

# West Grinstead Neighbourhood Plan

**Public Consultation 16 May 2015**

## **Analysis of Feedback from Residents on Sites Offered for Development**

### **1. SUMMARY**

The objective of this analysis was to determine what is the popular consensus regarding the most and least preferred sites for development within the combined parishes of Partridge Green, West Grinstead and Dial Post.

The sites presented during the exhibitions are those submitted to the Neighbourhood plan Committee by land owners and developers. The open day exhibitions were held on the 16<sup>th</sup> May 2015 in Partridge Green and Dial post.

A total of 14 sites were proposed, 9 of which are in Partridge Green and 5 in Dial Post. None were submitted from West Grinstead.

At the open days members of the local population were asked to review the sites, ask questions and nominate their most preferred 3 sites and their least preferred 3 sites. There were a total of 148 respondents from both exhibitions 64 of whom left additional comments (see appendix A).

This presentation takes the results from the survey and presents the data in 3 different ways to try and identify if there are clearly preferred and non-preferred sites. Data is presented in the form of number of votes cast in total, factored results giving higher scores for the most and least preferred sites and lastly using an aggregate system which looks at combined for and against scores.

### **2. PROPOSED SITES**

The following sites were nominated.

#### **In Partridge Green**

<b>Proposed site</b>	<b>Ref number</b>
Huffwood trading estate	P-1
Land north of the Rosary	P-2
Land north of the Rise	P-3
Land off Star Road (Brightstone site)	P-4
Ash Wood and south of Star Road	P-5
Dunstans Farm and surrounding land	P-6
Dunstans – field behind	P-7
Corner of B2135 & Mill Lane	P-8
Site opposite Windmill Pub, Littleworth Lane (St Hugh's Land)	P-9

## In Dial Post

Proposed site	Ref number
Between DP village & A24 (site currently withdrawn)	D-1
Site West of DP village – Knepp Estate	D-2
Site West of DP village – Ms Mills land	D-3
Oaklands site ,next to Old Barn Nurseries	D-4
Site of old Blaker Works, DP	D-5

### 3. RESULTS DEFINITIONS

The results are presented in 3 different forms as follows;

a. **Numbers of votes**

Using this method the total numbers of votes cast for each site are added up irrespective of the preference, so a first preference vote scores the same as a third preference.

b. **Factored results**

Using this method each first preference (Most preferred or least preferred) gets 3 points, second preferences get 2 points and 3<sup>rd</sup> gets 1 point, the total scores are then added up. Using this method will differentiate between preferences and highlight more clearly the popular sites both in terms of those which are popular and those which aren't.

c. **Aggregate scores**

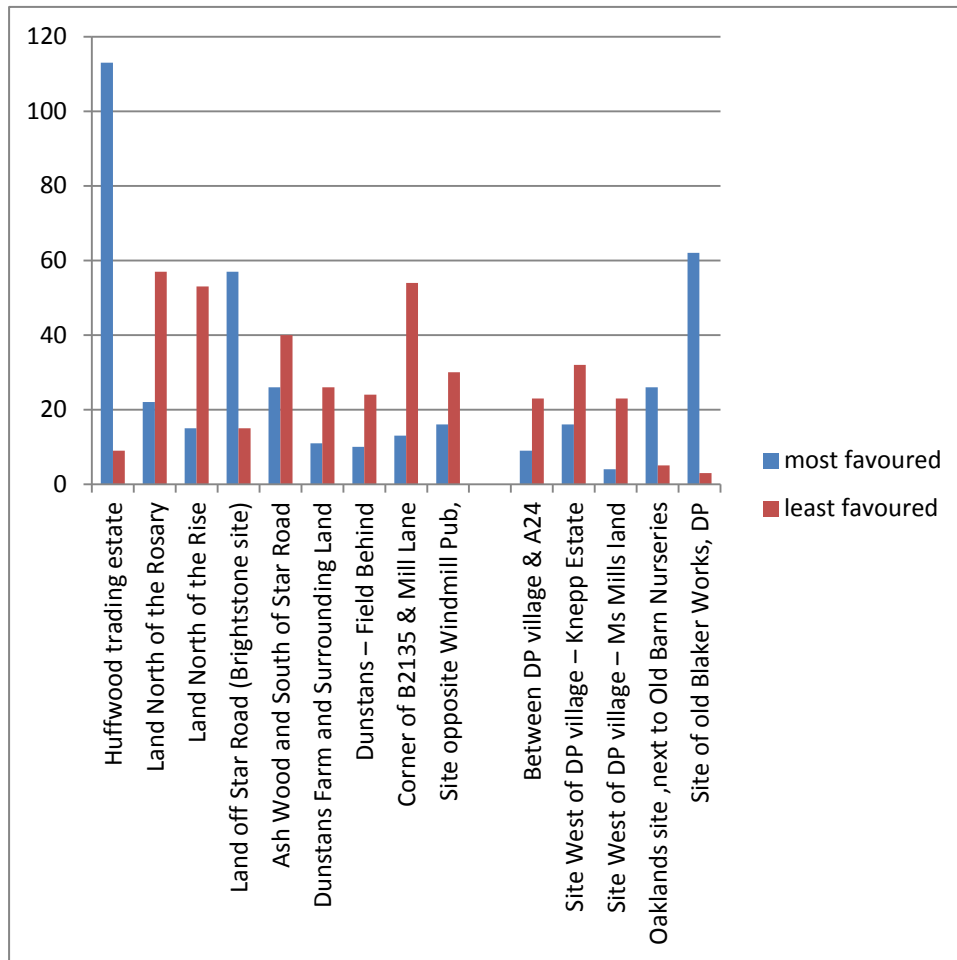
Scores are taken from both of the above methods and then the least favoured score is subtracted from the most favoured score for each site. This will have the result of removing the less polarised and contradictory results leaving the consensus opinion. If not considered it is possible to get a top 3 popular site which actually has an almost as significant number of negative votes. Using this aggregate system it will highlight any potential anomalies that would need further consideration to ensure the right final decisions are made.

