

WELBORNE

FACT SHEET NO. 6

SEPTEMBER 2022

PLANNING APPLICATION GUIDE

Infrastructure Package 2 :
www.fareham.gov.uk/casetrackerplanning/P22/208671

Initial infrastructure works are needed as we prepare for housebuilding in 2023. Outline Planning Permission has been granted for Welborne (P17/0266) and we are now sharing the detailed elements of delivery. The initial infrastructure works have been divided into technical “packages” each of which requires submission of a planning application to Fareham Borough Council. This fact sheet provides a summary and guide to the application for [Infrastructure Package 2](#).

What is the application for?

- North-South public right of way between Dashwood and Funtley Hill, including links to existing Public Rights of Way
- Public access links across Fareham Common
- Car park for Dashwood, accessed from Knowle Road
- Utility connection for initial residential north of Knowle Road.
- Planting for ecological mitigation for the works proposed and future phases.
- Associated engineering and construction operations related to the above.

North-South Public Right of Way [1 on plan]A new 3-4m wide link is proposed from Funtley Bridge northwards, along the entire western length of Welborne, to Knowle Road and then on to Dashwood. This link is located within the ‘Welborne Mile, which will be one of the key green spaces within Welborne. The new link will a Public Right of Way for use by pedestrians, cyclists and horse riders in addition providing a ‘route to school’ for new residents. The surface will be a compacted gravel-type finish to fit with the natural character of the space. As part of later design, the link will be landscaped with areas of grassland, wildflower, native trees and shrubs. Ecology and wildlife will be encouraged as part of these designs. The existing PROW no. 86 will remain open throughout the

proposed works and separated by fencing from utility connection works.

Public Access links across Fareham Common [2 on plan]

These works consist of a series of new Public Rights of Way (pedestrian and cycle) across Fareham Common, south of M27. This will allow connection between Kiln Road and Funtley Hill in addition to links to the proposed pedestrian / cycle route planned as part of M27 Junction 10 improvements.

Dashwood car park [3 on plan]

Dashwood is 38 hectare area of woodland which will function as an important green space Apart from the existing Public Right of Way (PROW no. 23a) the area is currently private woodland. Wider access to the woodland is part of future plans at Welborne with permission for a new 2.8km circular path already obtained from Winchester City Council. In preparation for future access, the Infrastructure Package 2 application includes proposal for a car park for Dashwood. It will provide 38 car spaces, including 3 disabled spaces and 2 spaces for horse boxes. The surface will be a compacted gravel-type finish and area landscaped to enhance the setting with a native tree and hedgerow mix.

Utility connections [4 on plan]

The first residential area planned for the area north of Knowle Road will need to be provided with utility connections such as foul drainage and electricity. Installation of these services are proposed adjacent to the new north south link with separating fencing.

Planting [5 on plan]

The proposed PROW links and car park are supported by landscape works designed to provide habitat, screening and ecological connectivity whilst allowing public access to the footpaths/cycle/bridleway routes. The proposed planting surrounding the car park will serve to provide a setting and screening function. The landscaping proposed has also been design to ensure no conflict with any wider landscaping schemes in the future

Related works

In order to implement the works proposed, haul roads, compounds and accesses will be created at different parts of the site.

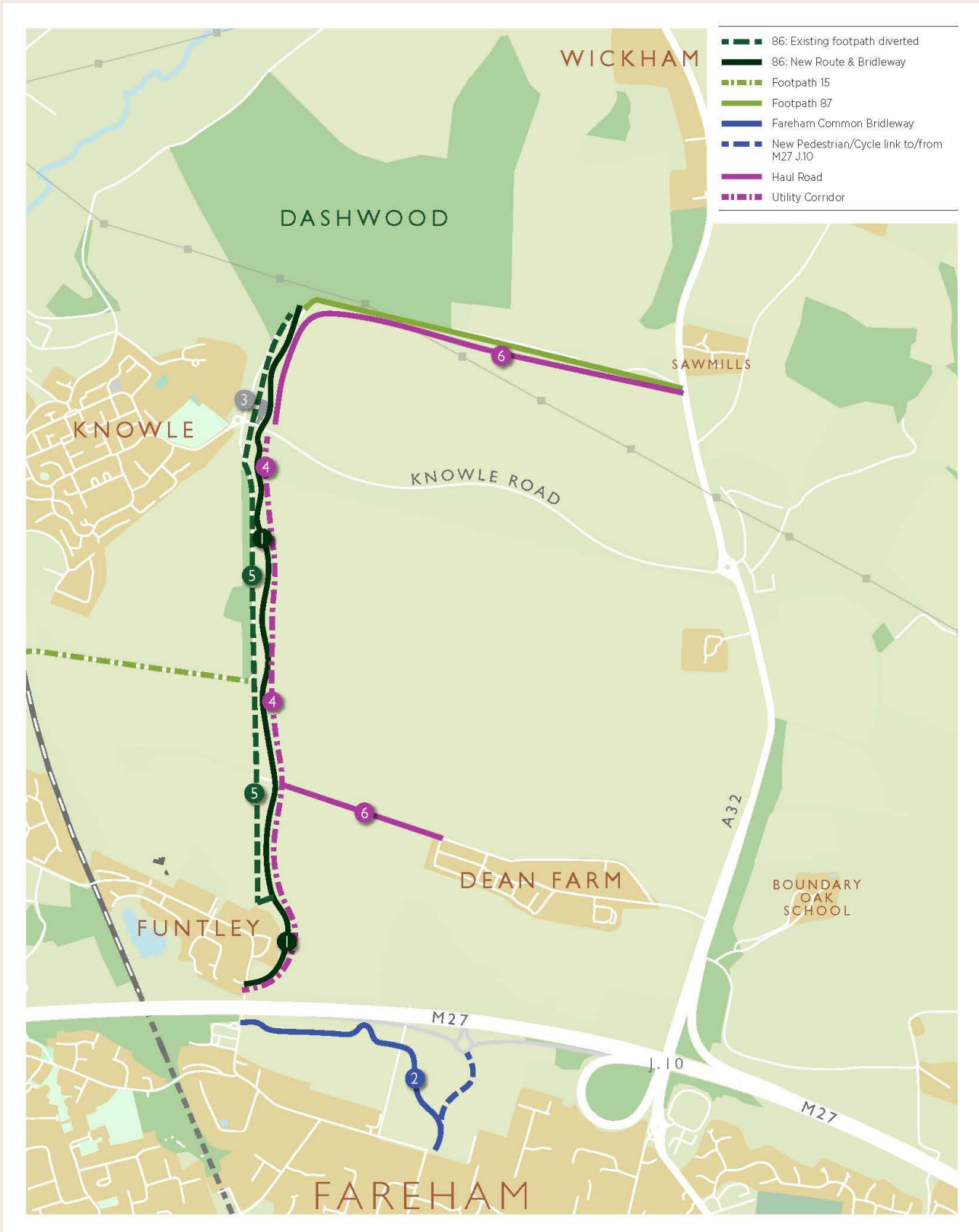
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