

NE010



# Open Space Study 2018



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# **1. Introduction**

## **Overview**

- 1.1 This Open Space Study forms part of the evidence base for the Fareham Draft Local Plan 2037. The purpose of the study is to provide a review of the existing open spaces within the Borough within the context of National Planning Policy Framework (NPPF) and identify where shortfalls in public open space may exist in order to provide evidence for the delivery of new public open space as part of development.

## **Study Aim**

- 1.2 The aim of the study is to provide a robust assessment of needs and deficiencies in open spaces upon which policy within the Fareham Local Plan 2037 can be based. The study will also create an up to date evidence base which can be maintained to aid implementation of the policies and the provision of open spaces during the plan period (up to 2037).

## **Study Objectives**

- 1.3 The aim is to be achieved through completing the following objectives:
- Conduct an audit of open space to establish baseline provision;
  - Apply locally derived standards and the most up-to-date ward population figures to identify current need and provision within the Borough;
  - Assess the impact of increased population growth on open space needs;
  - Identify Open space to be retained/allocated or deallocated.
  - Establish policy recommendations.
- 1.4 The Council's existing Open Space study is the Fareham Borough Greenspace Study (2007) which involved extensive community consultation and capacity assessment to gain a qualitative as well as a quantitative understanding of the open spaces within Fareham. This study has had subsequent addendums produced in 2010 and 2014, to enable the original study to take account of new guidance, increases in local population and the provision of new open space as a result of development. This new Open Space Study takes account of the previous Open Space Studies and addendums, particularly drawing upon those studies' qualitative judgements.
- 1.5 Open space is defined as all open spaces of public value, which offer important opportunities for sport and recreation and can act as visual amenity.
- 1.6 The study does not take into account land that does not serve as an open space function, such as private fenced land, highway verges, roundabouts or those spaces that are insignificant in scale. However, some of these areas shown on the adopted policies map are still retained for protection due to their visual and/or ecological value.

## Open Space Analysis

- 1.7 Open space consists of different forms<sup>1</sup> which have been categorized into typologies and are listed in table 1 below. By placing each of the different forms of open space into specific typologies, it enables a more accurate assessment of the types of open space which are available within Fareham Borough. It can help identify which typologies are needed to support both existing communities as well as planned new areas of housing.

*Table 1: Typologies of Open Space included in the study*

Level 1 Typologies	Level 2 Typology	Level 3 Typology
Natural Greenspace	Natural Grassland	Chalk Grassland/ Scrub
	Woodland	Broadleaved Woodland
	Green corridors	Pedestrian Links within Towns and Villages
	Wetland	Ponds
Parks and Amenity Open Space	Amenity Greenspace	Informal Recreational Space/ Village Greens
	Ornamental Parks and Gardens	Urban Parks and Gardens
	Graveyards/ Cemeteries	
	Allotments	
Young People	Children's equipped Play Space	LEAPs and NEAPs
	Youth Related Provision	MUGAs
		Skate Parks
		Basketball Courts
*Sports Pitches and Outdoor Sports	Recreation and Sports Grounds	Senior, Junior and Mini Football
		Artificial Pitches
		Tennis Courts

\*Sports pitches and outdoor sports are to be included as part of parks and amenity open space in this study.

Natural England provides definitions of the level 1 typologies.

## Natural Greenspace

- 1.8 Natural Greenspace is described as a variety of partly or wholly accessible spaces areas naturally colonised by plants and animals which have strong wildlife value and offering a feeling of predominant naturalness. They provide communities with a sense of closeness to nature' being important for emotional well-being and other health benefits. Natural Greenspaces make important contributions towards local biodiversity targets and can also raise awareness of biodiversity values and issues. Some sites will have statutory rights or permissive codes allowing the public to wander in these sites. Others may have defined Rights of Way or permissive routes running through them

<sup>1</sup> See Annex A of the PPG17 Companion Guide. Available at <http://webarchive.nationalarchives.gov.uk/20120919132719/http://www.communities.gov.uk/documents/planningandbuilding/pdf/156780.pdf>

Open spaces such as broadleaved, deciduous and mixed woodland, scrub, meadows, ponds, wetlands, rivers and in some instances, Pedestrian links/green corridors can all be defined as Natural Greenspace.

## **Parks and Amenity Open Space**

- 1.9 Parks and Amenity Open Space refers to publicly accessible and useable open spaces that are used for a multitude of spontaneous and free informal recreational activities. They will often be of varied size, but are likely to share some of the following characteristics:
- Predominantly laid down to (mown) grass.
  - They may have shrub and tree planting, and occasionally formal planted flower beds.

Examples of Parks and Amenity Open Space can include parks, playgrounds, graveyards, both small and larger informal grassed areas in housing estates and the general open spaces surrounding play areas and sports facilities; which are used for general informal recreation.

## **Young People**

- 1.10 Young People describes the facilities available that cater for the needs of children up to and around 12 years and space that provide recreational and 'hang out' opportunities for 13- 17 age groups. In practice, there will always be some blurring around the edges in terms of younger children using equipment aimed for youths and vice versa. Whilst the focus of this study has been on equipped play areas and youth related recreation provision, it is important to recognise that children and young people will play/'hang out' in almost all publicly accessible "space".

## **\*Sports Pitches and Outdoor Sports**

- 1.11 For the purposes of this study, an assessment of sports pitches and outdoor sports such as tennis courts and formal playing pitches are included within Parks and Amenity Open Space because it is recognised that they act as important areas of open space where other recreational activities can take place when not in use for their primary sports such as children's informal play space, informal recreation and sport, attractive walks and cycle routes including dog walking, provision of habitats and feeding grounds for wildlife, providing areas for 'events' and offering landscape and amenity features to surround development.
- 1.12 Private sport space can make up an important part of outdoor sports provision across the study area and forms an important part of the community facilities. This study recognises this but also recognises that inaccessible sports provision can limit the extent to which the public can enjoy these facilities. As such this study includes first unrestricted and limited access outdoor sports provision within Parks and Amenity Open Space but also later factors in the contribution of restricted outdoor sports provision and the contribution it could make to the overall provision of parks and amenity open space if it was made more publically accessible.

- 1.13 The need for Indoor community/sports facilities and outdoor sports pitches for formal sports activities are not included as part of this study, but are being considered within the Playing Pitch Strategy and Indoor Sports Facilities Assessment which also forms part of the Local Plan evidence base.

## **Level 2 and 3 Typologies**

- 1.14 Level 2 and 3 typologies further refine and give greater detail on the specific type of open space that exists within the Borough. However, to keep the study simple and easier to understand, only the level 1 typologies for open space are described in the assessments of quantity and qualitative values.

## **Accessibility**

- 1.15 The assessment was carried out on all open spaces irrespective of whether they are in public or private ownership. The first assessment looks at the provision of all unrestricted and limited access open spaces (those also in public and private ownership) whilst the second element of the study takes into account restricted access open spaces (those also in public or private ownership). This enables a comparison of provision to be made and can help inform recommendations in terms of making areas more accessible.

## **Other Sports Provision**

- 1.16 While this study focuses on sport and recreation facilities involving pitch sports which can be used for informal recreation, it is important to recognise that other forms of recreational activities exist within the Borough, such as horse riding, sailing, water sports, golf and fishing, are all popular and bring with them economic and health benefits. This study however does not take into account any national standards for these recreational activities.

## **Study Area**

- 1.17 The study assesses the open space requirements of Fareham Borough, though it excludes the requirements of the strategic development of Welborne, as this is separately covered by the Welborne Plan.
- 1.18 Fareham is a relatively green and rural Borough. According to the data supplied by the Office of National Statistics Generalised Land Use Database, 59% of the Borough is classified as 'greenspace', whilst approximately 12% of the Borough is classified as roads, domestic and non-domestic buildings.
- 1.19 As of 2018, the population of Fareham stands at 116,339<sup>2</sup>. The density of Fareham Borough currently equates to approximately 15.7 people per hectare. The population of Fareham is expected to rise by 10.1% from 2018 levels to 129,538 by 2036<sup>3</sup>, resulting in an increase to approximately 17.5 people per hectare. The largest growth is expected to be seen in the central and eastern half of the Borough across Fareham.

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<sup>2</sup> Based upon Office of National Statistics 2018 Ward Level Population Estimates:  
<https://www.ons.gov.uk/peoplepopulationandcommunity/populationandmigration/populationestimates/datasets/wardlevelmidyearpopulationestimatesexperimental>

<sup>3</sup> As stated in the PUSH Objectively-Assessed Housing Need Update 2016 -  
[http://www.push.gov.uk/2c\\_objectively\\_assessed\\_housing\\_need\\_update.pdf](http://www.push.gov.uk/2c_objectively_assessed_housing_need_update.pdf)

- 1.20 The area of Fareham Borough is approximately 7,423 hectares and is made up of 15 electoral wards. The population of each ward ranges from 6,661 people in Fareham West to 11,108 in Portchester East. The average population size for wards within Fareham is 7,755. Electoral ward boundaries were chosen as a suitable geography on which to calculate open space provision because there is readily available population data at this scale and open spaces can be easily distributed and analysed by these ward boundaries.

## 2.0 Policy Context

### Introduction

- 2.1 This section sets out a brief review of the most relevant national, regional and local policies related to the study, which have been considered in developing the methodology and findings of the study. Policies and strategies are subject to regular change, however the summary given is considered correct at the time of writing. The relationship between this Open Space Study and other relevant Council strategies and studies is also provided.

### National

#### National Planning Policy Framework

- 2.2 The NPPF (2019) sets out the Government's planning policies for England and how they should be applied. The NPPF must be adhered to in the preparation of local and neighbourhood plans and is a material consideration in planning decisions.

- 2.3 Paragraphs 96 and 97 of the NPPF specifically set out the requirements for open space;

*96. Access to a network of high quality open spaces and opportunities for sport and physical activity is important for the health and well-being of communities.. Planning policies should be based on robust and up-to-date assessments of the needs for open space, sports and recreation facilities (including quantitative or qualitative deficits or surpluses) and opportunities for new provision. Information gained from the assessments should be used to determine what open space, sport and recreational provision is needed, which plans should then seek to accommodate.*

*97. Existing open space, sports and recreational buildings and land, including playing fields should not be built on unless:*

- An assessment has been undertaken which has clearly shown the open space, buildings or land to be surplus to requirements; or*
- The loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in a suitable location; or*
- The development is for alternative sports and recreational provision, the benefits of which clearly outweigh the loss of the current or former use.*

- 2.4 It is also important to recognise that open space plays an important role in achieving sustainable development and can provide valuable ecosystem services delivering a better quality of life for communities and meeting the challenge of Climate Change, flooding and sea level rise. Paragraphs 149 and 150 of the NPPF includes the following requirement;

*149. Local Plans should take a proactive approach to mitigating and adapting to climate*

*change, taking into account the long-term, implications for flood risk, coastal change, water supply, biodiversity and landscapes and the risk of overheating from rising temperatures.*

*150. New development should be planned for in ways that: avoid increased vulnerability to the range of impacts arising from climate change. When new development is brought forward in areas which are vulnerable, care should be taken to ensure that risks can be managed through suitable adaptation measures, including through the planning of green infrastructure.*

## **Current Adopted Local Policy**

### Local Plan Part 1: Core Strategy (2011)

- 2.5 The adopted Fareham Core Strategy sets planning policy for the protection of existing open space and for the provision of new green infrastructure and open space as part of new residential development. Details of the existing policies and their requirements are set out below;
- 2.6 *CS4: Green Infrastructure, Biodiversity and Geological Conservation*  
This policy seeks to enhance and maintain the existing natural environment and supports development that creates multifunctional greenspaces for informal recreation purposes, as well as helping to relieve the recreational pressure on European Sensitive habitat sites.
- 2.7 *CS21: Protection and Provision of Open Space*  
This policy seeks to safeguard existing open space from the pressures of development within the Borough. It also sets out a list of standards which the Council uses to assess the provision of Natural Greenspace, Parks and Amenity Open Space for the Borough. These standards are also applied to any new residential development in areas of the Borough where existing open space provision is identified as being inadequate to accommodate the needs of the additional population. The Council also seeks provision of Natural Greenspace where existing provision is insufficient against Natural England's 'Accessible Natural Greenspace Standards' (ANGSt).

