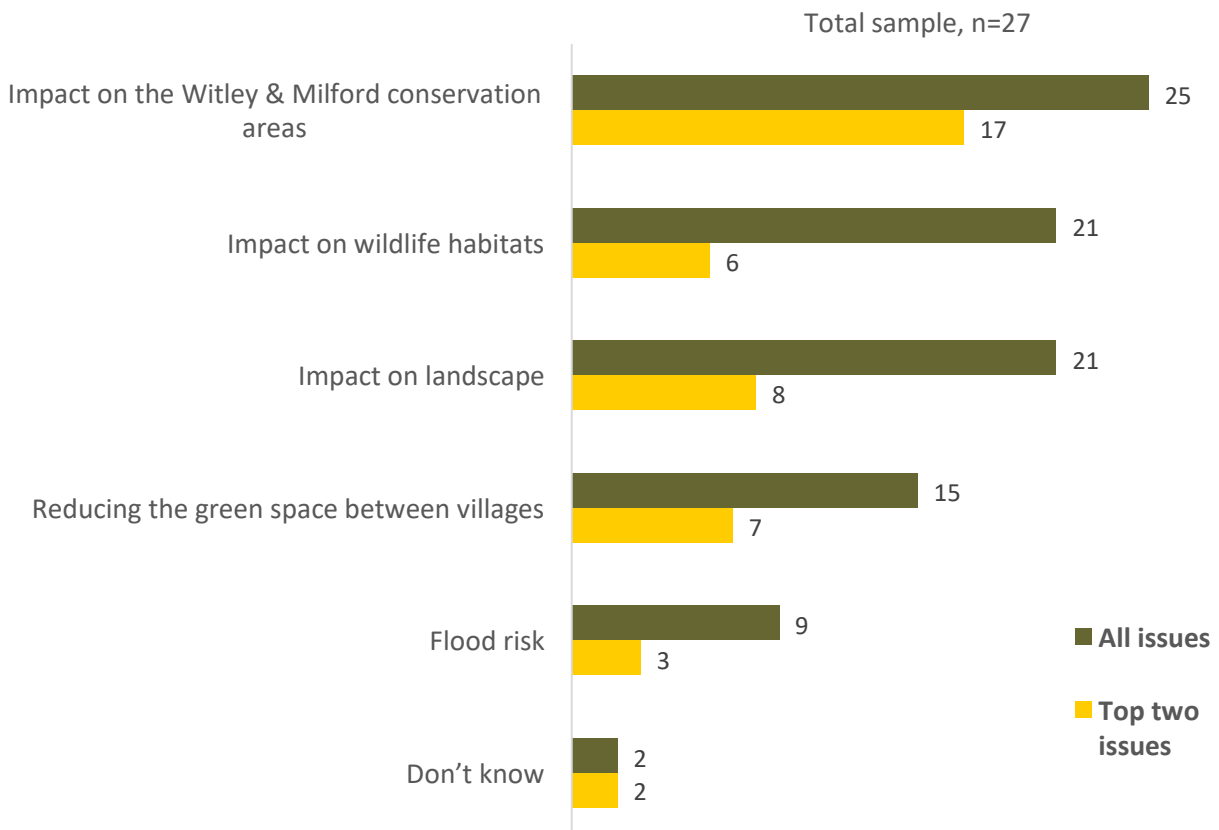
The charts below present the views of these residents. All numbers are simple counts: there are no percentages.



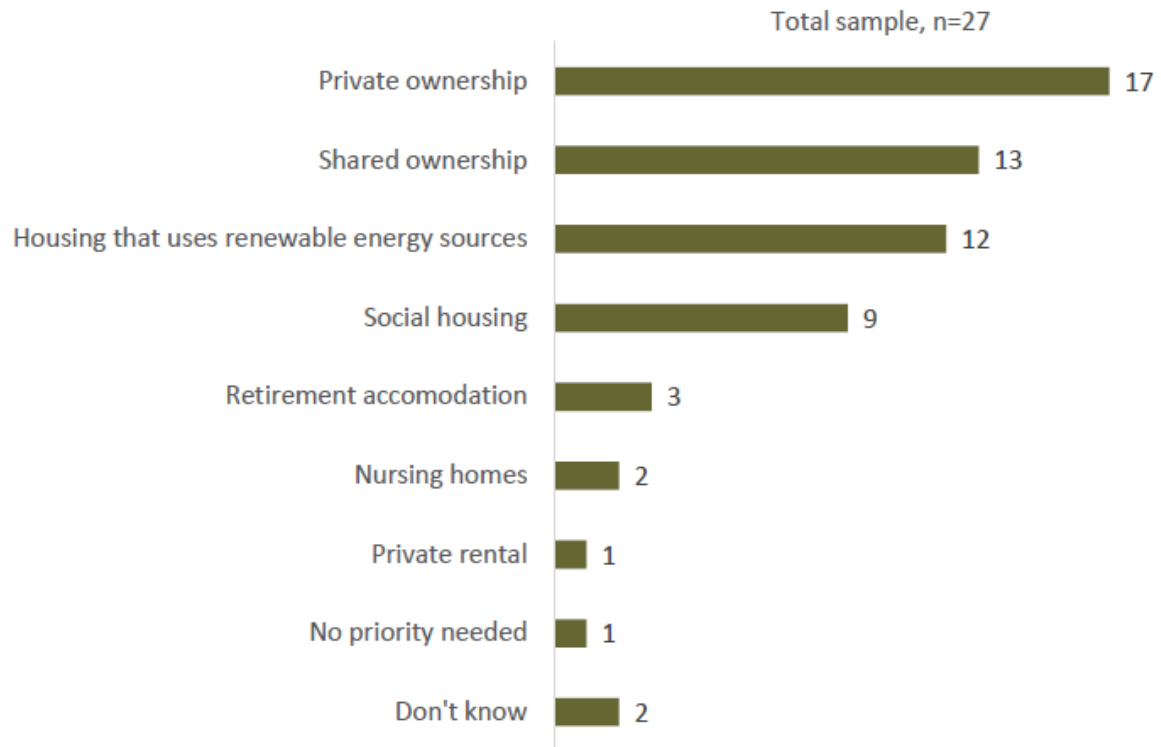
2. Where do you think Witley Parish's new homes should be built?)



3. In your opinion, which issues should be considered in selecting sites for new housing in Witley Parish? Which one or two of these issues is most important to you?

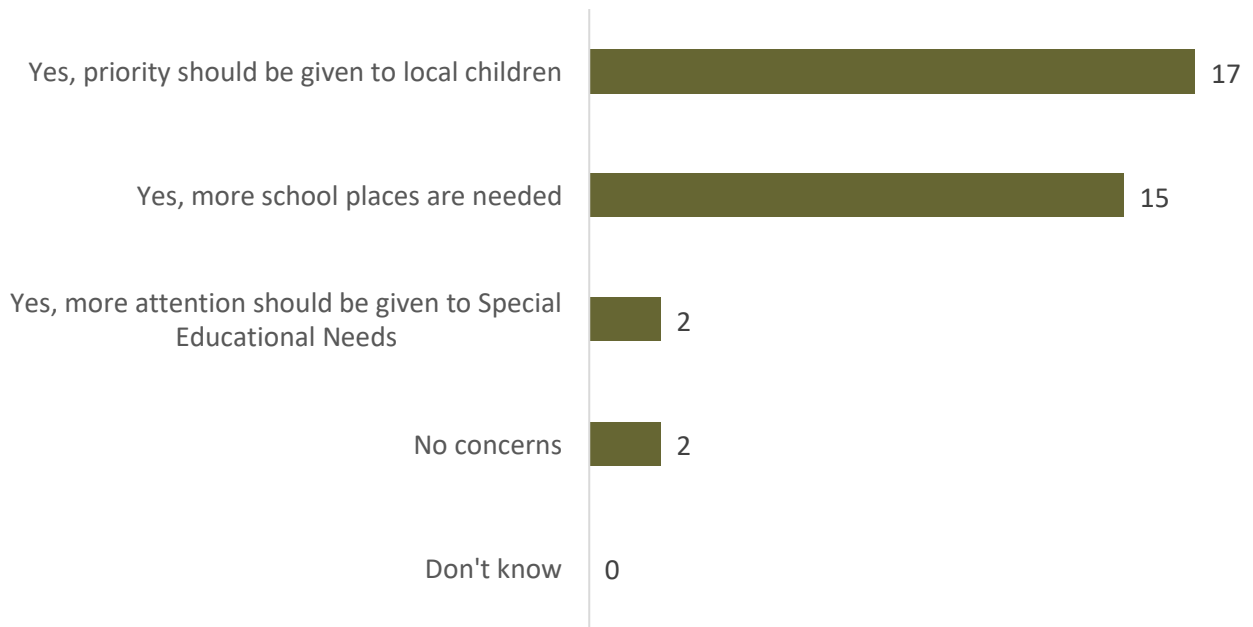


4. What types of housing should be the priority for any new development in Witley Parish?

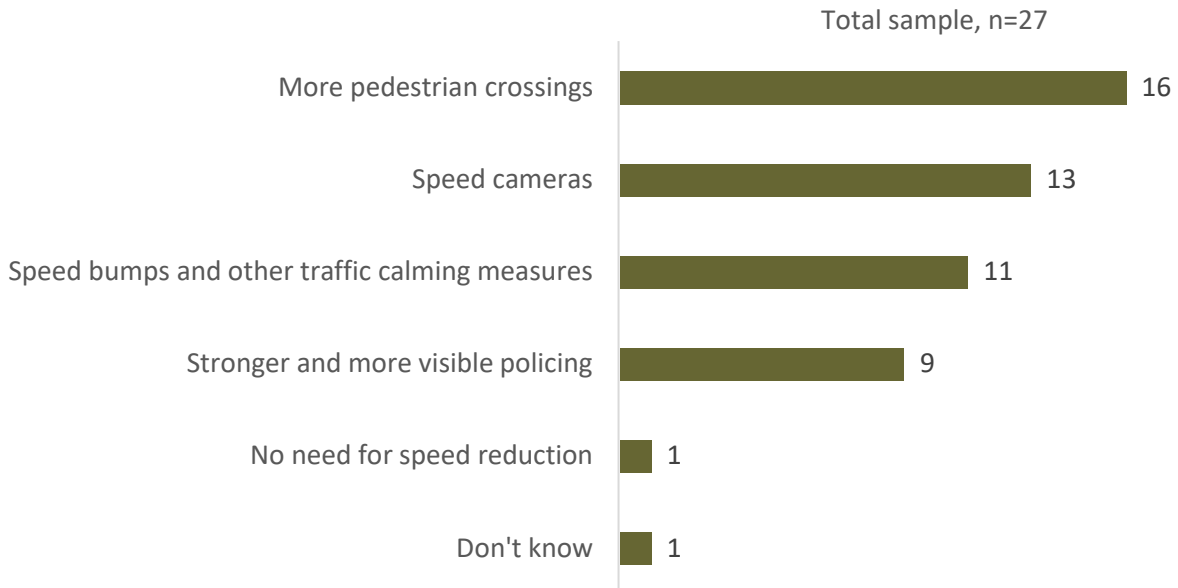


5. Do you have any current concerns or worries about the availability of places in Witley Parish's schools, now or in the future?

Total sample, n=27



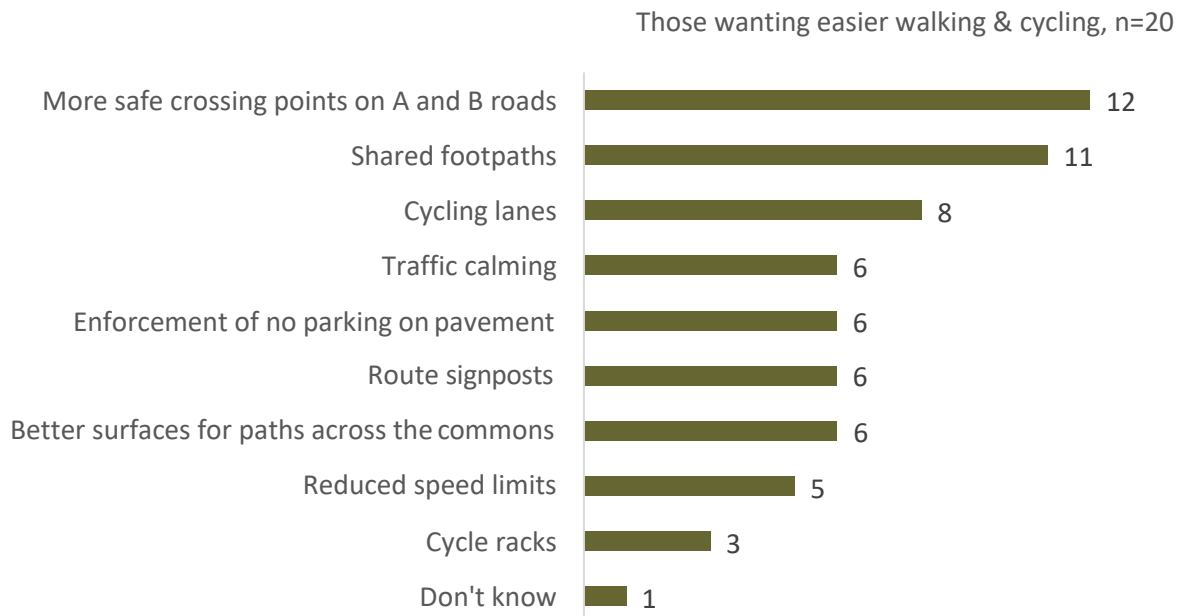
7. Which speed reduction measures would you like to see in Witley Parish?



18 of the 27 participants in this survey wanted to see improvements in the Parish's parking arrangements at its schools. Several other locations were cited as needing this treatment, including Milford station (9 citations), Witley station (8), Milford shops (6), Milford surgery (7) and Witley shops (7). And four respondents wanted fewer parking restrictions.

20 survey participants would like measures taken that would make it easier to walk and cycle in the Parish.

8. What measures should be taken to make it easier to walk or cycle in the Parish?



Appendix D – The Site Exhibitions in 2017

D1 The Site Exhibition Survey Questionnaire – 2017

Sites for new homes – a survey for the Witley Parish Neighbourhood Plan



Please return a hard copy by 31 July 2017 to either, Witley Parish Council Office, Milford Village Hall, Portsmouth Road, Milford, Surrey, GU8 5DS or to the drop box in the porch of All Saints Church, Church Lane, Witley, GU8 5PN

BACKGROUND INFORMATION

What is a Neighbourhood Plan?

As you may know, the Government has decided that more houses are needed and our local planning authority, Waverley Borough Council, must comply. At present Waverley Borough Council is proposing that approximately 380 new houses should be built in the parish of Witley by 2032.

The Government has also decided that local people can have a say if they draw up a Neighbourhood Plan which, once approved, must be taken into account by the Borough Council. It would then influence the types of housing that would be built, their locations in the Parish and the creation of infrastructure necessitated by the new homes for their residents. The Plan could also influence the use of funds received by the Parish Council from future development.

Sites for new homes

A total of 25 sites in the Parish have been proposed by developers, land owners and Waverley Borough Council as places where new homes could be built. The number of homes proposed on each site varies from single figures to 200. The number of homes for each site is based on information from the landowner or developer; some sites have no housing numbers as this information was not provided.

This questionnaire is an opportunity for you to tell both the Parish Council and Waverley Borough Council where you think new houses should and should not be built and to comment on other related topics.

