



Wiltshire Housing Site Allocations Plan

Community Area Topic Paper –
Southern Wiltshire

July 2018
Submission version

Wiltshire Council

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■	Main sections	
1	Introduction	3
2	Southern Wiltshire Community area	5
3	Settlement boundary review	9
4	Overview of the site selection process	10
5	Outcome of the site selection process for Downton	12
6	Outcome of the Southern Wiltshire Community Area Remainder site selection process	13
7	Conclusions	14
■	Appendices	
A	Proposals for revised settlement boundaries	15

1. Introduction

Introduction

- 1.1 Wiltshire Council is preparing a Wiltshire Housing Site Allocations Plan ('the Plan'), which is comprised of a settlement boundary review and housing site allocations. The Plan is supported by a number of documents including Community Area Topic Papers that form the evidence for the Plan. This paper summarises the outcomes of the settlement boundary review and site selection process in relation to the Southern Wiltshire Community Area, excluding those parts of the community area that relate to the Principal Settlement of Salisbury (see Salisbury Community Area Topic Paper).

Settlement boundary review

- 1.2 The Council did not review the extent of the boundaries to inform the Wiltshire Core Strategy ('WCS') and relied upon the former district local plans. They would instead be reviewed as a part of preparing the Plan⁽¹⁾.
- 1.3 Consequently, the Council has undertaken a comprehensive review of the boundaries to ensure they are up-to-date and adequately reflect changes which have happened since they were first established. The Plan amends settlement boundaries where necessary. It is also the prerogative of local communities to review them through the preparation of neighbourhood plans.

Housing site allocations

- 1.4 The WCS refers to the role of this plan, in combination with the Chippenham Site Allocations Plan, to help ensure a sufficient choice and supply of suitable sites throughout the Plan period in accordance with national policy and to compliment neighbourhood planning.

Topic paper structure

- 1.5 *Table 1.1* shows the layout of the Southern Wiltshire Community Area Topic Paper ('CATP'). The sections and appendices will differ between community areas depending upon how far they progress through the site selection process. ***Any text appearing as bold, italics and underlined, or struck-through indicates a change made after the Council's pre-submission consultation on the draft Plan, either as a result of representations made through the consultation or a factual update.***
- 1.6 The following topic papers explain the methodologies used for the settlement boundary review and the site selection process and should be read alongside this CATP.
- Topic Paper 1: Settlement Boundary Review Methodology
 - Topic Paper 2: Site Selection Process Methodology

1 This Plan does not review the settlement boundary for Chippenham. This has been reviewed by the Chippenham Site Allocations Plan.

Table 1.1 Layout of the Southern Wiltshire Community Area Topic Paper

#	Section		Appendices
2	Community area	Planning policy context for the Southern Wiltshire Community Area, including an overview of the WCS and, where applicable, any neighbourhood plans that have been made or that are in progress within the community area.	
3	Settlement boundary review	Identifies those settlements where settlement boundaries have been reviewed by the Plan and those where they are considered to have been reviewed by a sufficiently advanced neighbourhood plan.	Appendix A contains maps of each settlement showing the revised settlement boundary proposals with tables explaining the changes.
4	Overview of the site selection process	Briefly outlines the stages of the site selection process, which is covered in more detail by <i>Topic Paper 2: Site Selection Process Methodology</i> .	
5	Outcome of the site selection process for Downton	Summary of the site selection process for the Local Service Centre of Downton (Stage 1). It outlines the methodology and identifies whether housing site allocations for the town should be included in the Plan.	
6	Outcome of the Southern Wiltshire Community Area Remainder site selection process	Summary of the Southern Wiltshire Community Area Remainder site selection process (Stage 1). It outlines the methodology and identifies whether housing site allocations for the community area remainder should be included in the Plan.	
7	Conclusions	Summary of the process, listing any sites that have been identified as proposed allocations in the Plan and settlements where the boundaries have been reviewed.	

2. Southern Wiltshire Community area

Context

2.1 The WCS provides the context for the Plan in relation to the Southern Wiltshire Community Area. Core Policies 1 (Settlement Strategy) and 23 (Southern Wiltshire Area Strategy) set out:

- the settlement hierarchy for sustainable development in the Southern Wiltshire Community Area, and
- associated indicative housing requirements.

2.2 Core Policy 23 requires about 190 new homes to be provided at the Local Service Centre of Downton and approximately 425 new homes to be provided in the rest of the community area over the Plan period 2006 to 2026. This reflects the settlement strategy set out in Core Policy 1 and the role and function of settlements in the Southern Wiltshire Area Strategy. It indicates how much growth should be provided here to ensure the delivery of the overall housing requirement for the Housing Market Area ('HMA').

Settlement strategy

2.3 The settlements listed in *Table 2.1* below fall within the Southern Wiltshire Community Area.

Table 2.1 Settlement Strategy in the Southern Wiltshire Community Area

Local Service Centres	Downton
Large Villages	Alderbury, Coombe Bissett, Morgan's Vale / Woodfalls, Pitton, Whiteparish and Winterslows / Middle Winterslow
Small Villages	Bodenham, Britford, Charlton All Saints, East Grimstead, Farley, Firsdon / Winterbourne, Laverstock and Ford, Lopcombe Corner, Nunton, Odstock, West Dean and West Grimstead

Issues and considerations

2.4 Core Policy 23 and the supporting text (paragraph 5.126) of the WCS identify specific issues to be addressed in planning for the Southern Wiltshire Community Area, including:

- strategic growth is not appropriate for the Southern Wiltshire Community Area. This is in part due to congestion on the A36, particularly at the Alderbury bypass, which has been raised by the Highways Agency
- some managed growth is necessary to support ongoing business growth and development, to ensure the existing strong employment opportunities in the area are maintained. Limited development will also help to address the shortfall in affordable housing in the area
- the New Forest National Park is an important resource and so protecting the natural environment is a priority. The Core Strategy sets a policy framework to prevent detrimental impacts on the national park from neighbouring development. Development that would increase recreational pressures must not adversely affect Natura 2000

designations of the New Forest and must contribute to the implementation of the Recreation Management Strategy. Development within the national park boundary will be considered by the New Forest National Park Authority

- development in the vicinity of the River Avon (Hampshire) must incorporate appropriate measures to ensure that it will not adversely affect the integrity of this Special Area of Conservation
- development within the Community Area will need to conserve the designated landscape of the Cranborne Chase and West Wiltshire Downs Area of Outstanding Natural Beauty and its setting, and where possible enhance its locally distinctive characteristics.

2.5 The Wiltshire Infrastructure Delivery Plan ('IDP')⁽²⁾ identifies specific essential infrastructure requirements that will need to be addressed in planning for the community area, including.

- extension of primary school in town to provide additional places
- extension of secondary school to provide additional places
- provision of additional nursery school places
- New Forest Recreation Management Project (sensitive Annex II birds in the New Forest Special Protection Area)
- support development of local primary care health facilities, as most practices at capacity

2.6 However, neither the WCS or the IDP identify insurmountable issues to the extent that they would restrict the delivery of the level of housing proposed over the Plan period.

Housing requirements

2.7 **At the time the Plan was released for pre-submission consultation the Council was undertaking its annual surveying exercise for the 2016/2017 monitoring year. In order to present the most up-to-date housing land supply position at the time, the Council estimated the 2017 housing land supply position (base dated April 2017) in order to inform the Plan. This was based on data known at the time of publication, namely the update to the 2016 Housing Land Supply Statement (published March 2017).**

2.8 The ***estimated*** housing requirements for the Southern Wiltshire Community Area are set out in *Table 2.2* below. The table shows the overall housing requirement for the community area over the Plan period 2006-2026. In addition, it shows the number of dwellings that have already been delivered and those that are planned. This leaves an 'indicative residual requirement' of homes yet to be delivered during the remainder of the Plan period. **The estimated indicative residual requirements have been used to inform the areas of search where allocations in the Plan are directed.**

2 Wiltshire Council (December 2016). *Wiltshire Infrastructure Delivery Plan 3 2011-2026. Appendix 1: Southern Wiltshire Community Area.*

Table 2.2 Estimated housing requirements for the Southern Wiltshire Community Area.⁽³⁾

Area	Indicative requirement 2006-2026	Completions 2006-2017	Developable commitments 2017-2026	Indicative residual requirement
Downton	190	88	105	0
Southern Wiltshire CA Remainder	425	386	78	0
Southern Wiltshire CA ⁽⁴⁾	615	473	183	0

2.9 Since the pre-submission consultation, the Council has published the 2017 Housing Land Supply Statement (published March 2018) (hereafter "2017 HLSS"). This provides a confirmed 2017 housing land supply position (base dated April 2017), and this represents the current housing land supply position.