*Table 2 Standards within the Fareham Borough Council, Core Strategy 2011*

<b>Typology</b>	<b>Standard</b>
Natural Greenspace	2ha / 1,000 Population
Parks and Amenity Open Space	1.5 ha / 1,000 Population
Outdoor Sport	1.2ha / 1,000 Population
Children's Play Equipment	14 Pieces of Equipment per 1,000 1-12 year olds

As explained later in this document, it is proposed that these adopted standards (except for the one relating to outdoor sport) are carried forward into the emerging Local Plan to continue to inform open space provision in the Borough.

### Local Plan Part 2 Development Sites and Policies (2015)

- 2.8 *DSP12: Public Open Space Allocations*

This policy safeguarded specific areas of land around Coldeast and Solent Airport (as identified in the policy) which have been allocated for the provision of new open space. These allocations have now been implemented and have helped to address the demands, shortfalls and



deficiencies of open space as identified by the evidence at the time. As a result, there is no requirement to carry Policy DSP12 forward into the emerging Local Plan.

## **Infrastructure Delivery Plan**

- 2.9 The Fareham Borough Infrastructure Delivery Plan (IDP) is designed to support the Local Plan 2037 and to help inform and underpin other planning policy documents. However, it also has a wider corporate role through contributing to the Council's working relationship with key external infrastructure providers.
- 2.10 The emerging Local Plan sets out the amount and distribution of development up until 2037. Critical to the success of this, is to ensure that adequate infrastructure is in place to support the new development. This is to be achieved through delivering the physical, social, open space and green infrastructure requirements identified in the IDP. This also includes the securing of developer contributions to help fund infrastructure. The IDP is an important document in identifying the need for improved open space and green infrastructure provision; providing evidence in order to secure the continued protection and development of these areas. This Open Space Study identifies the deficiencies in type, quantity and quality of open space within ward areas of the Borough which in turn is used by the IDP as evidence to justify the provision of open space in new development occurring in those areas of the Borough that experience deficiencies.
- 2.11 The IDP provides a framework for making choices and determining investment priorities to deliver infrastructure objectives. It seeks to provide a clear and consistent rationale for the investment priorities identified, including evidence of the local demographic, social, economic and environmental needs they will address.
- 2.12 The IDP identifies funding sources for infrastructure, such as Section 106 agreements and the Community Infrastructure Levy (CIL), although the IDP will likely demonstrate a funding gap between the total cost of infrastructure and the available sources of funding. The IDP also informs the Council's list of infrastructure projects to be funded by CIL.

## **Green Infrastructure**

- 2.13 Green Infrastructure (GI) and open space are intrinsically linked both in terms of their importance to ecology and the environment but also the numerous benefits they generate to the residents of Fareham. There are GI strategies both at the sub-regional and local level. The Partnership for South Hampshire (PfSH) Green Infrastructure Structure Strategy (2017)<sup>4</sup> and Implementation Framework (2018)<sup>5</sup> identifies strategic projects within the Borough and the PfSH Sub-region that provide for recreational, wellbeing, biodiversity and environmental resilience to Climate Change opportunities. Fareham Borough Council also has an existing Green Infrastructure Strategy<sup>6</sup> which was published in 2014. The projects within this strategy have been consolidated within the emerging Infrastructure Delivery Plan to ensure development in the Borough contributes towards its provision.

## **Biodiversity and Wellbeing**

- 2.14 Access to and the use of green spaces is of importance to the public health agenda and helps facilitate community development. Greenspace has been shown to be beneficial not only for

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<sup>4</sup> PfSH Green Infrastructure Strategy (2017) <https://www.push.gov.uk/wp-content/uploads/2018/08/South-Hampshire-GI-Strategy-2017-2034-FINAL.pdf>

<sup>5</sup> PfSH Green Infrastructure Implementation Plan <https://www.push.gov.uk/wp-content/uploads/2019/08/South-Hampshire-Green-Infrastructure-Implementation-Plan-June-2019-.pdf>

<sup>6</sup> Fareham Green Infrastructure Strategy (2014)

[http://www.fareham.gov.uk/PDF/planning/DSPCoreDocuments/FarehamGI\\_Strategy\\_Sept2014.pdf](http://www.fareham.gov.uk/PDF/planning/DSPCoreDocuments/FarehamGI_Strategy_Sept2014.pdf)

physical health in terms of recreation, but also has proven benefits to mental wellbeing. Open Spaces also function as important areas for maintaining and encouraging biodiversity in order to reflect the careful balance between these two objectives and ensures the continual improvement of the Borough's natural capital.

## **Outdoor Sports Pitches**

- 2.15 Outdoor sports pitches provide much needed sporting areas, but they also have a multi-functional aspect, as they can provide recreational open space when not in formal use. As such, unrestricted and limited access sports pitches, are included within the category of Parks and Amenity Open Space in recognition of this. The Council has an emerging Playing Pitch Strategy and indoor sports facility study which sets out the current provision with regards to formal sports and sports pitch provision and the likely future demand; the result of which will be factored into the emerging Local Plan.

## **Allotments**

- 2.16 Allotments also provide a valuable open space resource for residents in the Borough. The Council has an existing Allotment Strategy (2010) which sets out the Council's objectives with regards to allotments which are;
- ensure the existing provision of Allotments meets current trends for demand;
  - maintain and improve the infrastructure, facilities and quality of allotment sites, ensuring sites are welcoming, safe and accessible;
  - continue to work in partnership with the allotment associations to ensure good administrative and management processes;
  - highlight the role that allotments play in developing a more sustainable environment, encouraging biodiversity and conservation;
  - promote allotments as a benefit for the wider community, realising the opportunity they offer for education, health and well-being and social inclusion initiatives;
  - ensure adequate resources are available to support the long term service provision.
- 2.17 Due to the important role that allotments play, allotment provision has been included within this Open Space Study however, like outdoor sports pitches, they are also included within the typology 1 heading of Parks and Amenity Open Space. This is because they are areas of informal relaxation and to an extent recreation. They are an important component of the Borough's open space provision however not important enough to justify their own separate standard. Anecdotal information obtained from the Council's Open Space Manager together with liaison with Allotment Managers in has indicated that the demand for allotments in the Borough has reduced considerably within the last few years. At the time of undertaking this study, the waiting lists for allotment plots at the majority of allotment sites were minimal and there were a number of vacant rods at the Borough's allotments. It is for the reasons above that allotments have not been assessed separately but included as part of Parks and Amenity Open Space.

## **Solent Recreation Mitigation Partnership (SRMP)**

- 2.18 The Solent Recreation Mitigation Partnership aims to reduce recreational disturbance to the important bird species that inhabit the European Special Protection Areas (SPAs) in the Solent. This Open Space Study presents areas of open space within the Borough which although not officially designated, can serve as purposeful alternative greenspace for recreation and enjoyment. Some of these spaces are, importantly, away from the coastline meaning they have the potential to deflect pressure off of the European designated sites on the Solent. It is recognised that by creating and enhancing sizeable areas of open space away from the coast, it potentially provides viable alternative areas of open space for members of the public to visit and enjoy; thereby reducing the impact on the Solent SPA.

## 3.0 Methodology

### General

- 3.1 The starting point for this study has been the guidance in Chapter 8 of the NPPF, which adheres to and supersedes PPG17. The new framework gives clear recommendations for the protection of, and appropriate provision for, open space. Neither the NPPF nor the Planning Practice Guidance provides any detailed guidance on how to conduct an open space assessment. As such, in the absence of any such guidance, PPG17 and its Companion Guide have been used as a guide. PPG17 placed a requirement for local authorities to undertake assessments and audits of open space, sports and recreational facilities in order to:
- Identify the needs of the population;
  - Identify the potential for increased use;
  - Establish an effective strategy for open space/sports/recreational facilities at the local level.

- 3.2 The Companion Guide to PPG17 recommended an overall approach to an Open Space study as follows:

Stage 1 - Identification of all existing Open Space;  
Stage 2 - Establish position of current Open Space provision;  
Stage 3 - Assess the impact of increased population growth;  
Stage 4 - Establish policy recommendations

### Study Stages

#### Stage 1 – Identification of all existing Open Space

- 3.3 A review was carried out to identify all existing open spaces in Fareham Borough. This was achieved by desktop analysis of GIS data which included the mapping of all known existing open spaces. Internal consultation was undertaken with the Open Spaces Manager, as well as other Officers within the Council to ensure that any other open spaces which had not been identified on the Council's GIS were picked-up in order to ensure a comprehensive examination of existing space. The Council's Leisure and Community team supplied information on the latest amount of Play/Youth Equipment available in the Borough.
- 3.4 In some instances, the review of existing open space identified an area or parcel of land as no longer constituting as public open space. This was often because the land either held no public value and/or had limited aesthetic or ecological value to qualify as open space for example horse paddocks. Where this occurred, the existing open space designation was marked for deallocation in the emerging Local Plan. This process does not necessarily prohibit the land in question being reallocated as open space at a later date, when circumstances and land management changes. Neither does it loosen the policy protection sites receive through the various countryside policies in the current and emerging Local Plans. In other areas, the open space boundaries may have been slightly amended to reflect mapping errors, growth of open space or areas of loss.

#### Stage 2 – Establishing position of current Open Space provision

- 3.5 There are no national quantity standards for open space provision. The emphasis instead is placed on local authorities to develop their own locally derived and set standards which meet the needs of local residents and take into account the specific characteristics of each local authority. The adopted Fareham Core Strategy 2011 contained standards that were created

previously in accordance with former guidance PPG17 (although it has since been superseded by the NPPF). The previous PPG17 guidance also suggested expressing quantity standards as a hectare per 1,000 population.

- 3.6 It is the intention to keep the existing standards for Natural Greenspace and Parks and Amenity Open Space and Play/Youth Equipment within the emerging Local Plan as well maintaining reference to them in any Planning Obligations SPD. It is felt that these two standards provide an appropriate minimum threshold for these types of open space provision within Fareham. There may be areas of the Borough that benefit from levels of provision exceeding these minimum standards, however the Council takes the position that this does not mean there is any surplus to requirements. The Council recognises that all designated open spaces form a valued part of the Borough's open space network and landscape and provide many ecological, health and wellbeing opportunities.

The standard for outdoor sports provision contained within the current adopted Core Strategy is proposed to not be included within this study or Local Plan. Sport England's Playing Pitch Strategy Guidance states that there is less reliance on quantity standards to meet sports provision, rather the emphasis is on improving the overall quality of existing provision. Furthermore, the emerging Playing Pitch Strategy and Indoor Facilities Study covers sport provision through detailed assessments of the specific requirements and demands for each sport rather than using generic space standards. As a result, it is considered not necessary to retain the open space standards for sports pitches and outdoor sport. The Playing Pitch Strategy and Indoor Facilities Study will make specific recommendations for sport separate to this Open Space Study which will also be factored into the emerging Local Plan

- 3.7 Whilst the emerging Local Plan presents an opportunity to amend the open space standards it is felt not necessary to do so. However, if through public consultation on the emerging Local Plan there is a justified and reasonable argument made to revise the proposed open space standards, the Council will look into reviewing them and if necessary produce new standards. However in the absence of any national standards, it is felt they provide a robust benchmark against which to calculate open space provision and as such, it proposed to keep these standards within the emerging Local Plan and any accompanying SPDs.

- 3.8 The result of the assessments are presented on pages 22 onwards. For each results table, sufficiency and deficiencies in Natural Greenspace, Parks and Amenity Open Space (which includes outdoor sports pitches) are totalled together to give an overall picture of provision for each ward in hectares. However, because the standard for young people is in piece of equipment per 1,000 0-12 year olds it is not possible to add this to the ward total because the unit of measurement is different.

