# Watlington | Neighbourhood Plan





**Community Engagement Data** 

#### 1 Introduction

During October 2014 the NPCC ran a series of three workshops which were designed to encourage creative ideas and strategies for solving problems in and around the town:

At the workshops, people were given maps of Watlington and the area around the town, which had no marked sites on them and were invited to annotate them with ideas for where development (housing, retail, industrial and roads) could be located.

For two of the workshops (the two sessions on Thursday 9 October) people discussed ideas in smaller groups and then presented ideas to the wider group.

The one "drop-in" session, held on a Saturday morning, 11 October, was less structured and people individually left comments and marked-up maps.

Summary	Attendees	<b>Number of Annotated Maps Complete</b>	
Thursday 9th October (12:30 - 2pm)	21	8	
Thursday 9th October (8-10pm)	9	6	
Saturday 11th October (10-12noon)	53	22	
Total	83	36	

People Who Signed up				
Area of Interest	<b>Number of Contacts</b>			
Keep in Touch	28			
Housing	13			
Traffic	15			
Other	6			

What did people say? The six most popular suggestions over the three workshops were:

- Move the Industrial Estate to the M40 side of town and use the site for housing
- Have several smaller sites for housing, not one big site.
- Introduce better traffic management (numerous suggestions)
- Improve provision of car parking (for residents and shoppers)
- Relief Road (numerous suggestions see the heatmap below)
- Get an appropriate housing mix (affordable housing being the most popular comment)

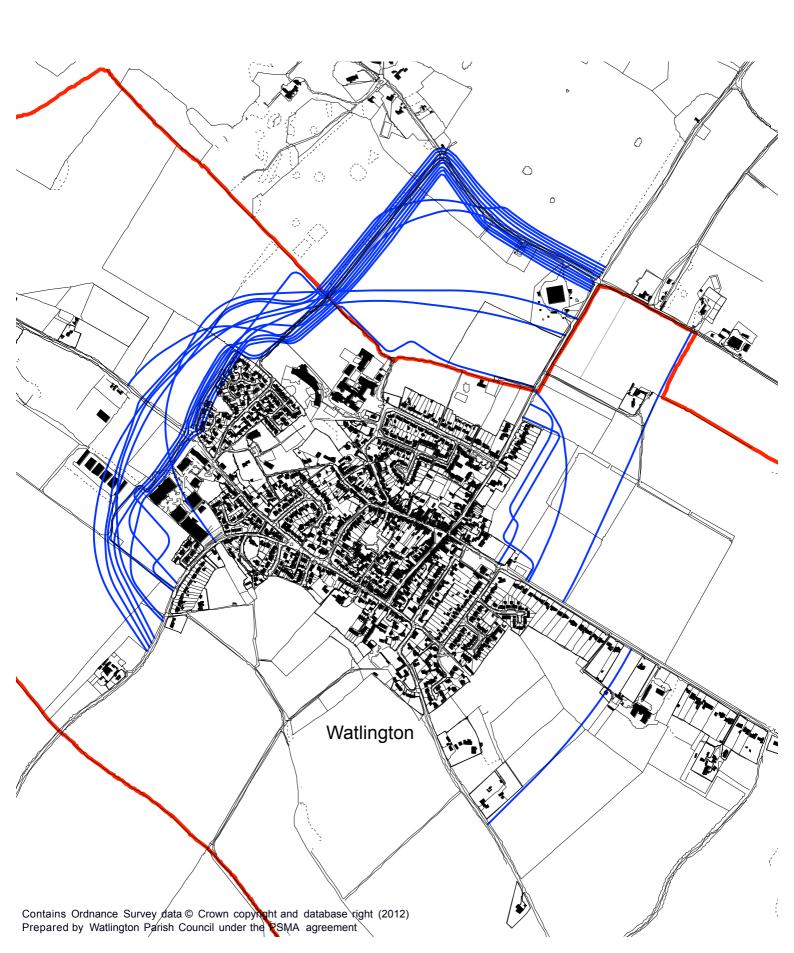
Within this document we have included "heatmaps" to show suggested development sites and potential locations for a relief road, together with the marked-up maps and comments generated by the workshops.

Workshop results as a "Heat-map" Number of times a site was suggested for development Development site suggestions 0-5 mentions Watlington Neighbourhood Plan Area 6-10 mentions 11-15 mentions 16+ mentions  $\bigcirc$ Watlington Contains Ordnance Survey data © Crown copyright and database right (2012) Prepared by Watlington Parish Council under the PSMA agreement

## Workshop results as a "Heat-map" Relief road suggestions

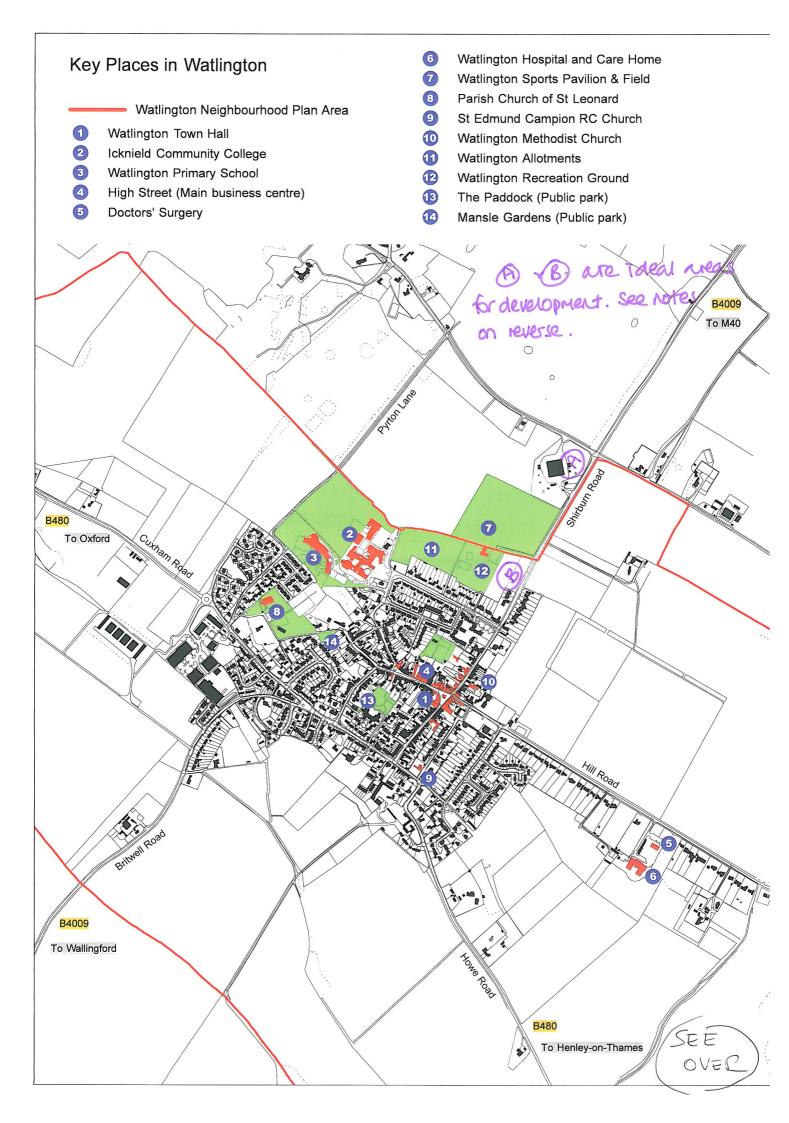
----- Watlington Neighbourhood Plan Area