2.10 The housing requirements shown in the 2017 HLSS (excluding any proposed allocations) for the Southern Wiltshire Community Area are set out in Table 2.3 below.

Table 2.3 Housing requirements for the Southern Wiltshire Community Area.⁽⁵⁾

<u>Area</u>	<u>Indicative requirement 2006-2026</u>	<u>Completions 2006-2017</u>	<u>Developable commitments 2017-2026</u>	<u>Indicative residual requirement</u>
<u>Downton</u>	<u>190</u>	<u>101</u>	<u>92</u>	<u>0</u>
<u>Southern Wiltshire CA Remainder</u>	<u>425</u>	<u>389</u>	<u>98</u>	<u>0</u>
<u>Southern Wiltshire CA⁽⁶⁾</u>	<u>615</u>	<u>490</u>	<u>191</u>	<u>0</u>

Neighbourhood planning

2.11 Neighbourhood plans can also allocate sites for housing and review settlement boundaries. The progress of a neighbourhood plan and the level of housing it is proposing to allocate help determine which settlements to consider through the site selection process. Likewise, the settlement boundary review will not look at settlements that are considered to have had their settlement boundaries reviewed by a sufficiently advanced neighbourhood plan.

2.12 Southern Wiltshire Community Area has one made neighbourhood plan and ~~four~~ **six** in preparation. Table 2.43 below shows the stage of the neighbourhood planning process reached by these plans. If a neighbourhood plan is sufficiently advanced, having at least submitted a draft neighbourhood plan to the Council for a Regulation 16 Consultation, then

3 Wiltshire Council (June 2017). Topic Paper 3 Housing Land Supply. - Table 4.2

4 Southern Wiltshire CA Remainder and Southern Wiltshire CA exclude any development at Old Sarum or extensions to Salisbury Principal Settlement into this Community Area, as these are classified as Salisbury.

5 Wiltshire Council (May 2018). Topic Paper 3 - Housing Land Supply - Addendum.

6 Southern Wiltshire CA Remainder and Southern Wiltshire CA exclude any development at Old Sarum or extensions to Salisbury Principal Settlement into this Community Area, as these are classified as Salisbury.

this includes information on whether it is allocating housing and reviewing settlement boundaries. For a full explanation of the neighbourhood planning process and the latest position on individual plans, see the neighbourhood planning pages on the Council website⁽⁷⁾.

Table 2.4 Status of neighbourhood plans in the Southern Wiltshire Community Area at May 2018

Plan Area/ name of NDP	Stage Reached	Is it allocating housing, if so, how much?	Is it reviewing the current settlement boundaries?
Downton	Made Plan (Jan 2017) ⁽⁸⁾	The Downton Neighbourhood Plan identifies a number of potential sites for housing which would be acceptable in principle if the WCS housing requirement for the Local Service Centre is not met.	No
Alderbury and Whaddon	Area Designation (Apr 2014)	Unknown at this stage	Unknown at this stage
<i>Coombe Bissett</i>	<i>Area Designation (Dec 2017)</i>	<i>Unknown at this stage</i>	<i>Unknown at this stage</i>
<i>Laverstock and Ford</i>	<i>Area Designation (Dec 2017)</i>	<i>Unknown at this stage</i>	<i>Unknown at this stage</i>
Odstock	Area Designation (Sep 2016)	Unknown at this stage	Unknown at this stage
West Dean and Tytherley	Area Designation (Jun 2016)	Unknown at this stage	Unknown at this stage
Winterslow	Area Designation (Aug 2014)	Unknown at this stage	Unknown at this stage

7 Wiltshire Council. (2018~~7~~). Neighbourhood Planning Latest Progress. Available: <http://www.wiltshire.gov.uk/planning-neighbourhood-latest-news>. Last accessed April 2017-**May 2018**.

8 <http://www.downtonfuture.org/page23.html>

3. Settlement boundary review

3.1 The Plan also proposes amendments to the settlement boundaries, as defined in the WCS, of the following settlements within the Southern Wiltshire Community Area:

- Downton
- Alderbury
- Coombe Bissett
- Morgan's Vale and Woodfalls
- Pitton
- Whiteparish
- Winterslow

3.2 **Appendix A** contains maps showing the proposed amendments to these settlement boundaries and tables setting out the justification behind these amendments. The methodology used in the settlement boundary review is set out in *Topic Paper 1: Settlement Boundary Review Methodology*⁽⁹⁾.

3.3 No settlements in the Southern Wiltshire Community Area are considered to have had their settlement boundaries reviewed through a sufficiently advanced neighbourhood planning process. Therefore, all settlements with currently adopted settlement boundaries within this community area have been considered through the settlement boundary review.

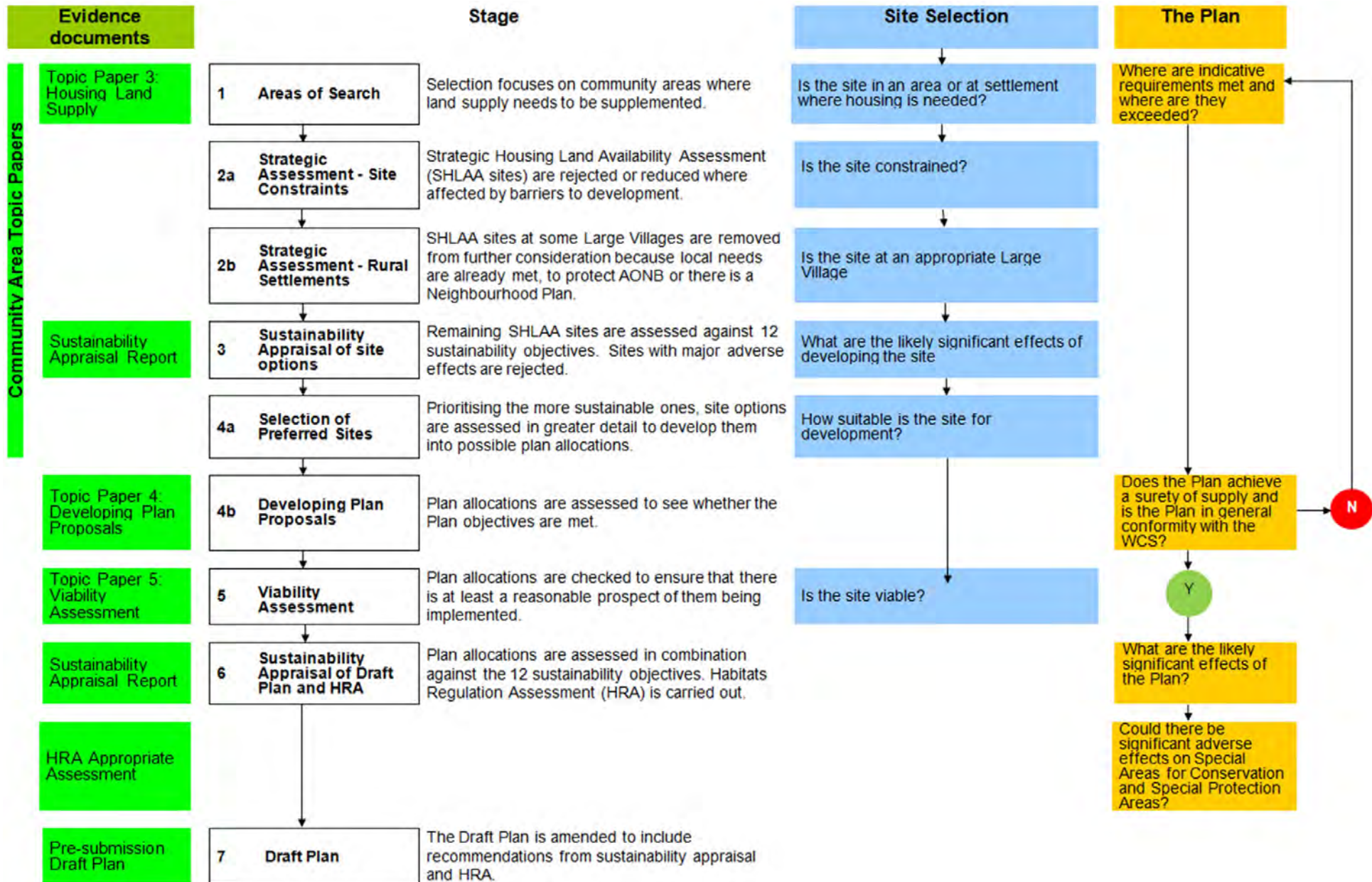
3.4 Parts of the community area relate to the Principal Settlement of Salisbury. The settlement boundary review in relation to Salisbury is set out in the Salisbury Community Area Topic Paper.