<b>Minimum Open Space Quantity Standards for emerging Local Plan 2037</b>	
Young People Provision	14 pieces per 1,000 0-12 year olds
Parks and Amenity Open Space	1.5 ha per 1,000 population
Natural Greenspace	2 ha per 1,000 population

- 3.8 As stated, the standards are expressed as hectares of open space per 1,000 people. The ONS forecasted population for Fareham Wards as of 2018 have been used to assess whether there is already a sufficiency or deficiency by each ward against the proposed standards. For Play/Youth Equipment, 2018 ONS forecasted ward population for 0-12 year olds only is used in the assessment. This is to ensure there is a sufficient amount of Play/Youth Equipment for this particular age group. 0-12 year olds are also included within the overall population for calculating Natural Greenspace and Parks and Amenity Open Space recognising that this population will also need suitable access to these types of Open space as well as Play/ Youth Equipment.



<b>Fareham Ward Population (2018 Baseline)</b>	
<b>Ward</b>	<b>Population</b>
Fareham East	7809
Fareham North	75747
Fareham North-West	7464
Fareham South	7680
Fareham West	6661
Hill Head	7306
Locks Heath	7038
Park Gate	9315
Portchester East	11108
Portchester West	701178
Sarisbury	7885
Stubbington	7015
Titchfield	7549
Titchfield Common	7797
Warsash	7127
<b>Total 116,339</b>	

<b>Fareham Ward Population (2018 Baseline)</b>	
<b>Ward</b>	<b>Population 0-12 Year Olds (2018)</b>
Fareham East	991
Fareham North	973
Fareham North-West	1047
Fareham South	1220
Fareham West	764
Hill Head	892
Locks Heath	838
Park Gate	1562
Portchester East	1320
Portchester West	883
Sarisbury	1411
Stubbington	768
Titchfield	1107
Titchfield Common	1197
Warsash	906

- 3.9 The quantity assessment looks at the existing levels of provision, then uses the recommended standard and population data to assess the required level of provision across each of the wards in Fareham. From this, a calculation is made of the supply, whether there is a sufficiency or deficiency across wards. This is expressed in hectares (ha).

#### Accessibility

- 3.10 Accessibility standards reflect the needs of potential users. Spaces likely to be used on a frequent and regular basis need to be within easy walking distance and to have safe access. Other facilities where visits are longer but perhaps less frequent, for example country parks, can be further away. Natural England have provided a set of Accessible Natural Greenspace Standards (ANGSt<sup>7</sup>) which is used by other authorities as the basis for assessing the accessibility to natural and Semi-Natural Greenspaces. This study focuses on assessing minimum accessibility distance to natural greenspaces to ensure residents of Fareham have reasonably good access to those greenspaces from their homes. To be consistent with other access standards used in this study it is proposed that the local accessibility standard of 2 hectares of Natural Greenspace within 300m walk (as suggested by Natural England) be amended to: 2 hectares of Natural Greenspace within 400m walk. For Parks and Amenity Open Space, Children's play equipment/youth provision, separate access standards have been created based on available guidance such as that from Fields In Trust<sup>8</sup> and best practice examples<sup>9</sup>. Sports pitches are included within the accessibility standard for parks and amenity open space for this study.

Minimum Open Space Accessibility Standards	
2 ha of natural greenspace	400m (5 minute walk)
Parks and Amenity Open Space	400m (5 minute walk)
Play/ Youth Equipment Provision	800m (10 minute walk)

- 3.11 With the help of GIS, maps indicating access to open spaces is presented as the crow flies' walk times and so is only a guide. The accessibility maps and analysis are therefore intended to be indicative, providing an overall picture of provision and highlighting any key areas where accessibility is a potential problem across the study area.
- 3.12 Access to natural greenspaces of 2ha and above were assessed to be consistent with Natural England's national standard. The approach taken towards Parks and Amenity Open is different with an assessment of access to Parks and Amenity Open Spaces of 0.2 hectares and over being used. Any Parks and Amenity Open Space that was under 0.2 hectares was omitted from the accessibility assessment as it is felt that these spaces are not large enough to provide meaningful informal recreational opportunities.

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<sup>7</sup> ANGSt

<https://webarchive.nationalarchives.gov.uk/20140605145320/http://publications.naturalengland.org.uk/publication/40004?category=47004>

<sup>8</sup> Fields in Trust: Guidance for Outdoor Sport and Play. <http://fieldsintrust.org/Upload/file/Guidance/Guidance-for-Outdoor-Sport-and-Play-England.pdf>

<sup>9</sup> Standards derived from: Mayor of London's office (May, 2015) 'Social Infrastructure' Supplementary Planning Guidance (SPG) - Lifetime neighbourhoods. Based on earlier work by Barton, Grant and Guise (2003) 'Shaping Neighbourhoods: a guide for health, sustainability and vitality.'

### Quality standards

- 3.13 The determination of the quality of open spaces within the Borough has been assessed in previous studies. However some new open spaces have been created since the last study and need to be qualitatively assessed. In addition, open spaces within the Fareham Borough Greenspace Study (2007) study which were assessed as having a poor quality score (30% or under) are to be reassessed in this study to see if any quality improvements have been carried out since the last review.
- 3.14 Open spaces are to be assessed against 5 key criteria: Crime and Safety, Amenity, Access, Recreation, and Biodiversity values. These standards have been developed drawing on simplified versions of a previous study, other local authorities' studies and incorporating good practice.
- 3.15 Crime and Safety - assess the open space in terms of:
- Sense of security
  - Presence of vandalism and graffiti
  - Presence of litter
- Amenity - assesses the open space in terms of
- Design and layout- landscaping, furniture
  - Maintenance
  - Attractiveness/appeal
- Access - assesses the open space in terms of
- Access provision for disabled and people of less mobility
  - Even and wide footpaths
  - Appropriate entrances
  - Users can access the open space from surround area easily
- Recreation - assesses the site in terms of
- Being able to provide meaningful informal recreational activity.
  - Suitable for dog walking
  - Educational and cultural provision
- Biodiversity - assess the site in terms of
- Wildlife potential - recognising the fact that some designated open spaces have designated nature conservations and the habitat is of sufficient quality and variety to support the biodiversity network.
- 3.16 Each element of the quality standards above is given a score on a scale of 0-5 where 5 is the best quality expected and 0 the worst. This assessment is based on the professional judgement of the Council.
- 3.17 It is recognised that the weather can have a big influence on the outcomes of the quality evaluation of open spaces. As a result, the quality assessments were carried out on fair weather days to ensure a standard non-biased assessment was undertaken.

Quality Standards	
Crime and Safety	Score 0-5
Amenity Value	Score 0-5
Direct Access	Score 0-5
Recreational Value	Score 0-5
Biodiversity Value	Score 0-5

- 3.18 The qualitative assessment can be used as a mechanism that enables policy recommendations to be in place to help improve and address any issues identified in the assessment.

Stage 3 - Assess the impact of future increased population growth

- 3.19 This study also aims to assess the impact of future population growth on existing provision of open space as a result of the planned development within the emerging Local plan. It utilises the level of housing growth being put forward by the emerging Local Plan, through current adopted and proposed housing allocations and sites with planning permission. The assessment assumes as a start no net increase or decrease in open space provision across the Borough. This is to assess whether there will be any shortfall in provision and to indicate how much open space will need to be provided by future development. To be consistent with other evidence studies, the amount of housing growth forecasted is multiplied by 2.4 (the national average occupancy) to understand the level of population growth from this future development. Using these population projections against the proposed adopted standards means this study can identify shortfalls in the different types of open space and help inform the policies on open space within Fareham's Local Plan to 2037.

Stage 4 - Policy Recommendations

- 3.20 The aim of this section is to identify how any the potential following issues could be addressed in the emerging Local Plan;

1. Ensure on-going protection of existing open spaces;
2. Identification of areas where new provision is required;
3. Identification of any existing open space which may be surplus to requirement, or requiring improvement;
4. Recommendations for new open space provision as part new development, including commuted sums for maintenance or establishment.

This section will also attempt to provide guidance and justification for any draft wording of an open space policy within the emerging Local Plan.



## Community Consultation

- 3.21 It is recognised that a qualitative understanding of open spaces is required alongside the quantitative assessment. The Council's existing Open Space study, the Fareham Borough Greenspace Study (2014<sup>10</sup>) involved extensive community consultation in order to gain a qualitative understanding of the open spaces within Fareham and has been relied upon within this study. Where new open spaces have been completed since the 2014 study they have been individually assessed by Council Officers. In addition this study has been subject to several rounds of public consultation as part of the Local Plan process which presented opportunities for people to feedback any comments they may have on the study.

### Limitations

- 3.22 In addition, some calculations of open space could indicate that a certain ward in the Borough has a deficiency when in reality; there are instances of open spaces just across the ward boundary which are accessible to the residents living in areas of deficiency. This needs to be taken into account when reviewing the results of the quantity analysis.
- 3.23 The individual quality assessment of open spaces could be a subjective process. However, these assessments were conducted consistently by Fareham Borough Council with professional judgements based on site visits at the time. Qualitative assessments were based on 3 key themes, amenity, recreational and biodiversity value. A score out of 5 was attributed to each theme.

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[http://www.fareham.gov.uk/pdf/planning/DSPCoreDocuments/DNE02\\_Fareham\\_Borough\\_Greenspace\\_Addendum.pdf](http://www.fareham.gov.uk/pdf/planning/DSPCoreDocuments/DNE02_Fareham_Borough_Greenspace_Addendum.pdf)

## 4.0 Previous Open Space Assessments

- 4.1 The Council's Street Scene and Leisure and Community teams are often in regular contact with members of the public, community and sports groups either through day to day working or with specific consultation events about proposed plans. Through this, the Council is able to identify specific needs and requirements of the community and can seek to address them either directly or in future planning through strategies and vision documents.
- 4.2 The most recent Open Space Study Addendum 2 (2014) only provided a quantitative assessment of the open spaces within Fareham. However, the Fareham Borough Greenspace Study 2007 provided a quality assessment of open spaces within the Borough. Open spaces that scored above 70% were deemed to be of 'high quality'. Scorings were based upon looking at 3 main criteria such as, context, level and type of use and wider benefits. The summary of findings for each level 1 typology is presented in this chapter.

### **Parks and Amenity Open Space**

#### 4.3 Quantity

The most recent Open Space Study Addendum 2 (2014) presented an updated picture on the provision of open space and showed both above minimum provision and below minimum provision compared to the recommended standard across the Borough. Table 3 below indicates the identified areas of the Borough where there was either a below or above minimum requirement of Parks and Amenity Open Space provision. This information provides an indication of the historic needs for Parks and Amenity Open Space within the Borough.

*Table 3 Parks and Amenity Open Space Provision from the Fareham Borough Greenspace Study (2014)*

<b>Parks and Amenity Open Space Sufficiency</b>	
<b>Wards</b>	<b>Hectares</b>
Fareham East	3.17
Fareham South	5.86
Hill Head	6.14
Portchester East	5.82
Portchester West	0.84
Sarisbury	1.09
Stubbington	2.47
Titchfield Common	3.79
Warsash	6.59
<b>Parks and Amenity Open Space Deficits</b>	
<b>Wards</b>	<b>Hectares</b>
Fareham North	-0.87
Fareham Northwest	-0.73
Fareham West	-4.46
Locks Heath	-1.82
Park Gate	-3.70
Titchfield	-1.97

#### 4.4 Quality

The Fareham Borough Greenspace Study 2007 found that only 11 areas of Parks and Amenity Open Space at the time scored above 70% in terms of its quality. Whilst most fell below this threshold of being of 'high quality', only 31 out of 173 surveyed fell below the 50% quality value. The average quality score across the Borough stood at

64.4%, showing that the overall quality of Parks and Amenity Open Space at this point was satisfactory.

## **Natural Greenspace**

### 4.5 Quantity

Table 4 indicates the identified areas of the Borough where there was either above or below minimum requirement of Natural Greenspace provision taken from the most recent Open Space Addendum 2 (2014). This information provides an indication of the historic provision and needs for Natural Greenspaces within the Borough. The Large amount of Natural Greenspace in Sarisbury is as a result of Holly Hill Woodland Park and other large areas such as Swanwick Nature Reserve forming part of the provision. This creates a large sufficiency because at the time there was a smaller population in Sarisbury therefore the actual requirement for Natural Greenspace was quite low.