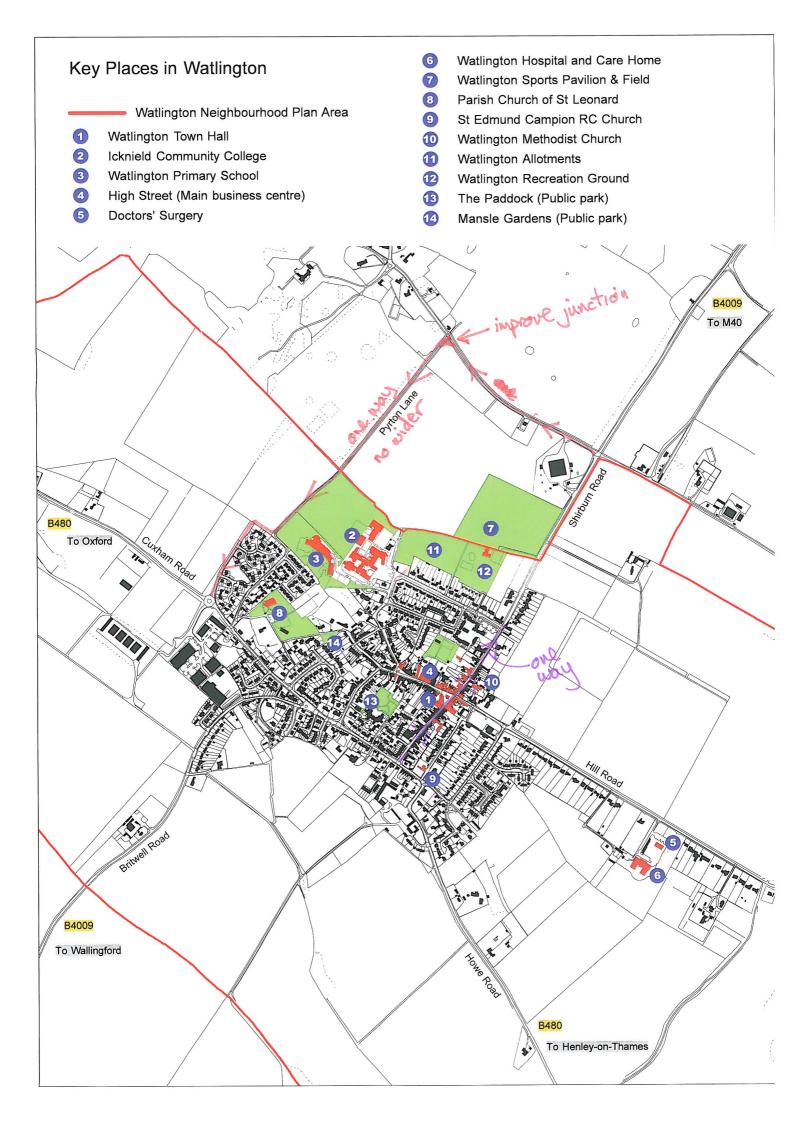
Relief road suggestion

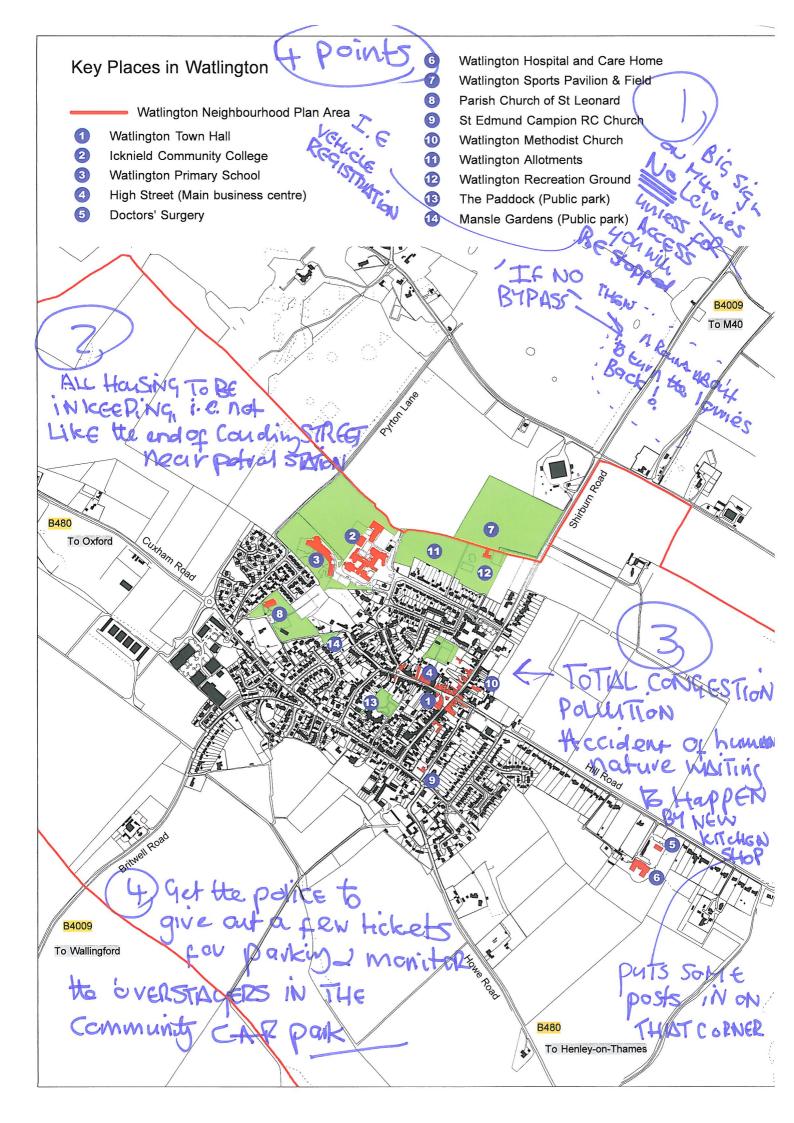


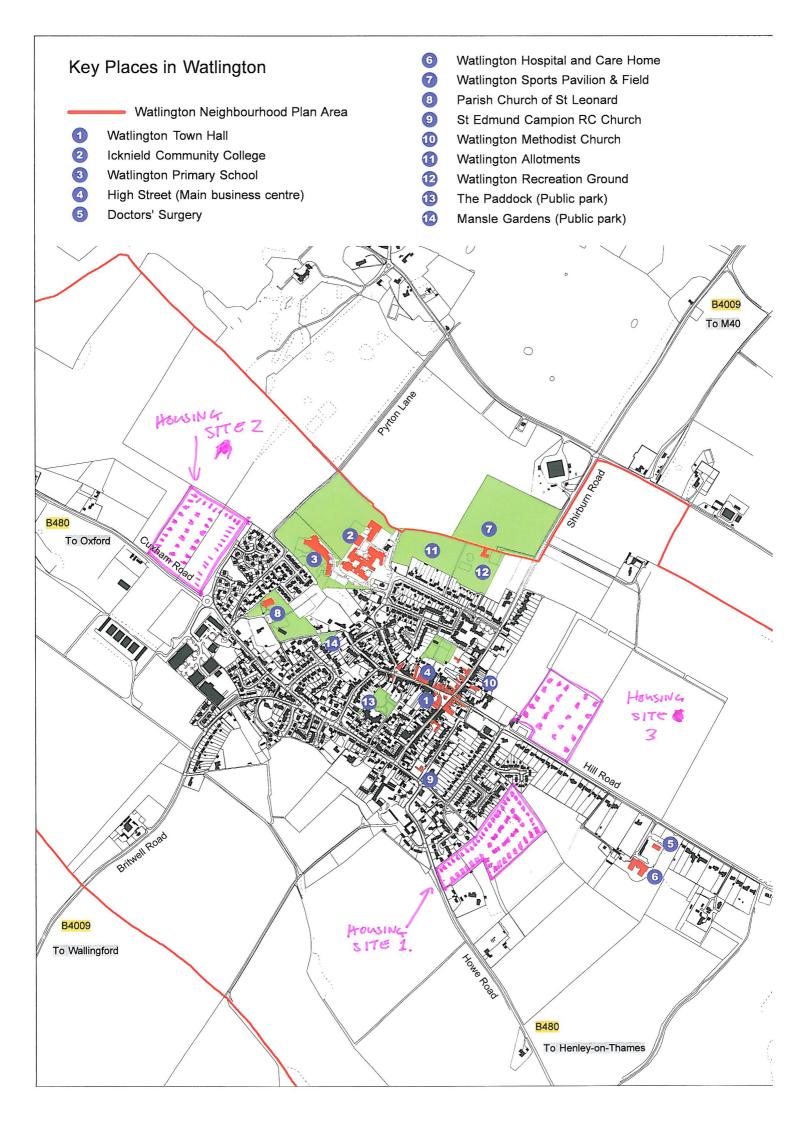
## **Watlington Neighbourhood Plan**

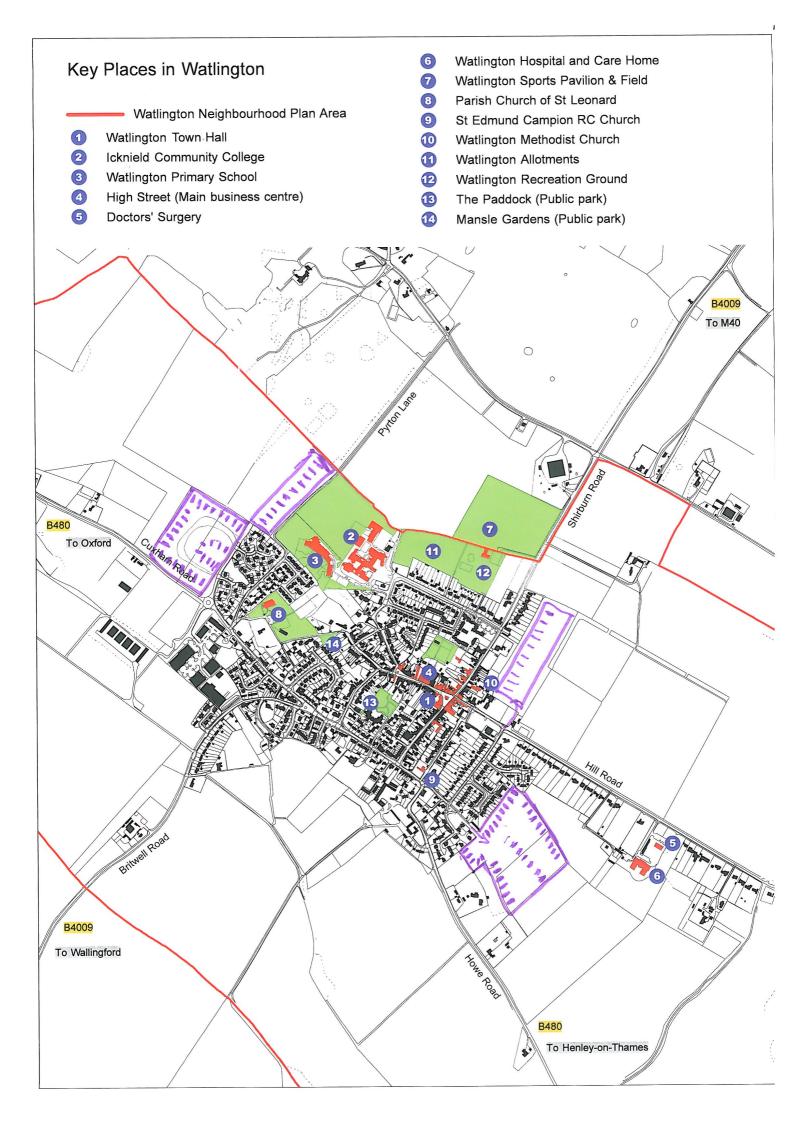
Maps marked up during community workshops 9 and 11th October 2014