9 Wiltshire Council (~~May 2018~~ June 2017). *Topic Paper 1: Settlement Boundary Review Methodology*.

4. Overview of the site selection process

- 4.1 *Figure 4.1 provides a simple overview of the site selection process, which is explained fully in Topic Paper 2: Site Selection Process Methodology⁽¹⁰⁾ **Since the publication of the pre-submission draft Plan, further assessment has been undertaken to include sites that were promoted to the Council through the pre-submission consultation and were in areas of search, or to re-assess sites where new evidence was submitted through the consultation.***

10 Wiltshire Council (June 2017). *Topic Paper 2: Site Selection Process Methodology*.



5. Outcome of the site selection process for Downton

Overview

- 5.1 This section summarises the outcome of the site selection process for the Local Service Centre of Downton. It follows the methodology outlined in Section Four and is covered in more detail by *Topic Paper 2: Site Selection Process Methodology*⁽¹¹⁾.
- 5.2 The decisions taken after each stage of the process for Downton, along with the reasons for these decisions, are summarised below.

Stage 1: Identifying broad 'areas of search'

- 5.3 The purpose of Stage 1 is to establish where housing site allocations may be needed during the rest of the Plan period. To do this, Stage 1 reviews the indicative residual requirement outstanding for Downton. Generally, the areas with an outstanding requirement to be met form the broad 'areas of search', which are then progressed for further assessment through Stage 2.
- 5.4 *Table 2.2* demonstrates that the indicative residual requirement for Downton to be delivered during the Plan period has been met. Moreover, the recently made Downton Neighbourhood Plan considered the need to identify additional housing allocations.
- 5.5 Therefore, the Plan will not need to allocate additional land to help meet an indicative residual requirement. It is proposed that housing sites will not be identified for allocation at Downton and the site selection process ends after Stage 1.

11 Wiltshire Council (June 2017). *Topic Paper 2: Site Selection Process Methodology*.

6. Outcome of the Southern Wiltshire Community Area Remainder site selection process

Overview

- 6.1 This section summarises the outcome of the site selection process for the Southern Wiltshire Community Area Remainder. It follows the methodology outlined in Section Four and is covered in more detail by *Topic Paper 2: Site Selection Process Methodology*⁽¹²⁾.
- 6.2 The decisions taken after each stage of the process for the Southern Wiltshire Community Area Remainder, along with the reasons for these decisions, are summarised below.

Stage 1: Identifying broad 'areas of search'

- 6.3 The purpose of Stage 1 is to establish where housing site allocations may be needed during the rest of the Plan period. To do this, Stage 1 reviews the indicative residual requirement outstanding for the Southern Wiltshire Community Area Remainder. Generally, the areas with an outstanding requirement to be met form the broad 'areas of search', which are then progressed for further assessment through Stage 2.
- 6.4 *Table 2.2* demonstrates that the indicative residual requirement for the Southern Wiltshire Community Area Remainder to be delivered during the Plan period has been met.
- 6.5 Therefore, the Plan will not need to allocate additional land to help meet an indicative residual requirement. It is proposed that housing sites will not be identified for allocation within the Southern Wiltshire Community Area Remainder and the site selection process ends after Stage 1.

12 Wiltshire Council (June 2017). *Topic Paper 2: Site Selection Process Methodology*.

7. Conclusions

Downton

- 7.1 The indicative residual requirement for Downton to be delivered during the Plan period has been met. Therefore, the Plan will not need to allocate additional land to help meet an indicative residual requirement. It is proposed that housing sites will not be identified for allocation at Downton and the site selection process ends after Stage 1.

Southern Wiltshire Community Area Remainder

- 7.2 The indicative residual requirement for the Southern Wiltshire Community Area Remainder to be delivered during the Plan period has been met. Therefore, the Plan will not need to allocate additional land to help meet an indicative residual requirement. It is proposed that housing sites will not be identified for allocation within the Southern Wiltshire Community Area Remainder and the site selection process ends after Stage 1.

Settlement Boundary Review

- 7.3 The Plan has reviewed the settlement boundaries of the following settlements within the Southern Wiltshire Community Area:

- Downton
- Alderbury
- Coombe Bissett
- Morgan's Vale and Woodfalls
- Pitton
- Whiteparish
- Winterslow

- 7.4 No settlements in the Southern Wiltshire Community Area are considered to have had their settlement boundaries reviewed through a sufficiently advanced neighbourhood planning process. Therefore, all settlements with currently adopted settlement boundaries within this community area have been considered through the settlement boundary review.

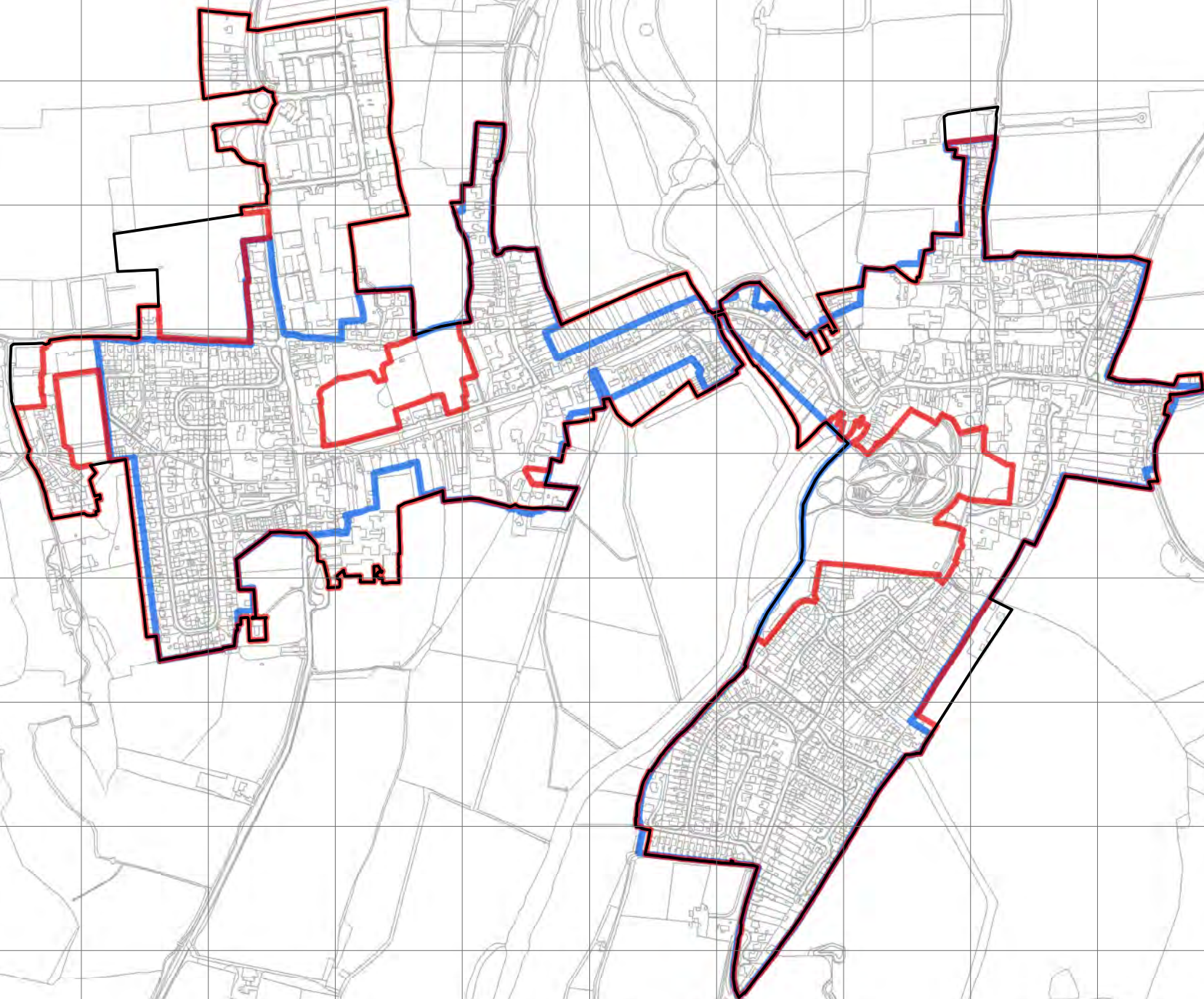
Appendix A: Proposals for revised settlement boundaries

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**Downton
Proposals for Revised Settlement Boundaries**

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- Settlement Boundary (HSAP Submission May 2018)
- Settlement Boundary (HSAP Pre Submission June 2017)
- Settlement Boundary (WCS January 2015)

A B C D E F G H I J K L M N O P Q

Downton

A.1 The preceding map of Downton illustrates both the existing settlement boundary (***"WCS January 2015"***), and the proposed revised ***pre-submission*** settlement boundary (***"HSAP Pre-Submission June 2017"***) and ***proposed changes following consultation ("HSAP Submission May 2018")***. Table A.1 below explains why each of the proposed amendments ***in the pre-submission settlement boundary*** were made to the existing settlement boundary, in line with the settlement boundary review methodology⁽¹³⁾. The grid reference numbers are those used on the map overleaf.