*Table 4 Natural Greenspace provision from the Fareham Borough Greenspace Study (2014)*

<b>Natural Greenspace Sufficiency</b>	
<b>Wards</b>	<b>Hectares</b>
Fareham East	1.86
Fareham North	6.90
Fareham South	1.01
Portchester East	8.58
Portchester West	1.54
Sarisbury	86.96
Titchfield Common	2.79
Warsash	36.13
<b>Natural Greenspace Deficits</b>	
<b>Wards</b>	<b>Hectares</b>
Fareham Northwest	-0.6
Fareham West	-12.88
Locks Heath	-7.62
Hill Head	-10.11
Park Gate	-6.29
Stubbington	-11.32
Titchfield	-12.41

### 4.6 Quality

The 2007 Fareham Borough Greenspace Study found that only 14 areas of Natural Greenspace at the time scored above 70% in terms of quality. Whilst most fell below this threshold of being of 'high quality' only 32 out of 162 surveyed fell below 50% quality value and the average quality score across the Borough stood at 59.5%. This shows that the quality of Natural Greenspace at this point was satisfactory.

## **Children and Young People**

- 4.7 The Open Space Addendum 2 (2014) did not assess provision towards children's equipped play and youth provision. The Council however, continually identifies play areas and facilities for young people which are in need of improvement. This is done through stakeholder consultation which helps establish the specific requirements wanted by the public. A list of previous and future improvements can be seen on the Council's website<sup>11</sup>. The Council also has a Planning Obligations Supplementary Planning Document which sets out the thresholds where new development over a certain size is expected to provide children's play equipment.

### **Quality**

- 4.8 The Fareham Borough Greenspace Study 2007 found that only 15 areas of Children's Play Equipment/Youth Provision at the time scored above 70% resulting in it being classified as 'High Quality'. However only 8 out of 50 surveyed fell below 50% quality value and the average quality score across the Borough stood at 55%. This shows that the quality of Children's Play Space/Youth Provision at this point was of satisfactory standard. However, the Council is looking to address any identified quality issues on a site by site basis. New development that contains children's play equipment will be qualitatively assessed within this study.
- 4.9 In addressing the needs of the community it is important to address and make provision for open spaces that enable access use and enjoyment for people with disabilities. There have already been some schemes in Fareham where provision has been made taking into account disabled access. For example Blackbrook Park in Fareham West has a new 'Inclusive Roundabout' (suitable for wheelchair users) in its play area. A similar scheme is proposed at Cams Alders Recreation Ground as part of the improvements there. In addition, some footpaths in open spaces are being upgraded to make them more suitable for disabled access

## **Sports Pitches and Outdoor Sports**

- 4.10 The Council's Playing Pitch Strategy (2012<sup>12</sup>) demonstrates the variety of sports that occur within the Borough. Utilising the findings from this study and with consultation with the leisure department at the Council:

### **Football**

- An identified need for additional junior football and mini soccer within Fareham.
- The quality of some football pitches and changing rooms was unsatisfactory
- The high cost of pitch hire
- Possible surplus of senior pitches

### **Cricket**

- Slight shortfall in provision cricket squares particularly in the Western Wards

### **Hockey**

- Need for an additional second pitch a Henry Cort, currently no funding available

### **Rugby**

- There is a shortfall in pitch provision at junior and senior levels.

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<sup>11</sup> Play area improvements:

[http://www.fareham.gov.uk/leisure/out\\_and\\_about\\_in\\_fareham/play\\_areas/playareaimprovements.aspx](http://www.fareham.gov.uk/leisure/out_and_about_in_fareham/play_areas/playareaimprovements.aspx)

<sup>12</sup> Fareham Borough Council Playing Pitch Strategy. 2012.

[http://www.fareham.gov.uk/pdf/planning/DSPCoreDocuments/DFI03\\_Fareham\\_Playing\\_Pitch\\_Study.pdf](http://www.fareham.gov.uk/pdf/planning/DSPCoreDocuments/DFI03_Fareham_Playing_Pitch_Study.pdf)



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#### Tennis

- Minor issues for tennis clubs such as lack of satisfactory facilities and occasional vandalism of courts

#### Netball

- There are no floodlit facilities of quality to host netball in Fareham which needs to be addressed

- 4.11 For further detail on sports clubs and provision, the existing Playing Pitch Strategy (2012) can be found on the Council's website<sup>7</sup>. The Council is however in the process of preparing a new Sports Facility Assessment to provide an up-to-date picture of sports needs within Fareham.

### **Concluding remarks**

- 4.12 Reviewing existing strategies, consultation with the Leisure Department and desk-based research has highlighted several issues of value to this Open Space Study. The information presented in this section provides a basis for historic needs and aspirations and is collected from sources which are robust and reliable, providing a strong evidence base to be combined with the detailed facilities audit.

## 5.0 Results

- 5.1 Table 7 presents the existing 2018 baseline of current open space (unrestricted/limited access greater than 0.2ha in size) provision for each ward in the Borough by Level 1 typology. This excludes open space which does not have public access and any future provision of open space as a result of planned development
- 5.2 Table 8 shows the required level of provision (in hectares and pieces for play equipment), against the recommended standards. It demonstrates where the supply is sufficient or deficient. Within this table, the figures include both public and private facilities which are freely accessible to the public. It does not include areas of incidental open space which are those spaces less than 0.2ha in size and does not include future open such as the provision at Welborne. It is this table which should be relied upon for measuring open space provision in the Ward areas of Fareham Borough. From a development management perspective, Table 8 can be seen as the most appropriate source for use as the basis for requesting the type and approximate quantity of open space to be provided by developments in each of the wards in Fareham. This is because it provides a realistic depiction of open space in Fareham which most if not all members of the public can freely and easily access.

*Table 7: Existing hectarage of Open Space Provision (Existing Unrestricted/limited Access Only) within Fareham Borough as of 2018*

<b>Ward</b>	<b>Natural Greenspace (ha)</b>	<b>Parks and Amenity Open Space and sports (ha)</b>	<b>Total Provision</b>	<b>Young People Provision (pieces of equipment)</b>
<b>Fareham East</b>	21.15	20.08	41.23	19
<b>Fareham North</b>	40.00	9.48	49.48	29
<b>Fareham North-West</b>	10.60	11.74	22.34	18
<b>Fareham South</b>	17.23	21.27	38.50	14
<b>Fareham West</b>	2.08	2.93	5.01	13
<b>Hill Head</b>	65.23	15.84	81.07	9
<b>Locks Heath</b>	10.69	6.81	17.50	43
<b>Park Gate</b>	31.87	19.51	51.38	27
<b>Portchester East</b>	37.19	37.53	74.72	50
<b>Portchester West</b>	38.62	14.95	53.57	11
<b>Sarisbury</b>	106.57	19.91	126.48	72
<b>Stubbington</b>	6.18	41.53	47.71	20
<b>Titchfield</b>	125.15	9.92	135.07	33
<b>Titchfield Common</b>	18.24	17.59	35.83	24
<b>Warsash</b>	69.53	18.44	87.98	27
<b>Total</b>	600.33	267.54	867.87	409.00

Table 8: Balance of provision Level 1 Open Space Typologies (Existing Unrestricted/Limit Access only) as of 2018

Ward	Natural Greenspace Sufficiency/Deficit (ha)	Parks and Amenity Open Space (Including Sports Pitches) Sufficiency/Deficit (ha)	Total	Play Equipment Sufficiency/Deficit (pieces)
Fareham East	5.53	8.37	13.90	5.13
Fareham North	24.85	-1.88	22.97	15.38
Fareham North-West	-4.33	0.54	-3.78	3.34
Fareham South	1.87	9.75	11.62	-3.08
Fareham West	-11.24	-7.06	-18.30	2.30
Hill Head	50.62	4.88	55.50	-3.49
Locks Heath	-3.39	-3.75	-7.13	31.27
Park Gate	13.24	5.54	18.78	5.13
Portchester East	14.97	20.87	35.84	31.52
Portchester West	24.60	4.43	29.03	-1.36
Sarisbury	90.80	8.08	98.88	52.25
Stubbington	-7.85	31.01	23.16	9.25
Titchfield	110.05	-1.40	108.65	17.50
Titchfield Common	2.64	5.89	8.54	7.24
Warsash	55.28	7.75	63.03	14.32
Fareham Total	367.65	93.03	460.68	186.69



## **Restricted Access and Future Provision**

- 5.3 The initial assessment of open space provision in this study focused on those open spaces which had limited to unrestricted public access. The NPPF however, makes no distinction between different levels of access when Local Authorities are determining open space provision. As a result, this section provides an overview of the changes in open space provision when restricted areas are also taken into consideration (assuming they could all be made publically accessible) as well as including guaranteed future planned provision of open space. Play/Youth Equipment is not included in this section because they are already publicly access and so there will be no changes in provision.

*Table 9 Complete Open Space Provision (With Existing Restricted and Unrestricted/Limited Access and Future Provision) within Fareham Borough as of 2018.*

<b>Ward</b>	<b>Natural Greenspace (ha)</b>	<b>Parks and Amenity Open Space (ha)</b>	<b>Total Provision</b>
<b>Fareham East</b>	41.03	23.09	64.12
<b>Fareham North</b>	75.77	21.48	97.25
<b>Fareham North-West</b>	21.68	17.30	38.98
<b>Fareham South</b>	21.68	25.30	46.98
<b>Fareham West</b>	5.56	3.72	9.28
<b>Hill Head</b>	69.72	17.98	87.69
<b>Locks Heath</b>	10.92	7.71	18.63
<b>Park Gate</b>	34.90	19.91	54.81
<b>Portchester East</b>	39.48	39.84	79.33
<b>Portchester West</b>	39.41	17.98	57.39
<b>Sarisbury</b>	156.20	20.53	176.73
<b>Stubbington</b>	18.01	53.76	71.77
<b>Titchfield</b>	153.62	34.62	188.25
<b>Titchfield Common</b>	19.13	19.13	38.25
<b>Warsash</b>	127.94	20.08	148.01
<b>Total</b>	835.05	342.43	1177.47

*Table 10 Balance of Level 1 Open Space Provision (Existing Unrestricted/Limited and Restricted Access and Future Provision) as of 2018*

<b>Ward</b>	<b>Natural Greenspace Sufficiency/Deficit (ha)</b>	<b>Parks and Amenity Open Space Sufficiency/Deficit(ha)</b>	<b>Total</b>
Fareham East	25.41	11.37	<b>36.79</b>
Fareham North	39.09	10.12	<b>49.22</b>
Fareham North-West	6.75	6.10	<b>12.85</b>
Fareham South	6.32	1.31	<b>7.63</b>
Fareham West	-7.76	-6.27	<b>-14.03</b>
Hill Head	55.10	7.02	<b>62.12</b>
Locks Heath	-3.16	-2.85	<b>-6.00</b>
Park Gate	16.27	5.94	<b>22.21</b>
Portchester East	17.27	23.18	<b>40.45</b>
Portchester West	25.39	7.46	<b>32.85</b>
Sarisbury	140.43	8.70	<b>149.13</b>
Stubbington	3.98	43.24	<b>47.22</b>
Titchfield	138.53	23.30	<b>161.83</b>
Titchfield Common	3.53	7.43	<b>10.96</b>
Warsash	113.68	9.39	<b>123.07</b>
<b>Fareham Total</b>	<b>580.84</b>	<b>155.45</b>	<b>736.29</b>

## **Application of access standards**

- 5.4 This section provides an overview of access to the different areas of open spaces within Fareham. The first map (Figure 1) presents 400m access to Natural Greenspaces of 2 hectares and more as stipulated by Natural England's Accessible Natural Greenspace Standards. The following map (Figure 2) presents 400m access to areas of Parks and Amenity Open space 0.2 hectares and more. Figure 3 presents 800m access to Children's Play space. These maps are intended to provide overviews and are for illustrative purposes only and show all open spaces regardless of their level of access. The buffers around the open spaces are straight-line walking distances and as such it is appreciated that there may be natural barriers to access which are not identified by the accessibility analysis.