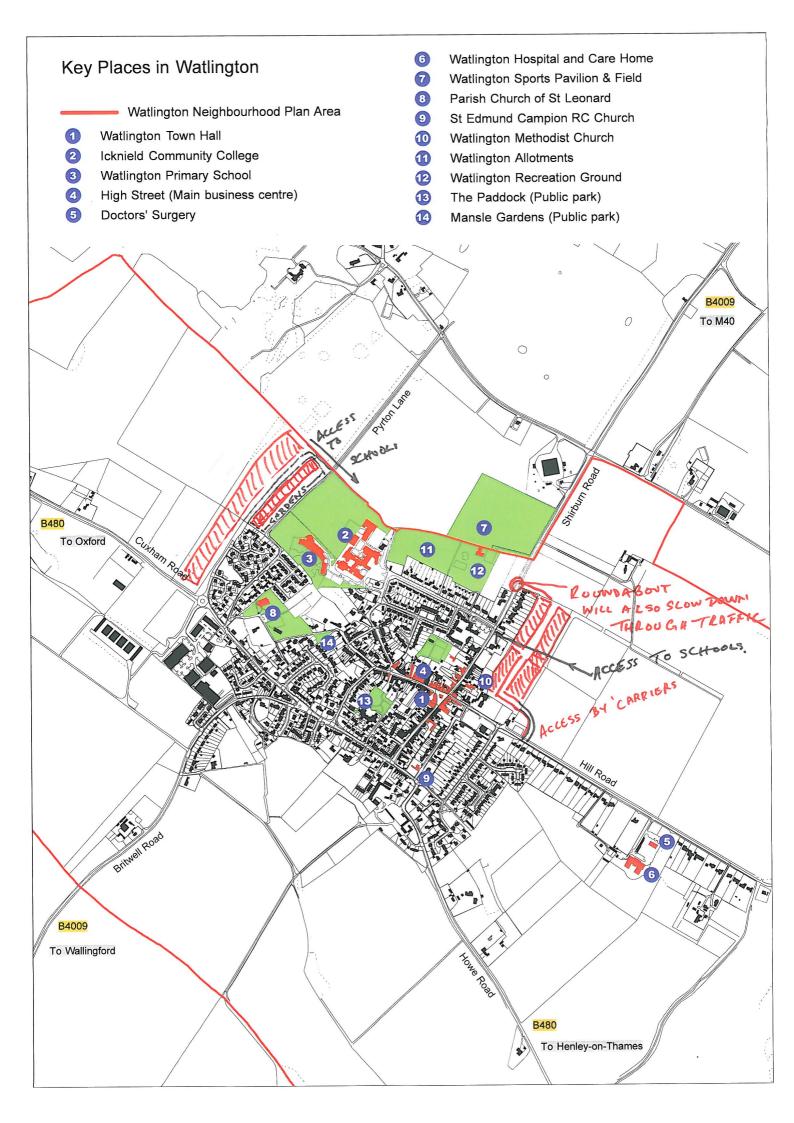


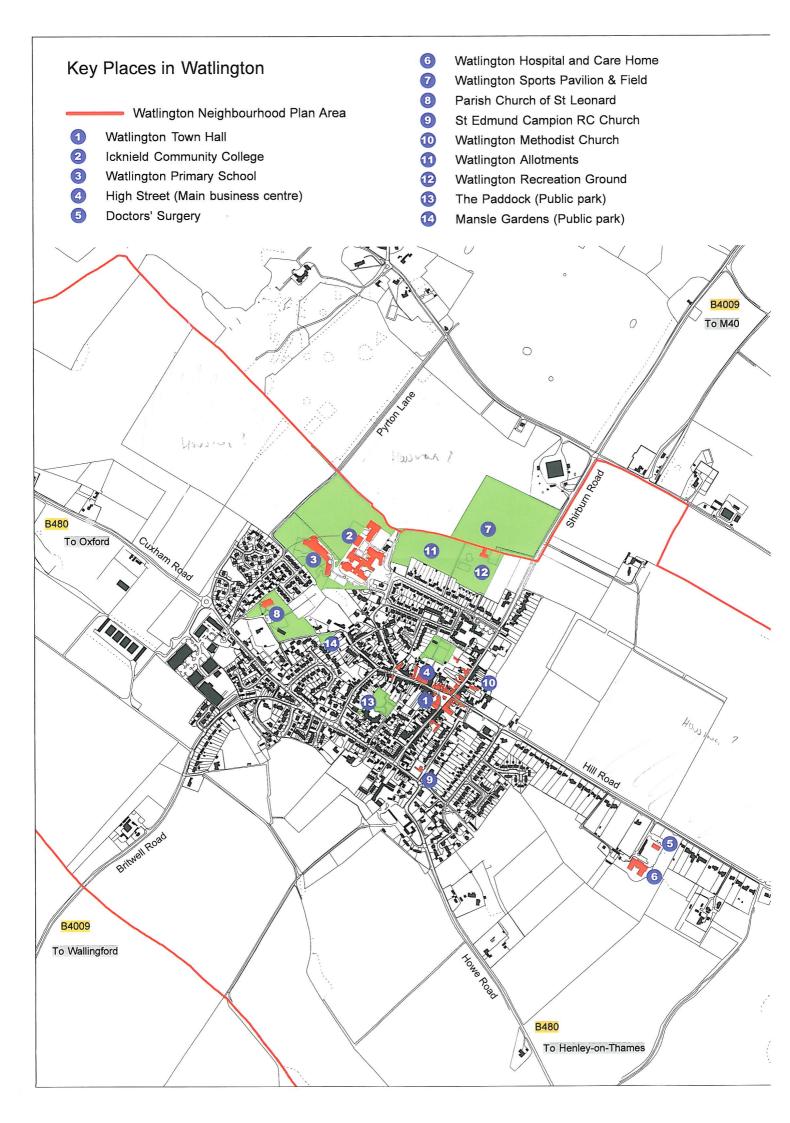


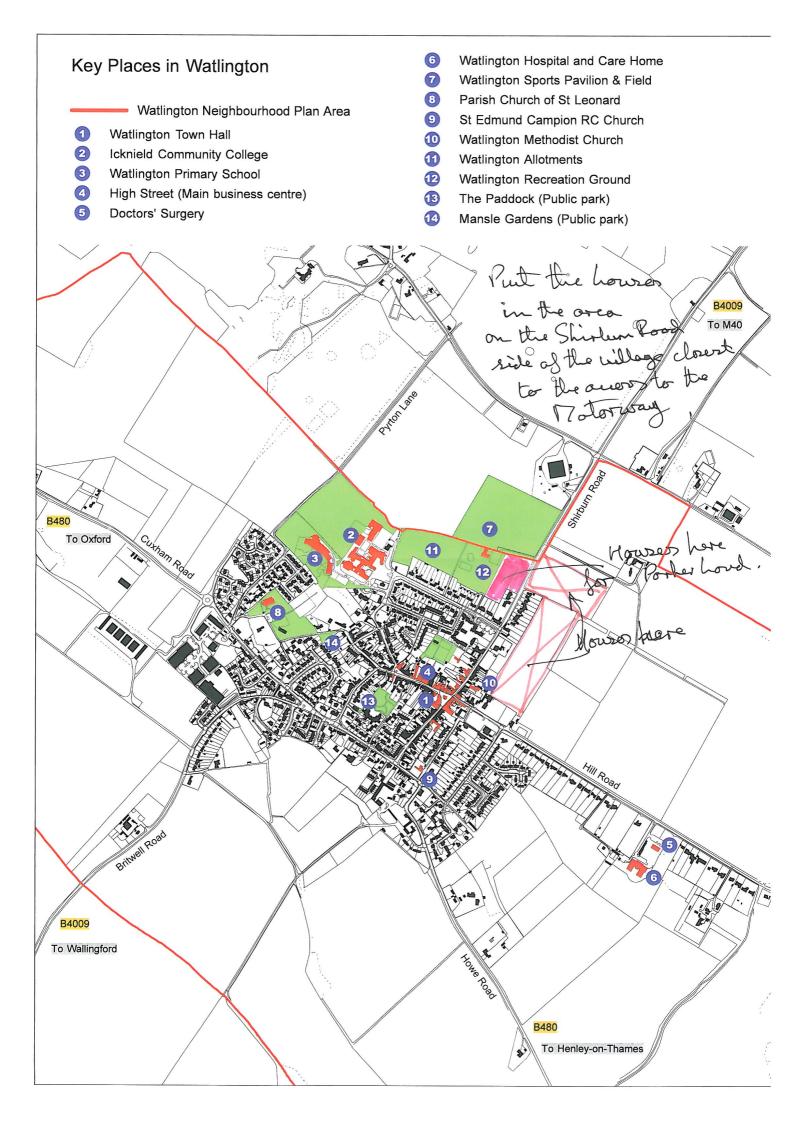


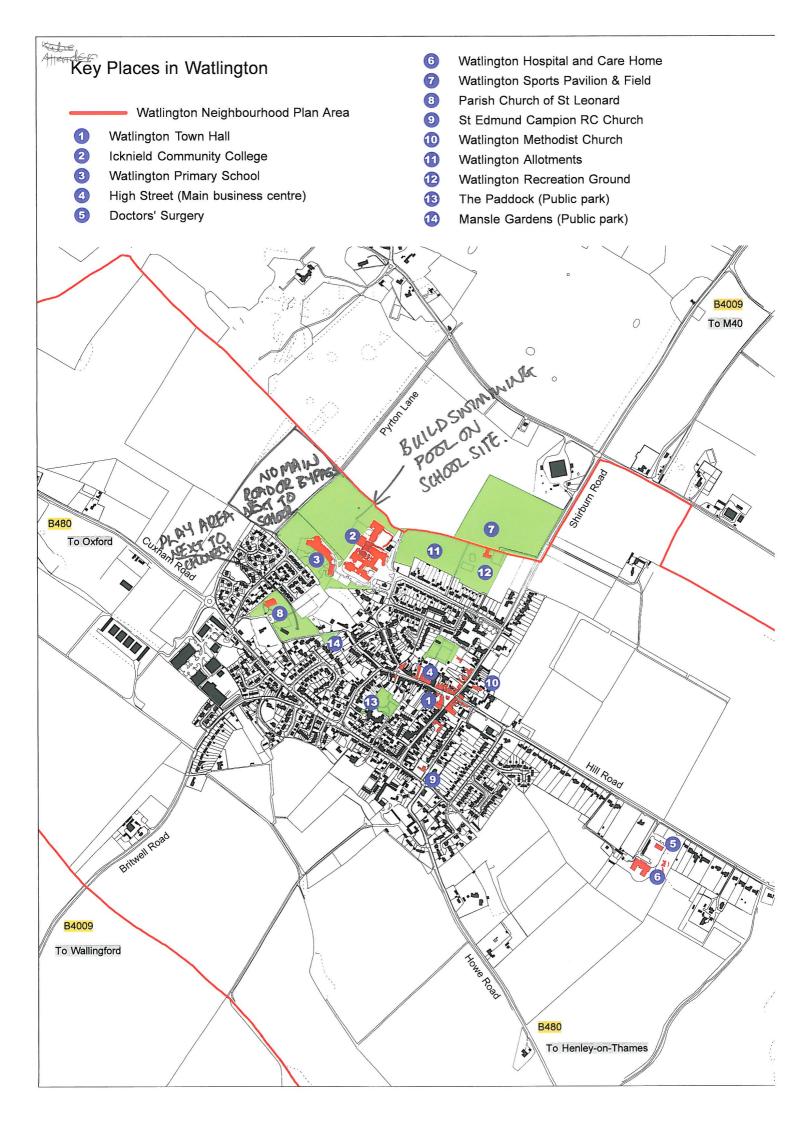


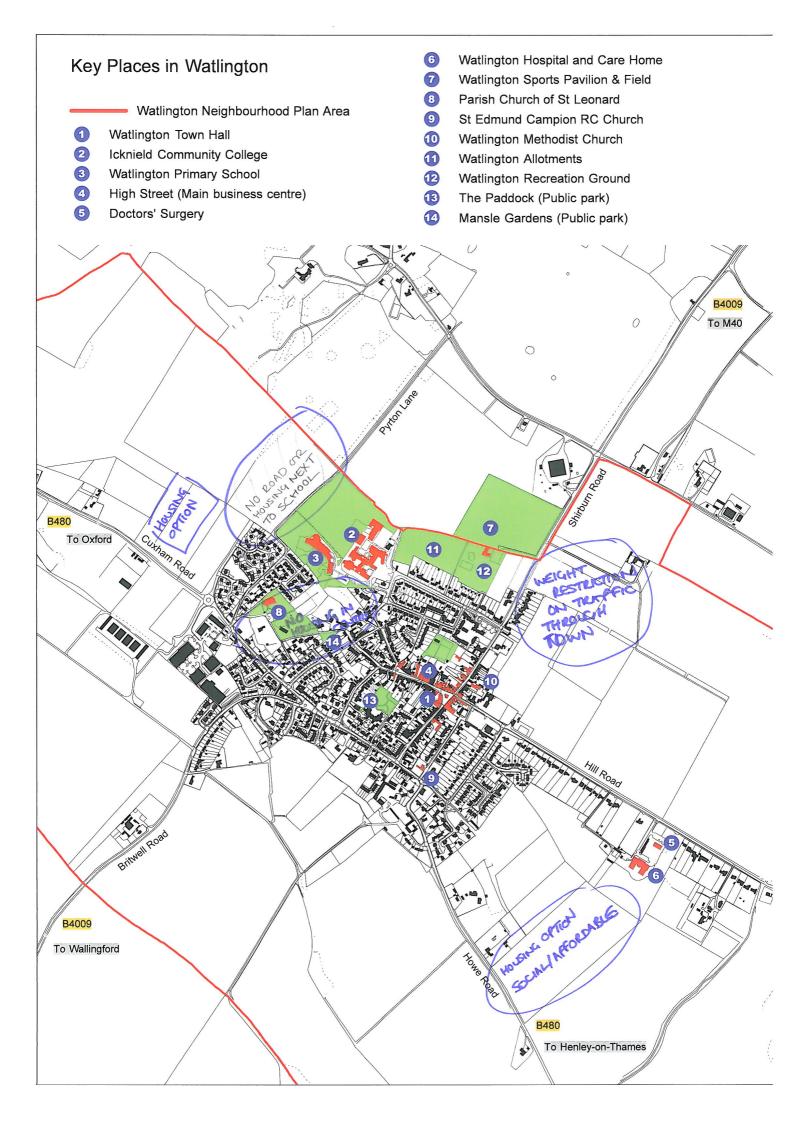


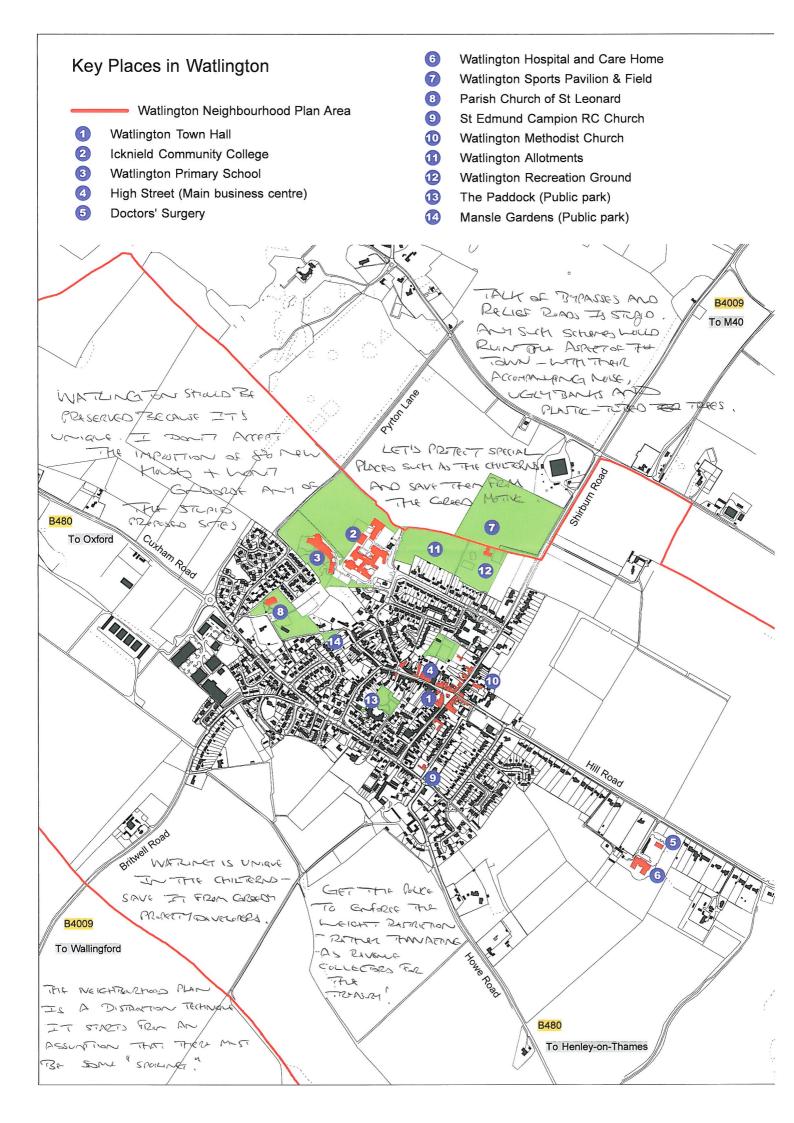


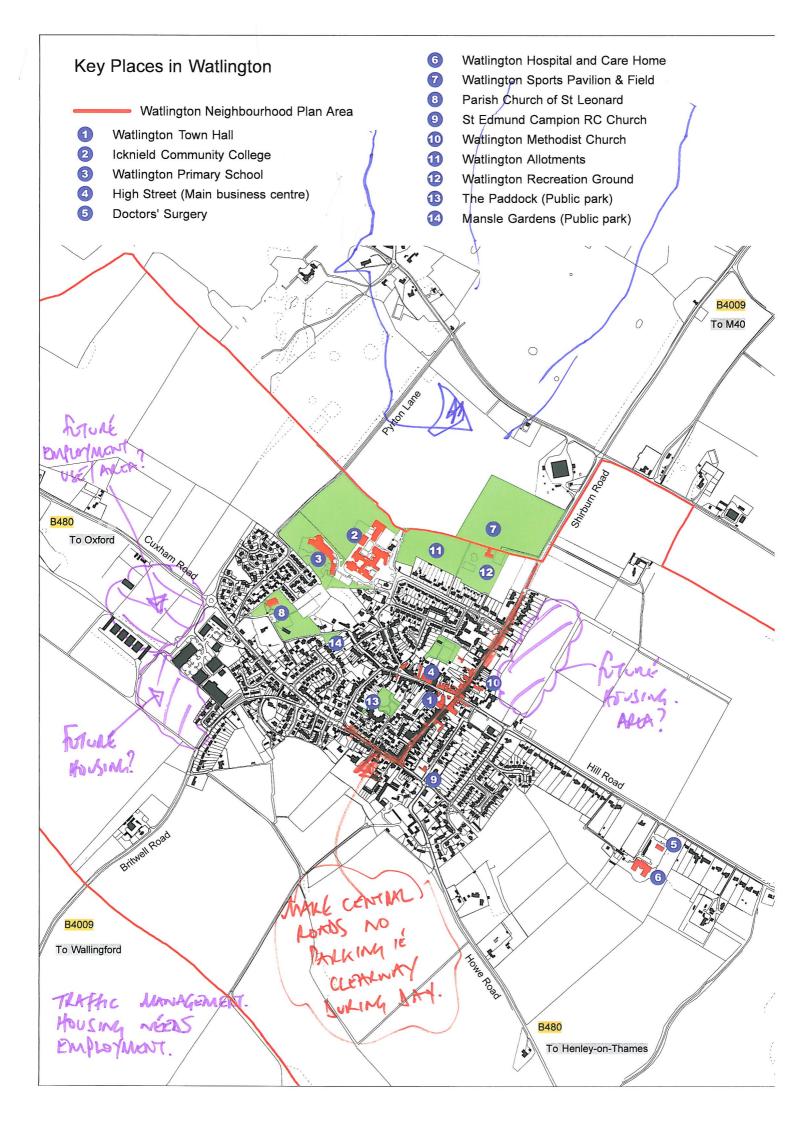


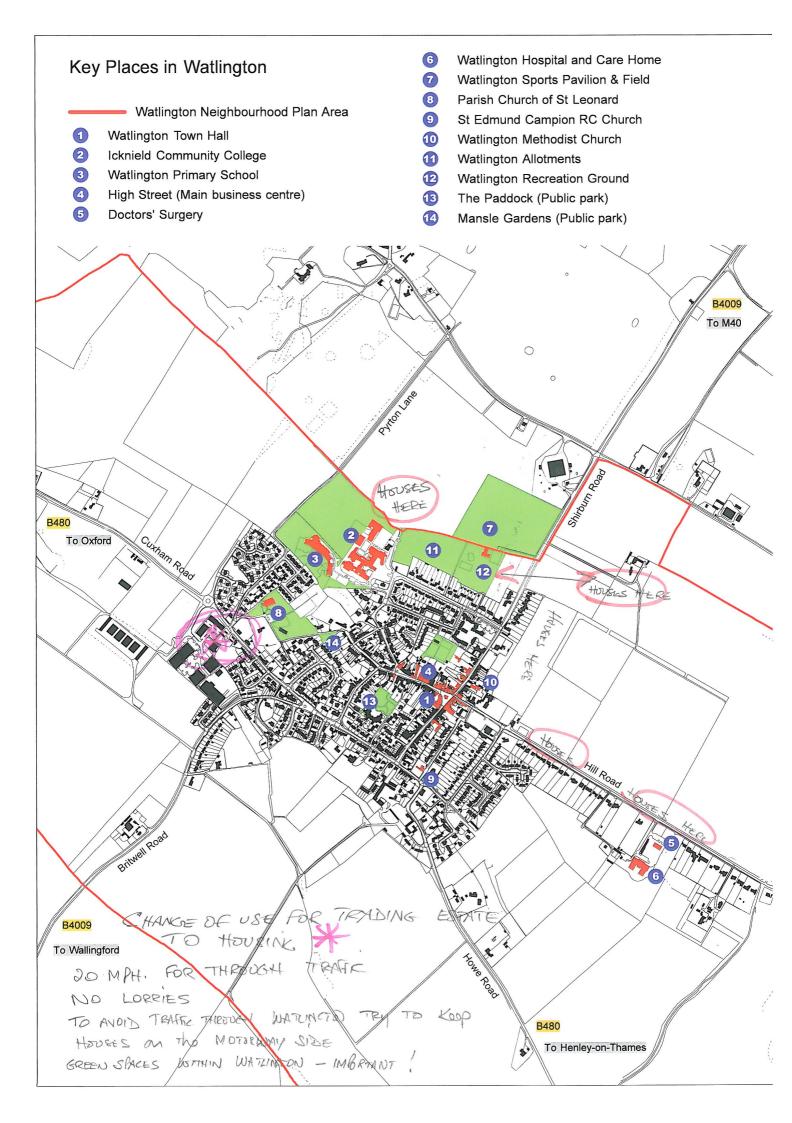


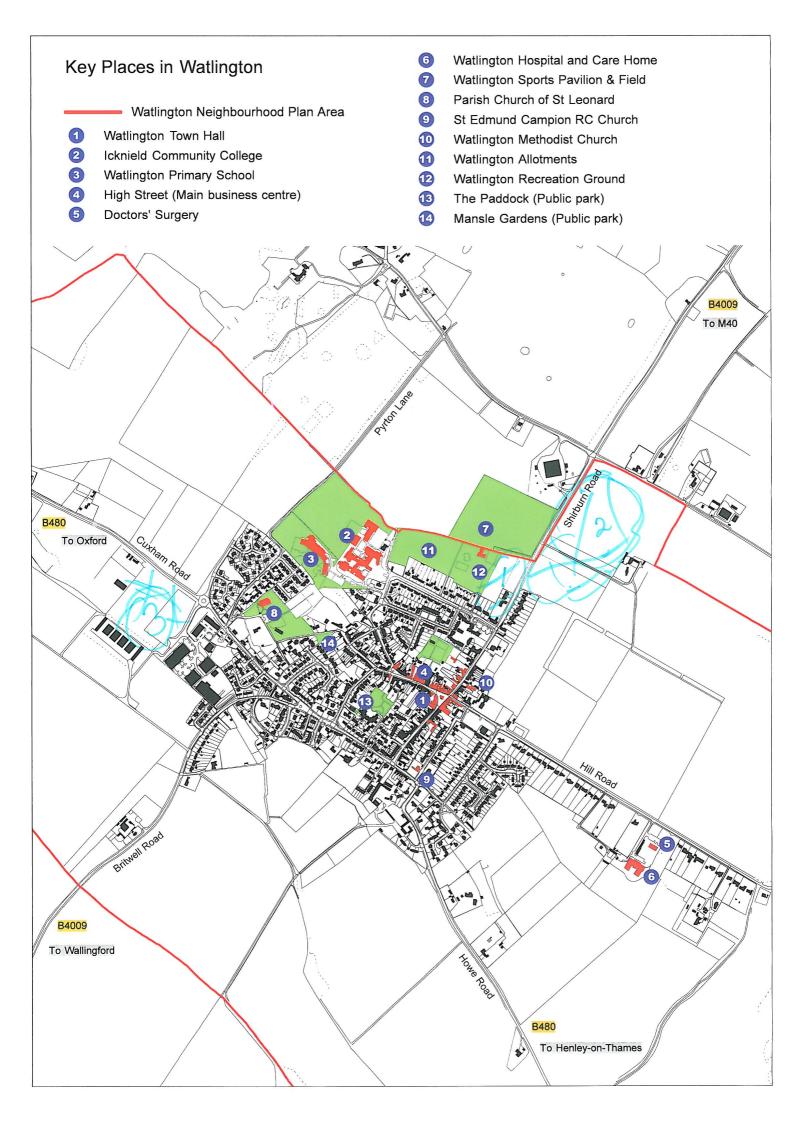


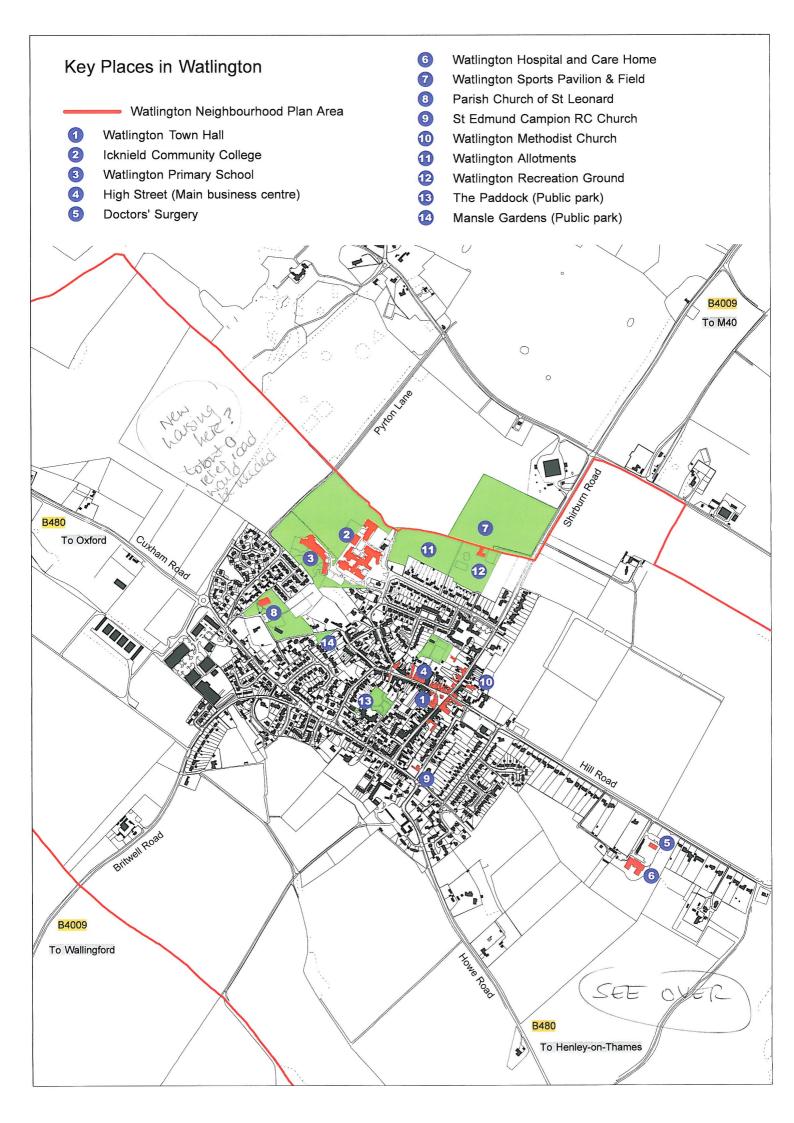