Table A.1 Proposed amendments to Downton Settlement Boundary

Map Grid Reference⁽¹⁴⁾	Proposed Amendments
E5, F5, E6, F6 (W)	Amend boundary to include residential development that is physically related to the settlement.
F4	Amend boundary to include residential development that is physically related to the settlement.
F6, F7	Amend boundary to include curtilage of a property that relates more to the built environment.
F2, F3, G2, G3, G4, H2, H3, H4	Amend boundary to include residential and employment development that is physically related to the settlement and curtilages of a properties that relates more to the built form of the settlement.
G7,	Amend boundary to include residential and employment development that is physically related to the settlement and curtilages of a properties that relates more to the built form of the settlement.
G6, G7, H6, H7,	Amend boundary to include community facility (school) development that is physically related to the settlement and curtilage of a property that relates more to the built environment (e.g. a garden) and/ or has limited capacity to extend the built form of the settlement.
H5	Amend boundary to exclude recreational/ amenity space at the edge of the settlement that relates more to the open countryside.
H3, H4	Amend boundary to include curtilage of a property that relates more to the built environment (e.g. a garden) and/ or has limited capacity to extend the built form of the settlement.
I4, J4	Amend boundary to include curtilage of a property that relates more to the built environment (e.g. a garden) and/ or has limited capacity to extend the built form of the settlement.
K4	Amend boundary to include curtilage of a property that relates more to the built environment (e.g. a garden) and/ or has limited capacity to extend the built form of the settlement.

13 Wiltshire Council (June 2017 **May 2018**). *Topic Paper 1: Settlement Boundary Review Methodology Paper*.

14 Text in brackets denotes location within grid square, to aid reader, e.g. (N) - 'north'; (S) - 'south'; (C) - 'centre'.

K4, L4	Amend boundary to include residential development that is physically related to the settlement.
N5	Amend boundary to include residential development that is physically related to the settlement.
N6	Amend boundary to include curtilage of a property that relates more to the built environment (e.g. a garden) and/ or has limited capacity to extend the built form of the settlement.
L8	Amend boundary to include curtilage that relates more closely to the built form of the settlement.
L6	Amend boundary to follow but not include clearly defined physical features.
J9	Amend boundary to exclude recreational/ amenity space at the edge of the settlement.
K5, K6, K7, L5, L6, M5, M6	Amend boundary to exclude recreational/ amenity space at the edge of the settlement that relates more to the open countryside.
K5	Amend boundary to include curtilage of a property that relates more to the built form of the settlement.
J5	Amend boundary to include curtilage of a property that relates more to the built environment (e.g. a garden) and/ or has limited capacity to extend the built form of the settlement.
I5, J5	Amend boundary to include curtilage of a property that relates more to the built environment (e.g. a garden) and/ or has limited capacity to extend the built form of the settlement.
I6	Amend boundary to remove area more closely related to the countryside.

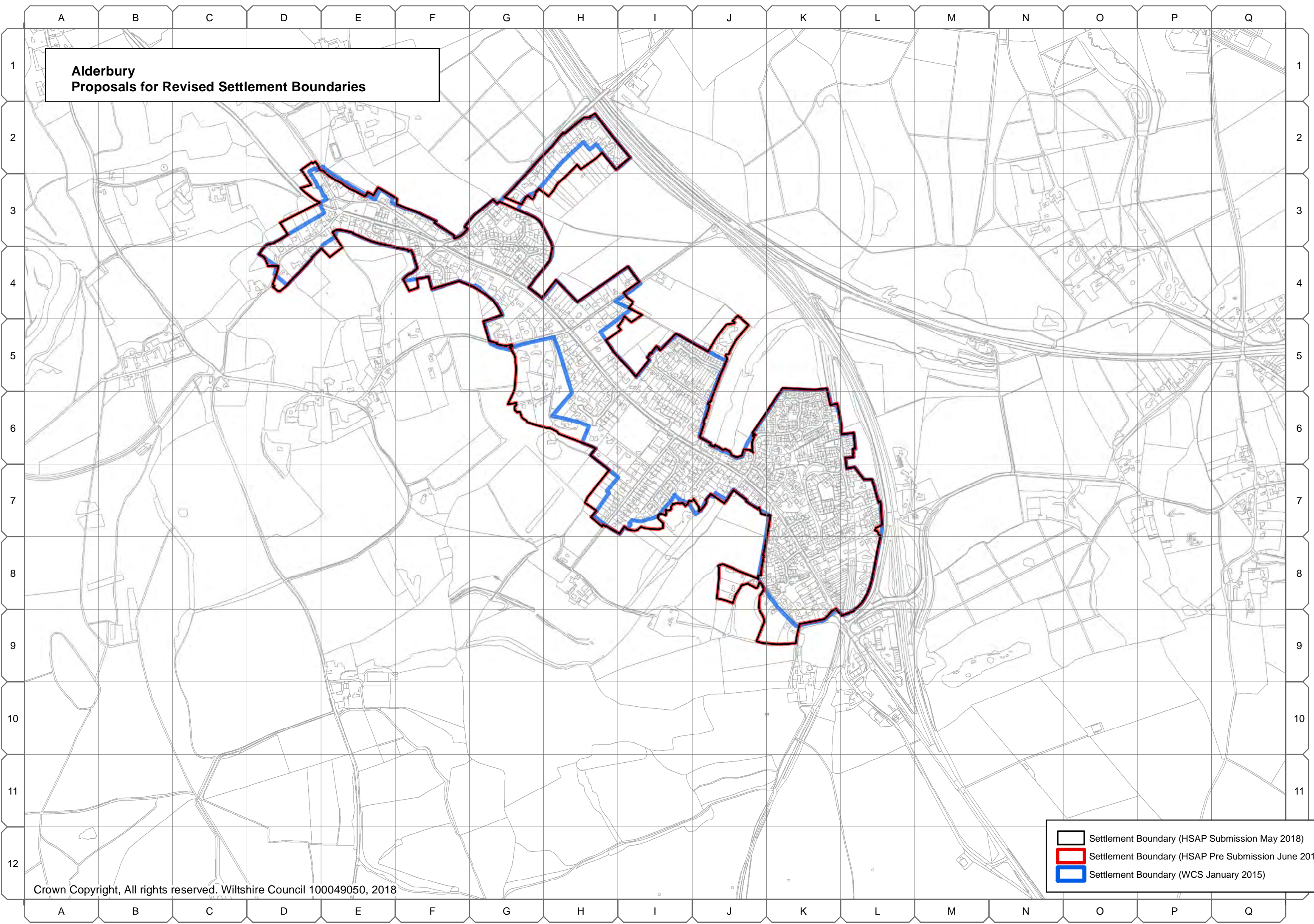
A.1.1 **Table A.1.1 below explains the proposed changes to the pre-submission settlement boundary following consideration of representations received during the Council's summer 2017 pre-submission consultation, and updates to reflect recent development up to April 2017.**

Table A.1.1 *Proposed changes to the pre-submission Downton Settlement Boundary*

<u>Map Grid Reference</u>	<u>Proposed change</u>
<u>K5, L5, M5, K6, L6, M6, and K7</u>	<u>Amend pre-submission settlement boundary to retain the existing settlement boundary and include Moot Lane, the Playing Field, Moot Garden and part of the garden of Moot House. This is recreational or amenity space at the edge of a settlement that relates more closely to the built environment.</u>
<u>G5, H5 and I5</u>	<u>Amend pre-submission settlement boundary to retain the existing settlement boundary and include the Memorial Garden and the Cricket Field. This is recreational or amenity space at the edge of a settlement that relates more closely to the built environment.</u>