Completion of this questionnaire will only take a short time. Please let us know what you think.

The Survey

This questionnaire combines tick questions with invitations to write in details of your opinions and ideas. For the latter, please give as much information as possible so that we can use your views to help develop the Neighbourhood Plan.

If you need more space to write in your comments please use the “Additional Comments” on the last page.

QUESTIONS 1-6 ARE ABOUT YOUR VIEWS ON THE SITES WHICH HAVE BEEN PROPOSED FOR NEW HOMES IN WITLEY PARISH.

A BRIEF BACKGROUND OF THE SITES IS GIVEN IN TABLES, AS BELOW, BUT YOU WILL ALSO NEED TO CONSULT THE MAPS AND INFORMATION PRESENTED AT THE EXHIBITIONS AND PROVIDED WITH THE QUESTIONNAIRE.

There are 3 large sites proposed for more than 100 new homes

	Secretts Farm Shop and Greenhouses	Milford Golf Club	Tigbourne Farm
Map Reference	WNP14	WNP5	WNP4
Location	Hurst Farm, Milford	Station Lane, Milford	New Road, Wormley
Current Land Use	Retail and Horticulture	Existing Golf course	Agricultural, Paddocks
No of hectares¹	15.4 ha	11 ha	13.8 ha
No. of homes proposed by the landowner/developer	200	180	153
Within current protected areas²	FZ1, GB, Within SPA, SCA buffer zone	FZ1,2,3. GB, Within SPA buffer zone	FZ1, GB, within SPA, SNC buffer zone
Current Road access	Chapel Lane, Milford	Station Lane, Milford	New Road, Wormley

¹ A hectare is 2.5 acres

² "Current protected areas" includes, Green Belt (GB), Special Protection Areas (SPA), Special Areas of Conservation (SAC), Special Nature Conservation (SNC), Site of Specialised Scientific Interest (SSSI), Area of Outstanding Natural Beauty (AONB), Conservation area (CA), Flood Zone areas (FZ1,2,3. 1=low risk. 3=high risk).

1	Three sites in Witley Parish have been proposed as places where more than a hundred new homes should be built. What do you think about the use of them for this purpose?			
		Secretts	Milford Golf Club	Tigbourne Farm
	<input type="checkbox"/> Good choice <input type="checkbox"/> Have some concerns <input type="checkbox"/> Bad choice <input type="checkbox"/> Don't know or have no opinion	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
IF YOU HAVE SOME CONCERNS OR THINK THE SITE IS A BAD IDEA GO TO Q2. IF NOT GO TO Q3				
2	What concerns do you have?			
		Secretts	Milford Golf Club	Tigbourne Farm
	Too close to other houses	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Loss of fields or green spaces	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Flood risk	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Access road or junction is already a problem	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Increased traffic on other roads	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Additional burden on local parking facilities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Pavement or footpath access is unsuitable	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Other concerns	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	PLEASE GIVE DETAILS OF OTHER CONCERNS - Secretts		
	PLEASE GIVE DETAILS OF OTHER CONCERNS - Milford Golf Club		
	PLEASE GIVE DETAILS OF OTHER CONCERNS - Tigbourne Farm		

There are 9 medium sites proposed for 30 to 99 new homes

Map reference	Location	Current Land Use	Hectares³	No. of Homes proposed	Within current Protected Areas⁴
WNP1	East of Petworth Road, Witley	Agricultural, Rough Grazing.	2.75 ha	83	FZ1, GB, within SPA buffer zone
WNP6	Mousehill Mead, Milford	Agricultural, Disused Orchard, Car storage	4.07 ha	32	GB, AONB, within SPA buffer zone
WNP8	Lower Mousehill Lane, Milford	Agricultural, Paddocks	1.7 ha	30	FZ1, GB, AONB, within SPA and SNC buffer zone
WNP9	Between Busden Lane and Rake Lane, Milford	Fields and Woodland	4.85ha	TBC ⁵	FZ 2&3, GB, Within SPA and SAC buffer zone
WNP 10	Old Elstead Rd, Milford	Agricultural, Paddock	2.4 ha	60	FZ1, GB, AONB, within SPA & SNC buffer zone
WNP11	West of Petworth Road, Witley	Agricultural, Woodland	9.29 ha	93	FZ1, GB, within SPA & SAC buffer zone
WNP12	Coneycroft, Milford	Agricultural	3.72 ha	80	GB, AONB, within SPA & SAC buffer zone
WNP17	South of Haslemere Road	Woodland, Agriculture	1.32 ha	TBC	FZ1, GB, within SPA buffer zone
WNP21	Land adjacent to Barrow Hills School, Witley	Agricultural	2.07 ha	55	FZ1, GB, within SPA buffer zone

³ A hectare is 2.5 acres

⁴ "Current protected areas" includes, Green Belt (GB), Special Protection Areas (SPA), Special Areas of Conservation (SAC), Special Nature Conservation (SNC), Site of Specialised Scientific Interest (SSSI), Area of Outstanding Natural Beauty (AONB), Conservation area (CA), Flood Zone areas (FZ1,2,3. 1=low risk. 3=high risk).

⁵ To Be Confirmed – detailed numbers not yet provided

3	There are nine sites in Witley Parish which have been proposed as places where 30 to 99 new homes could be built. What do you think about the use of them for this purpose?					
4	IF YOU HAVE AN OPINION ON ANY OF THESE SITES PLEASE WRITE IN YOUR REASONS					
	Q3. Don't know or No Opinion				Q4. Reasons why site is a good choice, bad choice or raises some concerns	
	Q3. Bad choice					
	Q3. Have some concerns					
	Q3. Good Choice					
	East of Petworth Road, Witley (WNP1)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Mousehill Mead, Milford (WNP6)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Lower Mousehill Lane, Milford (WNP8)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Between Busden Lane and Rake Lane, Milford (WNP9)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Old Elstead Rd, Milford (WNP10)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	West of Petworth Rd, Witley (WNP11)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Coneycroft, Milford (WNP12)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	South of Haslemere Road (WNP17)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Land adjacent to Barrow Hills School, Witley (WNP21)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

There are 13 smaller sites proposed for up to 29 new homes

Map reference	Location	Current Land Use	Hectares⁶	No. of Homes proposed	Within current Protected Areas⁷
WNP2	Mousehill House, Sandy Lane, Milford	Residential	0.52 ha	2	FZ1, GB, within SPA and SAC buffer zone
WNP3	Sweetwater Nursery, Culmer Lane, Wormley	Disused Retail Nursery and Woodland	1.6 ha	9	FZ1, GB, AONB, within SPA and SAC buffer zone
WNP7	Beaufield, Petworth Rd, Witley	Residential	1.6 ha	5	FZ1, GB, within SPA buffer zone, CA
WNP13	Highcroft, Petworth Road, Milford	Housing for the Elderly	0.9 ha	26	FZ1, GB, within SPA and SAC buffer zone.
WNP15	Willow House, Gasden Copse, Witley	Residential garden	0.8 ha	5	FZ1, GB, within SPA, SSSI, SAC buffer zone
WNP16	Haslemere Road, South of Hawthorne Copse	Woodland	0.7ha	TBC ⁸	FZ1, GB, AONB, within SPA,SSSI,SAC buffer zone
WNP18	Wheeler St. Nurseries, Witley	Retail Nursery, Residential	0.7 ha	15	GB, AONB, within SPA buffer zone
WNP19	West of Bridewell Close, Wormley	Residential garden, Woodland	0.44 ha	7	FZ1, GB, AONB, within SPA and SNC buffer zone
WNP20	East of Bridewell Close, Wormley	Residential garden	0.3 ha	10	FZ1, GB, AONB, within SPA & SNC buffer zone
WNP22	Petworth Road, Witley	Woodland	0.78 ha	7	FZ1, GB,AONB, within SPA & SAC buffer zone
WNP23	Behind 38-48 Church Road, Milford	Residential Gardens	0.37 ha	15	FZ 2&3, GB, within SPA & SAC buffer zone
WNP24	Gorse Hill, Petworth Rd, Wormley	Residential Dwelling & garden	0.4 ha	5	FZ1, GB, AONB, within SPA buffer zone
WNP25					

⁶ A hectare is 2.5 acres

⁷ “Current protected areas” includes, Green Belt (GB),Special Protection Areas (SPA), Special Areas of Conservation (SAC), Special Nature Conservation (SNC), Site of Specialised Scientific Interest (SSSI), Area of Outstanding Natural Beauty (AONB), Conservation area (CA), Flood Zone areas (FZ1,2,3. 1=low risk. 3=high risk).

⁸ To Be Confirmed – detailed numbers not yet provided

5	There are thirteen smaller sites in Witley Parish which have been proposed as places where up to 29 new homes could be built. What do you think about using them for this purpose?					
6	IF YOU HAVE AN OPINION ON ANY OF THESE SITES PLEASE WRITE IN YOUR REASONS					
	Q5. Don't know or No Opinion				Q6. Reasons why site is a good choice, bad choice or raises some concerns	
	Q5. Bad choice					
	Q5. Have some concerns					
	Q5. Good Choice					
	Mousehill House, Sandy Lane, Milford (WNP2)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Sweetwater Nursery, Culmer Lane, Wormley (WNP3)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Beaufield, Petworth Rd, Witley (WNP7)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Highcroft, Petworth Road, Milford (WNP13)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Willow House, Gasden Copse, Witley (WNP15)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Haslemere Road, South of Hawthorne Copse (WNP16)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Wheeler St. Nurseries, Witley (WNP18)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	West of Bridewell Close, Wormley(WNP19)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	East of Bridewell Close, Wormley (WNP20)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Petworth Road, Witley (WNP 22)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Behind 38-48 Church Rd. Milford (WNP23)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Gorse Hill, Petworth Rd. Wormley (WNP24)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 (WNP25)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

7	<p>What types of housing would be needed on these sites – large, medium or small - if they were to be developed? YOU CAN CHOOSE MORE THAN ONE OPTION</p>
	<ul style="list-style-type: none"> <input type="checkbox"/> Private ownership <input type="checkbox"/> Shared ownership (part owned, part rented) <input type="checkbox"/> Private rental <input type="checkbox"/> Social housing (housing association) <input type="checkbox"/> Retirement accommodation <input type="checkbox"/> Nursing homes <input type="checkbox"/> Other, PLEASE GIVE DETAILS <input type="checkbox"/> No priority needed <input type="checkbox"/> Don't know or have an opinion
8	<p>The Neighbourhood Plan is largely about the use of land and the creation of new housing but it can include other projects for the benefit of the community which could be taken up by the Parish Council and/or Waverley Borough Council.</p> <p>PLEASE GIVE DETAILS OF NEW OR IMPROVED FACILITIES THAT WOULD BENEFIT YOU, YOUR FAMILY OR THE PARISH IN GENERAL.</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p>
9a	<p>Do you think that the arrival of at least 380 new homes over the next 15 years will create a significant increase in road traffic and related safety problems in Witley Parish?</p>
	<ul style="list-style-type: none"> <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Don't know or have no opinion
<p>IF YES AT Q9 GO TO Q9b. IF NO OR DON'T KNOW/DON'T HAVE AN OPINION GO TO Q10</p>	
9b	<p>Which of these measures should be taken to maximise road safety and reduce traffic problems linked to the arrival of the new homes</p>
	<ul style="list-style-type: none"> <input type="checkbox"/> Speed cameras <input type="checkbox"/> Speed bumps and other traffic calming measures <input type="checkbox"/> More pedestrian crossings <input type="checkbox"/> Cycle paths <input type="checkbox"/> Cycle lanes <input type="checkbox"/> Wider pavements <input type="checkbox"/> New footpaths <input type="checkbox"/> Larger capacity carparks at Milford/Witley stations <input type="checkbox"/> Other measures – PLEASE GIVE DETAILS.

9c	Which of these local road segments will be most in need of some of these safety measures?
	<input type="checkbox"/> Portsmouth Road (A3100) from Squires to Church Road <input type="checkbox"/> Portsmouth Road (A3100) from Church Road to traffic lights near Badgers Cross <input type="checkbox"/> A3 slip road to A283 – Cherry Tree Road <input type="checkbox"/> A283 to roundabout - Cherry Tree Road <input type="checkbox"/> A286 Haslemere Road from Cherry Tree Road to Mousehill Lane <input type="checkbox"/> A286 Haslemere Road from Mousehill Lane to Roke Lane <input type="checkbox"/> A 286 Haslemere Road from Roke Lane to Brook <input type="checkbox"/> Church Road, Milford (A283) <input type="checkbox"/> Station Lane, Milford <input type="checkbox"/> A283 Petworth Road from Cherry Tree Road roundabout to Wheeler Lane, Witley <input type="checkbox"/> A283 Petworth Road from Wheeler Lane to Church Lane and White Hart, Witley <input type="checkbox"/> A 283 Petworth Road from White Hart, Witley to New Road, Wormley <input type="checkbox"/> New Road, Wormley Other road segments – PLEASE GIVE DETAILS.
10	We would like to get some information about the people who have taken part in this survey, so there are a few questions about you. What is your involvement in Witley Parish?
	<input type="checkbox"/> Resident only <input type="checkbox"/> Resident who also works in Witley Parish <input type="checkbox"/> Live elsewhere but works in Witley Parish <input type="checkbox"/> Other PLEASE SPECIFY
11a	Where do you live in Witley Parish?
	<input type="checkbox"/> Brook <input type="checkbox"/> Enton <input type="checkbox"/> Milford <input type="checkbox"/> Sandhills <input type="checkbox"/> Witley <input type="checkbox"/> Wormley
11b	What is your postcode PLEASE WRITE IN
12	What is your gender?
	<input type="checkbox"/> Male <input type="checkbox"/> Female <input type="checkbox"/> Rather not say <input type="checkbox"/> Other PLEASE SPECIFY IF YOU WISH

13	How old are you?	
	<input type="checkbox"/> Under 18 <input type="checkbox"/> 19-25 <input type="checkbox"/> 26-40 <input type="checkbox"/> 41-60 <input type="checkbox"/> 61-75 <input type="checkbox"/> Over 75	
14.	a. How many people aged 18 or more live in your household?	b. How many children under the age of 18 live in your household?
	<input type="checkbox"/> 1 <input type="checkbox"/> 2 <input type="checkbox"/> 3+	<input type="checkbox"/> None <input type="checkbox"/> 1 <input type="checkbox"/> 2 <input type="checkbox"/> 3+

PLEASE USE THIS SPACE FOR ANY ADDITIONAL COMMENTS

Thank you for taking the time to complete this survey. Under the Data Protection Act 1998, the information you have provided will be stored electronically and will be used only for the purposes of research into the Witley Parish Neighbourhood Plan. Once available, an anonymised summary version of the results will be published on our website at www.witleyneighbourhoodplan.co.uk

Appendix D – The Site Exhibitions in 2017

D2 The Site Exhibition Survey Report



Witley Neighbourhood Plan Findings from the Exhibition of Sites Survey

30th September 2017

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1. Project Scope

After the Call for Sites issued in April 2017 by the Witley Parish Neighbour Plan team, the information used to evaluate the 25 proposals for new housing was displayed in two exhibitions, promoted as a drop-in opportunity for residents, local businesses and other stakeholders to view the results of our work. These events were held at Milford Village Hall on 8th July and at the Chichester Hall in Witley on 12th July. Members of the Neighbourhood Plan team were available to answer queries and to note suggestions and comments; and each visitor was given a questionnaire with maps showing the site locations. The questionnaire, maps and site information were also available for download on the Parish website. Participants in the survey were asked to rate each site as a good or bad choice for new housing, and to comment on or express concerns about the proposals for new housing.

