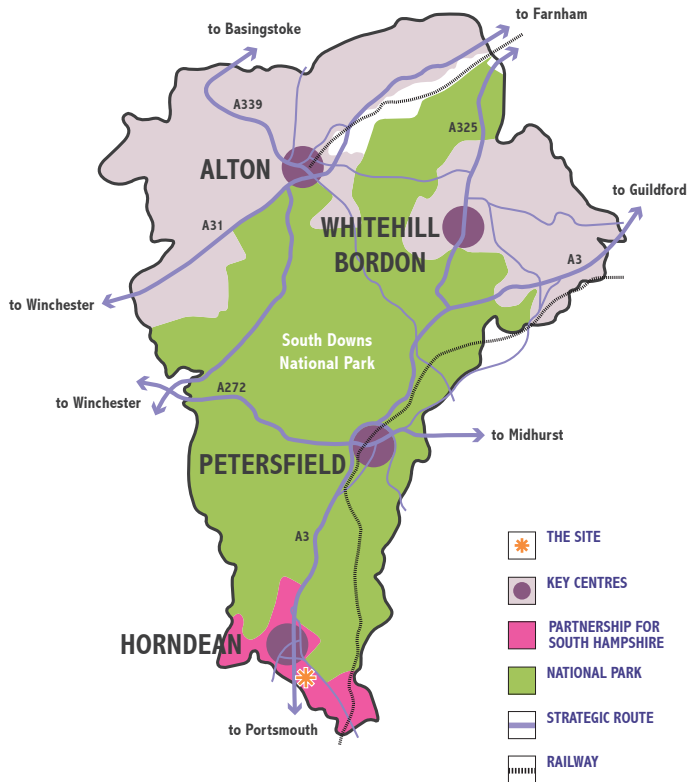


Extension of Land East of Horndean (Hazleton Farm)

Summary

District Context



Introduction

Borrow Investments Limited are promoting land known as Extension of Land East of Horndean / Hazleton Farm as a potential large development site. We are proposing the following land uses which are approximate at this stage:

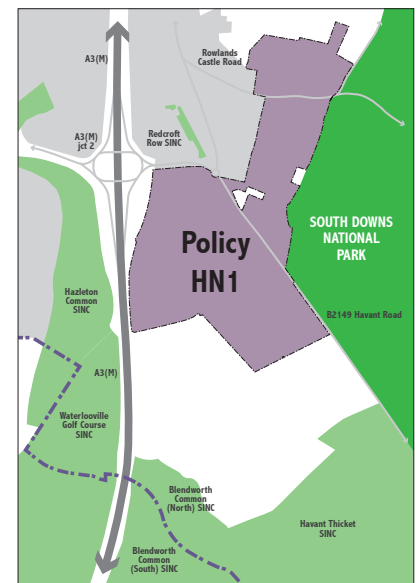
- Homes - 1,000 (30.32ha)
- Employment - 1.63ha land
- Local centre - 0.89ha
- Open space - 27.98ha
- Gypsy & traveller accommodation - 6 pitches
- Travelling showpeople accommodation - 12 plots

The 61ha site is strategically located adjacent to junction 2 of the A3(M), in the southern part of the District. It is within the Partnership for South Hampshire (PFSH) area, where a group of authorities and local partners are working together to support economic and housing growth.

Planning context & evolution

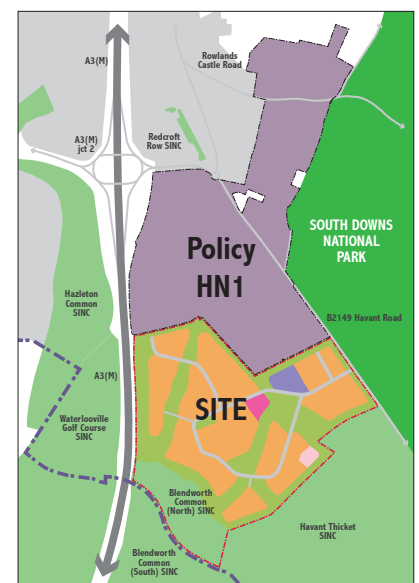
The site is located to the south of an allocated development site, known as Land East of Horndean (LEOH), subject of recent and current development proposals. The site therefore represents a natural and logical extension.

Adopted Local Plan Allocation 2016



- About 700 dwellings
- 2ha employment
- Convenience shop
- Community facilities
- Primary school
- Care village

Adopted Local Plan Allocation + Our Site



- About 700 dwellings
- 2ha employment
- Convenience shop
- Community facilities
- Primary school
- Care village

+

- Around 1,000 dwellings
- 1.6ha employment
- Local centre
- Gypsy/traveller pitches & travelling showpeople plots

Our proposals



- SITE - 61ha**
- NEW HOMES - around 1,000 (30.32ha)**
A range of sizes, types and tenures to cater for all households.
- LOCAL CENTRE - 0.89ha**
At the heart of the development, comprising shops, services and community uses.
- EMPLOYMENT PARK - 1.63ha**
Meeting the need for work and jobs as part of the new community.
- GREEN OPEN SPACE - 27.98ha**
A network of open spaces including wildlife corridors, meadows and parkland, which protect and enhance existing features.
- GYPSY/TRAVELLER LAND**
A number of gypsy and traveller pitches (6) and travelling showpeople plots (12), as required within East Hampshire.
- CHILDREN'S PLAY AREAS**
A range of play areas spread across the development, catering for all ages with safe and easy access.
- ACTIVE TRAIL ROUTES**
A network of informal routes for walking, running or cycling which follow the framework of woodland, hedgerows and open spaces.
- PUBLIC TRANSPORT**
An extended existing bus route enabling new residents and workers access to jobs, education and more further afield.
- WILDLIFE & ECOLOGY**
The retention and creation of new wildlife corridors which will encourage greater biodiversity both within and beyond the site.
- ADJACENT PLANNING APPLICATIONS**
Up to 800 dwellings, a local centre, primary school, employment land and care village.

LEOH Illustrative Masterplan submitted with outline application to the north of our site kindly supplied by Bloor Homes Limited

Delivery

The entire site is in the single ownership of Borrow Investments Limited. It is recognised that if development is approved it is likely to follow after development of the LEOH to the north. In this context, development of our site can provide housing and employment opportunities well within the period of the emerging Local Plan - up to the year 2036.