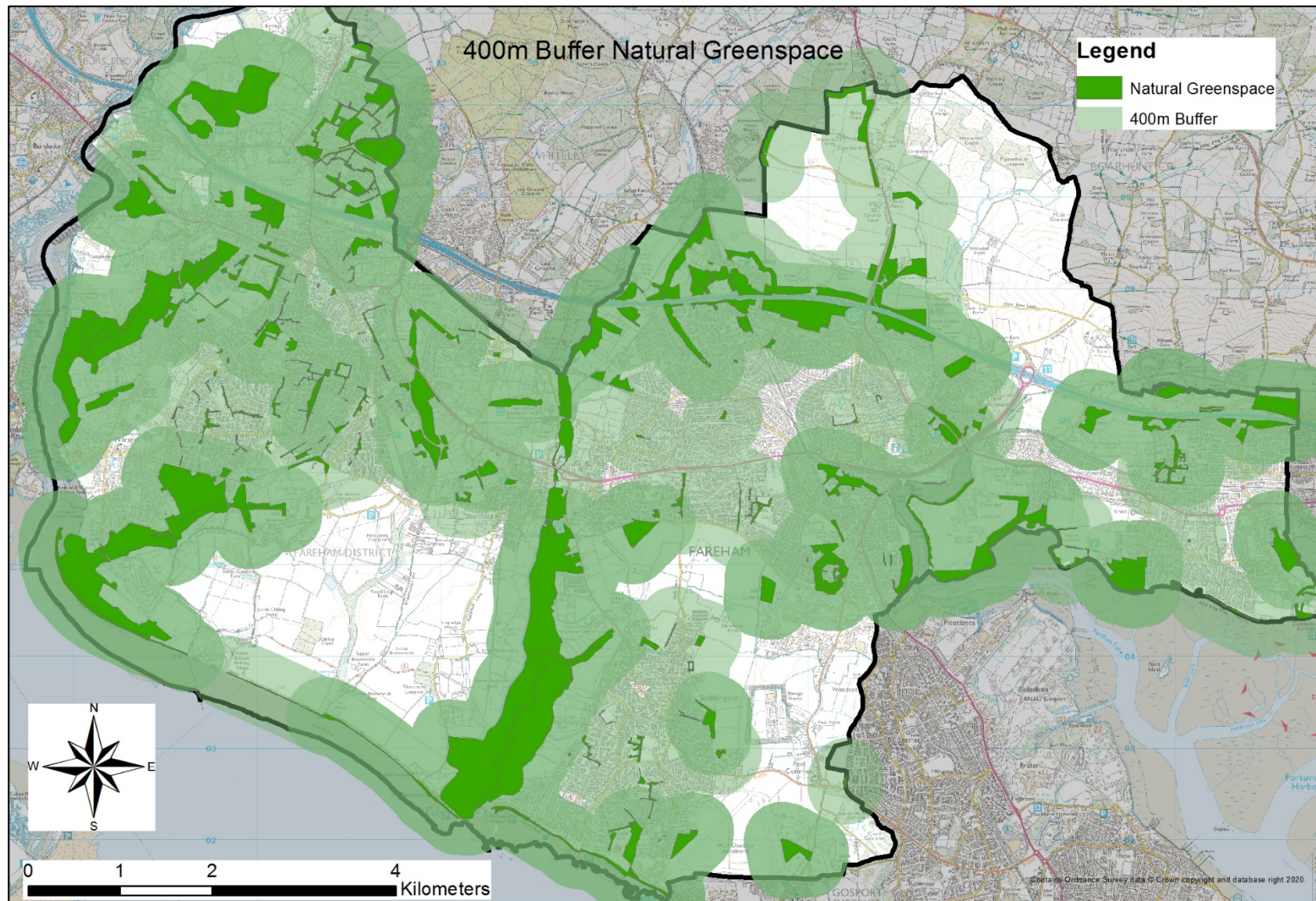


Figure 1: 400m walking Distance to All Restricted, Unrestricted and Future Natural Greenspaces  $2 \geq$  hectares



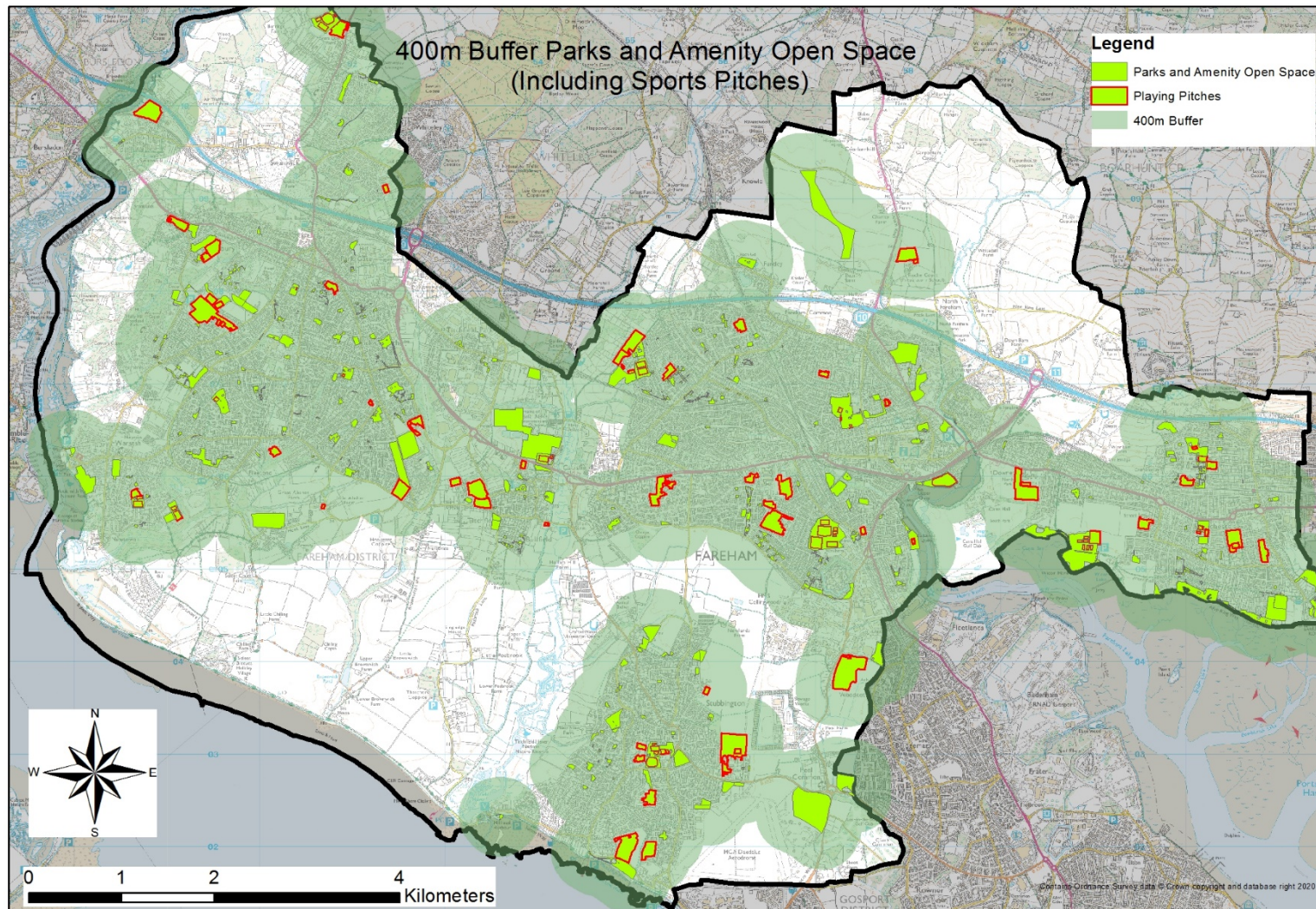


Figure 2: 400m walking distance to All Restricted, Unrestricted and Future Parks and Amenity Open Space (Including Sports Pitches)  $0.2 \geq$  hectares



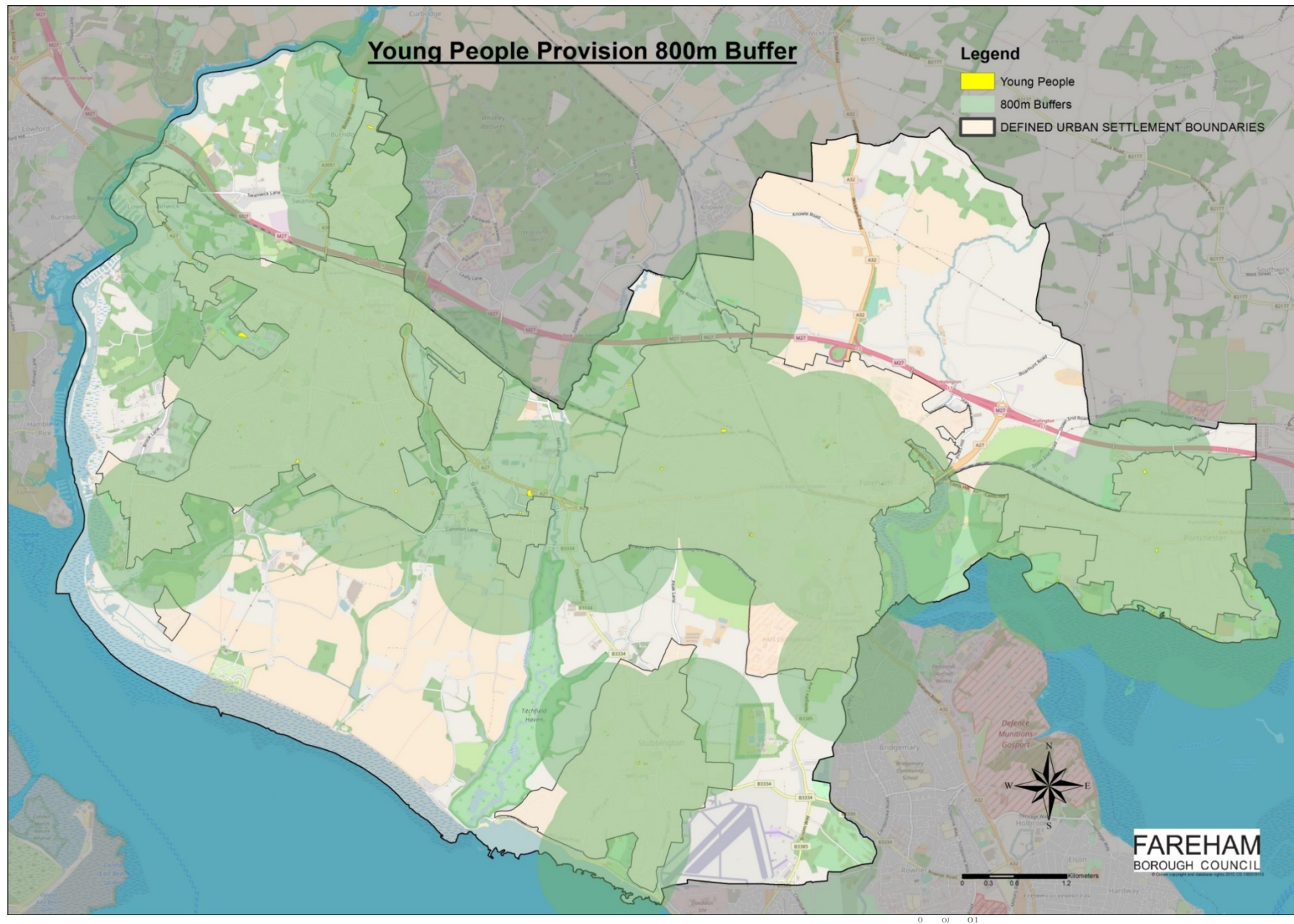


Figure 4: 800m Walking Distance to All Play/Youth Equipment



## **Amendments to Open Space since Previous Studies.**

- 5.5 Appendix 2 demonstrates the notable amendments in open space since the previous study. It provides a rationale behind their inclusion or deletion in the calculation of overall open space provision in Fareham. This appendix includes new additions to open space such as that at Coldeast and Peters Road. It also includes boundary amendments to open space which have occurred due to mapping errors or deletions of areas because they no longer fulfil the role of open space of public value and/or no longer provide any important opportunities for sport, recreation or acted as a visual amenity.