### 4. RESULTS

All results are presented in bar chart form but are not shown in any preference of order. The results will be analysed and conclusion draw in the latter part of this report.

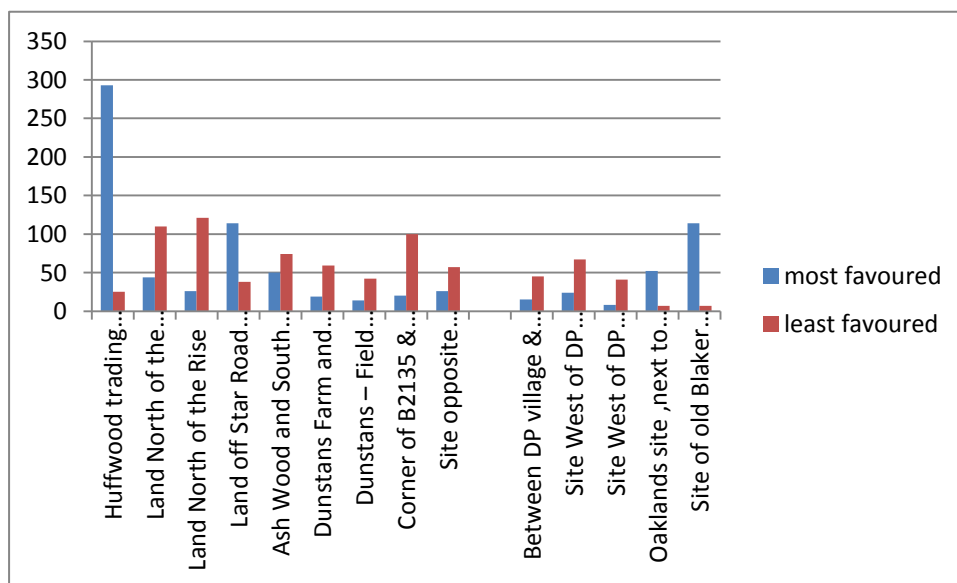
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**a. Numbers of votes**