462 questionnaires have been analysed. This report provides a summary of the overall findings and uses a reference for each site (e.g. WNP1) that links the relevant section of the questionnaire with the tables and charts in the sections that follow. Data is presented for 24 sites because WPN2 - Mousehill House, Sandy Lane, Milford – was withdrawn from consideration by the owner shortly after the exhibitions.

The appendix to this report compares the composition of the survey sample with data from the 2011 Census and concludes that it is over-weighted towards residents of Wormley rather than the other settlements and to older people. However, re-weighting of the data file to correct these biases has, with two or three exceptions that are noted in the commentary, a very small effect on the results. This means that the survey findings, based on a sample of people who chose to attend the exhibitions or download the questionnaire, can be regarded as a fair representation of interested and informed local opinion about the choice of housing sites and their likely impact on the Parish.

There are two supplements to this report.

- *Site Profiles* summarises the survey data for each site, in terms of respondent ratings (*Good choice, have some concerns, etc.*) and levels of concern on a number of issues (*traffic, impact on the Green Belt, etc.*).
- The survey questionnaire.

These documents and details of the 24 sites can be downloaded from <http://www.witleyneighbourhoodplan.co.uk/>

N.B. Rounding of percentages in tables and charts means that totals may not add to 100% exactly.

2. Headlines

Fifteen of the 24 candidate sites for new housing have positive rather than negative endorsements, as shown in Figure 1 which lists them in decreasing size of the *Good to Bad Choice* ratio. Disregarding two sites for which no estimate of the number of housing units has yet been given, the thirteen most popular sites will deliver a total of 534 housing units, which is only just above the current allocation by Waverley Borough Council (480). If some or all of these sites are ruled out by other considerations, perhaps related to road traffic or environmental reasons, there would be a shortfall that would have to be met by using sites which attract more negative than positive comment from residents.

Figure 1: The most popular sites

Good choice: bad choice ratio			No. of homes proposed
4.2: 1	WNP12	Coneycroft, Milford ¹	80
3.0: 1	WNP15	Willow House, Gasden Copse, Witley	5
2.4: 1	WNP10	Old Elstead Road, Milford	60
2.4: 1	WNP7	Beaufield, Petworth Road, Witley ²	5
2.1: 1	WNP6	Moushill Mead, Milford	32
1.9: 1	WNP18	Wheeler Street Nurseries	15
1.9: 1	WNP13	Highcroft, Milford ³	26
1.8: 1	WNP8	Lower Moushill Lane	30
1.8: 1	WN16	Haslemere Road, South of Hawthorne Copse	TBC
1.5: 1	WNP14	Secretts, Milford	200
1.5: 1	WNP21	Land adjacent to Barrow Hills School	55
1.5: 1	WNP20	East of Bridewell Close, Wormley	10
1.5: 1	WNP17	South of Haslemere Road, Witley	TBC
1.4: 1	WNP19	West of Bridewell Close, Wormley	7
1.3: 1	WNP3	Sweetwater Nursery, Culmer Lane, Wormley	9

Secretts is the only one of three major sites – with potential for more than 100 new homes – to appear in Figure 1's list of most popular sites. Milford Golf Club (180 units) was considered a good choice by 22% and as bad choice by 36% of the total sample. Similarly, Tigbourne Farm in Wormley achieved Good and Bad choice ratings by 16% and 40% respectively.

Across all 24 sites the key concerns about the impact of 380⁴ new homes in the Parish are road traffic and safety, vehicular congestion, parking and the impact on the countryside: loss of woodland and Green Belt land.

¹ Re-weighting, as discussed in the Appendix, would change this ratio to 3.3: 1

² Re-weighting would change this ratio to 2.2: 1

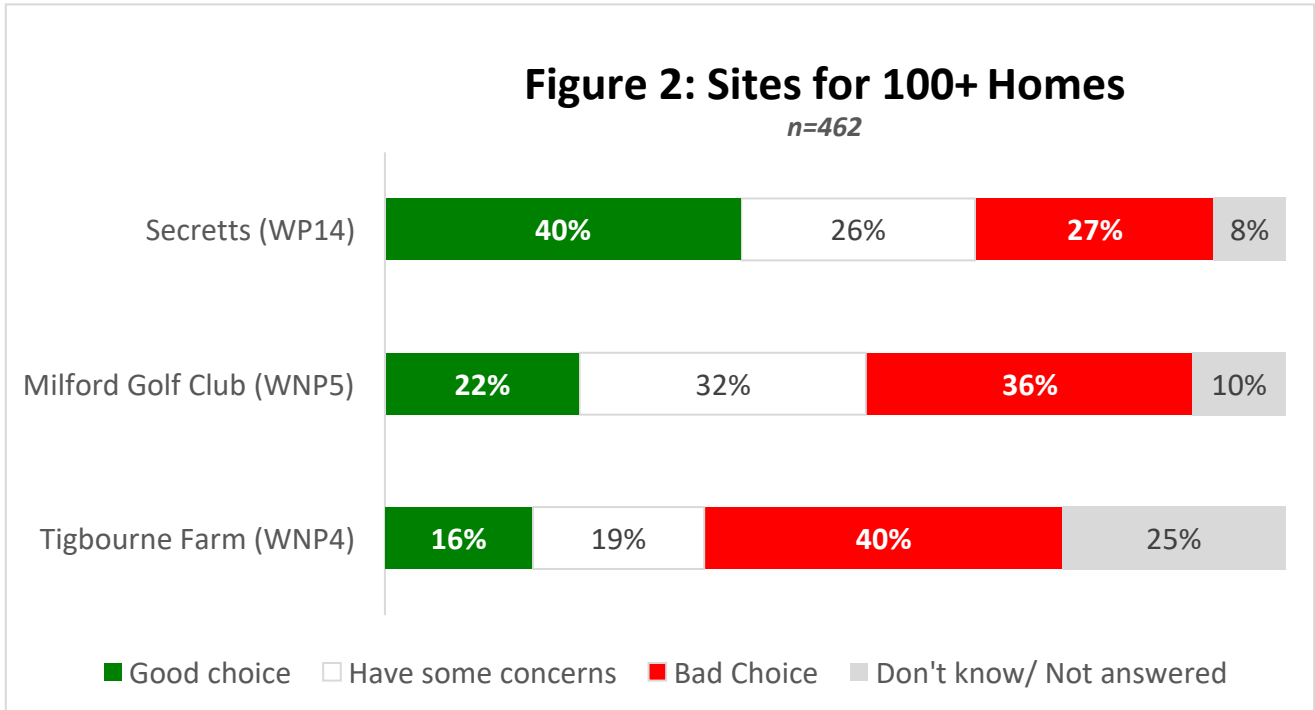
³ Re-weighting would change this ratio to 1.6: 1

⁴ This number was quoted in the survey which took place in July 2017.

Site specific concerns include flood risk (WNP4-Tigbourne Farm, WNP5-Milford Golf Club, WNP9-Between Busden Lane and Rake Lane, WNP14–Secretts and WNP23 – Behind 38-48 Church Road, Milford).

Enlarged car parks at the two railway stations, more pedestrian crossings and wider pavements are most often suggested as measures that will mitigate the traffic problems thought to follow the expected increase in housing stock.

3. Opinions about sites on which new homes might be built



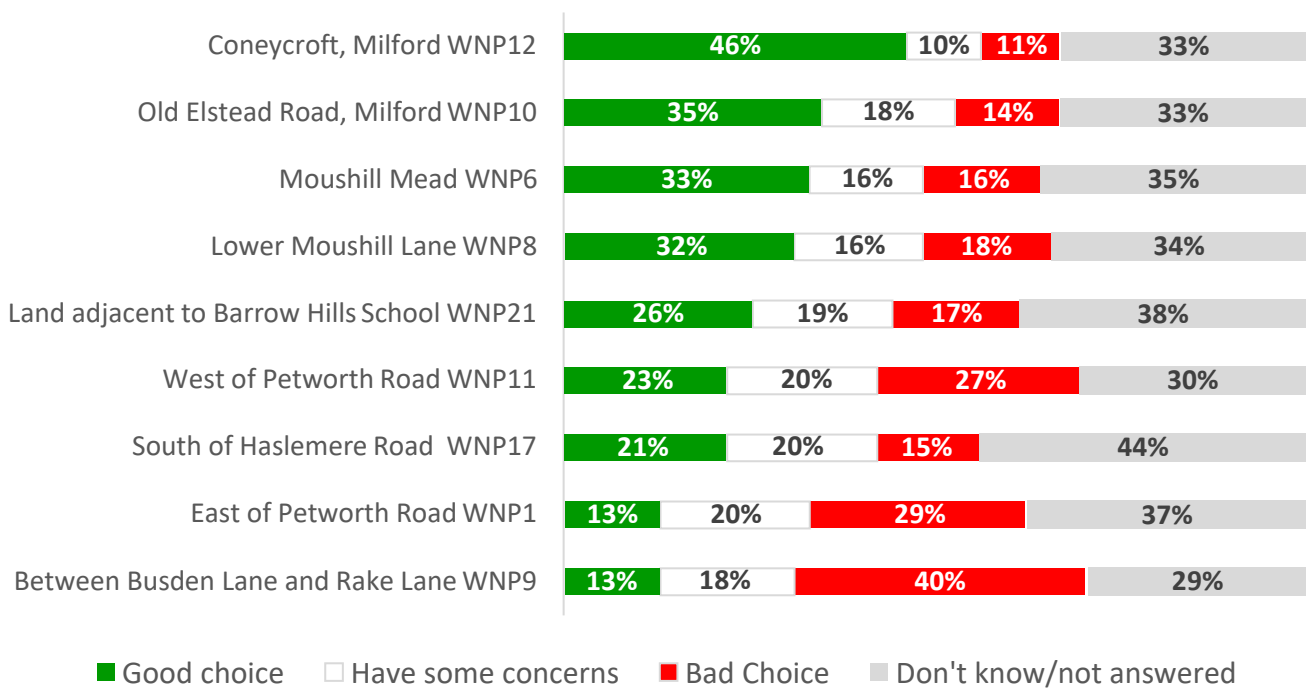
Secretts is clearly the most popular of the three large sites. The relatively weak showing of Tigbourne Farm owes much to the people of Wormley: 91 of their 104 responses were “bad choice” and only one was “good choice”. Correcting for their over-representation changes the Tigbourne Farm results to *Good choice* – 19%, *Have some concerns* – 22% and *Bad choice* – 31%

Similar but weaker biases are seen in the results from Milford where the Good Choice percentages for Secretts and Milford Golf Club are 26% and 13% respectively⁵.

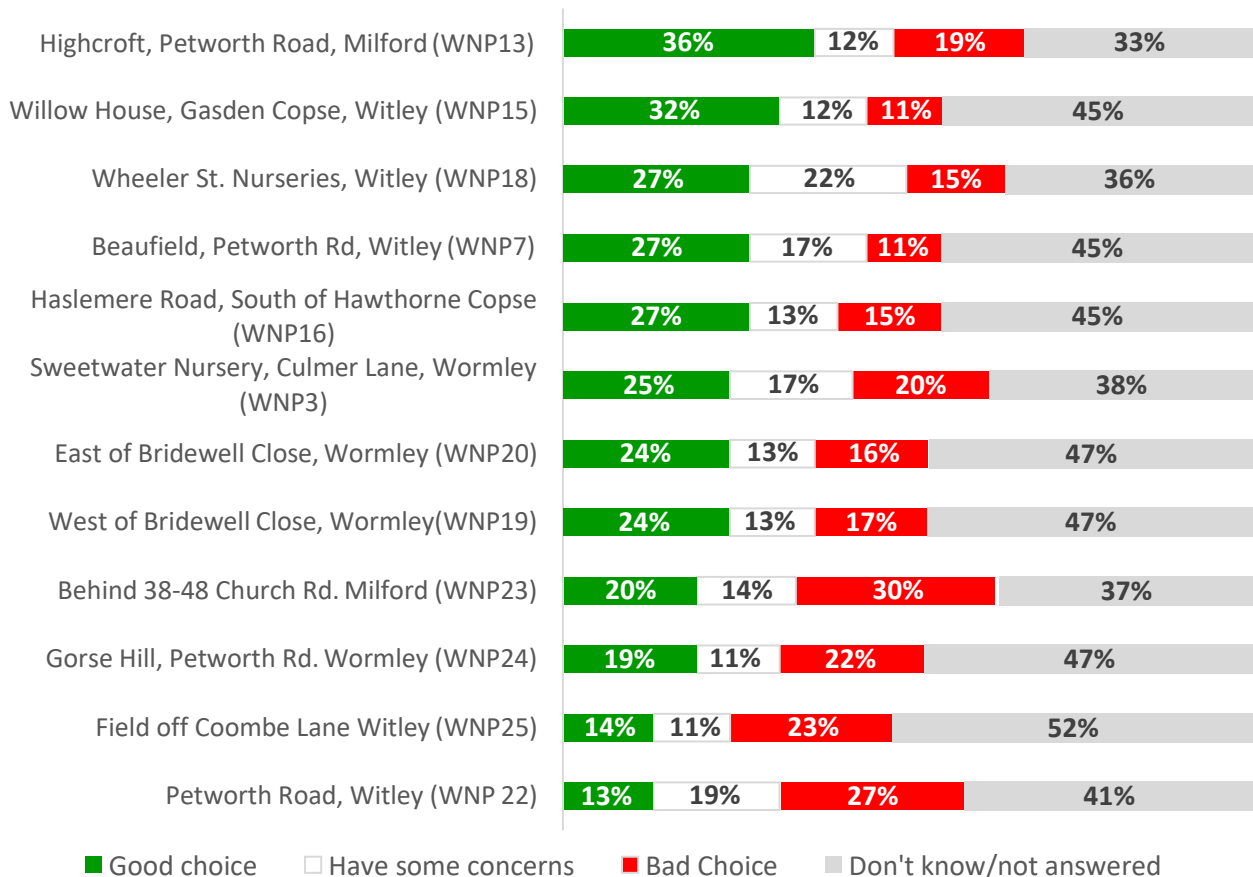
In the 30-99 new homes category, the levels of non-response or lack of an opinion are highest for WNP17 but the other sites are only rated by about two thirds of survey respondents. Good choice ratings are 25% of the total sample or more for five sites, as shown in Figure 3

The twelve smallest sites – shown in Figure 4 - have, as might be expected, attracted a generally lower level of interest and comment than the larger options but there are four sites that have been evaluated by more than 60% of survey participants. Three sites have a ratio of positive to negative comment that is approximately two to one or better: WNP13, WNP15, and WNP7.

⁵ Details of the results for each site are in the *Site Profiles report*.