### **Natural Greenspace: Summary**

#### Summary of Current Quantity

- 5.6 Provision of Natural Greenspace in Fareham is generally very good with 11 out of 15 wards having a good supply in this typology (when excluding private access, future and incidental natural greenspace). There are however, some wards which have quite high deficits such Stubbington and Fareham West in particular. Fareham West ward historically, has had low provision of all open space types and the ability to provide more space to address the deficit is constrained because it is an existing built up area. There are opportunities to improve the amount of natural greenspace for wards like Stubbington and Locks Heath through the development predicted in emerging Local Plan. Other wards like Titchfield and Sarisbury have very good supplies of Natural Greenspaces. This is due to the Titchfield Haven Nature Reserve and the River Meon corridor being within Titchfield ward whilst there are numerous woodland areas within Sarisbury such as Holly Hill Country Park and Swanwick Nature Reserve.
- 5.7 There is approximately 189 hectares of restricted access and future Natural Greenspace within the Borough. When added to the overall Natural Greenspace requirement calculation for the Borough it removes the deficit amount of natural greenspace in all but 2 of the wards in Fareham (Fareham West and Locks Heath). New development within the identified wards with deficits should look to provide additional Natural Greenspace above the minimum standard where possible, to contribute towards reducing the identified deficits. Where new open space creation is not possible, qualitative improvements could be implemented instead which may help alleviate the identified deficits.

#### Summary of Current Access

- 5.8 Figure 1 shows the location of each area of Natural Greenspace that is 2 hectares or greater in the Borough with a buffer of 400 metres. As the map illustrates, there are deficiencies in attaining this standard across the study area. There are parts of central Fareham, Portchester, Locks Heath and Titchfield Common that are not within a 5 minute walk (400m) of any Natural Greenspace. A lot of Titchfield is within 5 minute walk of Natural Greenspace but it currently has limited or restricted access. Areas of Natural Greenspace which has restricted access makes up a reasonable component of Natural Greenspace within the Borough however. New development that is located within areas of the Borough where access is currently poor, should provide Natural Greenspace which would then improve the access to Natural Greenspace in those areas.

## Summary of Quality

- 5.9 There are a number of high quality Natural Greenspace areas around the Borough. Quite notable is the Holly Hill Woodland Park in Sarisbury. This area of Open space has been given Green Flag status in recognition of its high quality and value. No sites identified within the Fareham Borough Greenspace Study 2007 that required quality revaluation because there were no sites that fell below 30% quality value.
- 5.10. A quality review of new Natural Greenspaces since the last Greenspace Study revealed that the new open spaces are of good quality. Six out of the eight Natural Greenspaces reviewed demonstrated high quality amenity, accessibility, recreational and safe values with only minor insignificant improvements suggested<sup>13</sup>. Some of the new Natural Greenspaces were located on areas that were at the time, still undergoing some development such as those at Coldeast. It is recommended that these Natural Greenspaces are reviewed again once all development at this site is finished. Two new additions of Natural Greenspace scored average in terms of their quality these were Redwood Drive and Caigers Green Buffer. Redwood Drive is a small green corridor with some broadleaved woodland that helps link residents of Redwood Drive to Dore Avenue as a result its amenity and biodiversity values scored low. There are no necessary improvements required for this open space. Caigers Green Buffer is a scrubby area of open space which separates the settlements of Burridge and Whiteley. The public currently have no direct access to this open space and it is felt that this 'buffer' could potentially be better utilised and managed for the benefit of wildlife and the public. Potential improvements could include the creation of footpaths through this open space and management of the habitat to provide greater biodiversity opportunities although these should only be considered in consultation with the Parks and Open Spaces Manager at the Council and with Local Residents.
- 5.11 Table 11 below indicates the changes in balance of provision of accessible/limited access Natural Greenspaces (excluding restricted access, incidental and future natural Greenspace such as that at Welborne) since the last study. As shown all but four wards in the Borough have either had their deficits in open space reduced or had their quantities positively improved. Titchfield has seen the largest increase this due to the inclusion of Titchfield Haven NNR in this study when it was not in the Open Space Addendum 2. The other changes can be explained by this new study taking into account new Natural Greenspaces that were not included in previous studies and possible changes in population. These new Natural Greenspaces include parts such as the Solent Coastline and parts of Cams Coastline and natural greenspace associated with the new development at Coldeast. These spaces were not included in the previous study due to the fact they were not publicly available and/or allocated for future provision at the time. Overall Fareham has a positive provision of Natural Greenspace.

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<sup>13</sup> See Appendix for Open Spaces and accompanying quality assessment score

Table 11 Natural Greenspace Balance of provision Differences from 2014 to 2018

Wards	2014 Baseline (ha)	2018 Baseline (ha)
Fareham East	1.86	5.53
Fareham North	6.90	24.85
Fareham North-West	-0.6	-4.33
Fareham South	1.01	1.87
Fareham West	-12.88	-11.24
Hill Head	-10.11	50.62
Locks Heath	-7.62	-3.39
Park Gate	-6.29	13.24
Portchester East	8.58	14.97
Portchester West	1.54	24.60
Salisbury	86.96	90.80
Stubbington	-11.32	-7.85
Titchfield	-12.41	110.05
Titchfield Common	2.79	2.64
Warsash	36.13	55.28
<b>Total</b>	<b>84.54</b>	<b>367.65</b>

## Parks and Amenity Open Space: Summary

### 7.11 Summary of Quantity

Provision varies across the Borough with 10 wards showing a good quantity of parks and amenity Open Space and 5 indicating a deficit (when excluding private access, future and incidental open space). Wards with the greatest deficit hectares falling below the expected minimum amounts are: Fareham North, Fareham North-west, Fareham West, Locks Heath, and Titchfield. For Titchfield in particular the situation will improve with the provision of a new country park known as Titchfield Meadows. However, any future development which would qualify for providing open space in these Fareham Wards should look to provide as much Parks and Amenity Openspace as possible to address the identified deficits. However, given the urbanized nature of central Fareham it may not be possible to do so. Therefore, where new open space creation is not possible, qualitative improvements could be implemented instead which may help to account for the identified deficits.

Other wards exceed the minimum amount of provision by quite a large margin for example, Portchester East and Stubbington

### Summary of access

7.12 400m metre (5-minute walking time) access to Parks and Amenity Open Space which is 0.2ha and over is generally shown to be acceptable. There are areas however, where access to open space of 0.2ha and greater is absent. These areas, include:

- Portchester East around Carlton Road
- Portchester West around the Causeway and Downend
- Wallington Village has limited access to Parks and Amenity Open Space, areas which are in the vicinity of the village are severed by the A32, a busy road which prohibits ease of access.

- Residential properties around Maylings Farm Road, Gudge Heath Lane and Blackbrook Park Avenue.
- Catisfield area of Fareham has a lack of reasonable access
- Park Gate around Beacon Bottom
- Residential properties in and around Brook Lane/Avenue.
- Hook park
- Lower Swanwick and residential properties along Swanwick lane.

Future development that is located in these areas should provide open space in the form of Parks and Amenity Open Space which would then improve the access to Parks and Amenity Openspaces.

### Summary of Quality

- 7.13 There are a number of high-quality Parks and Amenity Open Space areas around the Borough. Quite notable is the Sensory Garden in Fareham Town Centre. This area of Open space has been given Green Flag status in recognition of its high quality and value.
- 7.14 A total of 18 Parks and Amenity Open Spaces were subject to quality reviews. Of these, 13 were new additions of Parks and Amenity Open Spaces. They largely existed around recently permitted residential housing developments such as at Coldeast and Peters Road.
- 7.15 Coldeast Parks and Amenity Open Space scored very well however Peters Road Open Space was, at the time of site visit, quite over grown and untidy. This open space could benefit from better maintenance which would enable the residents to utilise the area's full potential. Despite this, the Play Area at this open space was well used. Both the Coldeast and Peters Road open spaces are both still in the process of 'bedding in' and whilst development still takes place around them their quality can still be impacted. It is proposed that these open spaces are reviewed at a later date when development around them is completed. The remaining new Parks and Amenity Open Spaces scored relatively well with no major improvements except for possible landscaping/tidying up of Sunlight Gardens Open Space and the potential inclusion of an informal football goal to the Lord Wilson Open Space. However, these improvements are deemed not a necessity.
- 7.16 Existing Parks and Amenity Open Space that scored poorly in the Fareham Borough Greenspace Study 2007 were reviewed again in this study in 2017 to reassess their quality. The results of their scoring can be found in the appendix to this study. Below are suggestions of how to improve the Parks and Amenity Open Space that were reviewed. These are only suggestions and would need to be considered in consultation with the Parks and Open Spaces Manager at the Council and with Local Residents to ensure improvements are appropriate and justified.
- Dryden Close- Small area of amenity open space could benefit from increased planting and landscaping to make area more appealing.
  - Hammond Road- Open mowed grassland. Presence of benches, possible play equipment would give this open space a more community feel and increase its appeal to local residents.
  - Redlands Lane- presence of litter bins will help curb presence of litter. Open space could benefit from a makeover and increased young people facilities to improve its appeal.
  - Bellfield- Site is located at the back of housing and garages. Site appears to be well used and could benefit from a makeover (landscaping and planting) to breathe new life into the area. Football goal mouth was at the time very worn, the grass here should be reseeded.
  - Hook Lane Recreation Ground- provides a levelled access for walkers (current access is a small gap over an uneven bank). The provision of benches would be welcomed. The site has limited parking. The site is isolated and underused; ideas to increase usage should be explored.

- 7.17 Table 12 below indicates the changes in balance of provision for Parks and Amenity Open Spaces since the last study. The comparison is somewhat skewed by the fact that the 2018 baseline Parks and Amenity open space includes outdoor sports pitches in recognition that these can also be used as amenity recreational space when not in use. Whereas the 2014 study dealt with outdoor sports provision separately with its own quantity standard. Despite this, the provision for the public in Titchfield, Locks Heath, Fareham West and Fareham North wards in particular show an increase in Parks and Amenity Open Space deficit even when including outdoor sports pitches. It is thought that these increases in deficits have largely been as a result of increases in population in these areas whilst the level of Parks and Amenity Open Space provision has remained relatively constant. Small scale development occurring in these ward areas (which have no obligation to provide open space) may also contribute to the increase in deficit. The situation at Titchfield is likely to improve with the creation of Titchfield Meadows Country Park. However development required to provide open space in the remaining wards should look to provide Parks and Amenity Open Space as the main function to address the deficits. Two wards have a very high provision Stubbington which is benefiting from the imminent opening of the open space at Solent Airport, however it is unsure why Portchester East has such a large sufficiency.
- 7.18 Table 12 includes unrestricted and limited access provision only, and does not contain planned future provision such as that at Welborne or incidental space. Overall, Fareham still has a positive provision of Parks and Amenity Open Space of hectares although the supply of Parks and Amenity Open Space isn't as healthy as for example, Natural Greenspace. In addition to those wards in deficit, Fareham North-west is very close to showing a deficiency.
- 7.19 The emerging Local Plan and its emerging housing allocations need to ensure there is adequate provision for Parks and Amenity Open to guarantee that any wards that are currently in deficit are not made worse or that other wards in the Borough do not show as deficiencies in future. To facilitate this new development needs to adhere to the minimum open space standards within the Local plan and/or Planning Obligations SPD. New development should be supported where it provides open space provision above the minimum standard particularly for Parks and Open Space provision.