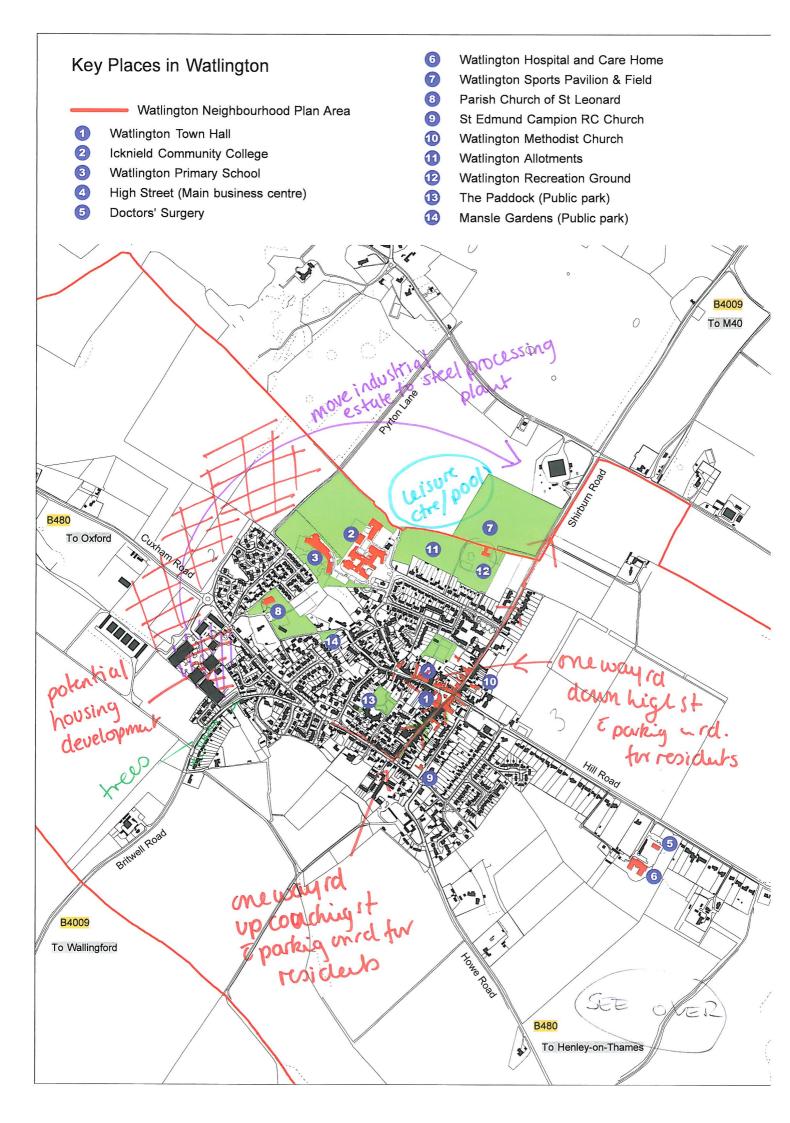


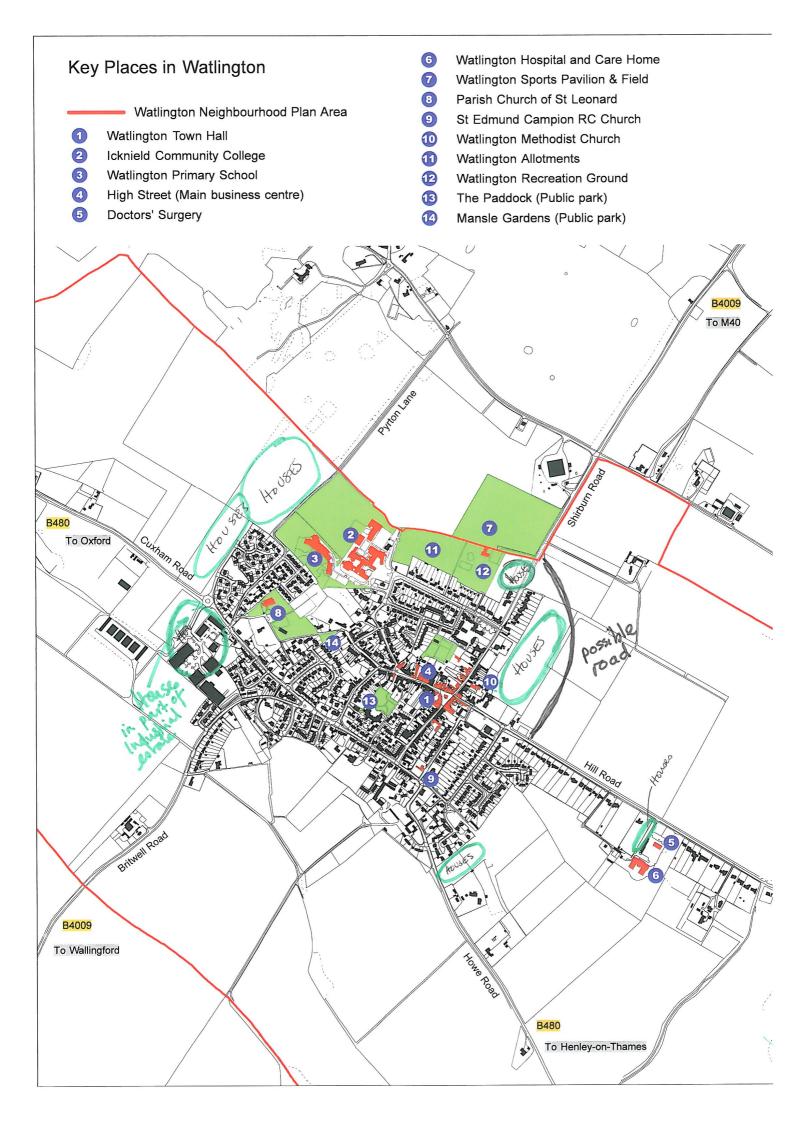


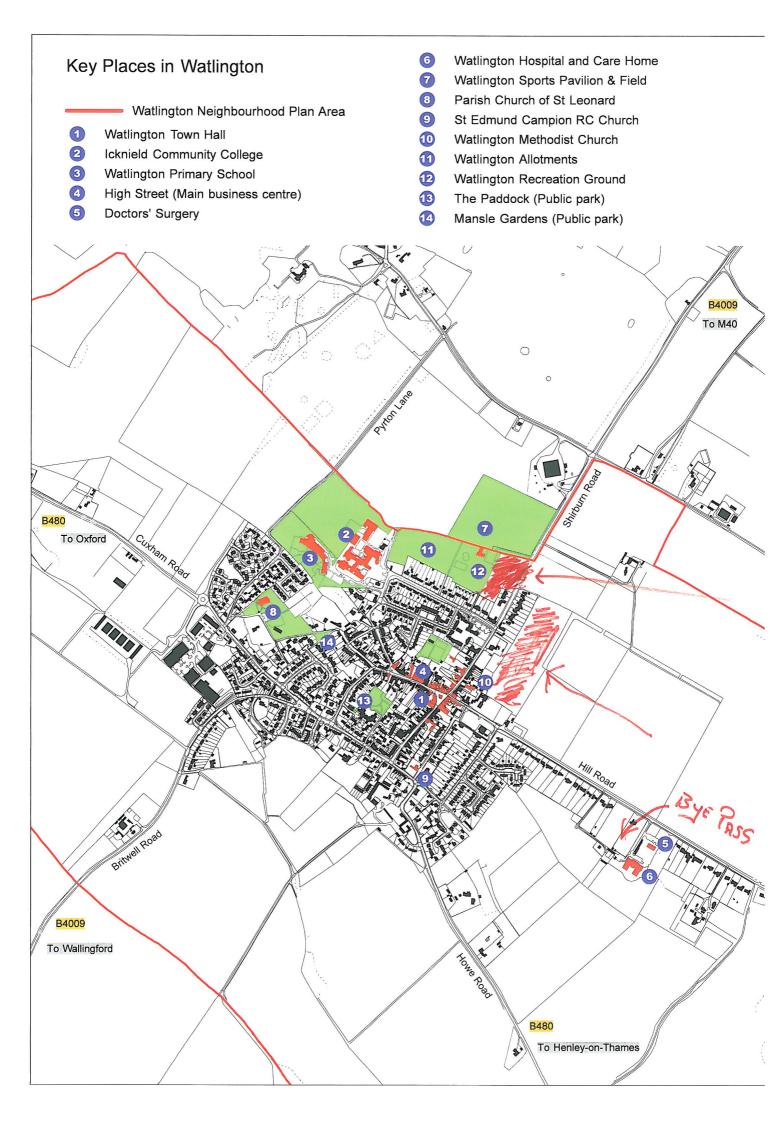




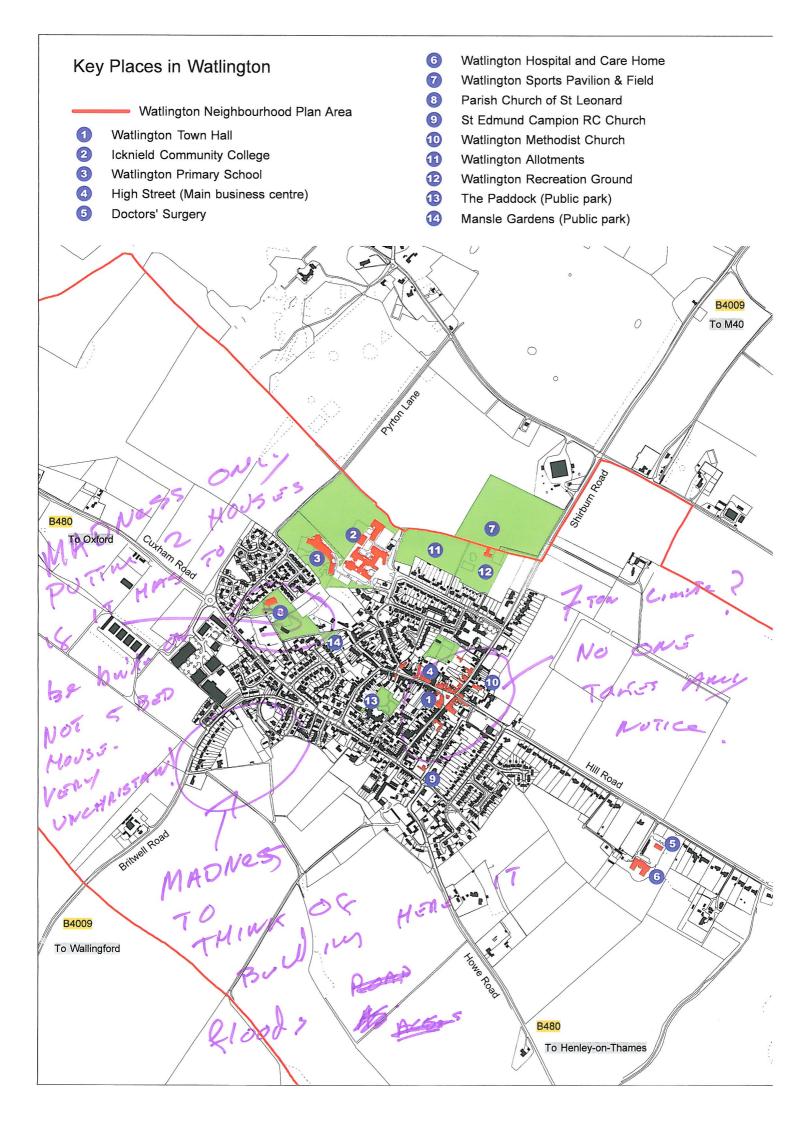


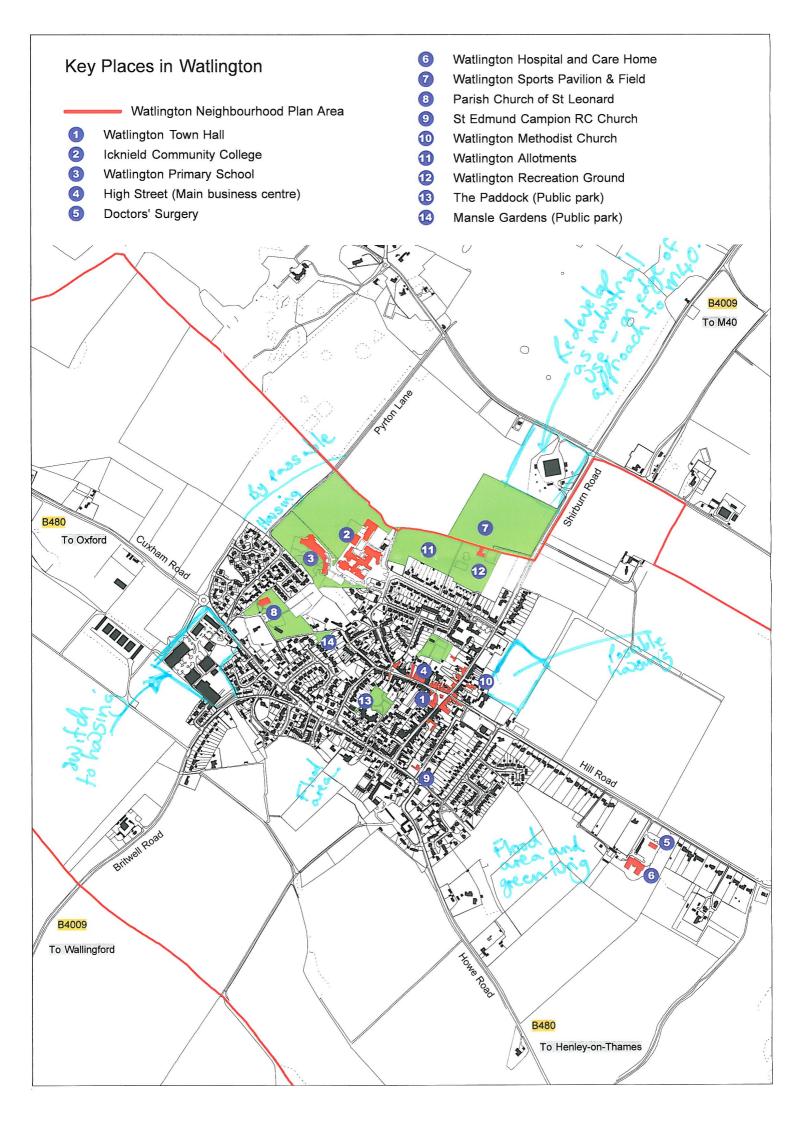


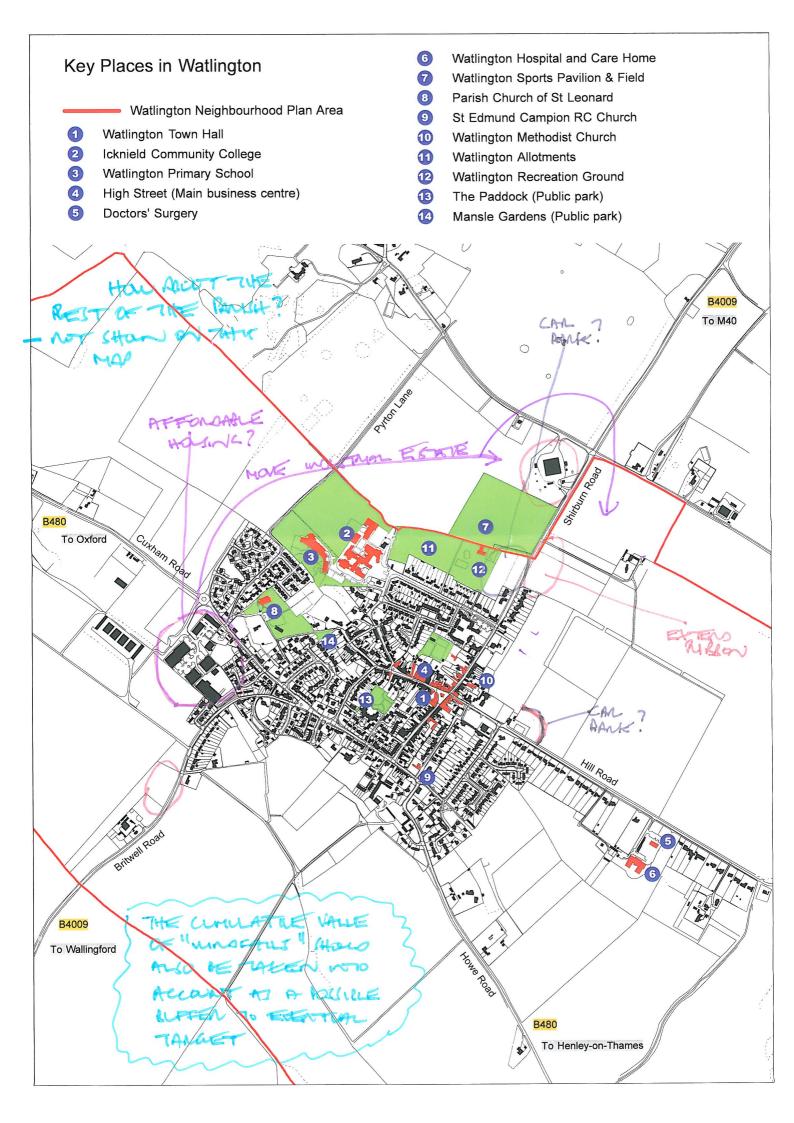


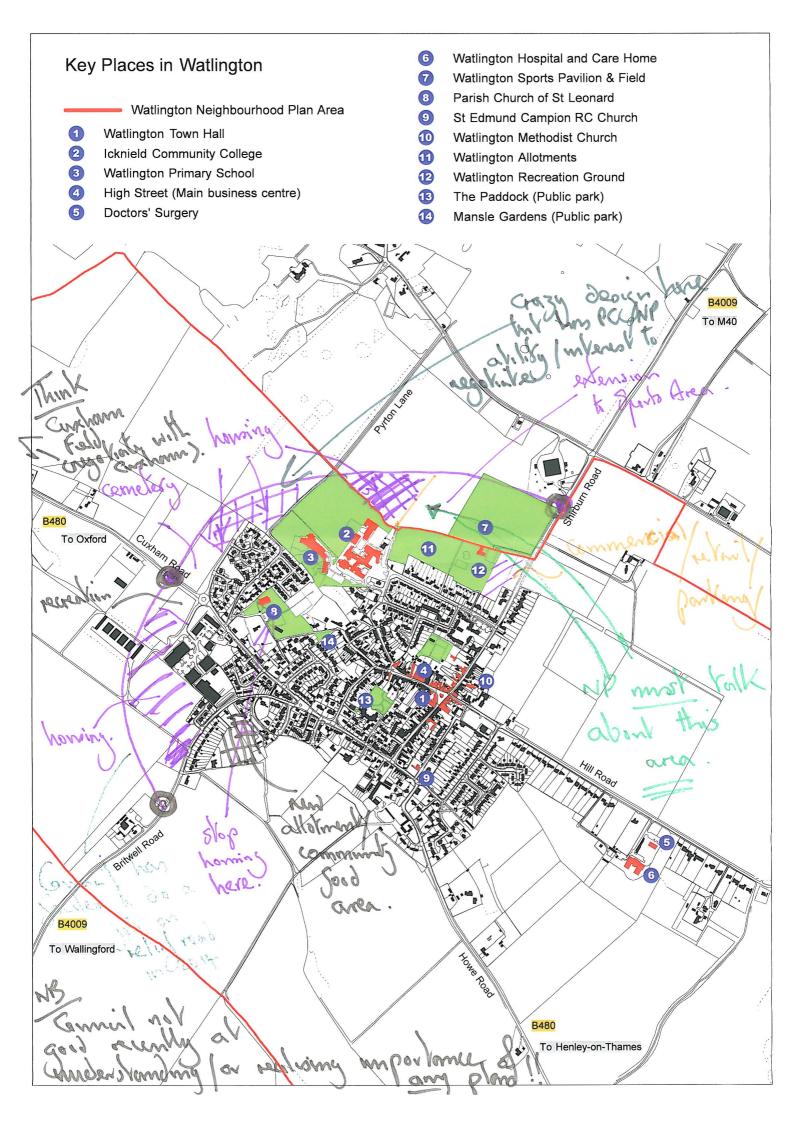


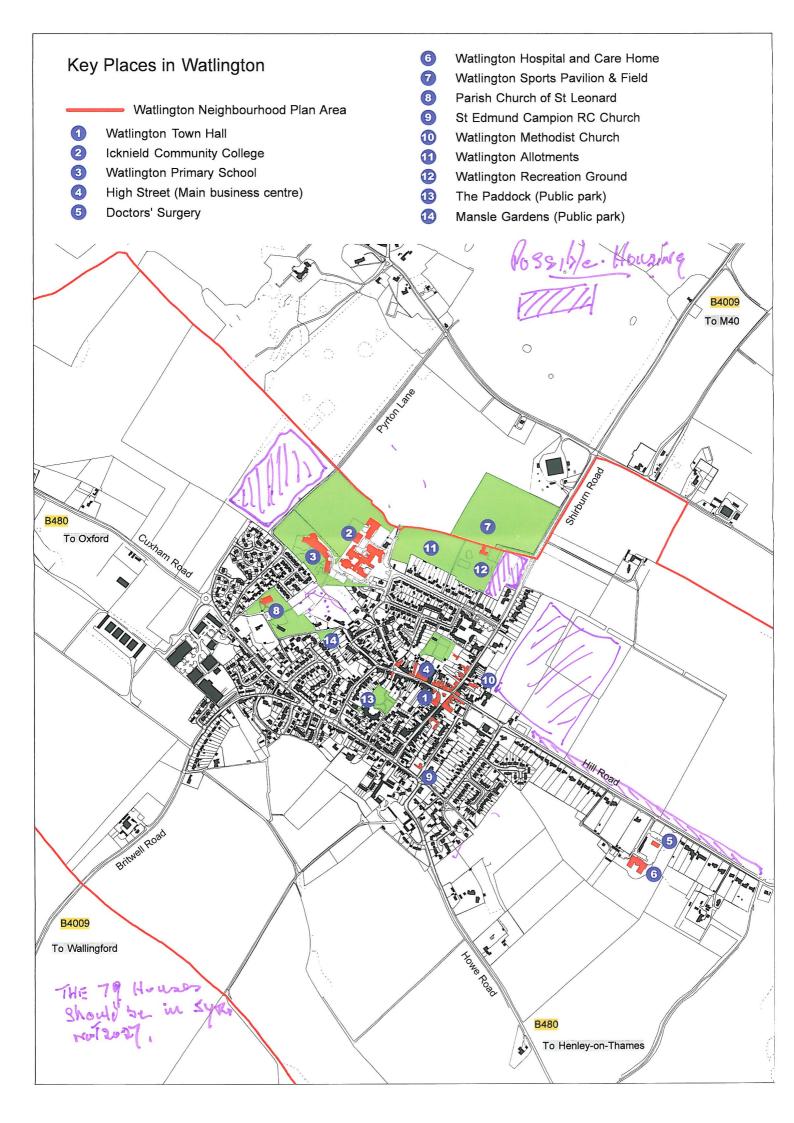
6 Watlington Hospital and Care Home Key Places in Watlington 7 Watlington Sports Pavilion & Field 8 Parish Church of St Leonard Watlington Neighbourhood Plan Area 9 St Edmund Campion RC Church Watlington Town Hall 10 Watlington Methodist Church Icknield Community College 1 Watlington Allotments Watlington Primary School 12 Watlington Recreation Ground High Street (Main business centre) The Paddock (Public park) Doctors' Surgery Mansle Gardens (Public park) Community Gordens (Local food P B4009 To M40 7 To Oxford B4009 To Wallingford Howe Poad To Henley-on-Thames