Figure 3: Sites for 30-99 Homes n=462

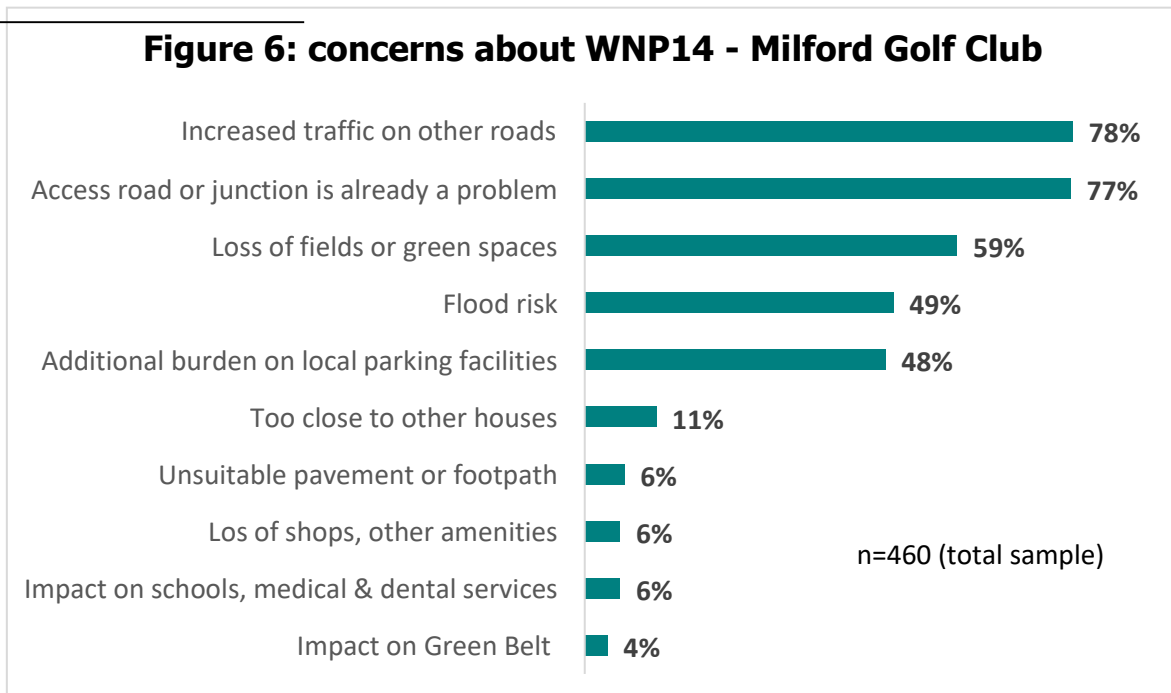
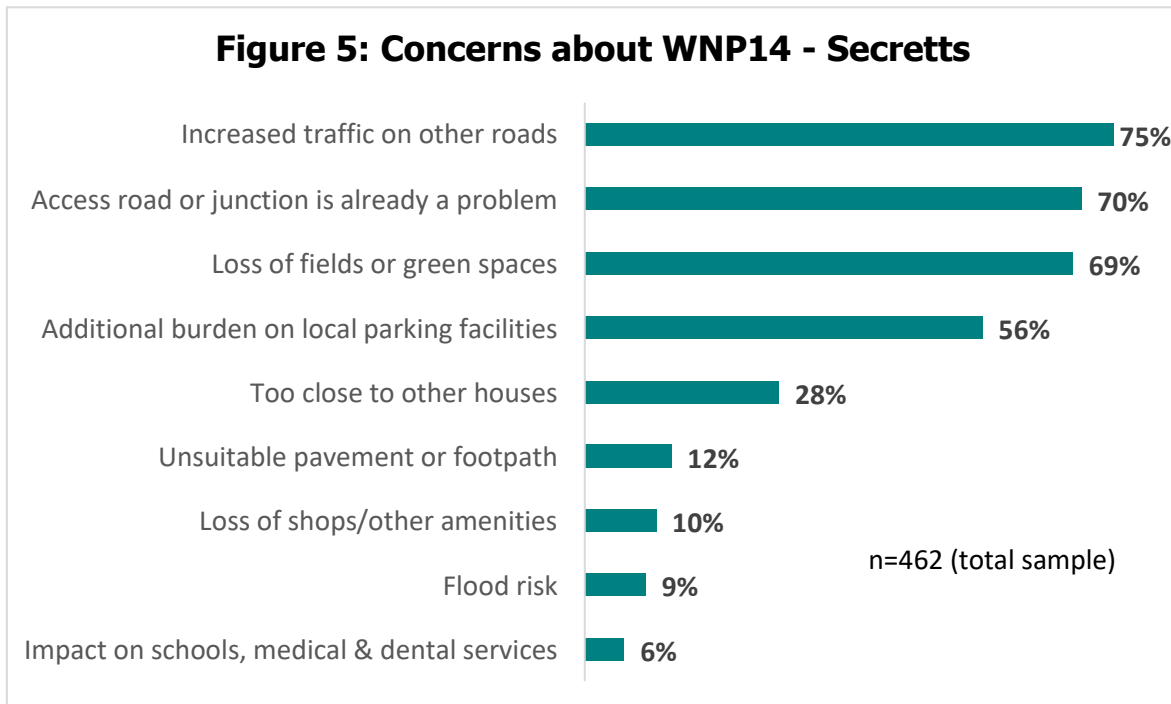
N.B. Re-weighting, as discussed in the Appendix, would change the Bad Choice ratings for WNP13, Highcroft and WNP23, Behind 38-48 Church Road, Milford to 23% and 34% respectively.

Figure 4: sites for for fewer than 30 homes n=462

4. Concerns about the sites

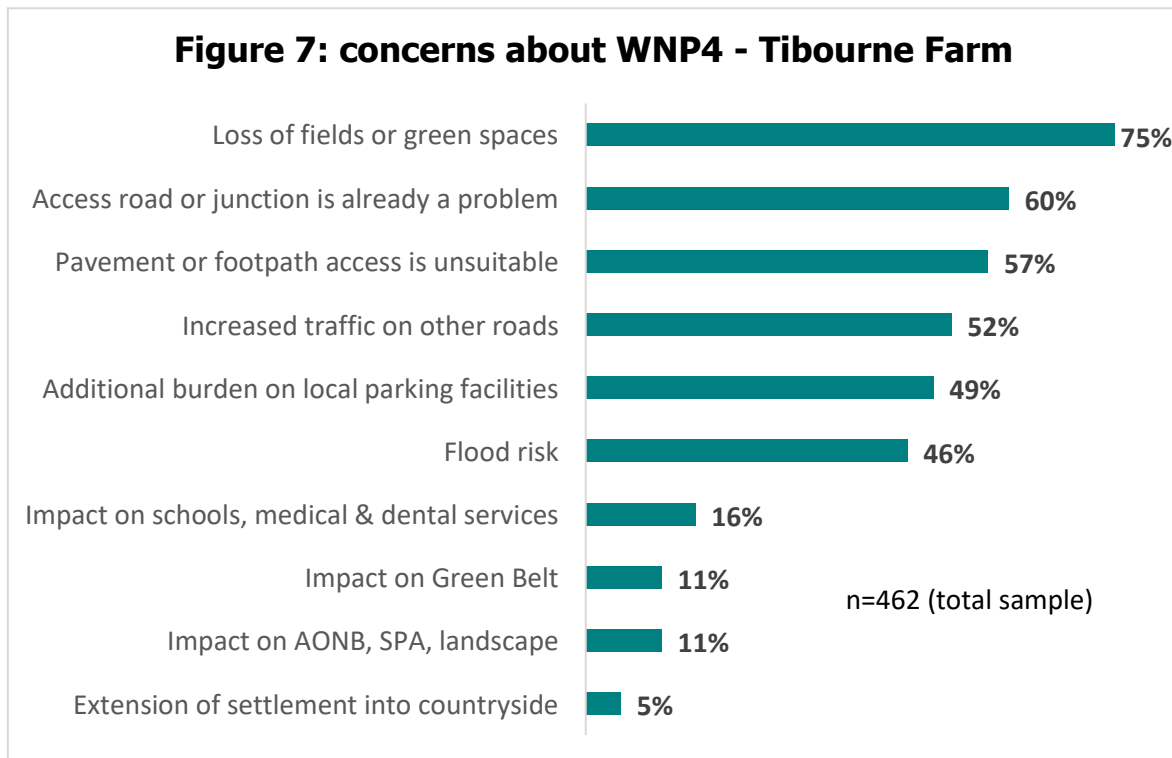
4.1 The three largest sites

The three sites share a broadly similar set of concerns, with impact on the countryside, increased traffic and inadequate road access being the major issues; but Milford Golf Club and Tigbourne Farm are strongly associated with flood risk, whilst parking is an important concern for Secretts and the Golf Club.⁶



⁶ Although 9% of the total sample cited flood risk as a concern for the Secretts site, it is in FZ1 which is equivalent to zero risk. There is no official data to support this concern about the site.

Unsuitable pavements and footpaths are more of a problem for Tigbourne Farm than at the other major sites, as shown at Figure 6.



4.2 The twenty-one smaller sites

Many concerns were expressed about the smaller sites; and are summarised in Figure 8 which presents issues raised for particular locations by more than 5% of respondents.

Congested access roads and junctions are often a nuisance for people trying to get on or off the A283 or A286. New houses that will increase traffic at these locations will add to the problems. Figure 8 lists 6 sites with mentions of the issue by 5% or more of the total sample, including 17% at WNP9 (Between Busden Lane and Rake Lane) and 10% at WNP1 (East of Petworth Road)

Increased traffic and congestion on other roads, including the A283, A286, Portsmouth Road (A3100), Church Road, Milford (part of the A286) and Station Lane, Milford were cited as a concern for ten sites by 5% or more of the survey participants. At WNP1 (East of Petworth Road), WNP9 (Between Busden Lane and Rake Lane) and WNP11 (West of Petworth Road) the levels of concern were 11%, 9% and 15% respectively.

Worries about the impact of new housing on green spaces, woodland and the landscape are frequent and are often expressed in these terms; but they also are linked to remarks about the need to preserve Sites of Special Scientific Interest (SSI) and Special Areas of Conservation (SPA). These issues are represented by levels of concern above 5% for seven of the sites in Figure 8. There are also more than a dozen other site references to damage to the Greenbelt and risks to wildlife, each cited by three or four percent of the sample.

Flood risk is shown as a concern in Figure 8 for WNP9 and WNP23 – Behind 38-48 Church Road, Milford, where the levels of concern are 9% and 12% respectively.

Figure 8: Proposed sites about which 5% or more of total sample have at least one concern n=462

WNP1	East of Petworth Road	Increased traffic on other roads	11%
		Access road or junction is already a problem	10%
		Too many houses or location is already congested	5%
WNP3	Sweetwater Nursery, Culmer Lane, Wormley	Impact on AONB, SPA, landscape	5%
WNP6	Moushill Mead, Milford	Impact on AONB, SPA, landscape	5%
		Increased traffic on other roads	5%
WNP8	Lower Mousehill Lane	Access road or junction is already a problem	6%
		Impact on AONB, SPA, landscape	5%
WNP9	Between Busden Lane and Rake Lane	Access road or junction is already a problem	17%
		Increased traffic on other roads	9%
		Flood risk	9%
		Loss of green space/woodland	6%
WNP10	Old Elstead Road, Milford	Increased traffic on other roads	5%
WNP11	West of Petworth Road	Increased traffic on other roads	15%
		Loss of buffer zone/separate villages	7%
WNP12	Coneycroft, Milford	Increased traffic on other roads	5%
WNP13	Highcroft, Petworth Road, Milford	Increased traffic on other roads	5%
WNP15	Willow House, Gasden Copse, Witley	Impact on AONB, SPA, landscape	7%
WNP17	South of Haslemere Road, Witley	Loss of green space/woodland	5%
		Access road or junction is already a problem	5%
		Increased traffic on other roads	5%
WNP18	Wheeler St. Nurseries, Witley	Access road or junction is already a problem	8%
WNP19	West of Bridewell Close, Wormley	Impact on AONB, SPA, landscape	5%
WNP21	Land adjacent to Barrow Hills School, Witley	Access road or junction is already a problem	7%
		Increased traffic on other roads	7%
WNP22	Petworth Road, Witley	Loss of green space/woodland	6%
		Impact on AONB, SPA, landscape	5%
WNP23	Behind 38-48 Church Road Milford	Flood Risk	12%
		Increased traffic on other roads	5%
WNP25	Field off Coombe Lane, Witley	Impact on AONB, SPA, landscape	5%

5. Reasons for endorsing sites as a good choice

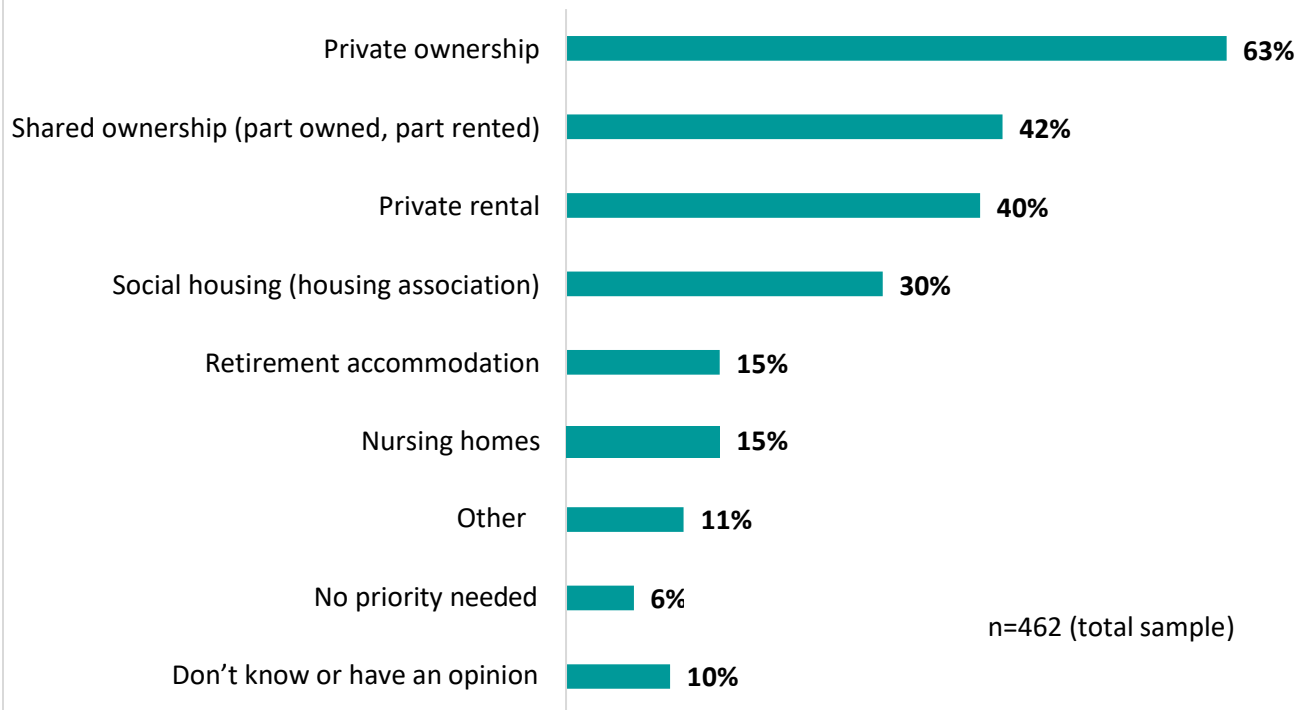
There are some positive comments about the sites but their numbers are relatively small compared to the criticisms and concerns raised by development proposals. The key issue was easy access to the network of A roads, a benefit for residents of the relevant sites and for the Parish as a whole. Nine percent of the total sample saw good road access as a strength for WNP12 – Coneycroft and three other sites in Milford were endorsed in this way by four or five percent: WNP6 – Moushill Mead, WNP8 – Lower Moushill Lane and WNP10 – Old Elstead Road, Milford.

No other single issue was raised for commendation about a particular site by more than 4% of respondents but the most frequent other positive remarks were about the use of a brownfield site, the limited impact of small developments, and the use of sites in or close to existing settlements.