*Table 12 Parks and Amenity Quantity Differences from 2014 to 2018*

Wards	2014 Baseline	2018 Baseline
Fareham East	3.17	8.37
Fareham North	-0.87	-1.88
Fareham North-West	-0.73	0.54
Fareham South	5.86	9.75
Fareham West	-4.46	-7.06
Hill Head	6.14	4.88
Locks Heath	-1.82	-3.75
Park Gate	-3.70	5.54
Portchester East	5.82	20.87
Portchester West	0.84	4.43
Sarisbury	1.09	8.08
Stubbington	2.47	31.01
Titchfield	-1.97	-1.40
Titchfield Common	3.79	5.89
Warsash	6.59	7.75
<b>Total</b>	<b>22.2</b>	<b>93.03</b>

## **Sports Pitches and Outdoor Sports: Summary**

- 7.20 The Council has commissioned a separate Playing Pitch Strategy and Indoor Facility Assessment Study which covers all aspects of sport in the Borough including an assessment of current and future provision, improvement and if necessary disposal of sports pitches and other facilities for sport. These two studies should therefore be referred to for sport. However, due to the multi-functionality of playing pitches for informal recreation and relaxation, they have been included/covered under Parks and Amenity Open Space to reflect these ancillary uses.

## **Play Equipment**

### Summary of Quantity

- 7.21 Provision varies greatly across the Borough. Some wards have substantially high amounts of play equipment and provision for young people such as Portchester East, Sarisbury and Locks Heath whilst others such as Fareham South and Hill Head have an under provision. Consideration should be made to provide play equipment within any new open space provided by new development or the installation of additional pieces of play equipment at existing open spaces.

### Summary of Access

- 7.22 There are parts of North Fareham Wallington and Portchester West that lack suitable access to the level 1 typology Children's Play Equipment. The standard of 800m walking distance is achieved for the rest of the settlement areas within the Borough. New development that is located within areas of the Borough where access is currently poor, should provide play equipment/ Young People Provision which would then improve the access to this type of open space in those areas.

- 7.23 With the exception of a play area at Titchfield Primary School, all other play areas have unrestricted access.

### Summary of Quality

- 7.24 In the last 3 years the Council's Leisure department has undertaken a series of refurbishment projects of Council owned play areas. This has resulted in the creation of new play equipment and spaces as well refurbishment of existing pieces, in various areas across the Borough. The play areas that have been improved previously can be viewed on the Council's website<sup>14</sup>
- 7.25 Park Lane Vision had plans to relocate and improve the existing children's play area. This work has now been completed and involved moving the area so that it is situated in an open area with a dog free fenced area for children to play and better play equipment. Recently as part of the project, there has been an upgrade of the skate park facilities enabling skateboarders and BMXers of all abilities to participate.
- 7.26 In addition, there is a brand new play area at Holly Hill Leisure Centre. It provides a variety of facilities to cater for children and young people of all ages. Such facilities include: zip wire, inclusive swing, Multi-use Games Area (MUGA), outdoor Gym equipment as well as a selection of seats picnic tables and footpaths<sup>15</sup>.

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<sup>14</sup> Fareham Borough Council Play 3 Year Improvements:  
[http://www.fareham.gov.uk/leisure/out\\_and\\_about\\_in\\_fareham/play\\_areas/playareaimprovements.aspx](http://www.fareham.gov.uk/leisure/out_and_about_in_fareham/play_areas/playareaimprovements.aspx)

<sup>15</sup> Holly Hill Play Area:  
[http://www.fareham.gov.uk/leisure/out\\_and\\_about\\_in\\_fareham/play\\_areas/hollyhillplayarea.aspx](http://www.fareham.gov.uk/leisure/out_and_about_in_fareham/play_areas/hollyhillplayarea.aspx)

## 8.0 Future Provision

- 8.1 The increase in population resulting from planned new development in Fareham provides the basis for assessing open space provision in 2037. Sites with Outstanding Permission, Resolutions to grant planning permission, adopted local plan allocations and emerging draft local plan allocations have been included in the assessment. A multiplier of 2.4 has been used which is the national average occupancy per dwelling to calculate the increase in population from these new proposed developments. This increase in population is added to the baseline population for 2018. Table 13 provides the approximate population figures by ward for the year 2037.

*Table 13 Fareham Population (2037)*

<b>Fareham Ward Population due to increased housing growth (2037 )</b>			
<b>Ward</b>	<b>2037 Pop</b>	<b>Predicted Housing Growth X 2.4 (avg occupancy)</b>	<b>Population (2018)</b>
Fareham East	8205	396	7809
Fareham North	8337.2	763	7574
Fareham North-West	7495.2	31	7464
Fareham South	7843.2	163	7680
Fareham West	6661	0	6661
Hill Head	7418.8	113	7306
Locks Heath	7362	324	7038
Park Gate	9480.6	166	9315
Portchester East	11300	192	11108
Portchester West	7903.8	893	7011
Sarisbury	7985.8	101	7885
Stubbington	7036.6	22	7015
Titchfield	7570.6	22	7549
Titchfield Common	8761.8	965	7797
Warsash	9515	2388	7127
122877			



- 8.2 Table 14 below demonstrates the Open Space sufficiency or deficits by ward if the population rises through development and there is no additional open space provision other than that already planned (such as provision of a country park in Titchfield and Welborne) and none of the existing restricted access open spaces are made open to the public . This has been calculated using the proposed open space standards for the emerging Local Plan. Equipped Play/youth provision could not be assessed because it is not possible to accurately make assumptions about how much of the future growth in population will be made up of 0-12 year olds.

*Table 14 Open Space Sufficient/deficits for Fareham in 2037 with no open space policy compliant development.*

Ward	Natural Greenspace Sufficiency/Deficit (ha)	Parks and Amenity Open Space Sufficiency/Deficit(ha)
Fareham East	18.19	7.78
Fareham North	37.57	8.47
Fareham North-West	-4.39	0.50
Fareham South	1.54	1.07
Fareham West	-11.25	-7.06
Hill Head	50.40	4.72
Locks Heath	-4.04	-4.23
Park Gate	12.91	5.29
Portchester East	14.59	20.58
Portchester West	22.81	3.10
Sarisbury	90.59	7.93
Stubbington	-7.89	30.98
Titchfield	110.01	14.01
Titchfield Common	0.71	4.45
Warsash	50.50	4.17
<b>Fareham Total</b>	<b>382.26</b>	<b>101.73</b>

- 8.3 Analysis indicates that there will not be an overall deficit of Natural Greenspace Parks and Amenity Open Space in Fareham by 2037 if new development does not provide open space. However 4 wards will experience a deficit in Natural Greenspace with several others having their open space quantities reduced. 2 wards become close to being in a deficit. 2 wards will have a deficiency in Parks and Amenity Open Space whilst the majority of others have seen a reduction in Parks and Amenity Open Space. 3 wards also become a lot closer to being in deficit. New development in the Borough should provide Natural Greenspace and Parks and Amenity Open space particularly in those wards where there is a deficit or very close to being in deficit. Even in those wards where there is still a sufficiency in open space, it will still be important to provide open space for the benefit of the new residents within new development. This is in recognition of the

health and well-being benefits that are gained from being close to open space and also that other open spaces within the ward may not be within easy reach of a new development.

- 8.4 Furthermore, to ensure a healthy supply of Open Spaces and ensure that open space provision across the Borough is not continually eroded, development should be steered away from being built on any these assets and they should continue to be protected.
- 8.5 Sports Pitches and Outdoor Sports are included within Parks and Amenity Open Space due to their multi-functionality when not in their formal use. The genuine demand for outdoor sports pitches has been assessed fully as part of a Playing Pitch which is based on identified demand as a result of consultation with the relevant National Governing Bodies (NGBs), local clubs and sporting communities. The findings from the Playing Pitch Strategy and Indoor Sports Facilities Assessment should be referred to for any future sports provision.
- 8.6 Table 15 below presents the theoretical picture of the amount of minimum open space that would be created if development coming forward as part of the local plan was policy compliant with the minimum open space standards for Natural Greenspace and Parks and Amenity Open Space in the Local Plan. This provides the minimum amount of open space that would be expected however, it is recognised that more open space may be required as part of making development more acceptable in areas. This can be for biodiversity provision/buffers, landscape enhancements, or mitigation for effects to designated sites etc. The assessment could not be carried out for Play/Youth Equipment because it isn't accurately possible to work out the amount of 0-12 year olds that may be produced by new development. Given the existing deficits that exist in the Borough particular with regards to Parks and Amenity Open Space, the calculation assumes that developments of 20 units and above will provide open space commensurate with the minimum open space standards, to help address the identified deficiencies. For the purposes of this exercise, Parks and Amenity Open Space and Outdoor Sports Pitches are combined recognising that they can both function as amenity areas for informal recreation and that the need for playing pitches is dependent on the demand for sports arising from the playing pitch strategy.

*Table 15 expected minimum quantum of open space provided by new Local Plan Allocations*

Wards	Expected number of policy compliant Development in Fareham LP 2037	Approx. minimum amount of Parks and Amenity Open Space/ Playing Pitches (ha)	Approx. minimum amount of expected Natural Greenspace (ha)	Population (development units x 2.4)
Fareham East	3	0.59	0.8	396
Fareham North	4	1.15	1.53	764
Fareham North-west		0	0	0
Fareham West	0	0	0	0
Fareham South	1	0.23	0.29	144
Hill Head	1	0.13	0.21	86
Locks Heath	3	0.49	0.68	324
Park Gate	2	0.19	0.26	128
Portchester East	1	0.17	0.23	115
Portchester West	2	1.34	1.79	893
Sarisbury	1	0.12	0.15	77
Stubbington	0	0	0	0
Titchfield	0	0	0	0

Titchfield Common	2	1.39	1.85	926
Warsash	4	3.47	4.72	2357

## 9.0 Justification for Emerging Policies

### **Play Equipment and Youth Provision**

- 9.1 As identified by Table 8 (Provision of Existing Unrestricted and Limited Access Level 1 Open Space Typologies 2018) and the quality analysis of Play/ Youth Equipment provision there is an existing deficit and need to improve the quality of some children's play equipment/Youth provision in certain ward areas of Fareham. To alleviate some of the existing shortages identified in this study the Council has devised a series of improvements to play and recreation facilities for children and young people across the Borough as shown below.
- 9.2 Play areas identified by the Council for refurbishment in the next 3 years<sup>16</sup>:

2020/21	2021/22	2022/23
Dore Avenue play area	Salterns play area	Blackbrook Park play area
Locks Heath House Park play area	Burridge play area	Kenwood Road play area
Longacres play area	Newtown play area	Kites Croft play area
Clydesdale play area	Metcalfe play area	West Street play area

- 9.3 The Council has already completed new play areas and skate park at Park Lane Recreation Ground, and at Holly Hill Leisure Centre as well as improvements to existing play areas across the Borough.
- 9.4 These completed and future improvements are helping to address the already identified quantity deficits in some of the wards whilst also addressing some of the quality issues identified on a site by site basis. However, more provision will likely be needed to account for new development.

### **Policy Recommendations**

- 9.5 There will be many of the Borough's play areas which will need future refurbishment and improvement in later years as they approach the end of usable life. Funding will be needed for these future improvements.

**New development can provide onsite or offsite contributions towards future improvements to existing play areas. Consultation with the Council's Leisure Team should be sought to gain the most Up-to-date situation with regards to play area improvements and need for provision.**

**New development located within Fareham Central wards as well as Hill Head and Portchester West wards should look to provide new provision for children's play equipment**

<sup>16</sup> Play Area Improvement Programme  
[http://www.fareham.gov.uk/leisure/out\\_and\\_about\\_in\\_fareham/play\\_areas/playareaimprovements.aspx](http://www.fareham.gov.uk/leisure/out_and_about_in_fareham/play_areas/playareaimprovements.aspx)

**that is in accordance with the requirements set out in the Council's Planning Obligations SPD.**

- 9.6 Children's play areas and youth facilities are important areas and a sufficient standard for them should be maintained. The current standard of 14 pieces equipment per 1,000 0-12 year olds enables young children in new and existing communities to have a sufficient selection of play equipment to enable their development and play safely.
- 9.7 It is also important that access is maintained at a suitable level. The current access standard of 800m (10 minute walk) to youth facilities is based on recommended guidance and is used by other Authorities. The Council proposes to keep this access standard and use it to identify areas where access can be improved or new play areas created such as that within North Fareham and Wallington where the accessibility map suggests there is a shortage in access.