<u>E5, F5, E6 and F6</u>	<u>Amend pre-submission settlement boundary to include the tennis courts and Downton Football Club pitch. This is recreational or amenity space at the edge of a settlement that relates more closely to the built environment.</u>
<u>I6</u>	<u>Amend pre-submission settlement boundary to retain the existing settlement boundary and include the Baptist Church car park. This is the curtilage of a property that relates more closely to the built environment (e.g. a car park) and has limited capacity to extend the built form of the settlement in terms of scale and location.</u>
<u>L3 and M3</u>	<u>Amend pre-submission settlement boundary to include the Catholic Church and car park. This is built community facilities development and the curtilage of a property that relates more closely to the built environment (e.g. a car park) and has limited capacity to extend the built form of the settlement in terms of scale and location.</u>
<u>L7, M7 and L8</u>	<u>Amend pre-submission settlement boundary to include the gardens of these properties. This is the curtilage of properties that relates more closely to the built environment (e.g. a garden) and has limited capacity to extend the built form of the settlement in terms of scale and location.</u>
<u>F4 and G4</u>	<u>Amend pre-submission settlement boundary to include new development at Bishops Mead, Land to the West of Salisbury Road. This is built residential development that is physically related to the settlement.</u>

**Alderbury
Proposals for Revised Settlement Boundaries**



- Settlement Boundary (HSAP Submission May 2018)
- Settlement Boundary (HSAP Pre Submission June 2017)
- Settlement Boundary (WCS January 2015)

Alderbury

A.2 The preceding map of Alderbury illustrates both the existing settlement boundary (***"WCS January 2015"***), and the proposed revised ***pre-submission*** settlement boundary (***"HSAP Pre-Submission June 2017"***) and ***proposed changes following consultation ("HSAP Submission May 2018")***. Table A.2 below explains why each of the proposed amendments ***in the pre-submission settlement boundary*** were made to the existing settlement boundary, in line with the settlement boundary review methodology⁽¹⁵⁾. The grid reference numbers are those used on the map overleaf.

Table A.2 Proposed amendments to Alderbury Settlement Boundary

Map Grid Reference	Proposed Amendments
D2, D3	Amend boundary to include the curtilage of a property that relates more closely to the built environment.
D4	Amend boundary to include the curtilage of a property that relates more closely to the built environment.
E4	Amend boundary to include built residential development that is physically related to the settlement.
F4	Amend boundary to include built residential development that is physically related to the settlement.
G4	Amend boundary to follow clearly defined physical features, i.e. the property boundary.
G5	Amend boundary to follow but not include clearly defined physical features - the road.
G5, G6, H6	Amend boundary to include built residential development that is physically related to the settlement and the curtilage of a property that relates more closely to the built environment.
H7	Amend boundary to include the curtilage of a property that relates more closely to the built environment.
I7	Amend boundary to follow clearly defined physical features, i.e. the property boundary.
J7	Amend boundary to follow clearly defined physical features, i.e. the property boundary.
J8, J9, K9	Amend boundary to include built residential development that is physically related to the settlement.
J4, J5	Amend boundary to include built community facilities development (i.e. school) that is physically related to the settlement.
H5, I4, I5	Amend boundary to include the curtilage of a property that relates more closely to the built environment.

15 Wiltshire Council (June 2017 ***May 2018***). *Topic Paper 1: Settlement Boundary Review Methodology Paper*.

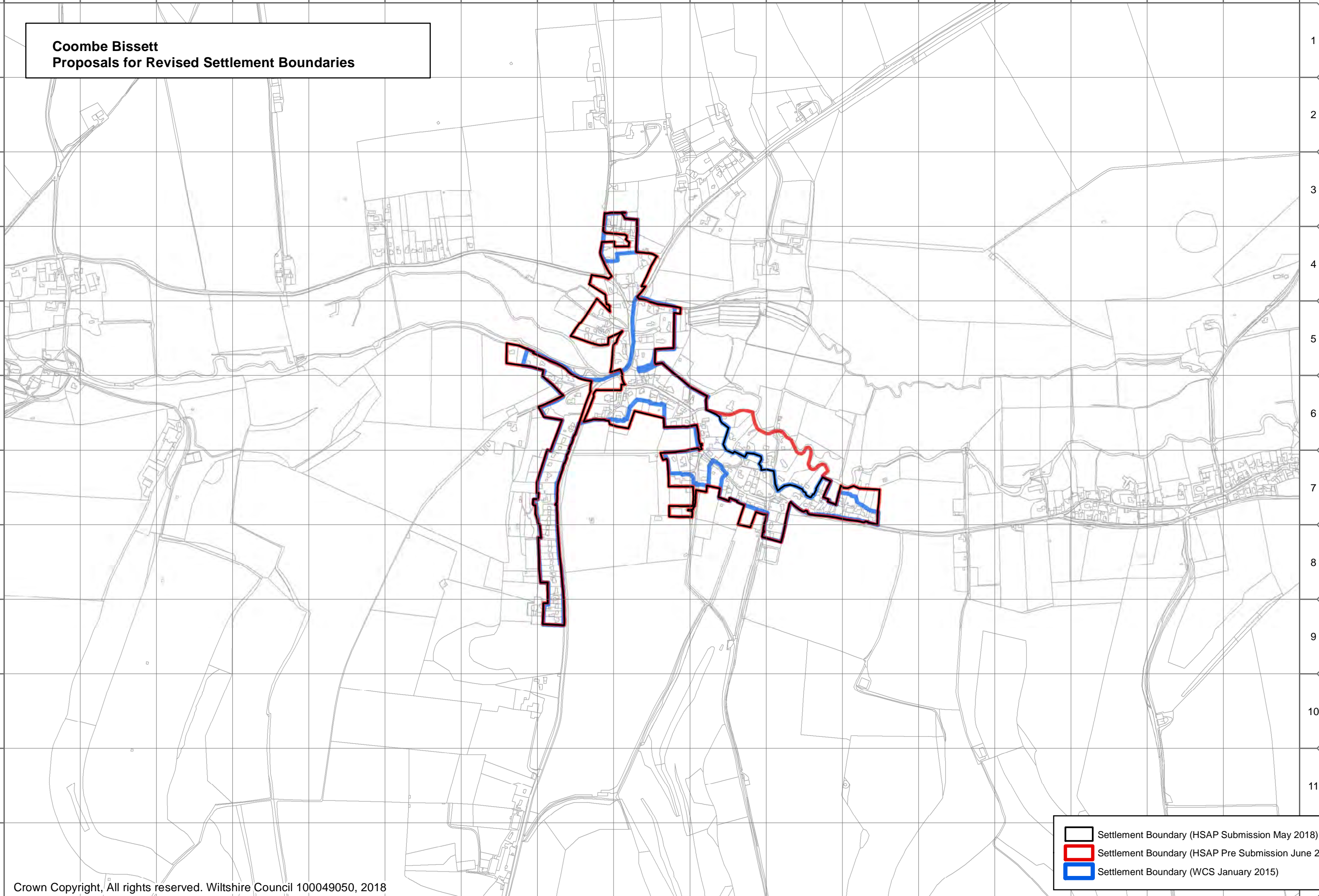
G3, H2, H3	Amend boundary to include the curtilage of a property that relates more closely to the built environment.
E3, F3	Amend boundary to include built residential development that is physically related to the settlement.

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**Coombe Bissett
Proposals for Revised Settlement Boundaries**

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- Settlement Boundary (HSAP Submission May 2018)
- Settlement Boundary (HSAP Pre Submission June 2017)
- Settlement Boundary (WCS January 2015)

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Coombe Bissett

A.3 The preceding map of Coombe Bissett illustrates both the existing settlement boundary (*"WCS January 2015"*), and the proposed revised *pre-submission* settlement boundary (*"HSAP Pre-Submission June 2017"*) and proposed changes following consultation (*"HSAP Submission May 2018"*). Table A.3 below explains why each of the proposed amendments *in the pre-submission settlement boundary* were made to the existing settlement boundary, in line with the settlement boundary review methodology⁽¹⁶⁾. The grid reference numbers are those used on the map overleaf.

Table A.3 Proposed amendments to Coombe Bissett Settlement Boundary

Map Grid Reference ⁽¹⁷⁾	Proposed Amendments
H6	Amend boundary to exclude amenity space at edge of settlement.
H5, I5 (W), H4, I4	Include residential development physically related to the settlement.
I5 (NE)	Include residential development physically related to the settlement.
J6, K6, K7	Include residential development and curtilages physically related to the built form of the settlement.
L7	Include residential development and curtilages of properties that are physically related to the settlement.
J7	Include residential development and curtilages of properties physically related to the settlement.
I7	Include community facilities development that is physically related to the settlement.
I7 (N)	Amend boundary to follow defined physical feature.
J6	Amendment to boundary to follow but not include clearly defined physical feature – the road, and to include curtilages of properties physically related to the built form of the settlement.
I6	Amend boundary to include built residential development and curtilages of properties that are physically related to the built form of the settlement.
G5	Amend boundary to include built residential development and curtilages of properties physically related to the built form of the settlement.