6. Perceptions of housing need in the Parish

Most respondents see a need for more than one kind of housing, with private or shared ownership or rental being more popular than social housing.

Figure 9: What types of housing would be needed on these sites?

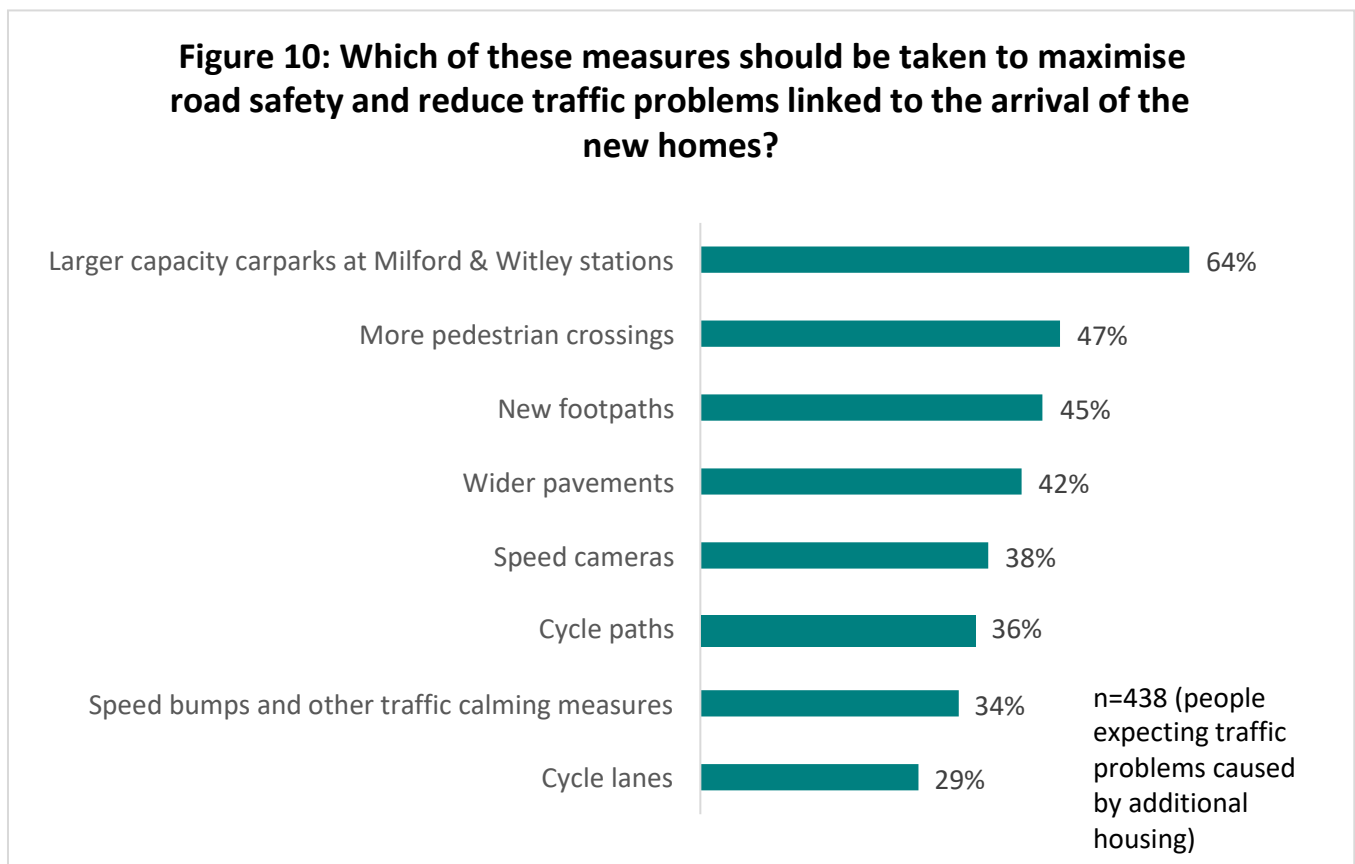


53 of the 462 survey participants offered other suggestions as an answer to Figure 9's question and 12 of them (3% of the total sample) said that affordable housing should be provided. Other suggestions

were mainly about the need for a variety of house sizes and/or provision of “starter” flats or houses for young couple or families.

7. Roads

95% of respondents thought that the arrival of at least 380 new homes over the next 15 years will create a significant increase in road traffic and related safety issues in the Parish. The most popular measures that might mitigate these problems are enlarged car parks at the two railway stations (64%) but second, third and fourth place is taken by measures to improve the safety of pedestrians rather reducing the speed of motor vehicles. Speed cameras (36%) are the fourth most popular option in Figure 10, with bumps and other traffic calming measures cited by a third of survey participants.



Explanations of the necessity for these and other measures included the amount of overflow and potentially hazardous parking on verges at Milford station, the narrowness of Rake Lane, a need for 20 m.p.h. limit on roads near schools, the foolishness of 40 m.p.h. limits where pavements are narrow or non-existent (e.g. in Wormley), inadequate bus services and poor standards of road maintenance. Some residents also argued that the Parish is already overloaded with traffic and that no new houses should be built in it.

Most of the parish’s population live close to the A283 and its tributaries so it is not surprising that the survey’s participants were most likely to see Church Road, Milford and the Petworth Road in Witley as being more in need of road safety measures than the A286. However, New Road, Wormley and the

segments of the A3100 that run from Squires past Milford Village Hall to the traffic lights near Badgers Cross were also nominated for attention by a quarter or more of the survey sample.

Figure 11: which of these local road segments will be most in need of some of these safety measures?	
n=438 (people expecting traffic problems caused by additional housing)	
A283 Church Road, Milford	47%
A283 Petworth Road from Wheeler Lane to Church Lane and White Hart, Witley	39%
A283 Petworth Road from Cherry Tree Road roundabout to Wheeler Lane, Witley	33%
A3100 Portsmouth Road from Squires to Church Road	31%
Station Lane, Milford	31%
A3100 Portsmouth Road from Church Road to traffic lights near Badgers Cross	26%
New Road, Wormley	25%
A283 Petworth Road from White Hart, Witley to New Road, Wormley	23%
A286 Haslemere Road from Moushill Lane to Roke Lane	18%
A286 Haslemere Road from Cherry Tree Road to Moushill Lane	18%
A283 to roundabout - Cherry Tree Road	18%
A3 slip road to A283 – Cherry Tree Road	17%
A 286 Haslemere Road from Roke Lane to Brook	17%

8. Other projects

The questionnaire asked respondents to give details of new or improved facilities that would benefit them, their families or the Parish in general. It was explained that these projects should not be about housing sites.

There were a number of suggestions made which repeated the options, described in Figure 10 for improved traffic management, roads and footpaths.

There are four areas for improvement that are each proposed by more than 2% of the total sample and are not about traffic, parking or roads.

- Improved or expanded schools – 8%,
- Expanded or improved GP, dentist or pharmacy facilities – 6%
- Upgrades for the village halls – 3%
- Improved play areas for children – 3%

The comments about schools and medical or dental services are about coping with rising demand following the arrival of new homes and residents in the Parish rather than specific proposals for new facilities.

9. Appendix: Who completed the questionnaires? A demographic profile.

This survey sample comprises people who became aware of the posters, hoardings and website material and then attended two exhibitions or downloaded the questionnaire. It was not designed to be a representative sample of individuals or households in the Parish, so its evidential value depends on an understanding of the extent of any unintended bias in the profile of respondents.

The 2011 Census has three sets of statistics that can be compared with the findings from this survey.

A.1 Populations

428 survey participants (93% for the total) told us where they lived in the Parish.

Figure 12: sample composition by settlement			
	Survey data:	Census 2011 – Surrey County Council estimates	
<i>Parish residents</i>	N=28	8,130	100%
Milford	43%	3,862	48%
Witley	26%	2,694	33%
Wormley	24%	830	10%
Enton	5%	744	9%
Brook	1%		
Sandhills	1%		

Wormley is over-represented in this survey, possibly because there was a lot of local concern about the Tigbourne Farm site, whilst Witley and Milford are under-represented. The impact of this bias on the *Good choice/Bad choice* ratios has been investigated by reweighting the sample so that Milford, Witley, Wormley and the other settlements (combined) are in the proportions established in the most recent Census. The differences between the weighted and unweighted data are small and are shown in Figure 13 which varies font colours and densities in order to highlight the key findings.

There are nine sites where there are changes of 3% or more in the *Don't know* or Not answered category and nine instances where the percentages rating a site as *Good choice*, *Have some concerns* or *Bad choice* have changed by 4% or more.

The changes in levels of *Don't know* or *Not answered* are immaterial but the weighting by settlement increases the importance of questionnaires from Milford and Witley at the expense of those from Wormley.

- The weighted results for WNP4 Tigbourne Farm are *Good choice* – 19%, *Bad Choice* – 31%, with a ratio between these numbers of 0.5: 1. The unweighted ratio is 0.4: 1.
- The Bad choice percentages for WNP13, Highcroft in Milford is increased from 19% to 23%. This means that its *Good choice/Bad choice* ratio decreases to 1.6: 1 from 1.9: 1.
- WNP23, Behind 38-48 Church Road, Milford also has an increase of 4% in the *Bad choice* category, taking its ratio from 0.7: 1 to 0.8: 1.

Although these differences are noted in the relevant sections of this report they are not large enough to justify the expense of reweighting the whole data file and relying completely on weighted data.

Figure 13: the impact of re-weighting the total sample to the 2011 Census distribution of population by settlement

	Good choice	Have some concerns	Bad choice	DK/NA
WNP4 – Tigbourne Farm				
Unweighted	16%	19%	39%	25%
Change post weighting	3%	3%	-8%	-2%
WNP7- Beaufield				
Unweighted	27%	17%	11%	45%
Change post weighting	3%	1%	-	-4%
WNP9 – Between Busden Lane & Rake Lane				
Unweighted	13%	18%	40%	29%
Change post weighting	2%	-	3%	-5%
WNP-11 – West of Petworth Road				
Unweighted	23%	20%	27%	30%
Change post weighting	3%	-1%	3%	-5%
WNP12 - Coneycroft				
Unweighted	46%	10%	11%	33%
Change post weighting	3%	1%	2%	-5%
WNP13 – Highcroft				
Unweighted	36%	12%	19%	33%
Change post weighting	-	1%	4%	-4%
WNP19 – West of Bridewell Close				
Unweighted	24%	13%	17%	47%
Change post weighting	3%	-	-2%	2%
WNP20 – East of Bridewell Close				
Unweighted	24%	13%	16%	47%
Change post weighting	3%	-	-1%	-2%
WNP23 – Behind 38-48 Church Road				
Unweighted	20%	14%	30%	37%
Change post weighting	-2%	-2%	4%	-4%

A.2 Gender

48% of the sample are male, 46% are female and 6% didn't answer the question or chose "Rather not say". In comparison, the 2011 Census has a 48:52 split between males and females.

A.3 Age

Only 2% of survey respondents are under the age of 18. Comparisons with Census data on the age of adults is hindered by different definitions but we have under-represented working age people.

- 18-25 years: 5% for this survey, 7% of the adult population in the Parish
- 25-60 years: 53% for this survey compared to 67%, the Census figure for 25-64 years in the Parish
- 40% of the sample is 61 or over but the Census has 23% for people who are 65 or more.

Re-weighting the data to correct the age profile of the sample has no material effect on the findings.

Appendix E – The Preliminary Consultation in 2018

E1 The Consultation Questionnaire

The Witley Parish Neighbourhood Plan - A Public Consultation in October 2018

On behalf of your Parish Council, the Neighbourhood Plan team of volunteers is focused on developing policies that Waverley Borough Council will include in its Local Plan. We intend to ensure that new residential areas are appropriately integrated with existing areas in terms of transport, design and open space. Issues of interest include

- pedestrian and vehicular access,
- walking and cycle routes connecting to local services
- appropriate housing density and scale of development
- and building materials.

Our goal is development that minimises negative impacts on existing residents and provides a good quality of life for new arrivals.

Early in 2019 we will publish the first draft of the Witley Parish Neighbourhood Plan for formal consultation by the community. It will be circulated for comment to all households in the parish. Before completing this draft document we have created a small survey that will allow residents of Brook, Enton, Milford, Sandhills, Witley and Wormley to contribute to the development of the 2019's draft plan.

Please complete this questionnaire and return it in the envelope provided to one of these locations: Parish Office at Milford Village Hall, Alternatively, go online at

PLEASE GIVE YOUR ANSWERS BY TICKING THE RELEVANT BOXES OR BY WRITING COMMENTS

A Vision for Witley Parish

In 15 years' time, Witley Parish will have retained its attractive rural character through the careful delivery of new housing. Development in the main settlements of Milford, Witley and Wormley will be well designed and will support sustainable living. It will be supported by a sufficient amount of off-street parking. Healthcare and education providers will be supported to adapt to a growing population; and community, recreation and sporting facilities will be enhanced to accommodate additional demand. Our areas of high quality landscape and nationally important natural habitats will remain protected from inappropriate development. Local businesses, including retailers, will continue to be a key feature of our community. Incremental improvements to the road network will reduce the traffic impact of new housing.

1. Do you support this vision?		
	Yes, I would support the vision	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support the vision	<input type="checkbox"/>
How would you improve or alter this vision? PLEASE WRITE IN YOUR COMMENTS		

Policies

To support the delivery of the vision, we are establishing a list of policies that all people submitting planning applications, including developers of large sites, will need to take into account. We welcome your thoughts on the ideas so far.

2. Are you interested in policy ideas about the design and layout of new housing developments?			
	Yes	<input type="checkbox"/>	3. GO TO Q3 ON PAGE 3
	No	<input type="checkbox"/>	
	Don't know	<input type="checkbox"/>	4. GO TO Q7 ON PAGE 4

The design and layout of new housing developments

3. Would you support a policy that requires major housing developments to be linked to and integrated with existing buildings using connecting footpaths and cycle paths, and where appropriate, new roads?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
<p>How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS</p> <p>.....</p> <p>.....</p> <p>.....</p>		

4. Would you support a policy that requires new areas of public open space and play areas to be included in any major housing developments, for use by all residents of the Parish?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
<p>How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS</p> <p>.....</p> <p>.....</p> <p>.....</p>		

5. Would you support a policy that will require new housing development to fit in with the surrounding buildings in terms of density, type of housing (detached, semi-detached, terraced, flats) and quality of materials? A highdensity which includes smaller properties could be justifiablewhere this supports the provision of more affordable housing?

Yes, I would support this policy	<input type="checkbox"/>
It is OK but I have some reservations	<input type="checkbox"/>
I am not interested or don't have any comment to make	<input type="checkbox"/>
No, I do not support this policy	<input type="checkbox"/>
<p>How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS</p> <p>.....</p> <p>.....</p> <p>.....</p>	

6. Would you support a policy that will require new developments to minimise visual impact on the Parish's natural landscape, including the Surrey Hills Area of Outstanding Natural Beauty (AONB)?