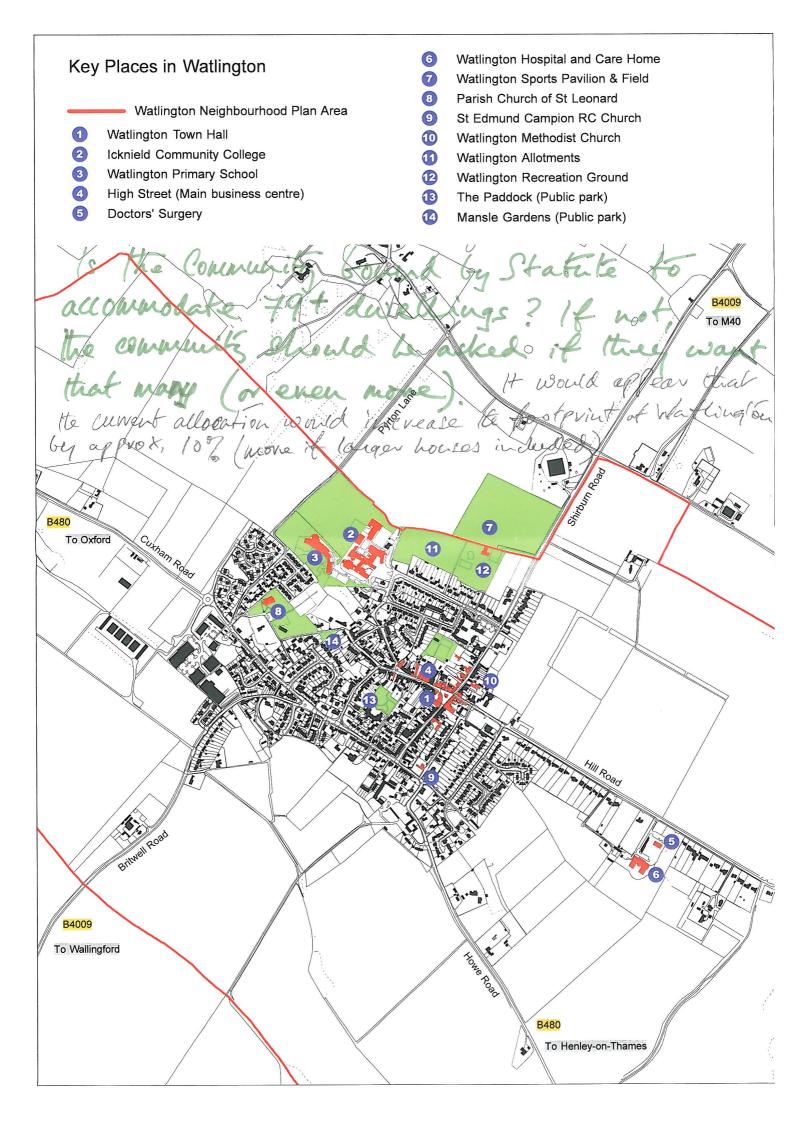


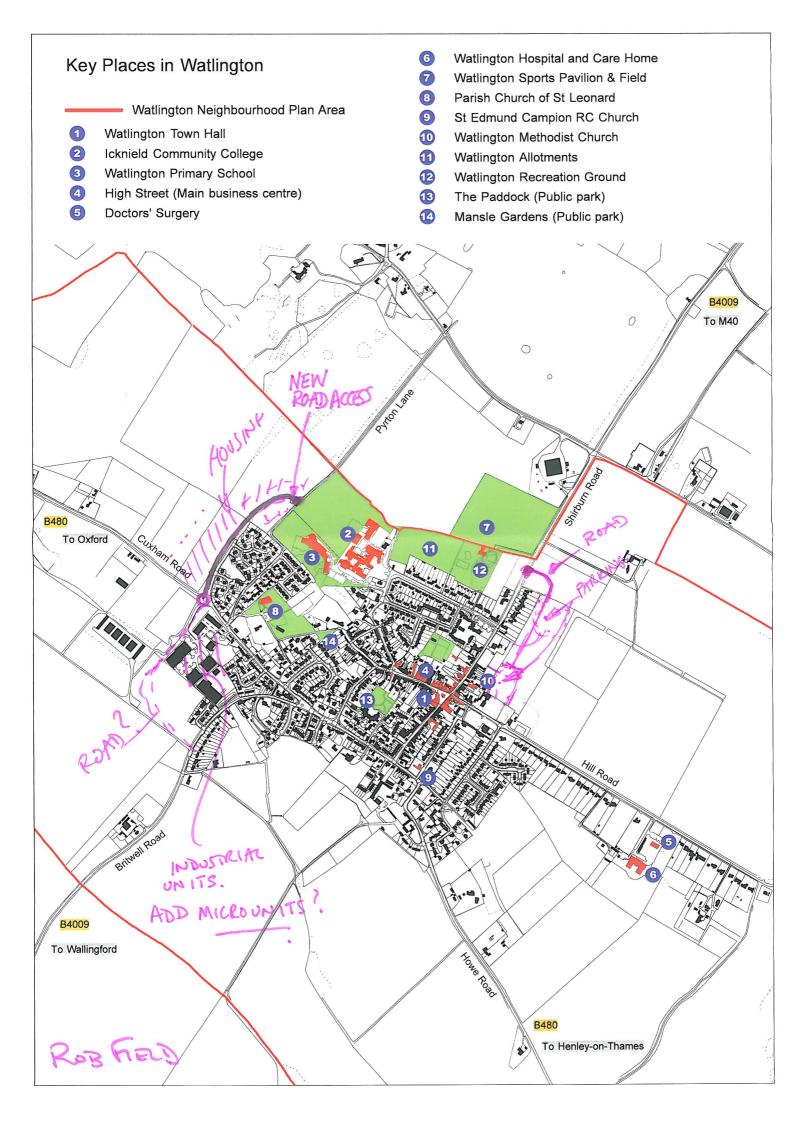


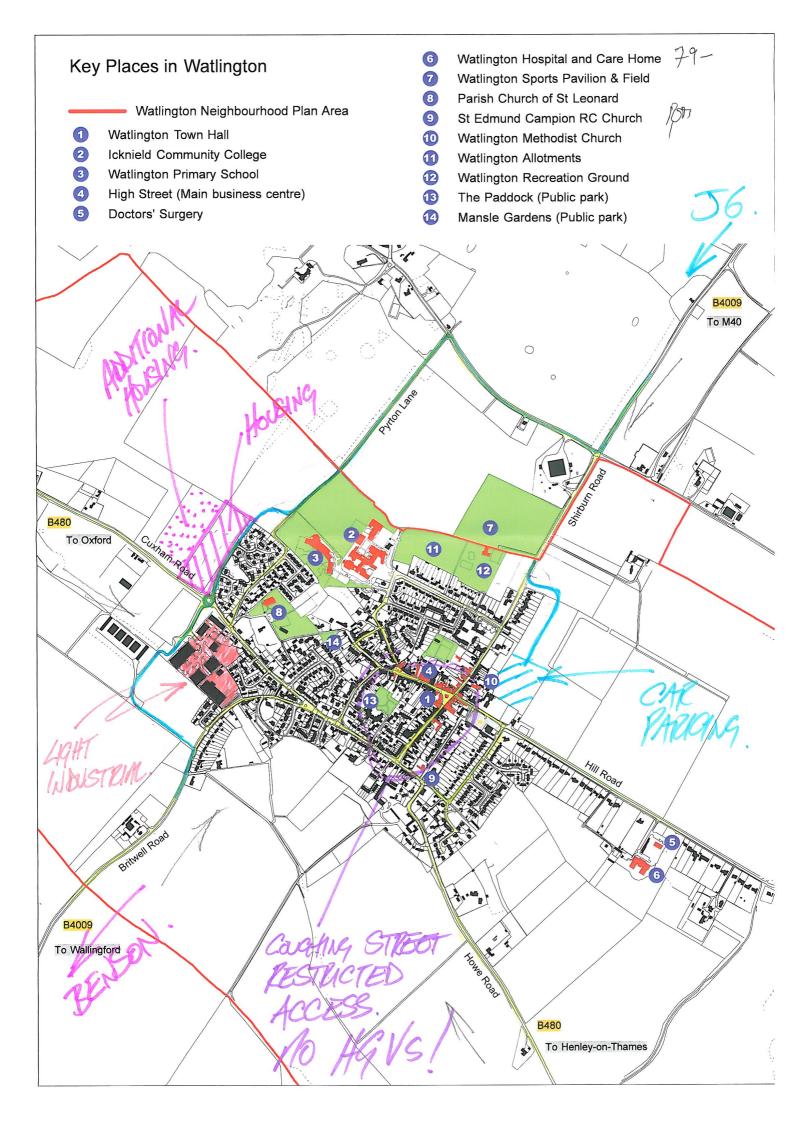












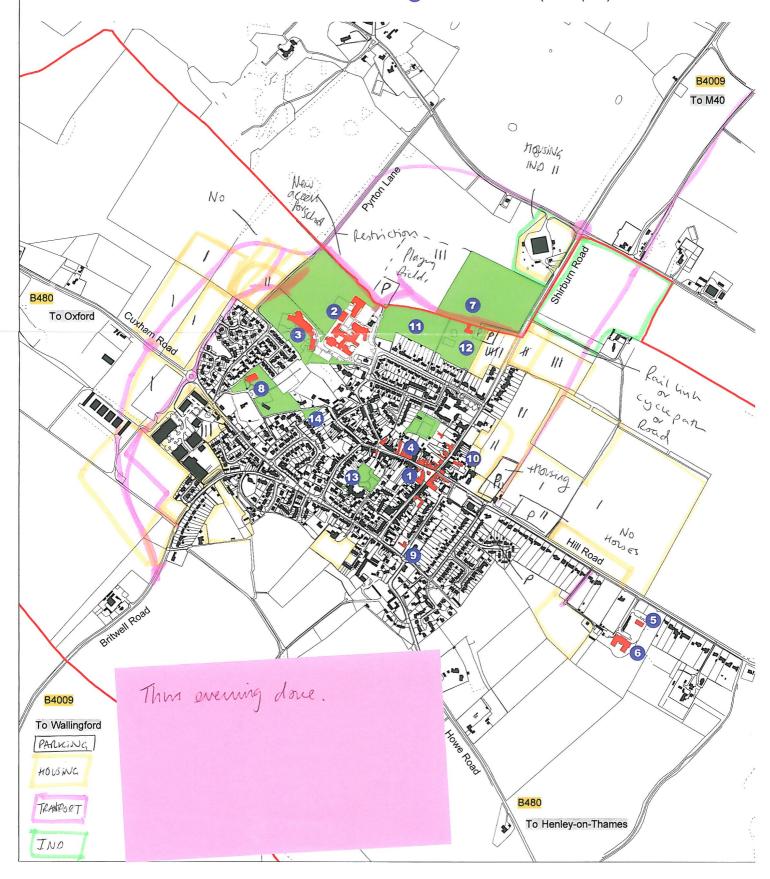
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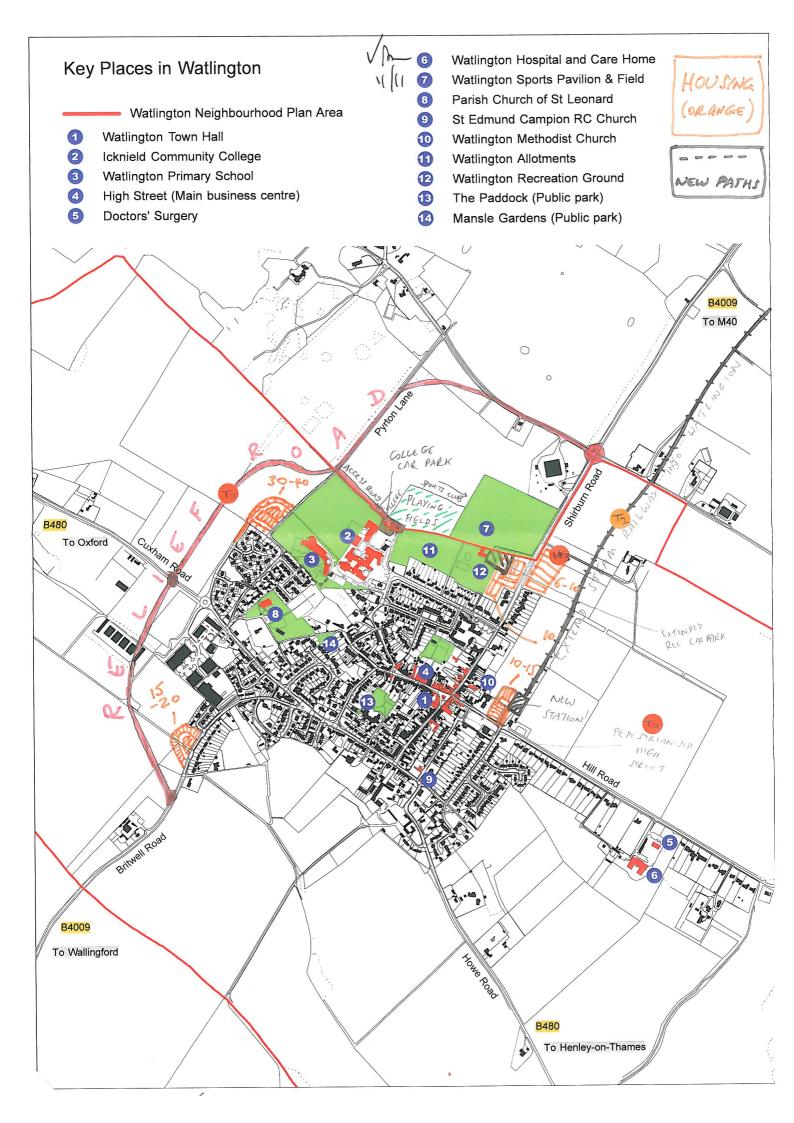
### Key Places in Watlington

Watlington Neighbourhood Plan Area

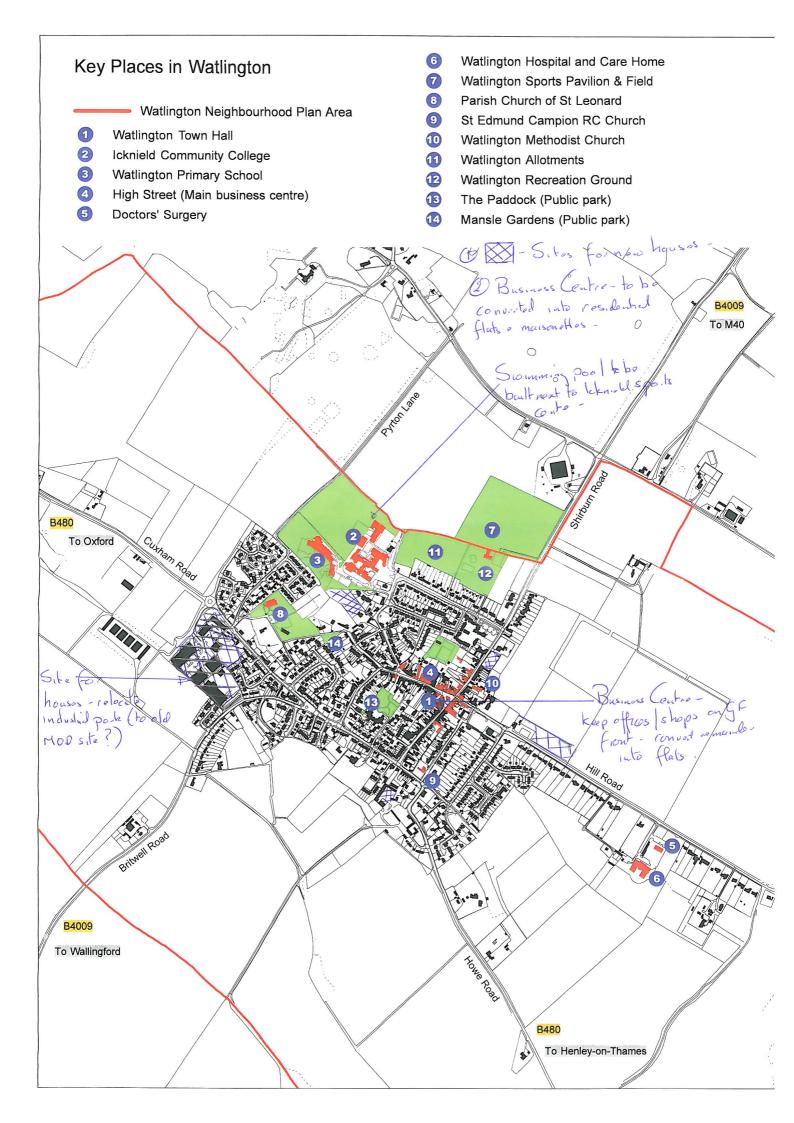
- Watlington Town Hall
- 2 Icknield Community College
- Watlington Primary School
- High Street (Main business centre)
- Doctors' Surgery

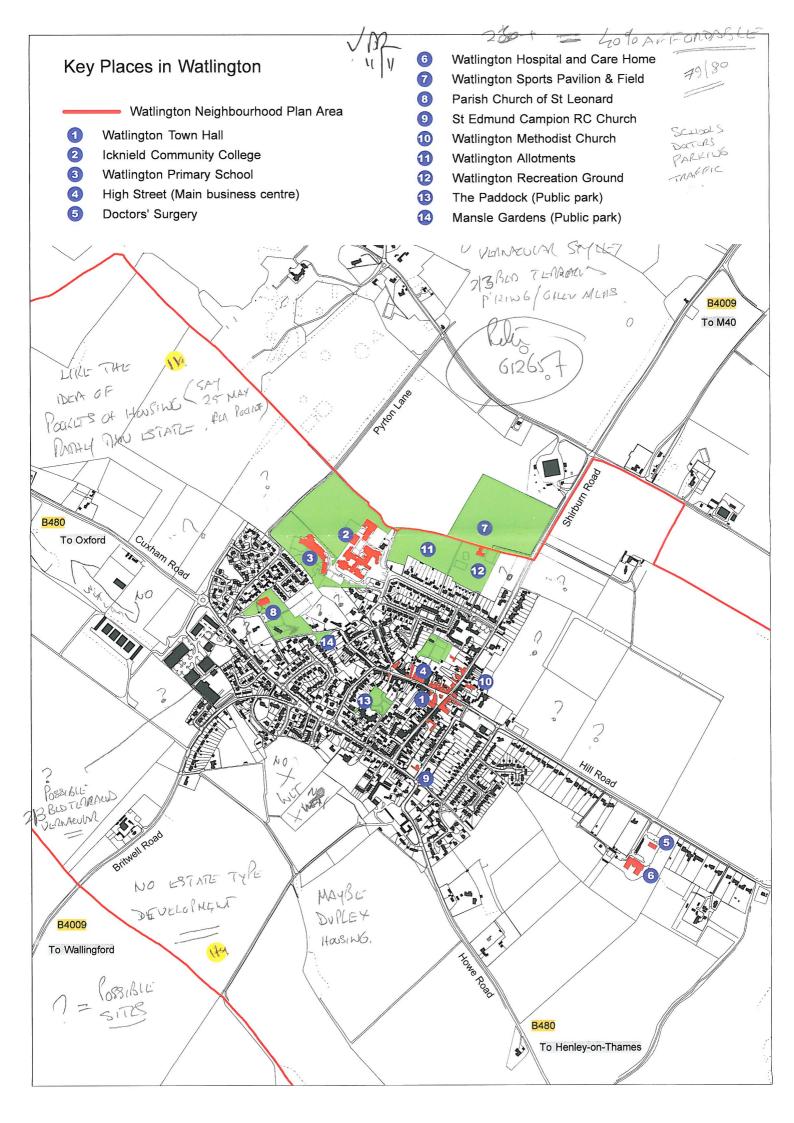
- Watlington Hospital and Care Home
  - Watlington Sports Pavilion & Field
- 8 Parish Church of St Leonard
- St Edmund Campion RC Church
- Watlington Methodist Church
- Watlington Allotments
- Watlington Recreation Ground
- 13 The Paddock (Public park)
- Mansle Gardens (Public park)