16 Wiltshire Council (June 2017 *May 2018*). *Topic Paper 1: Settlement Boundary Review Methodology Paper*.

17 Text in brackets denotes location within grid square, to aid reader, e.g. (N) - 'north'; (S) - 'south'; (C) - 'centre'.

A.3.1 Table A.3.1 below explains the proposed changes to the pre-submission settlement boundary following consideration of representations received during the Council's summer 2017 pre-submission consultation, and updates to reflect recent development up to April 2017.

Table A.3.1 *Proposed changes to the pre-submission Coombe Bissett Settlement Boundary*

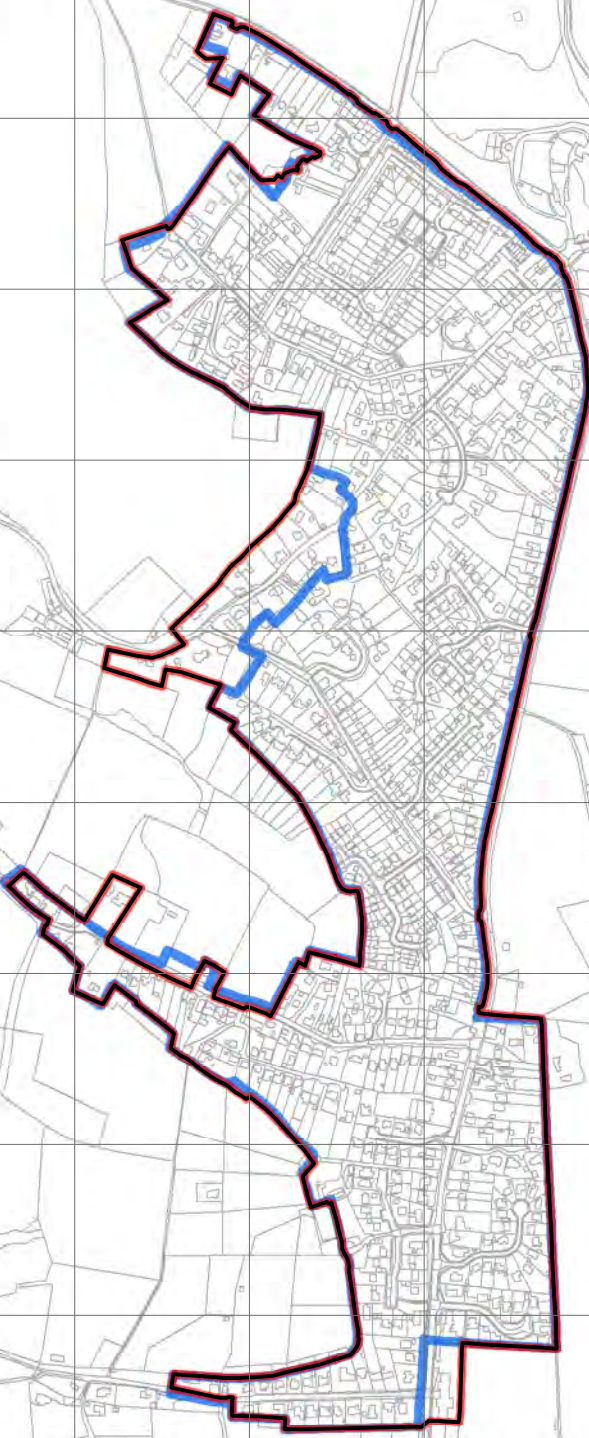
<u>Map Grid Reference</u>	<u>Proposed change</u>
<u>J6, K6 and K7</u>	<u>Amend pre-submission settlement boundary to retain the existing settlement boundary and exclude these properties and gardens. This is the extended curtilage of properties that relates more closely to the open countryside and has the capacity to substantially extend the built form of the settlement in terms of scale and location, i.e. further into the flood plain.</u>




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**Morgans Vale and Woodfalls
Proposals for Revised Settlement Boundaries**



-  Settlement Boundary (HSAP Submission May 2018)
-  Settlement Boundary (HSAP Pre Submission June 2017)
-  Settlement Boundary (WCS January 2015)

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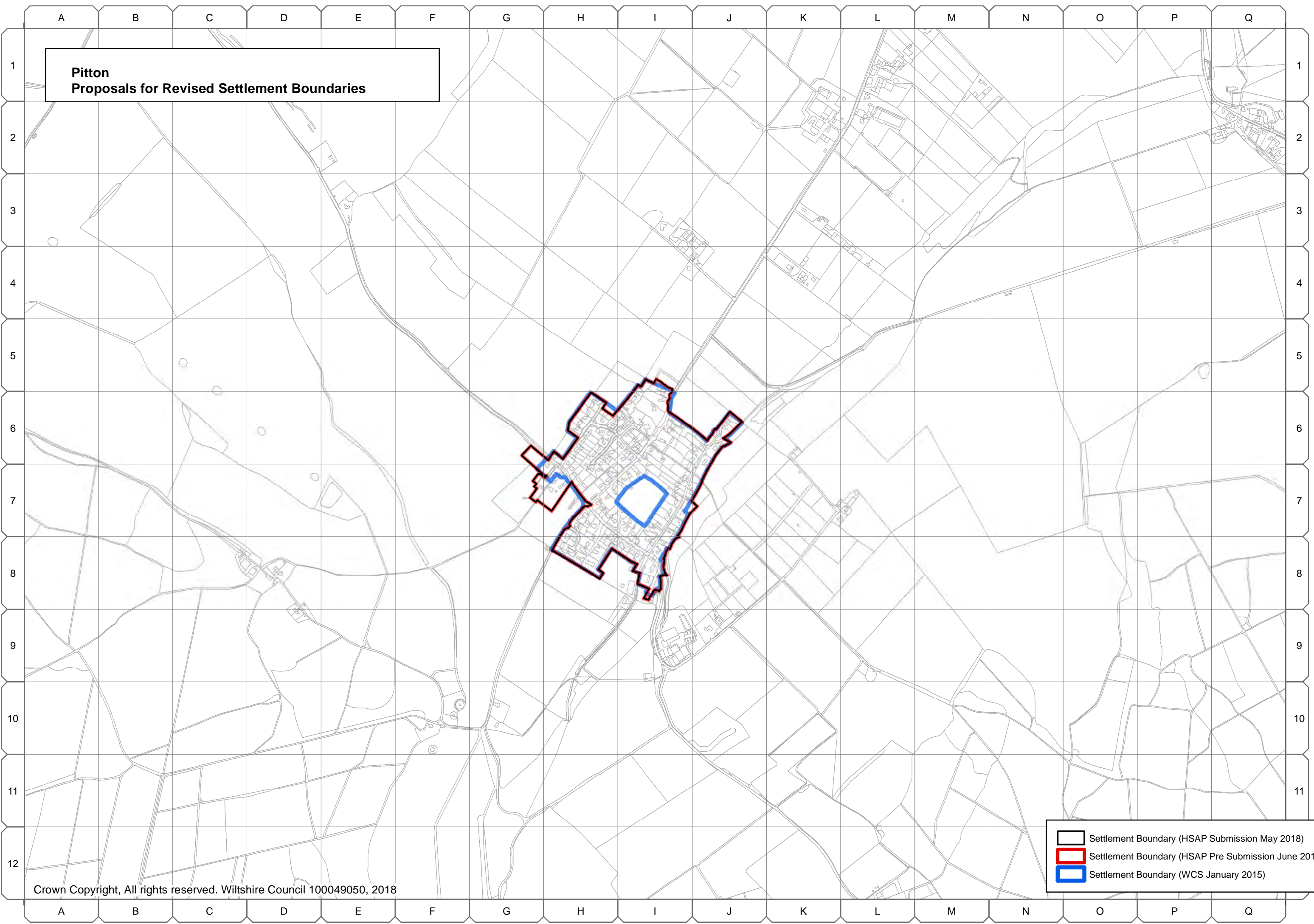
Morgan's Vale and Woodfalls




A.4 The preceding map of Morgan's Vale and Woodfalls illustrates both the existing settlement boundary (**"WCS January 2015"**), and the proposed revised **pre-submission** settlement boundary (**"HSAP Pre-Submission June 2017"**) and **proposed changes following consultation ("HSAP Submission May 2018")**. Table A.4 below explains why each of the proposed amendments **in the pre-submission settlement boundary** were made to the existing settlement boundary, in line with the settlement boundary review methodology⁽¹⁸⁾. The grid reference numbers are those used on the map overleaf.