Yes, I would support this policy	<input type="checkbox"/>
It is OK but I have some reservations	<input type="checkbox"/>
I am not interested or don't have any comment to make	<input type="checkbox"/>
No, I do not support this policy	<input type="checkbox"/>
<p>How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS</p> <p>.....</p> <p>.....</p> <p>.....</p>	

7. Are you interested in policy ideas about the provision of improved or additional public services in the Parish?

Yes	<input type="checkbox"/>	8. GO TO Q8 ON PAGE 5
No	<input type="checkbox"/>	9. GO TO Q13 ON PAGE 7

The provision of improved or additional public services and amenities

8. Would you support a policy that supports proposals for a new community 'healthcare hub' on land to the west of Petworth Road between Oxted Green and Wheeler Lane, providing a wide range of outpatient services and a pharmacy in addition to standard GP services?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

9. Would you support a policy for the rejuvenation of existing recreation grounds and play areas; and the development of new sports facilities, particularly football pitches?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

10. Would you support a policy for the renovation and updating of our community halls - particularly Milford Scout Hut, Milford Village Hall and the Chichester Hall - to make them energy efficient and capable of becoming financially self-sufficient?

	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	<p>How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS</p> <p>.....</p> <p>.....</p> <p>.....</p>	

11. Would you support a policy for the expansion of existing nurseries and primary schools to meet increased demand within the Parish, so that young children can attend a school close to their home?

	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	<p>How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS</p> <p>.....</p> <p>.....</p> <p>.....</p>	

12. Would you support a policy that encourages churches and faith groups to build new facilities in the Parish and/or expand or improve their existing premises?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

13. Are you interested in policy ideas about transport and roads?			
	Yes	<input type="checkbox"/>	14. GO TO Q14 BELOW
	No	<input type="checkbox"/>	15. GO TO Q18 ON PAGE 9

Transport and roads

14. Would you support a policy that improves the experience of moving around the Parish for pedestrians, cyclists and users of public transport? It would, for example, introduce traffic calming, build pedestrian refuges, widen pavements, create new footpaths and cycle lanes. and improve lighting on footpaths		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

15. Would you support a policy for the improvement of road junctions in order to accommodate increases in traffic arising from new housing development?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

16. Would you support a policy of collaboration with Network Rail to improve parking facilities at Witley and Milford stations, possibly by building two-tier car parks?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

17. Would you support a policy that ensures that parking space on new developments is sufficient for residents, visitors and delivery vehicles, even if that exceeds the current recommendations from government as part of drive to reduce car ownership?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

18. Are you interested in policy ideas about local businesses?			
	Yes	<input type="checkbox"/>	GO TO Q19 BELOW
	No	<input type="checkbox"/>	GO TO Q22 ON PAGE 10

Local Businesses

19. Would you support a policy of ensuring that no shops, cafes, restaurants or pubs will be changed to residential use unless it can be shown that there no realistic prospect of finding an occupier for the current use?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

20. Would you support a policy that protects the continued existence of our small industrial or commercial sites like Milton's Yard and the areas close to Milford Station and Witley Station?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
21. Would you support a policy that encourages the building of a hotel in the Parish?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	

22. Are you interested in policy ideas for the protection of the natural environment in the Parish?			
	Yes	<input type="checkbox"/>	GO TO Q23 ON PAGE 11
	No	<input type="checkbox"/>	GO TO Q28 ON PAGE 12

Protection of the natural environment

23. Would you support a policy of protecting the biodiversity of the Parish and allowing habitats for plants, birds and bats to flourish in developed areas?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	

24. Would you support a policy that protects the wooded character of the Parish by requiring the replacement of any mature trees of native species that are lost in the construction of new housing?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	

25. Would you support a policy that prevents new housing development from increasing flood risk in neighbouring areas?		
	Yes, I would support this policy	<input type="checkbox"/>
	It is OK but I have some reservations	<input type="checkbox"/>
	I am not interested or don't have any comment to make	<input type="checkbox"/>
	No, I do not support this policy	<input type="checkbox"/>
	How would you improve or alter this policy? PLEASE WRITE IN YOUR COMMENTS	
	
	
	

About You

We would like to ask for some information about you to assist with our understanding of who is helping to guide the process of preparing the Neighbourhood Plan. Each response will be anonymised in future reports and we only use your email address to contact you directly in relation to the Neighbourhood Plan. You can unsubscribe from email communication at any time.

28	Your name
29	Email address

30. In which village do you live in Witley Parish?		
	Brook	<input type="checkbox"/>
	Enton	<input type="checkbox"/>
	Milford	<input type="checkbox"/>
	Sandhill	<input type="checkbox"/>
	Witley	<input type="checkbox"/>
	Wormley	<input type="checkbox"/>
	Other– PLEASE WRITE IN	<input type="checkbox"/>
31. Are you?		
	Female	<input type="checkbox"/>
	Male	<input type="checkbox"/>
	Rather not say	<input type="checkbox"/>
	Other WRITE IN	<input type="checkbox"/>

32. How old are you?		
	Under 18	<input type="checkbox"/>
	18-25	<input type="checkbox"/>
	26-40	<input type="checkbox"/>
	41-60	<input type="checkbox"/>
	61-75	<input type="checkbox"/>
	Over 75	<input type="checkbox"/>
33. How many people live in your household		
	One	<input type="checkbox"/>
	Two	<input type="checkbox"/>
	Three or more	<input type="checkbox"/>
34. And how many of them are under 18?		
	One	<input type="checkbox"/>
	Two	<input type="checkbox"/>
	Three or more	<input type="checkbox"/>

35. PLEASE WRITE IN ANY ADDITIONAL COMMENTS OR OTHER POLICY SUGGESTIONS		
	<p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p>	

Thank you for completing this questionnaire. Please return it to, using the envelope that came with it.

Appendix E – The Preliminary Consultation in 2018
E2 The Consultation Survey Report



**Witley Neighbourhood Plan Findings from
the Autumn 2018 Consultation Survey**

18th February 2019

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1 Project Scope and Method

1.1 Scope

The key content of the Witley Neighbourhood Plan is a set of policies developed with input from Parish consultations in the months from November 2016 to August 2017¹ and summarised in the Plan’s *Vision*. Additional input was obtained by dialogue and correspondence with Waverley Borough Council, Natural England and Surrey Hills AONB. In the summer of 2018, the Neighbourhood Plan team decided to test parishioner interest in and opinion of 19 candidate policies, as a precursor to a full survey in 2019 that will ask for comments on the Draft Plan which will be published in 2109.

1.2 Method

An online questionnaire was available from 1st October to 12th December 2018 and was started by 168 people. An email to the 254 members of the Parish’s contact panel achieved a response rate of 38%: 97 people; and a further 71 responded to a call for participation that was published, with a link to the online survey in the September edition of the Parish magazine the Neighbourhood Plan and Witley Parish Council websites and various community noticeboards.

All of those started the questionnaire completed at least some of its sections, and 130 of them provided demographic information.

Figure 1.1 - Sample Composition ²		
	Consultation Survey	Census 2011 – Surrey Council estimates
<i>Where do you live?</i>	N=121 ³	
Milford	44%	48%
Witley	40%	33%
Wormley	7%	10%
Enton, Brook & Sandhills	8%	9%
<i>Gender?</i>	N=130	
Male	53%	48%
Female	46%	52%
Prefer not to say	1%	-
<i>Age?</i>	N=130	
26-40	-	7%
41-60	13%	} 60%
25-59	56%	
60+	41%	33%

¹ Details of these consultations are in the WNP Engagement report.

² Rounding of percentages means that the numbers in tables and charts may not always add up to 100%.

³ 9 other people completed the demographic questions and chose “other” in answer to this question.

Witley is over-represented, largely at Milford’s expense and the male-female ratio is skewed to the former but it is the age profile the has the largest issues. There are no survey participants aged or 25 or younger and 41% of the sample are over sixty, compared to the Census figure of 33%.

15% of the 130 people contributing demographic information live alone, 70% live with another person and 15% in larger households. 53% have no children under18 in the home, 10% have one, 37% have two and 10% have three or more.

1.3 Content

The online questionnaire has a repetitive format. Respondents are presented with a proposition and then asked whether they would support it, the options being:

- Y *Yes, I would support this vision/policy*
- Y *It is OK but I have some reservations*
- Y *I am not interested or have no comment to make*
- Y *No, I do not support this vision/policy*

They are then asked to write in suggestions for altering or improving the proposition.

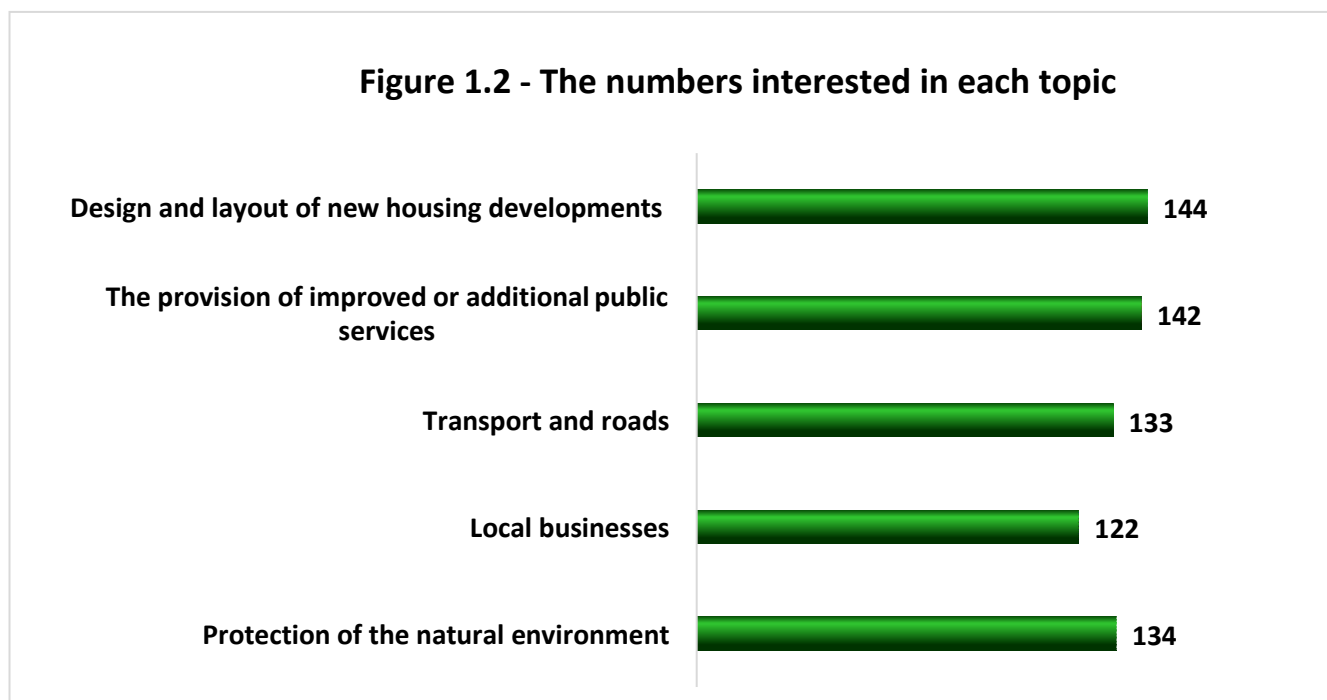


Figure 1.2 shows that each of these topics was of interest to at least 120 people (71% of those starting the questionnaire).

2 Headlines

The findings from this survey should be regarded as indicative, rather than conclusive, because the sample size is small and because its demographic profile is, to say the least, less than perfect. Nevertheless, some of its results are sufficiently striking to suggest that they will probably be replicated when the more formal and comprehensive Local Plan Part 2 consultation survey takes place in 2019.

The Plan’s Vision was supported without reservations by 52% of the total sample, with 39% supporting it with reservations and 9% rejecting it. The concerns are largely about the Vision’s feasibility and the impact of large housing developments.

Figure 2.1- Policies supported unreservedly at least 70% of respondents				
	Would support	OK with reservations	Would not support	No opinion/No answer
Preventing increased flood risk causing by new housing development (<i>n=134</i>)	93%	2%	2%	2%
Protecting the wooded character of the Parish by requiring replacement of mature native tree species lost in construction (<i>n=134</i>)	85%	7%	4%	4%
Requiring new developments to minimise visual impact on natural landscape and Surrey Hill AONB (<i>n=144</i>)	77%	11%	1%	10%
Protecting the continued existence of small industrial or commercial sites like Milton’s yard and the areas close to Milford and Witley Stations (<i>n=122</i>)	76%	11%	2%	10%
Rejuvenation and upgrading of community halls, particularly Milford Scout Hut, Milford Village Hall and Chichester Hall (<i>n=142</i>)	75%	14%	2%	9%
Ensuring parking space on new developments is sufficient for residents, visitors and delivery vehicles (<i>n=133</i>)	75%	16%	5%	4%
Requiring new open space and play areas to be included in new housing development (<i>n =144</i>)	74%	10%	3%	13%
Expansion of existing nurseries and primary schools to meet increased demand in the Parish (<i>n=142</i>)	73%	13%	5%	9%
Ensuring that no shops, cafés, restaurants and pubs will be changed to residential use unless occupier for current use can be found (<i>n=122</i>)	72%	12%	13%	2%
Rejuvenation of existing recreation grounds and play areas with the development of new sports facilities, inc. football pitches (<i>n=142</i>)	70%	17%	4%	9%

The list of most popular policies in Figure 2.1 includes three of the five items in *Improved or additional public services and amenities*, two policies in each of *Design and layout of new housing developments*, *Protecting the natural environment* and *local businesses*, and another in *Transport and roads*.

Excepting the development of *New sports facilities* and, possibly, *Expansion of existing nurseries and primary schools*, none of the most popular policies involve the construction of new buildings or roads, and none of them are linked to the provision of services to non-residents or to the generation of additional traffic in the Parish.

In contrast, the least popular policies (in Figure 2.2) are *New church or faith group facilities* and *A new hotel* which are both seen by some respondents as potential generators of more traffic and congestion.

Figure 2.2 Policies supported unreservedly by fewer than 30% of respondents				
	Would support	OK with reservations	Would not support	No opinion/No answer
Encouraging churches and faith groups to build new facilities and/or improve existing premises (n=142)	25%	20%	23%	32%
Encouraging the building of a hotel in the Parish (n=122)	28%	22%	43%	7%

Comments of this kind are also made about the proposed new medical hub which is additionally criticised as being inconveniently sited for elderly residents of both Witley and Milford, but positive remarks on the project are more numerous.

There is opposition to the *Church/faith group* policy from people who doubt the need for more religious buildings and/or see development of faith facilities as none of the Parish’s business; and the it is also argued that the Parish is adequately served by local B&B’s and by hotels nearby which make the idea of a *New hotel* redundant.

There are six policies, presented in Figure 2.3, that have majority levels of unconditional support and a further 22-34% of the survey participants who have rated them as “OK but I have some reservations”. Some of these people are expressing general concern about the impact of large developments on the “rural” character of Milford and Witley and their effects on road traffic and congestion that will result. There are also doubts about the feasibility and rationale for some policies. For example, will anybody use the cycle paths? Are the roads broad enough to permit the widening of payments?