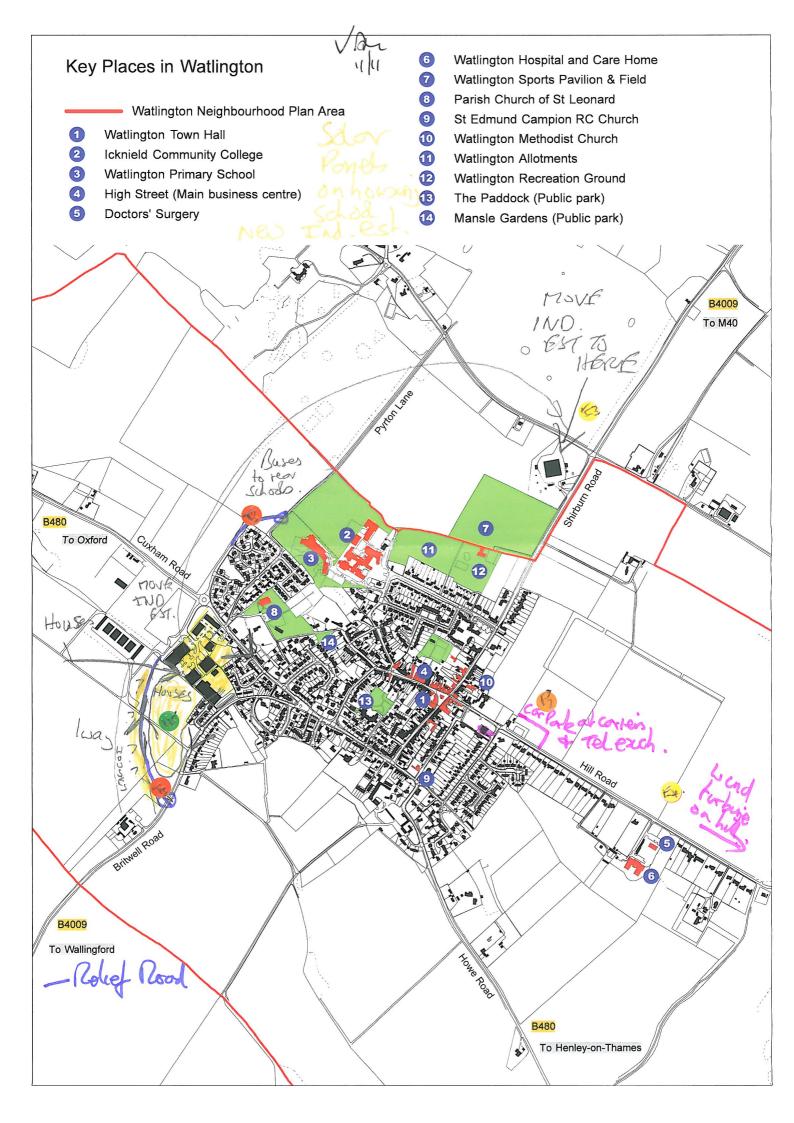


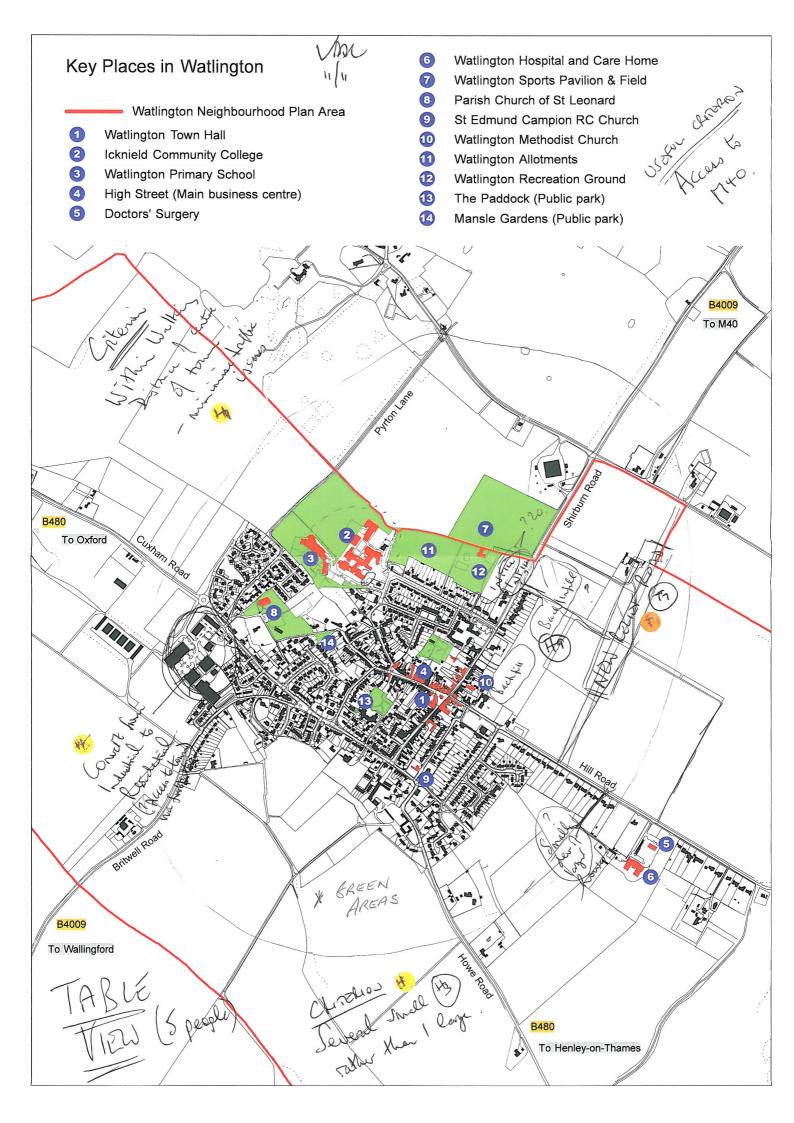


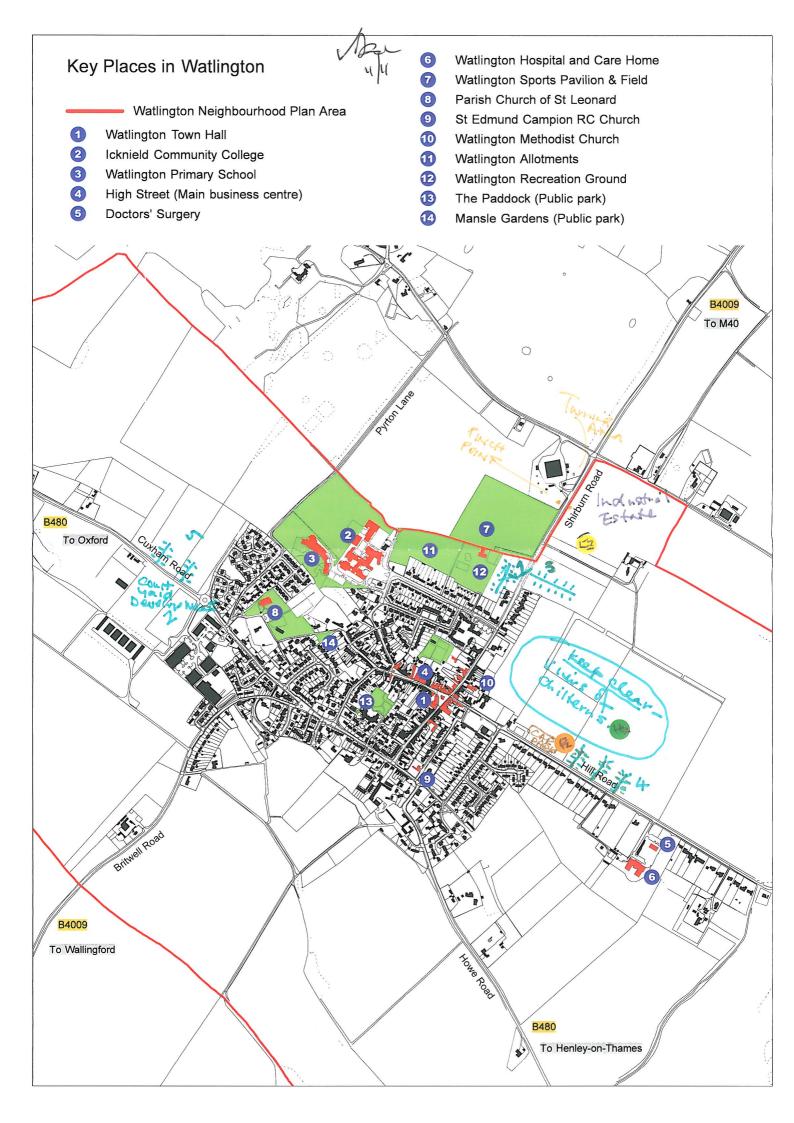
- MORÉ FOOTPATUS, ESP TO PLOVOE DECESS TO SCHOOLS
- BICGER CAR PARKS ().
- REMOVE ON-STREET PARKING ON: COUCHING STREET
  BROOK STREET
  SHIRBURN STREET
- 10- INSTALL 20 MPH ZONE ALONE COUCHINE ST/SHIRBURN ST
- PEDESTRIANISED HIGH STREET?
  - HOUSING ADDED IN SMALL CLUSTERS TO MINIMISE
    IMPACE ON CRISTING AREAS

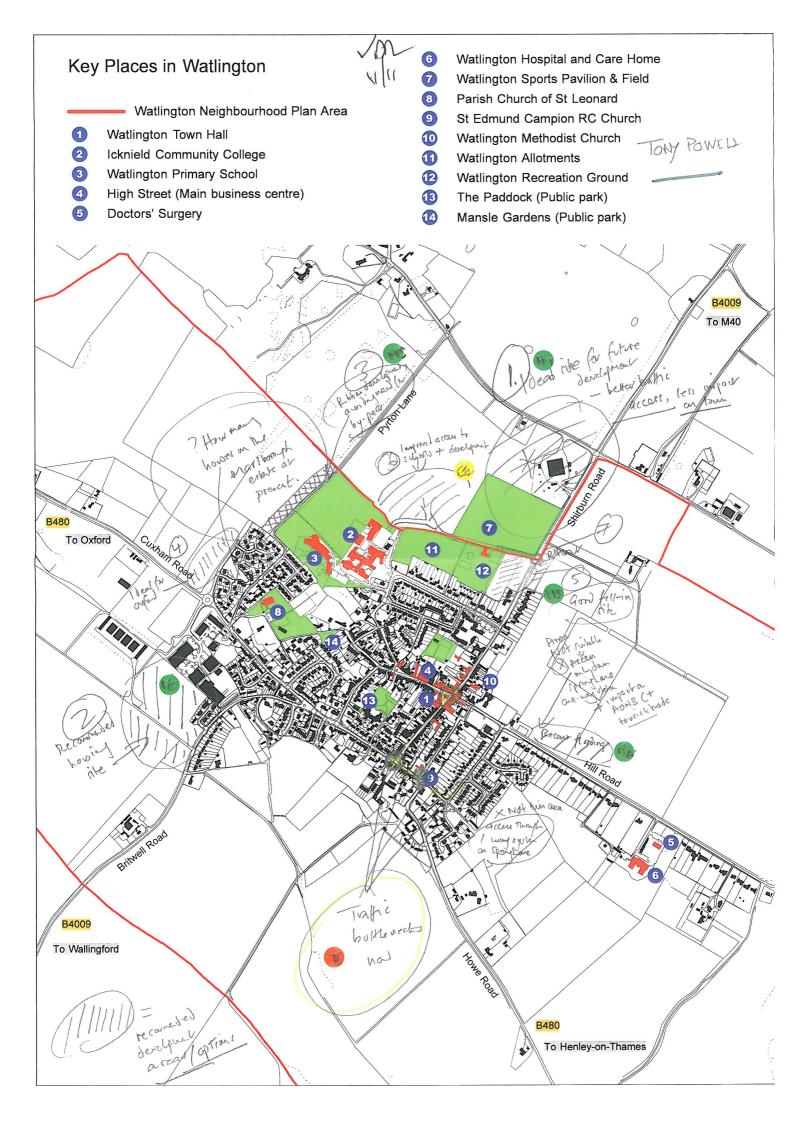


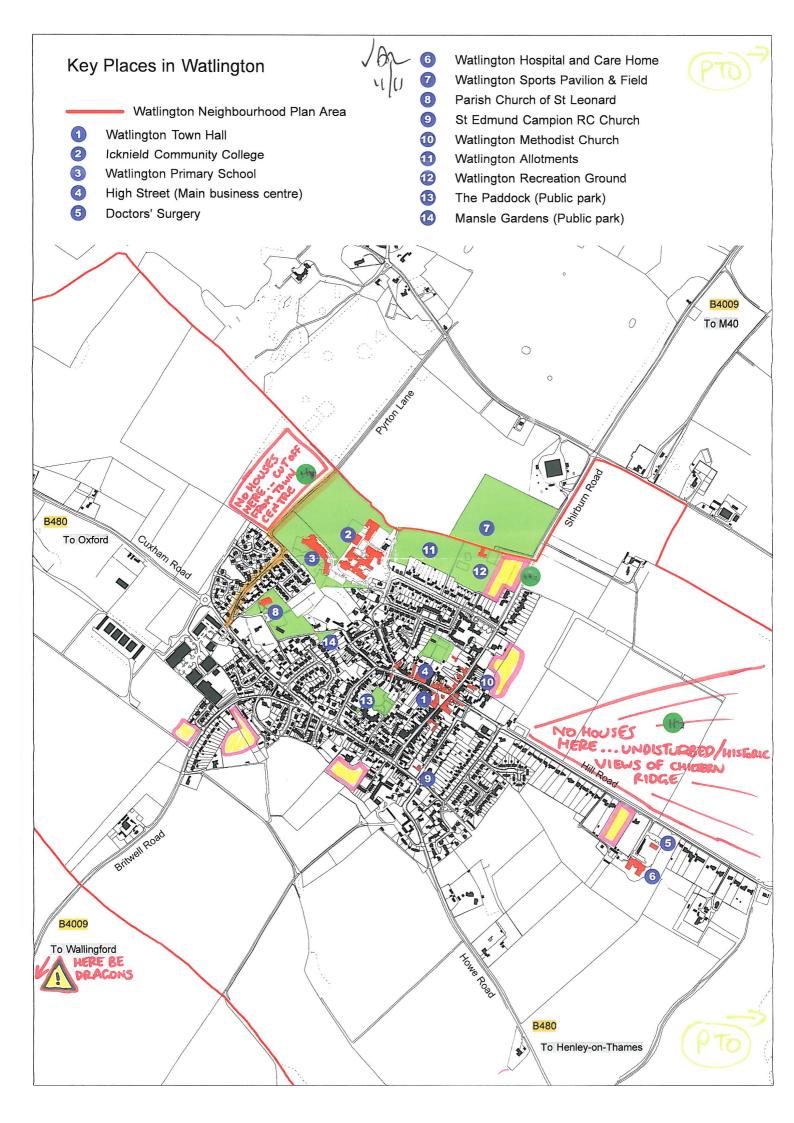






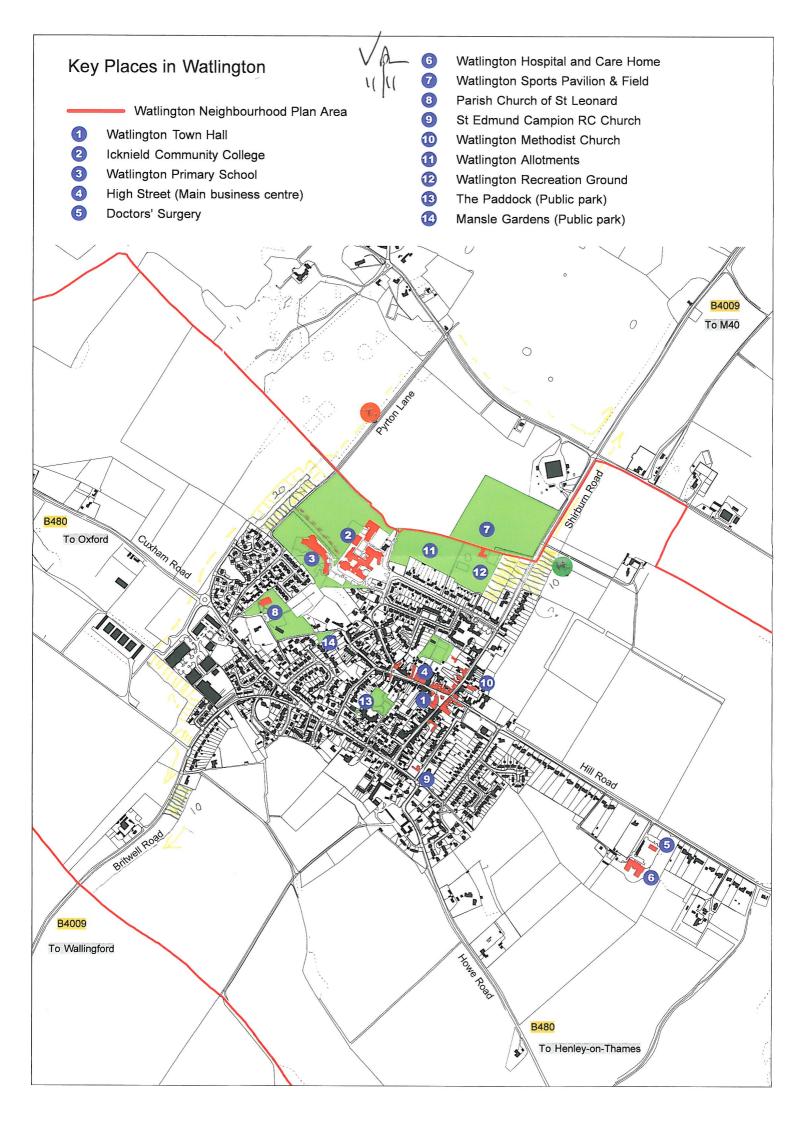






Potential smaller plots for mixed housing, primarly within the existing town footpint

Pyrton Lane - wreetly used as a rat-run to avoid town centre, but too narrow to cope well with this traffic. The road reads some kind of restriction in place. which currently strage kerbs, hedges etc. we even sometimes see 35 tome formes verting down here. Traffic speeds are also often for too high, not sympathetic to adjacent houses and hidden entrances. No new housing should be in any location which would add to these issues on this lave. esp WAT9 on the



# **Watlington Neighbourhood Plan**

Notes provided during community workshops 9 and 11th October 2014

PLEASE CONSIDER REDEVELOPING EXISTING BROWNFIELD SITES

- ( IN toust RIAZ ESTATE (AS HOUST NG?)
- 3) STEFL W/HSF ATZPYRTON KARSO/MANN POAD

  (AS INDUSTRIAL)

PLEARE GORGIOTE PARKING SPECIFICALLY COUZHING STREET BROOK STREET

FREE-FLOW OF TRAPPIC WILL EAST POLUTION

D-A bypassNo HGV's through this.

No HGV's through this.

Necreational facilities enduding swimming pool or gym. / splann area.

Youth facilities - clob.

Shate board area + park.

Afordable howing.