Table A.4 Proposed amendments to Morgan's Vale and Woodfalls Settlement Boundary

Map Grid Reference	Proposed Amendments
I10	Amend boundary to include built community facilities development physically related to the settlement.
G10	Amendment to boundary to follow but not include clearly defined physical feature – the road.
G7	Amend boundary to include built residential development physically related to the settlement but exclude curtilage of property with the capacity to substantially extend the built form.
G6, G5, H5	Amend boundary to include built residential development and curtilages of properties physically related to the settlement.
G3	Amend boundary to include built residential development physically related to the settlement.
H3	Amend boundary to include built residential development physically related to the settlement.
G2	Amend boundary to include built residential development physically related to the settlement.

**Pitton
Proposals for Revised Settlement Boundaries**



-  Settlement Boundary (HSAP Submission May 2018)
-  Settlement Boundary (HSAP Pre Submission June 2017)
-  Settlement Boundary (WCS January 2015)

Pitton

A.5 The preceding map of Pitton illustrates both the existing settlement boundary (*"WCS January 2015"*), and the proposed revised *pre-submission* settlement boundary (*"HSAP Pre-Submission June 2017"*) and *proposed changes following consultation* (*"HSAP Submission May 2018"*). Table A.5 below explains why each of the proposed amendments *in the pre-submission settlement boundary* were made to the existing settlement boundary, in line with the settlement boundary review methodology⁽¹⁹⁾. The grid reference numbers are those used on the map overleaf.

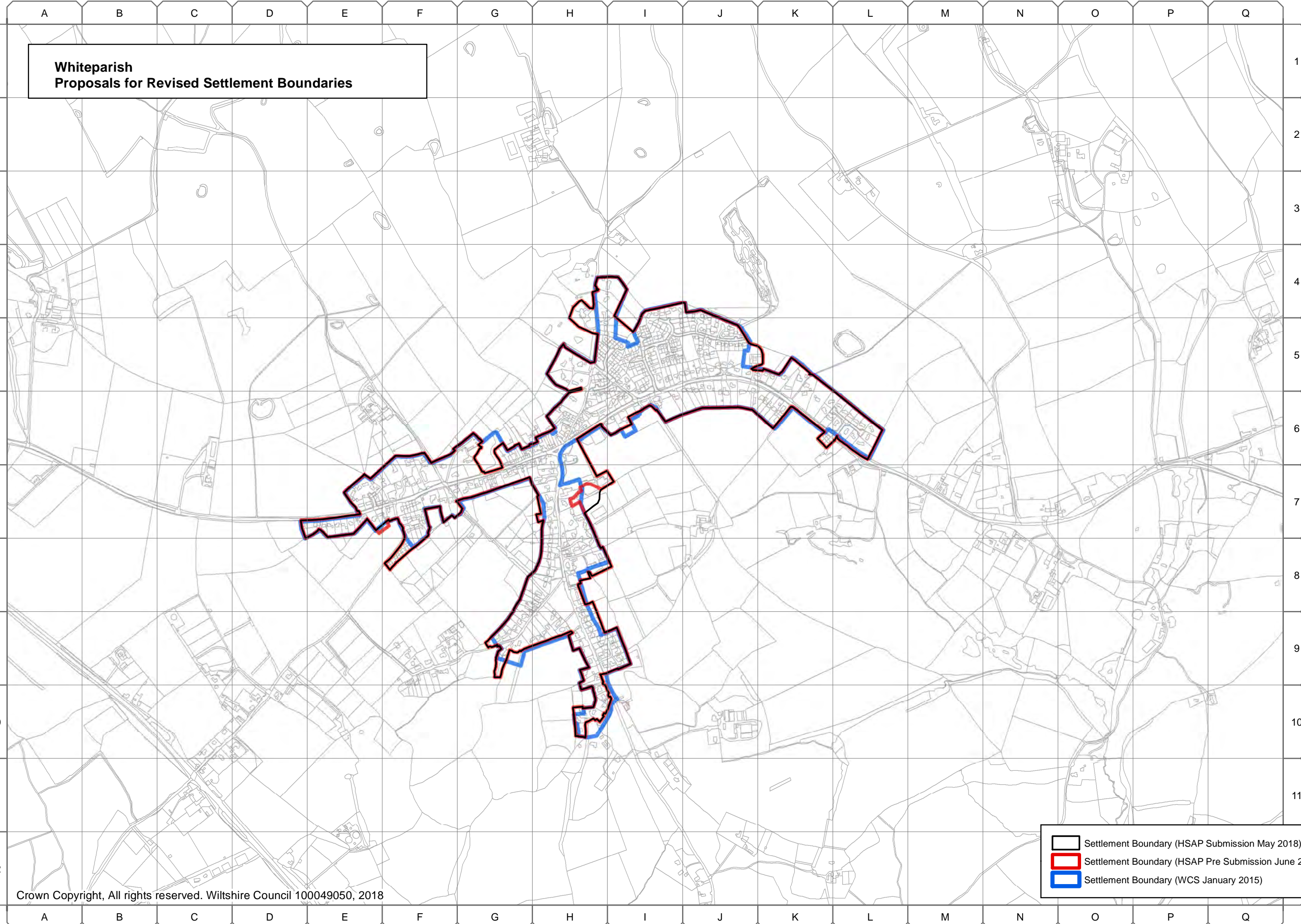
Table A.5 Proposed amendments to Pitton Settlement Boundary

Map Grid Reference ⁽²⁰⁾	Proposed Amendments
G6, G7, H7	Amend boundary to include the curtilage of a property that relates more to the built environment.
H7	Amendment to boundary to follow but not include clearly defined physical feature – the road.
I8 (S)	Amend boundary to include the curtilage of a property that relates more to the built environment.
I8	Amend boundary to follow but not include clearly defined physical features, i.e. hedgerow.
J7	Amend boundary to include the curtilage of a property that relates more to the built environment.
I6	Amendment to boundary to follow but not include clearly defined physical feature – the road.
I5	Amend boundary to include the curtilage of a property that relates more to the built environment.
H6	Amend boundary to exclude area more closely related to the countryside.

19 Wiltshire Council (June 2017 *May 2018*). *Topic Paper 1: Settlement Boundary Review Methodology Paper*.

20 Text in brackets denotes location within grid square, to aid reader, e.g. (N) - 'north'; (S) - 'south'; (C) - 'centre'.

**Whiteparish
Proposals for Revised Settlement Boundaries**



- Settlement Boundary (HSAP Submission May 2018)
- Settlement Boundary (HSAP Pre Submission June 2017)
- Settlement Boundary (WCS January 2015)

Whiteparish

A.6 The preceding map of Whiteparish illustrates both the existing settlement boundary (*"WCS January 2015"*), and the proposed revised *pre-submission* settlement boundary (*"HSAP Pre-Submission June 2017"*) and *proposed changes following consultation* (*"HSAP Submission May 2018"*). Table A.6 below explains why each of the proposed amendments *in the pre-submission settlement boundary* were made to the existing settlement boundary, in line with the settlement boundary review methodology⁽²¹⁾. The grid reference numbers are those used on the map overleaf.

Table A.6 Proposed amendments to Whiteparish Settlement Boundary

Map Grid Reference ⁽²²⁾	Proposed Amendments
F8	Amend boundary to include built residential development that is physically related to the settlement.
H7	Amend boundary to include the curtilage of a property that relates more to the built environment.
G9	Amend boundary to include the curtilage of a properties that relate more to the built environment.
G9 (E)	Amend boundary to exclude recreational or amenity space at the edge of the settlement that relates more to the open countryside.
H10	Amend boundary to include built community facility development physically related to the settlement.
H9, H10, I10	Amendment to boundary to follow but not include clearly defined physical feature – the road.
H8	Amend boundary to include the curtilage of a property that relates more to the built environment.
H6	Amend boundary to include built community facilities development (i.e. church) that is physically related to the settlement.
I6	Amend boundary to remove area of land more closely related to the open countryside.
K6	Amend boundary to include built residential development that is physically related to the settlement.
J5, K5	Amend boundary to include built employment development that is physically related to the settlement.
I4, I5	Amend boundary to include the curtilage of a properties physically related to the built form of the settlement.
H4, H5	Amend boundary to include built residential development that is physically related to the settlement.