Figure 2.3 Seven policies are supported unreservedly by 50-69 % of respondents,

	Would support	OK with reservations	Would not support	No opinion/No answer
Collaboration with Network Rail to improve parking facilities at Witley & Milford stations, possibly with two tier car parks (n=133)	51%	26%	18%	6%
Proposals for a new community "healthcare hub" west of Petworth Road between Oxted Green and Wheeler Lane providing a wide range of services (n=142)	56%	22%	10%	12%
Major housing development to be integrated with existing buildings, using connecting footpaths and cycle paths (n=144)	57%	25%	5%	13%
Requiring new housing development to fit in with surrounding buildings, with higher density justifiable for provision of affordable housing (n=144)	59%	34%	6%	-
Improved road junctions in order to accommodate increases in traffic from new housing development (n=133)	64%	30%	3%	3%
Improvement of the experience of moving around the Parish for pedestrians, cyclists and users of road public transport* (n=133)	65%	22%	11%	2%
Protecting biodiversity and allowing habitats for plants, birds and bats to flourish in developed areas (n=1340)	68%	7%	1%	23%

*Improvement of the experience of moving around the Parish for pedestrians, cyclists and users of public transport. It would, for example, introduce traffic calming, build pedestrian refuges, widen pavements, create new footpaths and cycle lanes; and improve lighting on footpaths

3 Reaction to the Neighbourhood Plan's Vision

In 15 years' time, Witley Parish will have retained its attractive green and wooded character and protected its natural environment through the careful design and management of new development. New housing will be of a high quality design, well integrated with the existing built environment and will support sustainable living. It will be supported by a sufficient amount of off street parking. Healthcare and education providers will be supported to adapt to a growing population and community, recreational and sports facilities will be enhanced to accommodate additional demand. Our areas of high quality landscape and internationally important natural habitats will remain protected from inappropriate development. Local businesses, including retailers, will continue to be a key feature of our community. There will be less impact from traffic on residents than there is currently because of incremental improvements to the highways system as new housing is built.

157 of the 168 people who started the consultation had an opinion about the Vision.

52% supported it, 39% thought it was OK but had reservations and 9% rejected it

46 of the people who rejected the vision or had reservations suggested improvements to it. They are largely about the need for an integrated plan to be delivered effectively; and relate to concerns about the overall consequences for the Parish of large housing developments and their likely impact on local roads and services.

Ensure that there is sufficient infrastructure to facilitate ease of traffic throughout the area and cast-iron assurances from developers that any new building development includes a reasonable proportion of affordable housing.

I don't believe the infrastructure will be put in to support these new houses. The road where the house is on is already busy with a small pavement, you can't even walk a buggy down it. The schools, doctors and roads are already at capacity. The traffic going into Godalming can take an extra 20 minutes in the mornings.

You need to improve the pavements from Rodborough School across Milford Heath Road for school children & on Rake Lane. The plans I've seen up to now do not include attractive housing; and a 'supported' plan regarding healthcare and education is meaningless. Will we get an additional school & surgery to cope with an increase in the area's population? What will happen to the junction of Church Road & Station Lane when there is an increase of traffic to the new development?

There is also a desire to protect the Parish's natural environment.

I would like to see stronger commitments to improving the quality and protection to the local environment rather than just maintaining or retaining current standards. I would ensure that the rural nature of the community is preserved. Additionally, the individual characteristics of Witley and Milford need to remain separate so that there is no 'urban sprawl' resulting in no clear delineation between villages.

[We] need to retain current characteristics of an attractive parish to live in, without increasing traffic or burden on local resource. The current wording [of the vision] acknowledges areas of high quality landscape and natural habitats, but it is not sufficient to merely protect these from inappropriate development. They must be managed to retain their key habitats and diverse populations of a wide range of species of plants, animals, invertebrates.

There are some positive remarks about the vision but they tend to be qualified by suggestions for improvement or concern about decisions that have already been taken.

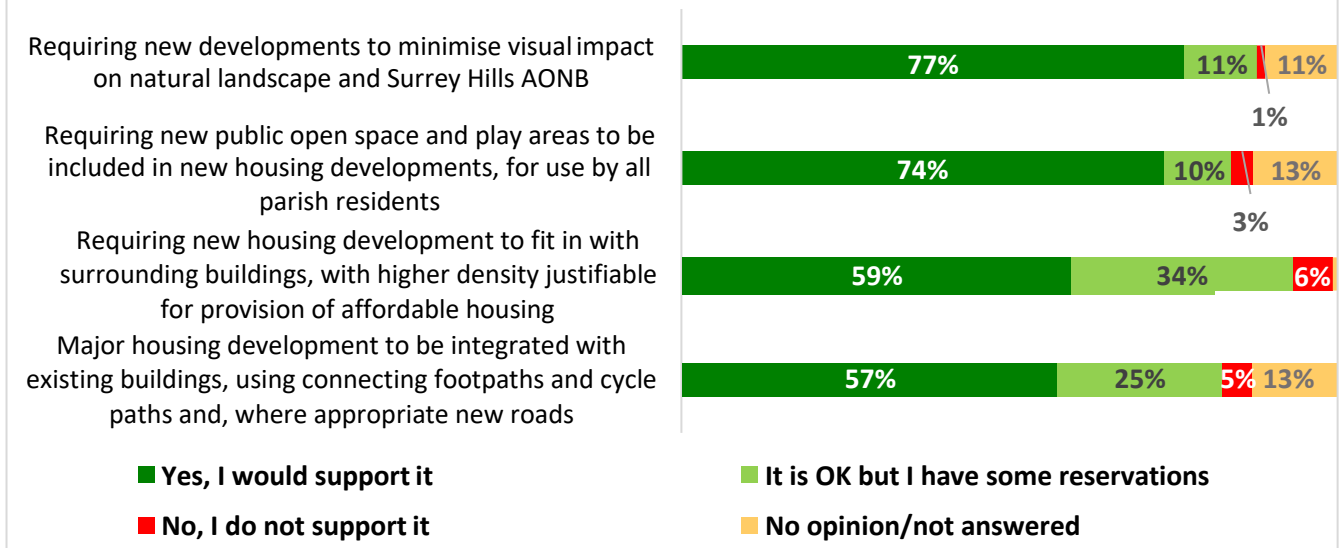
The above vision has a number of very positive elements that I am fully in support of. I would encourage it to include an element that is more specific about the size of developments that are appropriate to retain the character of the parish. I believe that in order to retain the village and community feel future developments should be greater in number but smaller in size. More sites, fewer houses on each site. This is more reflective of how the parish has historically developed and therefore more likely to help it evolve positively. The introduction of large developments is likely to change the nature of the community less subtly.

Nice words. However, how do we know that this vision will actual happen. So often the plans of mice and men never come to fruition. I am just sceptical about the delivery.

These issues recur in the comments on individual policies presented in the questionnaire, grouped under five headings.

4 Reaction to individual policies

Figure 4.1 – The design and layout of new housing developments (n=144)



There is strong support, with unreserved approval levels above 70%, for the inclusion of open spaces and play areas in new housing developments and for requiring the design of these developments to minimise visual impact on the local and adjoining landscape.

[We] must keep the AONB. It is vital for our wildlife.

However, there is some dissent.

This greatly depends on the proximity to existing housing, particularly my own. Green space for public use will not on balance make the addition of a new development any better. The sheer development itself is a hindrance.

These [play] areas are not always well used and it takes up land that could increase development density. We are surrounded by countryside, commons and play parks. I don't think more need to be imposed upon developers as a condition of new house building. If Witley were an urban area, it would be different.

As long as the open spaces do not result in hemmed in housing; and existing residents' space and amenity being encroached upon, just to meet the Waverley planners' targets.

Although more than half of survey participants support the use of footpaths and cycle routes to integrate new housing development with the existing settlements, 30% have reservations about the idea or reject it. Eleven people explained their reservations: cycle paths are a nuisance for some, rather than an amenity; others think that they can contribute to urban sprawl; and the mention of new roads worries one or two respondents.

The impact on the rural environment needs to be considered. Witley is a quiet village and this is part of its characteristic. If roads/footpaths/cycle paths are interconnecting, this will add to the sense of 'urban sprawl' rather than maintain the individuality of areas.

There is also disquiet about the policy of requiring new housing to fit in with neighbouring buildings, coupled with support for higher density affordable housing. 40% of those commenting on the policy reject it or have reservations. There are 19 suggestions, most of them about affordable housing (for and against) and the need for new builds to blend with the existing housing stock.

Whilst high quality materials are important, more important is high quality architecture and design: good design may not "fit", but instead can "add" to the area by creating a high quality, interesting built environment.

Buildings need to blend with area but are a good opportunity to offer different housing.

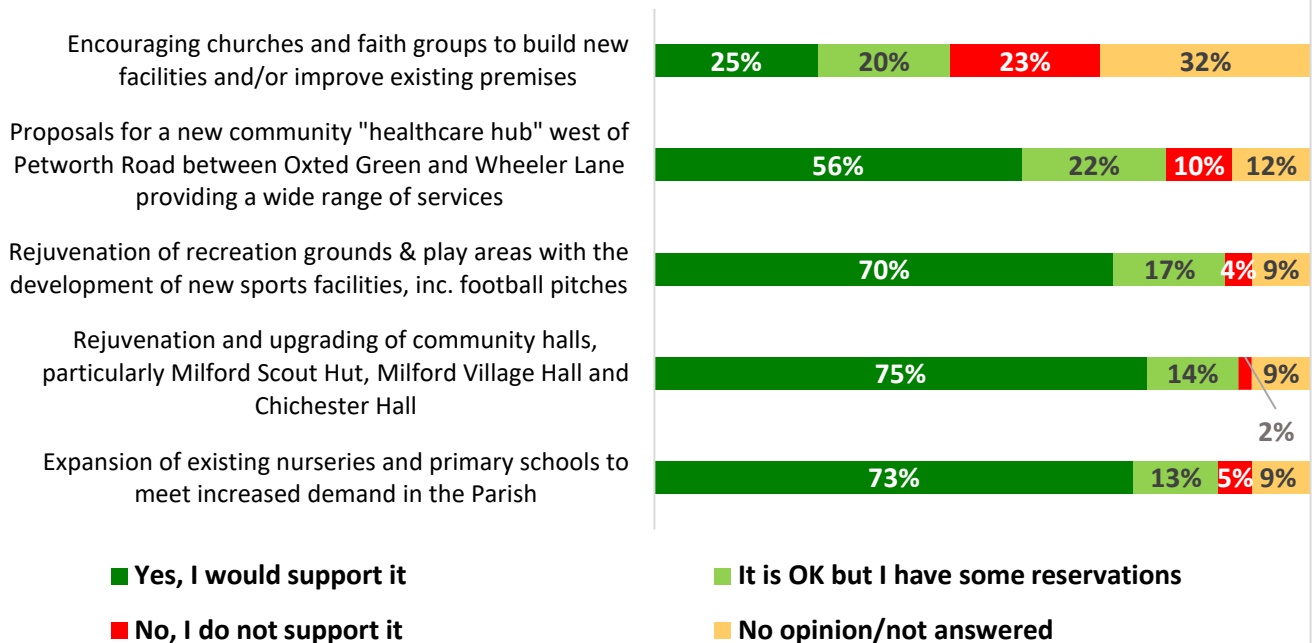
I think the need for more detached, larger properties is limited. The focus ought to be on one, two- and three-bedroom properties with at least 50% the first two.

Affordable housing. You need to think long and hard about this. Where can you build "affordable housing" in Witley that really will be affordable for first time buyers.

Affordable housing is desperately needed round here.

There is such a mix of styles locally, a lot of the existing architecture is unattractive and inconsistent – e.g... Cramhurst Lane. So, no, I would not expect a developer to have to try and match an existing style to try and blend. I think stylish and eco-efficient homes should be the focus.

Figure 4.2 – The provision of improved or additional public services & amenities (n=142)



Three of the five options for improved amenities and facilities are generally popular but encouragement to churches and faith groups for the building of new and/or improved facilities only attracted unreserved support from a quarter of those who considered it. 19 people explained their

concerns or rejections of this policy, which are linked to a generally negative attitude to the idea of more religious facilities and to a belief that they should not be considered in land use policy.

I don't see why any religious groups should have any preferential treatment, this is simply discrimination.

This should remain the responsibility of those local groups in line with any normal planning constraints. This is not a valid public policy area.

The idea of a new health hub that will replace three of the Parish's four GP sites is supported by 56% of those that considered it.

This would be ideal and a wonderful large complex. It would be able to include all areas of healthcare in one place. I fully support this and this is very much needed.

Yes, as these facilities are very much needed. However, they must be designed to meet all previous statements. Respecting and keeping green and open land and design in keeping with the village buildings.

However, 23% reject the policy and 20% have some reservations. It is described as being inconvenient for residents of both Witley and Milford and as a likely contributor to increased traffic.

Further for us to travel to, as we are ageing, we would have to either drive or get transport. Please make sure the car park is big enough. Current Witley surgery car park is far too small.

As a car driver I would support this policy but am not sure how this would affect older people who do not drive.

Would have concerns about moving doctors away from residents if Wheeler Street/Milford surgeries close and merge into one.

Major concern about traffic congestion along the Petworth Road. It is already busy there with Rodborough School.

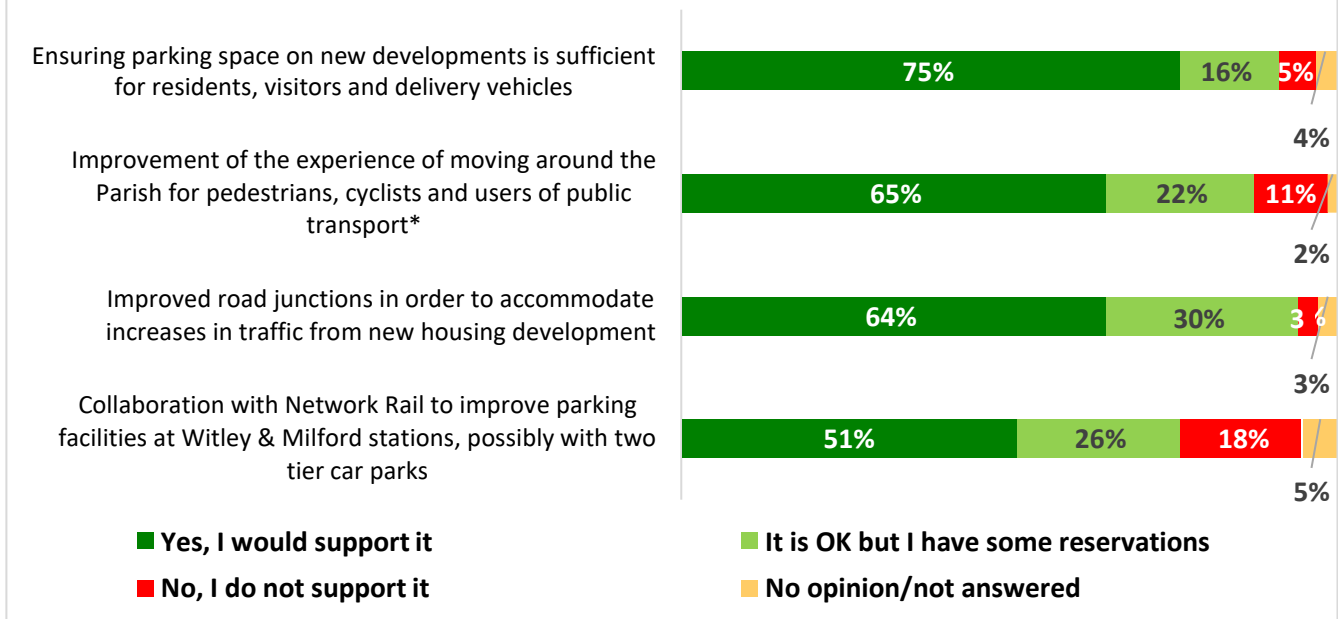
Six of the twelve people who provided a comment about the policy of rejuvenating and expanding sports facilities are critical of the idea that the Parish needs more football pitches. They are, however, outnumbered by more than a dozen who want to see improved sports facilities for local clubs.