3) Suggestions

- no dwelopment : flood areas
  - manage food areas
    - · soak aways
    - · resmict paving/concrete
    - o creation of ponds / reeds prant-beds
    - o planning of trees especially around ponds
- dwelopment area: suggest along pyrton lane

  Consider moving industrial estable a

  replace = housing

  more industrial estate so it is adjacent

  to the steel works
- traffic : 6 . I 20 mph troughaut
  - o traffic management system to slow traffic coming into watlington from Shirbum rd & bitwell road
  - o suggest one way system through wattagh up couch y St to Shirburn Rd up Couch y St to Shirburn Rd downthe High Sheet down Shirburn Rd -> (R) downthe High Sheet ? traffic light system
- ?alternative
  route for
  large vehicles
  avoiding couching
  st/high street
- o? creation of parking areas for residues of (oaching a high streat so no parking on the road
  - ? space for that / needs to be near their homes if one way then this can be on the road on one side

- release plots for "own build" to encowage innovative build / design

4) 2 though:

- Keep large frucks out & De Centre

G Wather ton

- More affordable housing

# Prioribles (5). Identification of small in-fill housing sites eg. does telephone exchange need size of current site.

- · Address urgent traffic issue possible shift of industrial location could address this and liberate hasing space.
- Development et by pass roite to Pyrtan lane roite could be associate with small scale hossing development.
- · Masung needs to address diverse needs first time bygers plus other awners
- Mosning der. needs to be planned in step with addressing congestion is sues, and importance of preserving habitats on edges of watlington, inc. Hereation use of residents I walkers.

O Suggestinis:

O - Small housing developments across several star along the lines of Lilac Place.

Eco housing

Good Mix of housing, especially attackable.

Site for self - build

2 - 20 Mile an how limit

- Address pollotai reside - tratic admittedby a very difficult to contentais isside but I am sure soldais / compromises are possible.

- One - way system?

(3) - Pretect habitats

- Develop Hooding pla

- pated green spaces + ensure that any new housing har plenty of green space.

- Increase capacity to tood productai

(9) - sustainable energy
Wind I solar - community america to
ease legitimate concerns.

Tjackson

I suggest:

showmens site Bucklands Paddock' or near the town gate at Cuchan Rd created as a by-pass for HGVs + large volumes of Traffic

" There should be a distribution but for the purposes of town businesses at the steel processing works a any industrial units from Cusham Rd Ind. estate unwilling to be re-sited away from Watlington

" Cuxham Rd Ind. Est. Should be laid to housing but ensure it is

connected to the town with paths and facing given careful consideration.

"Circular consideration should be given to cycle routes espinstalling a route to the Tube bus stop. In an ideal world this would remain alongside some sort of electric/green Tramway.

"With the extra length of road to relieve traffec congestion it may

be possible to peolestrianise the town centre giving more parking

· Parking Could also be addressed in the vicinity of the Corriers.

20 mph limit

· Green Energy - Solar Parel arrays with graing at Fleet field rear Curcham - would it be possible to have wind turbines a tong the motorway? The schools flat roofs should have solar panels too.

The schools flat roofs should have high quality insulation and bio-thermal.

Any Hacesing should have high quality insulation and bio-thermal energy. + y possible solar panel window glass.

NPD Should altempt to incorporate the steel trousing yard & the end Long term aims of Pyston lane and en with the plan @ encorrage rense as RCI Worange net

a distribution lhb. Relocate any required distribution whiches from busham Road Budustrial site to the Skel Processing

Yard.

2) Industrial Site Some or all of Industrial site Converted to Husing

NP should discoverage for the development of Charch Itall Site beyond that already proposed by church.

Reuse the part of floot wen as Solu Farm.

NP to have short term aim of banning all Asther Articulated HENS from using Council Couching Street - They really dn't need to

6 Encowage Copas Form Sto Si lys Mill Fam site to beane a retirement village.

No ByPass until HeH not of luxhan Road site Since if there is any hint of a by-pass in the new fitire they will never leave the site. By Pusi intended for relief of small vehicular traffic NOT to eneminge to large articulated HGV traffic

More Footputh access (7) to contre of town. Footputh from Town Centre to Wattingth Hill.

## As a pedestrian

I used to live in Broke St, Watkington (moved to Chalgrove July 2014) and the walk along couching St to coop/ village Hall High St is treacherous. My daygntes was age 3-6 while living here and we have had a couple of 'near misses' where cars or large retic lovries have sped by too close to the kerb - it is for too dangerous. I also nitrossed an incident where a boy had dropped a fact in the road I nearly hit by a cal speeding away from the zebra crossing (drive) Clearly husbated by the sacked up Traffic into watlingtons.

### As a driver

I have rimmed my alloys on the kell - and I know how narrow the nocd is. The nocd outside the Coop to the right is too narrow for 2 reliables - this needs to be more clearly signed.

Car poin in waterington Saturday 11.40 is full.

#### In summery

weed to been large lorries through wattington Centre No more measures to inhoduce higher Nathic

Most Annoying Thing About wallington:

The aught p.g smell

- surely something can be done

the desten that! If you offer up Voo many sites then you could get voo much development - strak (mem: to chosing the most favoured sites (say top 3) i do not show any more on The find reighbourhood plan Left Field "we must have low cost housing"
Everybody sony "we must have low cost housing" But: af how cost knowing quickly becomes
unaffordable to the young [Think Spring have Ash Close
Walterdable oh et. 7 Madbrook en et. 7 wage families is stay-so by Need to encourage families family houses held a selection of 3-4 bedroom family houses Starter type homes a probably now feel they have

THE SIZE OF VEHICLES TRANSPLING TOROUGH WATLINGTON

MAKES MS, MY MIFE S MY CHILDREN FEEL WISAFS.

+ RESSURY I HAS LATE FOR WORK BECAUSE A LARGE TRUCK

WAS MABLE TO GET OF A HILL TO THE WORT OF WATLINGTON

+ THE NOISE OF LARGE VEHICLES MAKES WATLINGTON LISS

ATTORCTIVE TO LIVE NEAR

HUGH WARD
RUSSELLS WARD

Trying to preclict the future is of course impossible. However 12)79 new houses will without doubt care fulto problem to Cux ham of Chalgrove, of feel the council may have given no thought to this whatsvever. This will be for the complicated by the scale of extra office - workshop development. I understand that Roads + a By-Pass will be afected to be funded by the developer, the difficulty hoe will be with only a small number of homes a limited industrial development only a small number of homes a limited industrial development on proposed there will be little or no money available to implement a worthwhile by-have. I easy this because / am aware of the enormous cost of the now required and the remidies that required ecological sureys required and the remidies that will be arguived! Very few people will be aware of this. What hington at Walkington at Walkington at water and development purily increase problems down stream. All water any development purily increase problems down at hathing ton's has to go through fix ham I onto Chalgrove, not walling to in the mented.

how lend after will either when I if this is implemented. The Water course, as all local people know, runs through Cux have with Houses on one side of the road on the other, not to mention Chalgrove which has suffered budly this past Winter. Traffic. It has to be accepted that Wathington is a nightnesse for troffic at present, only to increase a complete ving-road is required. Nothing in these proposals is helping the touffic that has to go to, the Lly: M. A industrial area - Unless towelling from The Question has be called "What ove the council; views on the wider scale of disouption that will be eaused by this exposent back of forward thinking in relation to many small scale developments"

Meed a set of quicking principles against which to assess proposals 1.1 Sustainability - proposals should be sustainable in terms of economic, social and environmental sustainability 1.2 Med to increase the supply of housing of all types 1.3 Howing should be construted to high design 1.4 More local jobs needed 1.5 Seek and effective braffic management is required in order to stabuler and preferably reduce the volume of traffic passing through watlington wattington 1.6 Should explore possibilities for local declinity generation and supply. 7 Community leasure facilities should be deseloped at the local schools. Howing - there is a severe shortage of howsing a fair shore of new howing. ISD or so now houses i Wallington would not be unveasonable But they should be constructed in smallish groups to high durings standards. Wo rabbit huteles on pastage stamps! Hen howing should also be enough soutsel 12. overall generate as much destruity as

(13)

A Jobs - Mor local jobs ar needed both to provide more opportunities for the children of existing residents and to reduce the rate of inerease in commuting. Sites, such as the 'duny' should be allocated for inexases in 'clean', knowledge intensis economic activity like that found on the hydrolic research establishmed at Wallingforf

Traffic - it is generally acknowledged that laffic congertion and flow is a major problem is Walterglon. A by sors could make this worst by attracting even most 46 vs and cors into the over Twefore traffic management measures, should be deeleged with the aim of reducing traffic in Waltington and dissuading some through laffic pory coming to the area at all. Physical borriers, such as chirans, technological measures, such as smart laffic lights, automate number plate recognition, should be used.

6 Enough - public buildings, new and old howing should be incoveraged to generate local electricity. The aim should be to make Wallington corbon newtral in the long-tem.

Townwrity herme paintites — (3)
Should faithfus, such as a sevineming
rood, should be decloyed at the schools.
These could benefit both the schools and
local residents

To sum up - the plan should enable Swithinable development including more howsing, more jobs, less traffic, mon local energy self sufriancy and more local losar facilities. \*Resist any increase in housing one the original 79 as further development will destroy the character of Wollington and surrounding Parisher.

Some 300-350 individuals and population in cross of solid will be solved infra stanture impact will the course to the schools, medical facilities, sowage, domestic water our -off?

Plus another 150 vehicles - so car portrig increase needed.

It is it planned that some/all of these individual; will be employed within Wallington/locally or commutess?

If the letter, then the increase in vehicle traffic vill have further input on Shirburn & Levenor.

# Key Objection for the Neighbourhand Plan

- New housing spread out within the village boundary, ie aleas 1,2,11,12 eVC, not all in one place, and danger
- Remove heavy bornes and their pollutron/from the
- Stow Atraffic leaving Wallington.
- more facilities 6, to young poss cinema
- more paking for stoppers and office workers
- ask RAF Benson had to they helicopters in the immediate area of madington.
- Consider installing a squeeze point to prevent heavy torrier from coming mb Watling ton/ camera?
  - consider making the Wham Road Industrial Estate mos à housing estate. Hous removing lower from the town contre
  - justall à 20 pps unit within the town boundary and 30 kpm on the road leaving the town. Those must be policed.
  - ensure the planning at Ly will does not allow wary lorines to come noto to haddington

# AREAS WHERE BUILDING SHOULD NOT TAKE PLACE: - JAYNEY PETER WATNEY

In February 2014 the field next to the Couriers Arms flooded resulting in water flowing down Itili Road & into the High street. The pub our park and several of the Hru Rd residents' gardens were flooded. Several trees were uproofed due to the water level rising (due to undergraind springs), in gardens & fields in Hill Road.

Any new development should not be built where it spoils the view laver of outstanding nortwell beauty. It should also not take place where traffic has to travel there wattington to get to the motorway. Building traffic would not necessarily never to the motorway would rean traffic would not necessarily have to pass this wattington. So building the motorway side of have to pass this wattington. So building the motorway side of the B4009 makes more sense a would cause far less pollution as there is little building along that road currently. The levels of pollution are dangerously high in totals such as couching Street so more traffic in this road would make it even work. Any sites where it would mean more have travelling two wastington would not be good.

# PROPOSED AREAS FOR NEW DEVELOPMENT:

An ideal was for a new development would be the old depot of the steel works site in Shirburn Rd (see @ overleaf) & the wear alongside the current houses (see @ overleaf) which is on Shirburn Rd in the field in front of the Playground.

-NOT I lass des- more prement - like he

popultes / development 2-3 bed but committee -Mallo roth Cot a same number again. Smalle Ih humselver

- Natral additione. Mayor small fencie on Clurch Hall site (2) fethin dreader/failith. + accent to contre of tour. letan social rise.

Sound a ceess.

Mow ind whate to steel works, build on Ind totate + relit road, pass. One way. Renewable energy. Owerall plan for relief rand - has to all would y.

- room to tun (onse, width restriction. Infrastr-4 graded) before bewilding. (a par belind comby. Arms. development. Id Sites. No ilbon des. More Ind (3) Some begges houses/ luce Himilion Mix of houses. Imall estate to Steel works. Find point between MYO + town

- Walter dist to centre of town.

( I halfre) to maddle der, not one (as go one (A) Cintens-10 accounts Myo

Rod-th W/Shitald-haffe ex. Nedez Behis his RS. / Ind Estate - & horsing

Holistic view/ Pyton + 500C. Stelley Mee > Original isless for by- pass. End estable move. The in Crowsing with which school wants. pate to school questioned hood mag. 6) Mus a ceess, spread of sites.

- 1) Traffic / Pollution

  Prevent access from motorway with prich point'
  hear space to trun: CPSteel?
- 2) more Industrial Estate (and maybe Howerfried) to North - left of Shubnin Road trom motorway 84009 - access = station Road.
- 3) Essential to upgrade intrastructure (Severs) at same time as build NOW addance drainage in Brook Street.
- Now addaels diainage in Brook Street.

  The super space somewhat our and the super space somewhat way.

  I right of Shirtman St Not Rilbon away from Road open space somewhat how are spaced somewhat the street of the space somewhat was a super space of the space o
  - 3. on left of Shuburn St (from motor way)

     built at right angles away from road
  - 4. on left of Hill Road built at

    Rest angles not too for back important

    not to restrict views of Childrens from

    exerting home in Shirburn Road
  - 5. Rat of Cuxhan Road right angles to Road
- J) EXTRA CAR PARK against Hill Road -
- b) Northern King Load / By Pass. Thou many more hones weeded)
- 7) mixed honsing 12 size -

Note: Will houses now going ahead at wat combe hands

Reform Character 2 Facilities Retain Wral character. Retain market town feel.

Dont Like Traffic Less affradable. For Not socially mixed.

Instant access to the Shops

### Agreed ACTIONS

lleep housing mixed. emphasis on affordable house.

Need Maste

Overall plan to be executed over time

Consider extra car part to extend Carners car part or use part of Beachsite wood site Get information as to how many houses would be needed to fond a relif road linking Bitwell Rd to Carchaer Rd and then to Pyrton Lane. Examine possibility of moving The Ind Estate

to the stack holder Site and then mating Tud Estate to housing,

Tack to BT about Their site and could Some de puichased di cau parting.

Specify south facing noofs for new houses.

By solar panels

Sewands

Sewands

Watting ton toubine on the Hill, (5/5)

leep shops in centre to avoid using

On Traffic flow nothing should be done to make it easier to travel through

Get the torses go into the back of the Ickineld

Signs at Pyrton Cossroads to indicate Pyrton lane for Bewon and Town diedion for Henley.

Mate one way Relief Rd Bitwell. Explore ver access & Co-op.

## **Watlington Neighbourhood Plan**

Lists of attendees of community workshops 9 and 11th October 2014

(21) PAT FEWELL TOM HOLDEN HELEN RINTS Chique CAROLINE
MARGARET MILLS LYE ELISABETH CAWOOD (GROCUTT) LOHN BURSLEM. ANGELA JACOB KEITH WOOLFON JEANY TINDALE TESSA POWELL TONY POWELL TOM BINDOTE. MIKE STAPLES MARTIN HART (CUXHAM) - AMOU

HURDAY 8.00AM

JoClaybr & Joe Tauls'

Tim Hollon

L. Ph. R. Parker

ROB FRANCE

PETER RICHAMION

Poter & negis & Hiz, im

Party many

J. BEARD

Ian Brice

George & Margant Bruce Jayne & Petes watney wattington Buth Highes.

Anabel Hyman. Terry Jackson Gards Berly Brown Kerti Subsc. IAN ALLENDEN

MARIN SMITA.

DARREM SPRITT NEL FOREMAN PUTH FOREMAN. F. LEWI.

MPCC WORKSHOP IN THE TOWN HALL (2) ON. 11-10.2014.

#### CBARROWS

Doobel Sunform

G. H.I D. BBons.

Tom Codogon Niki Ponokis

The Belsin

Theekwood.

E Adlard.

G. CoHP.

Amy Higgins
Ollie Higgins & Will Higgins
Nethington.

JONATHAN MOSES Janet Vaughan Thereta Knigh

HUGH WARD.

Tell Dyel.

JAMES & SARAH CLARKE

Watlington Neighbourhood Plan (WNP)
Neighbourhood Plan Core Committee (NPCC)
Watlington Parish Council
1 Old School Place
Watlington
OX49 5QH



Administrator: Rachel Gill 01491 613867 info@watlingtonnp.org.uk www.watlingtonnp.org.uk