21 Wiltshire Council (June 2017 *May 2018*). *Topic Paper 1: Settlement Boundary Review Methodology Paper*.

22 Text in brackets denotes location within grid square, to aid reader, e.g. (N) - 'north'; (S) - 'south'; (C) - 'centre'.

G6, G7	Amend boundary to exclude recreational or amenity space at the edge of the settlement that relates more to the open countryside.
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A.6.1 *Table A.6.1 below explains the proposed changes to the pre-submission settlement boundary following consideration of representations received during the Council's summer 2017 pre-submission consultation, and updates to reflect recent development up to April 2017.*

Table A.6.1 *Proposed changes to the pre-submission Whiteparish Settlement Boundary*

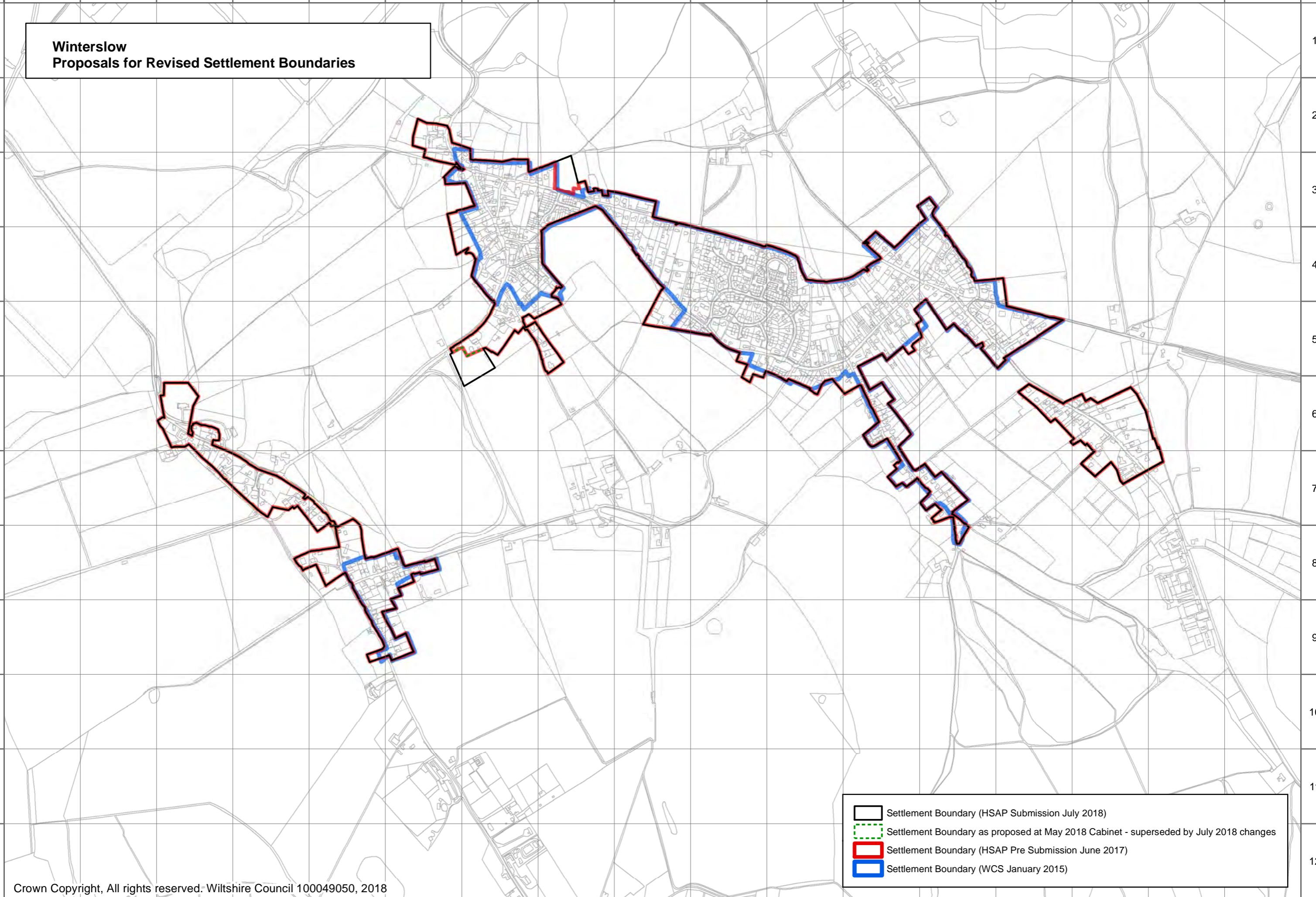
<u>Map Grid Reference</u>	<u>Proposed change</u>
<u>H7</u>	<u>Amend pre-submission settlement boundary to include the entire garden curtilage of The Banks, Common Road. This is the curtilage of a property that relates more closely to the built environment (e.g. a garden) and has limited capacity to extend the built form of the settlement in terms of scale and location.</u>
<u>E7 and F7</u>	<u>Amend pre-submission settlement boundary to retain the existing settlement boundary and exclude the agricultural buildings. This is isolated development that is physically detached from the settlement (e.g. agricultural buildings).</u>
<u>H7</u>	<u>Amend pre-submission settlement boundary to include Church Barn, Common Road. This is built residential development that is physically related to the settlement.</u>

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**Winterslow
Proposals for Revised Settlement Boundaries**

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- Settlement Boundary (HSAP Submission July 2018)
- Settlement Boundary as proposed at May 2018 Cabinet - superseded by July 2018 changes
- Settlement Boundary (HSAP Pre Submission June 2017)
- Settlement Boundary (WCS January 2015)

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Winterslow

A.7 The preceding map of Winterslow illustrates both the existing settlement boundary (*"WCS January 2015"*), and the proposed revised *pre-submission* settlement boundary (*"HSAP Pre-Submission June 2017"*) and *proposed changes following consultation* (*"HSAP Submission May 2018"*). Table A.7 below explains why each of the proposed amendments *in the pre-submission settlement boundary* were made to the existing settlement boundary, in line with the settlement boundary review methodology⁽²³⁾. The grid reference numbers are those used on the map overleaf.

Table A.7 Proposed amendments to Winterslow Settlement Boundary

Map Grid Reference ⁽²⁴⁾	Proposed Amendments
N6, O6, O7, P7	Amend boundary to include area of built residential development physically related to the settlement.
M5 (E)	Exclude area of land more closely related to the countryside.
M5 (N), L5	Amend boundary to exclude area of land more closely related to the countryside and with the capacity to extend the built form of the settlement and to follow defined physical features.
M8	Amend boundary to follow defined physical feature – curtilage of property.
M7, L7	Amend boundary to include built residential development physically related to the settlement.
L6 (NW), K6	Amend boundary to include built development and to follow defined physical features.
J5, J6	Amend boundary to follow defined physical features and include built residential development physically related to the settlement.
I5, I4	Amend boundary to include built community facilities development physically related to the settlement.
H4 (S)	Amend boundary to exclude area of land more closely related to the countryside and to follow defined physical feature – curtilages of properties.
H5, G5, F5, G4	Amend boundary to include built residential and community facility development physically related to the settlement.
G4, F4, F3	Amend boundary to include built residential development and curtilages of properties that do not have the capacity to extend the built form of the settlement.
F3 (N), F2	Amend boundary to include built development physically related to the settlement.
G3, H3	Amend boundary to include built residential development correcting inaccuracies in previous line.

23 Wiltshire Council (June 2017 *May 2018*). *Topic Paper 1: Settlement Boundary Review Methodology Paper*.

24 Text in brackets denotes location within grid square, to aid reader, e.g. (N) - 'north'; (S) - 'south'; (C) - 'centre'.

N4	Amend boundary to include built residential development physically related to the settlement.
E9	Amend boundary to follow defined physical features – curtilage of properties.
E8, D8, E7, D7, C7, C6	Amend boundary to include built residential and community facilities development physically related to the settlement.
F8	Amend boundary to follow defined physical feature.

A.7.1 ***Table A.7.1 below explains the proposed changes to the pre-submission settlement boundary following consideration of representations received during the Council's summer 2017 pre-submission consultation, and updates to reflect recent development up to April 2017.***

Table A.7.1 *Proposed changes to the pre-submission Winterslow Settlement Boundary*

<u>Map Grid Reference</u>	<u>Proposed change</u>
<u>H3</u>	<u>Amend pre-submission settlement boundary to include built development on land at Fralex, Middleton Road. This is built residential development that is physically related to the settlement.</u>

This document was published by the Spatial Planning team, Wiltshire Council, Economic Development and Planning Services.

For further information please visit the following website:

<http://www.wiltshire.gov.uk/wiltshsgsiteallocationsplan.htm>

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