It's important that we have high quality pitches that can be used year-round by the community: investment in 4G playing surfaces with support from Sport England and the FA should be prioritised.

Yes, this is a fantastic policy

Milford Pumas is one of the largest junior football clubs in the south east! It has no designated ground - kids need to be active and we offer minimal resources in Milford and Witley for them.

Figure 4.3 – Transport and roads (n=133)



*Improvement of the experience of moving around the Parish for pedestrians, cyclists and users of public transport. It would, for example, introduce traffic calming, build pedestrian refuges, widen pavements, create new footpaths and cycle lanes; and improve lighting on footpaths.

The policy of ensuring enough parking space for all purposes on new developments is supported by three quarters of those who considered it.

Currently new roads on housing estates are too narrow, often making it difficult for vehicles to pass each other. On street parking only exacerbates this situation so, provision of sufficient off-street areas is essential.

We should be encouraging people to use their cars less if possible. However, there should be sufficient parking so that there is not an impact on the roads around the developments. There should be parking restrictions such as permits so that these parking spaces do not get used by others.

But there is only one some negative comment.

That [policy] screams of a huge development which the parish cannot support.

The “improved experience” policy and the idea of creating better road junctions are supported unconditionally by almost two thirds of those considering them,

This is very much needed throughout the Parish

I think this is one of our most important and most needed areas of policy improvement for our area. In particular, traffic intrusion into local living is getting worse year-on-year, and we see no commitment to effective traffic calming, to enforcement of speed limits, or to safety and accessibility improvements for pedestrians.

The route to the station is appalling - it cannot cope with existing traffic and the pedestrian route is overgrown, badly lit and the surface water makes it impossible to go on foot sometimes

Too many roads are dangerously narrowed by on-street parking. Hedges at the front of private properties are NOT being trimmed back narrowing pavements. Cycle ways running adjacent to footpaths removing cyclists from roads is important.

but there is good deal of negative opinion. The main concerns are that:

- measures of this kind are infeasible: e.g. no available space for pavement widening or cycle lanes
- they will have unintended consequences: traffic congestion: cars parked on widened pavements, increasing the "suburban feel" of the Parish, additional noise caused by traffic calming, etc
- and they do not address the current problems of tailbacks, congestion and delays

With the increase in traffic that will come with the new homes a lot of roads in the parish are not wide enough. Therefore, how can you widen the pavements and install cycle lanes. Also most people in the parish drive and that is not going to change.

Improving the roads isn't the answer - there aren't enough roads to cope with the current levels of traffic let alone increased traffic.

I have serious concern that this would be lip service only and no noticeable improvement would be done. Rake lane in Milford with the white line footpath for example. Make it one way from the recycling depot if you're serious about safety and improvements.

This appears to support a lot of new development and would add to the already chaotic traffic flow in the villages. Yes, to new footpaths and improved lighting on footpaths. but no to traffic calming, wider pavements and cycle lanes.

I am having to guess here what is meant by road junction "improvements". This often means widening of splays, introduction of more street lighting and traffic control lights, and mini roundabouts etc. I would not support this urbanisation of our once rural, now semi-rural, area.

Improved parking facilities at the two railway stations are only welcomed by half of those considering this idea.

[This is] desperately needed in both locations

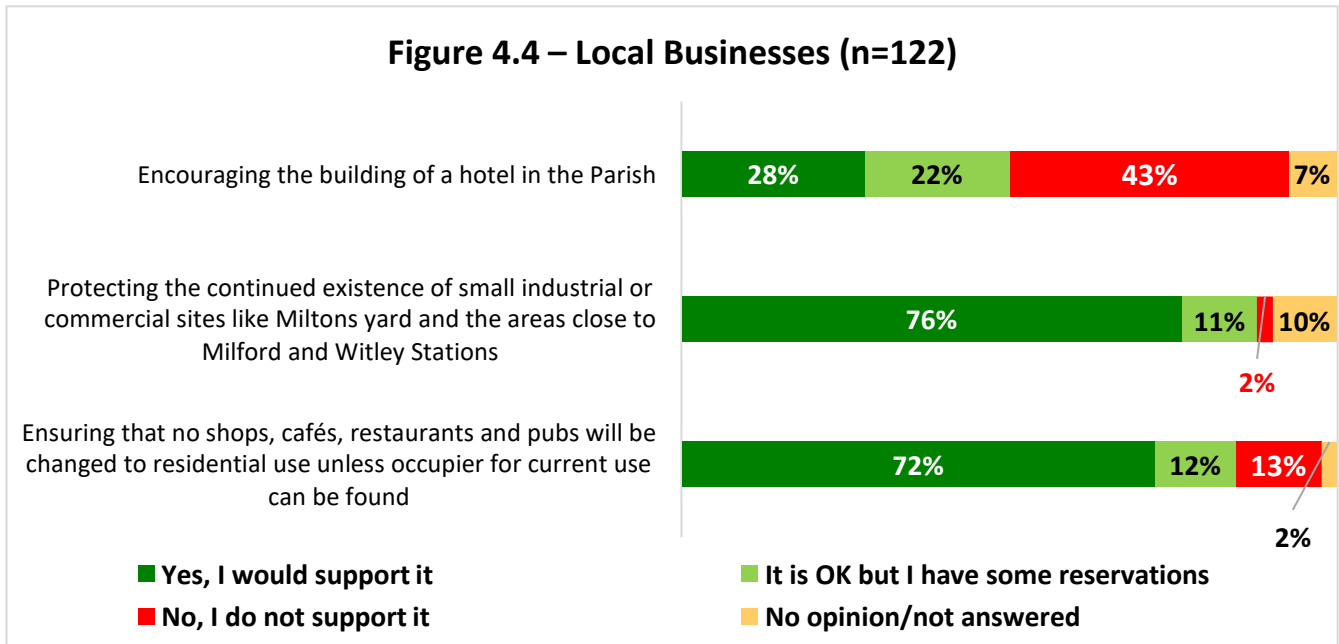
Yes, Yes, Yes!! More parking at Milford station is massively needed

There are doubts about the feasibility of two-story car parks on the current sites and concerns that existing capacity problems on the trains and in access to car park entrances/exits will be exacerbated by doubling the number of spaces.

Not sure about this as it might increase the number of cars coming into Witley and Milford from other areas and the roads are already very busy in this area making it difficult for pedestrians to cross from one side to the other.

It would be a complete eyesore in what is open countryside views at Milford in particular.

I live right by Witley train station, and the amount of cars already creates massive issues. The car drivers who use the station do not care about the people who live here, and drive far too fast. Doubling up the numbers who can park at Witley will only increase this issue.



Encouragement of the building of a hotel is rejected by 43% of those considering this idea but only seven people suggested improvements to the policy. Five challenged the need for more hotel accommodation, two suggested that a new hotel should be located near a railway station and one argued for a design that is not a “plastic box”.

I doubt a hotel is in high requirement. Plenty of hotel spaces in Godalming and Haslemere.

We are a small community with limited space and we need to be realistic around comments such as "encourage local tourism". It would be good to have a policy that encourages existing local business such as pubs to make rooms available but I do not see a new hotel as appropriate or necessary.

Protecting of existing businesses in the small commercial estates and establishments in the catering and hospitality sector is supported by three quarters of those considering these policies.

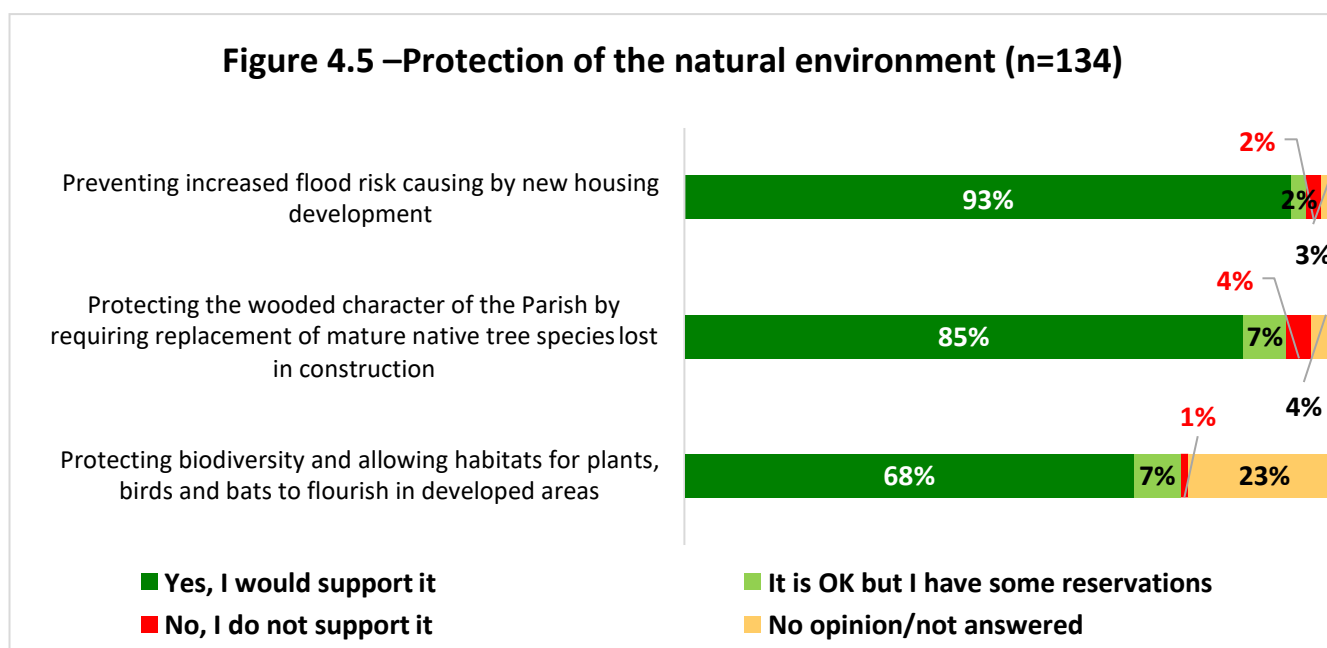
It is important that areas are planned for light industrial or retail use, to encourage investment in local enterprise, and provide some local jobs.

There is, however, an argument about the futility of protecting unsuccessful business models and some cynicism.

The policy pre-supposes that the existing allocations of space for shops, cafes etc is correct and does not require change. Policies need to be based on an understanding of the local need not on a fear of change.

There is excess capacity in poor quality, low diversity, shops, restaurants, pubs, etc. Since buying and eating, drinking patterns are increasingly moving to home entertainment and purchasing online, demand is reducing. It would be far better to match available retail space to demand, improve the profitability and therefore sustainability of the reduced number of retail outlets, pubs, restaurants etc and convert existing high street and commercial capacity into low cost housing.

Developers will find a way to meet the criteria for this policy even if it isn't the case. Protect our village shops and pubs.



Prevention of flood risk was almost universally supported.

Surely that should be in place as the new developments are built. The developer and council should be held accountable for any shoddy sewers and drainage.

This is essential!

As a resident living in the lowest part of the village, we have had several problems with sewerage and flood water. Thames Water always send a standard response with regard to new developments, which never take into account our high water table and the sewage system of the village which is pretty inadequate were major developments to go ahead.

There are only two negative comments.

It depends what measures are taken.

As long as it is not used as a means of blocking new developments (in the way that the improvements to the recycling site were blocked for years by use of this argument). However new developments should incorporate ways of minimising rapid rainwater runoff (avoid large areas of impermeable car parking, soakaway areas etc).

11% of those considering the policy for protecting the wooded nature of the Parish had some reservations or rejected it. There are nine comments, all arguing against the removal of mature trees.

New planting cannot replace existing large trees. It is a sop to a developer.

I do not think mature trees should be lost and replacing with saplings is not a viable alternative in my opinion.

I would support this if existing residents were able to have some meaningful engagement as to where the new trees were planted.

You cannot replace a mature tree like for like so it is better for a developer to respect the natural habitat of an area which has drawn them to develop on that land in the first place.

Protection of biodiversity and natural habitats had the highest proportion of those considering a policy who chose not to answer the "Would you support...?" question. It is, however, a popular policy, supported unreservedly by almost all of those who did express an opinion.

This is hugely important for our rural location.

This is essential as other [local plan] policies will be reducing natural habitats.

However, some people wanted a stronger and/or broader approach.

The policy needs to be about enhancement of biodiversity and the local environment not just about protecting the existing status quo. Generally, the policies you have chosen to ask questions about in this section are too weak and lack vision.

Don't restrict the species mentioned to plants, birds and bats (also hedgehogs, reptiles, etc.) Specific building requirements to incorporate swift nest sites and fencing suitable for hedgehogs and other similar low cost but high impact wildlife improvements should be part of the policy, 2) see my comments in first question, heathland is vitally important and also needs to be well managed. The policy should not only cover developed areas. Our Parish contains some prime areas of this nationally scarce habitat, and it must not be allowed to degrade by becoming scrub or woodland. Current performance of both the National Trust and Surrey Wildlife Trust gives some concern in this regard. How is the Parish going to ensure that land management practices achieve the aim of maintaining this habitat in an optimal condition?

5 Other remarks

At the end of the questionnaire respondents are offered the opportunity to make more general remarks about the NP's vision and policies.

Concern about the feasibility and relevance of WNP was a strong thread in these comments.

Great aspirations but I'm not too sure about the implementation and how it can be achieved.

I'm not sure how all of these different aspects can be catered for in harmony, especially when developers are interested in profit.

Most of the questions asked would obviously be supported by any reasonable person [but] where is the money coming from? The council cannot clear out the existing road gullies let alone create any new surface water drainage.

Development should not be granted unless these policies are adhered to. So many times, things get promised and never delivered. The basics need covering for existing homes, schools, hospitals, GP's, roads, policing, traffic management etc... Infrastructure should be put in place before granting permission.

There are also some calls for stronger policies with a broader scope.

Whilst recognising the financial and legal frameworks within which you are trying to work, and applauding your efforts, I do feel that many of the vision / policy areas you have detailed are not ambitious enough for our area. It feels like a damage limitation exercise rather than taking bolder steps to really improve the character and natural beauty of our area. The area needs policies to enhance what we have not just to maintain. We need in particular greater ambition in transport planning integration (building bigger car parks is the wrong place to start, for example), and greater focus on local entrepreneurship and investment for start-up enterprises and the creation of local jobs. We need stronger focus on affordable housing. And we need more integrated thinking when it comes to e.g. sharing of sports and leisure facilities.

I believe Witley Neighbourhood Plan should resist intransigence on the part of Waverley Borough Council and pursue with more vigour the path it determines to be correct and for which it knows to have local support.

The premise for agreeing with this is that housing is allocated to the correct areas in the first instance - something which I have no trust that local residents actually have any say in or impact over. This statement implies that additional housing will be added and infrastructure to support it but appears to be no constraints to minimising the number of houses added. It seems like it is ok to increase the size of the villages but most residents would probably prefer a village feel rather than an ever-growing urbanisation of the area. This statement makes me uneasy as it seems you are saying we will build and build and provide all the infrastructure it needs but building and growth sprawl should be kept to a minimum as a first principle and only what is required e.g. affordable housing that most people would support.

I can't help but be suspicious about whether the vision is sustainable. Yes, this is what I want but how does the requirement for new housing get met within this vision?

These remarks and the comments on individual policy suggest that there is a need, which might extend across many parishes, for explanations about the ways in which local authorities will implement Local Plan policies.