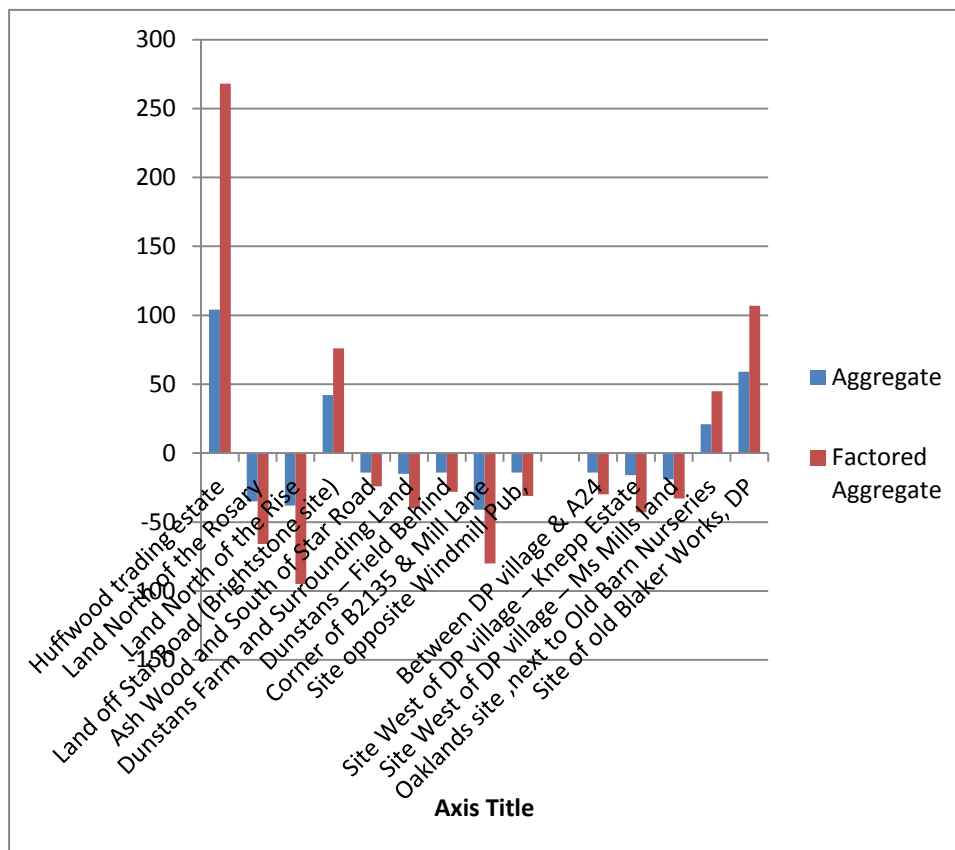
From the above chart it can be seen that the Huffwood (P1), Blakers (D5) and Land off Starr Rd (P4) sites are most popular with the Land north of the Rosary (P2), north of the Rise (P3) and the corner of Mill Lane and the B2135 (8) being the least preferred.

**b. Factored results**



When the results are factored we do not actually see any change in the three most favoured and the three least favoured sites.

c. Aggregate scores



When the aggregate score is taken it becomes more apparent that popular consensus is favouring the 3 most popular sites and this opinion is not being weakened by any significant number of opposite votes.

When we consider the least popular sites again the same picture emerges in that the sites highlighted in methods 1 and 2 are also have the most negative aggregate scores.

## 5. DISCUSSION

From an assessment of the results very clear conclusions are coming out with the same 3 sites coming out as most preferred and the same 3 as least preferred. Given that the 3 different methods can potentially show very different and contradictory results it is good to see consistency and this can allow the decisions on which sites are preferred by the population for development to be made know that they are based on sound and accurate data.

It should also be noted that between these extremes there are a number of sites which have either very little support but may warrant future assessment if the preferred site are not actually deemed suitable based on the actual development needs.

## 6. CONCLUSION

In conclusion it is shown that the 3 **most** preferred sites, at this stage in the process, are in order of preference;

Huffwood (P1)

Blakers (D5)

Land off Starr Rd (P4)

The three **least** popular sites are as follows;  
Land north of the Rosary (P2)  
Land north of the Rise (P3)  
The corner of Mill Lane and the B2135 (8)

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## **APPENDIX A – ADDITIONAL COMMENTS**

Approximately half the number of people who left feedback forms added a comment to the form. (148 responded, 64 left comments).

Only comments mentioned 3 or more times have been summarised here.

Comments can be divided into related topics.

### **Environmental Impact**

- a) 30 - preference for building on Brownfield sites.
- b) 8 – preservation of Greenfield sites important.
- c) 7 – housing on/near existing industrial site – Huffwood – would have least impact on the environment.
- d) 6 – avoid building on agricultural land.
- e) 6 – preference for small sites with few houses rather than large sites with large numbers of houses in both PG & DP.
- f) 3 – Ash Wood important for wildlife.

### **Infrastructure**

- a) 6 – infrastructure needs to be improved before houses built
- b) 18 – specific points mentioned which included road congestion & speed, flooding & sewerage disposal, size & capacity of village school, doctors & shop.
- c) 6 – lack of services in Dial Post

### **Housing Needs**

- a) 8 – commented housing needs to be ‘affordable’ suitable for ‘first time buyers’ to ‘keep the youth in the village’ & for ‘people with local connections’ and ‘with sheltered housing for the elderly’.

### **Other Comments**

- Keep village and rural atmosphere.
- Open views cherished
- Maintain village boundaries
- Keep green spaces on outskirts of village
- Do not mix housing and industrial areas
- Develop Blakers site