**Quality standards for play**

- 9.8 The Council's Leisure and Community Department will provide guidance on the type and location of new play spaces that are proposed as part of new development or where there is an identified deficiency.

**Specific quality issues to do with existing play areas can be addressed directly through discussions with the Council in particular, the Leisure and Community team.**

In addition, for areas where there is a deficiency or areas where new development is to be proposed, other guidance can be drawn from Play England who are keen to see a range of play spaces in all urban environments:

- A. Door-step spaces close to home
- B. Neighbourhood spaces for play– larger areas within easy walking distance
- C. Local play spaces – larger spaces within walking distance
- D. Destination/family sites – accessible by bicycle, public transport and with car parking.

- 9.9 Play England have also developed a 'Quality Assessment Tool' which can be used to judge the quality of individual play spaces. It has been suggested that the Council consider adopting this as a means of assessing the quality of play spaces in the study area.
- 9.10 Disability access is also an important issue to consider which, as shown, the Council has been looking to address. Play England produce guidance such as, the KIDS9 publication; 'Inclusion by Design' and 'Better Places to Play through Planning' which give detailed guidance on setting local standards for access, quantity and quality of playable space and should be considered for background context when looking to provide additional facilities in the Borough.

**Sports Pitches and Outdoor Sport**

- 9.11 As explained previously, the Council has commissioned a separate Playing Pitch Strategy and Indoor Facility Assessment Study which covers all aspects of sport in the Borough including policy recommendations for provision, improvement and if necessary disposal of sports pitches and other facilities for sport. These two studies should therefore be referred to for sport. However, due to the multi-functionality of playing pitches for informal recreation and relaxation, they have been included/covered under Parks and Amenity Open Space to reflect these ancillary uses.

## **Parks and Amenity Open Space**

- 9.12 The Open Space and Street Scene teams at the Council continually maintain and improve open spaces, street furniture and bins within the Borough. These are the spaces and facilities which the Council either own or are responsible for.
- 9.13 On the Council's website<sup>17</sup> there is a specific area where members of the public can report concerns or problems with Open Spaces, this can either be due to overhanging/overgrown vegetation, litter, graffiti etc. Where complaints are made or where the Council identifies specific areas of concern, improvements are sought.

## **Policy Recommendations**

- 9.14 Parks and Amenity Open Spaces are valuable assets within Borough and should be protected and enhanced. There are no identified surpluses of Parks and Amenity Open Space identified in the Borough.
- 9.15 There are a number of existing deficiencies in Parks and Amenity Open Spaces in wards in Fareham. When future new development is factored in to 2036 the deficit strengthens in some wards and in others the provision of Parks and Amenity Open Space is reduced. In addition, most new development should provide onsite open space to meet the needs of the new residents. This is in recognition that open space is important for the mental health and wellbeing of residents and to encourage active and healthy lifestyles.

**New development shall seek to address the already identified deficiencies in identified wards through the provision of onsite Parks and Amenity Open space in the first instance.**

**New development should provide new open space to meet the needs of new residents onsite. Where this can be demonstrated to not be appropriate, a financial contribution to provide offsite provision and/or qualitative improvements to existing spaces should be considered.**

- 9.16 In terms of accessible walking distances to the provision, it has been shown to be reasonable. However, there are still some small areas of the Borough which have been identified as lacking suitable access.

**Future development which is proposed in those areas where suitable access to Parks and Amenity Open Space is lacking, should provide adequate provision to help meet the needs of existing and future residents in that area.**

**A minimum standard of 1.5ha/1,000 population and access standard of 400m walking distance to Parks and Amenity Open Space over 0.2 ha is proposed to be retained to help achieve a suitable future quantity of Parks and Amenity Open Space.**

- 9.17 The value of 'amenity green space' must be recognised especially within housing areas,

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<sup>17</sup> Open Spaces web page to report a problem:  
[http://www.fareham.gov.uk/leisure/open\\_spaces/gardens\\_and\\_open\\_spaces/intro.aspx](http://www.fareham.gov.uk/leisure/open_spaces/gardens_and_open_spaces/intro.aspx)

where it can be designed to provide important local opportunities for play, exercise, dog walking and visual amenity that are almost immediately accessible. The Council's Design Guidance SPD provides details for the design and inclusion of open space within new developments. However, open space can be expensive to maintain and can influence the viability of some schemes. It is therefore important to strike the correct balance between having sufficient space to meet the needs of the community for accessible and attractive space, against maintenance, viability and liability issues

- 9.18 Fareham Borough Council provides guidance and advice on open space requirements which is set out in the adopted Fareham Borough Design Guidance Supplementary Planning Document (SPD) Excluding Welborne (2015). This document can help aid developers so that they provide the necessary on-site provision of open space and how to integrate open space efficiently and appropriately into new developments. The Council has an Adopted Planning Obligations SPD (2016) which sets out the quantum of open space and the size of development that would be expected to provide open space onsite, instead of providing a strict requirement for the provision of new Open Space.

### **Natural Greenspace**

- 9.19 The Council manages approximately 54 hectares of land dedicated to nature conservation within the Borough. This land is under the stewardship of the Council's Countryside Service. The service undertakes practical conservation work and ecological audits aimed at monitoring and increasing the ecological diversity of the Borough's Natural Spaces. It also runs public events throughout the year aimed at encouraging local people to participate in the care of their environment. The service has and continues to develop a wide range of working partnerships both inside and outside the Borough on a variety of different levels. Consequently, it has been possible to maintain an effective work programme required to sustain and improve the local natural environment.
- 9.20 The Partnership of Urban South Hampshire (PUSH) has produced a new Green Infrastructure Strategy Framework Implementation Plan. The Council itself has a GI Strategy and the Council's emerging Local Plan will support projects which will enhance and create new space for wildlife and human enjoyment.
- 9.21 It is recognized that Natural greenspaces have the capability of supporting increased provision for biodiversity to help ensure biodiversity net gain. These areas can have simple additions and improvements which would bring benefits to wildlife as well as the local community. Such examples include:
- Wild flower meadows,
  - Woodland planting and creation of walks,
  - Community orchards and,
  - Increased planting and creation of borders.

### **Policy Recommendations**

- 9.22 In line with Natural England's objectives and aspirations that everyone should be near to Natural Greenspace, there are as a result no identified surpluses of Natural Greenspace in the Borough. As such there is also no justification for reducing current levels of provision in Natural Greenspace.

**Current standards should be used as a target which development plans and strategies should seek to achieve. A minimum standard of 2 hectares/1,000 population and the local accessibility standard of 2 hectares within 400m walk are proposed to be retained.**

- 9.23 Although most wards show a good provision in quantity of Natural Greenspaces both now and in 2036, some areas lack suitable access.

**Appropriate, mechanisms should be explored to open up inaccessible Natural Greenspace or create new areas as part of new development to address access issues. Any proposals to create more accessible Natural Greenspace (whether existing or future provision) must be carefully balanced against the harm it could cause to important species and habitats that may be present on site.**

- 9.24 Natural Spaces in the Borough should be assessed on an individual basis. Where quality improvements are deemed necessary, adequate and suitable enhancements should be considered either through private or public funding mechanisms.

**Where new development is proposed consideration should be given for the inclusion of Natural Greenspaces which can increase the recreational, aesthetic and biodiversity values of the proposal. It should be recognised that Natural Greenspaces within Fareham act as vital ecosystem services and as a result, the loss of Natural Greenspaces should at first be avoided then mitigated and subsequently compensated for.**

- 9.25 It is often preferable that new Open Spaces should include a combination of amenity and natural features. These spaces are then large enough to provide recreational, aesthetic and biodiversity values, providing multi-functionality open spaces for the residents of Fareham

- 9.26 In areas where it may be impossible or inappropriate to provide additional natural greenspace, other approaches should be pursued which could include (for example):

- Changing the management of marginal space on playing fields and parks to enhance biodiversity.
- Encouraging living green roofs as part of new development/ redevelopment.
- Encouraging the creation of mixed species hedgerows.
- Additional use of long grass management regimes.
- Improvements to watercourses and water bodies.
- Innovative use of new drainage schemes / Sustainable Drainage Systems (SuDS).
- Use of native trees and plants with biodiversity value in high quality soft landscaping of new developments.

- 9.27 There may be limited scope to convert some Natural Greenspace into different typologies such as Parks and Amenity Open Space and Sports Pitches and Outdoor Sports; to help reduce the surpluses identified in these typologies. However, proposals for conversion of Natural Greenspace to other typologies will need to be carefully considered. A balance must be struck between the benefits of meeting the provision of other typologies, against the potential costs of losing valuable Natural Greenspace which may have significant ecological and community value.

### **Overall Policy Recommendations for Open Space (new provision of open space)**

- 9.28 The existing open spaces designated within the Borough are of public value and serve as important recreational and amenity areas for the Borough's residents. As such they should be afforded the appropriate protection in accordance with national policy.

New provision of open space will be required as part of new development where there are existing and future deficiencies in quantity or access to open space. Further to this, due to the scale of some developments, open space provision is a main requirement as stated in the Council's Planning Obligations SPD (Excluding Welborne)



- 9.29 Where on-site provision is required, as a minimum, it should be provided in line with the proposed open space standards unless justified otherwise. However, as this study has identified, there are a number of areas of the Borough that have deficiencies in and lack access to certain types of open space which all new development should seek to address, where possible.

Where on-site provision is deemed impractical, or not required, consideration will be given to opportunities for off-site provision when determining planning applications.

### **Delivering New Provision and Contributions towards Open Space**

- 9.30 As stated, new provision is often required where there is a new development and a planned increase in population, and/or an existing deficiency in supply or access to facilities exist. The Council has an adopted Planning Obligations SPD for the Borough (excluding Welborne) which sets out the approach to securing planning obligations from new development. The Council's SPD states the following:

*"With the introduction of CIL the majority of strategic open space improvements will be delivered using accumulated CIL funds. However, developments of a certain size will be required to provide open space, outdoor sport facilities and/or children's play equipment on-site. Such open space is usually considered to be a requirement to make development acceptable in policy terms and will be secured through a Section 106 agreement. As this provision is required to meet the on-site needs of the development, CIL funds will not be used to deliver the same piece of infrastructure and this is clarified by the exclusion for this type of infrastructure within the Council's Regulation 123 list".<sup>16</sup><sub>18</sub>*

- 9.31 The Council will require the provision of on-site open space in line with the thresholds set out in the Adopted Planning Obligations SPD this can include a mixture of Parks and Amenity Open Space, Natural Greenspace and Children's Play Equipment.
- 9.32 The study's supply statistics should be used as part of the decision making process in Development Management to determine if a new development should provide facilities on-site or enhance existing provision through developer contributions or CIL (as appropriate). The use of the quantity statistics should not be in isolation, and considered alongside the access standards.

### **Future Maintenance of Open Space**

- 9.33 Developers are required to make provision for the maintenance of open space they supply and retain on or off-site. This can be done either independently by the developer or they can transfer ownership and future maintenance to the Council. Typically, when the latter occurs, the developer will provide a payment of a sum to cover the future maintenance of the open space. The amount due will be calculated in line with what is set out in the Council's Planning Obligations SPD.

### **Neighbourhood Plans**

- 9.34 Although it is up to local communities to define their own priorities within Neighbourhood Plans, the information provided within the ward area profiles in this study will form a good basis to inform any Neighbourhood Plan and the decisions related to the provision or replacement of open space, sport and recreation facilities. Some settlements may seek a consolidation of facilities on a single site, such as a new sports hub. These decisions could include the spatial and investment plans for green space, and set the foundations for green space provision (e.g. for the next 20 years). They should outline where different types of facilities and space such as children's playground,

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<sup>18</sup> Fareham Borough Council. Planning Obligations SPD for the Borough of Fareham (Excluding Welborne) 2016. Page 18. [http://www.fareham.gov.uk/PDF/planning/local\\_plan/PlanningObligationsSPD.pdf](http://www.fareham.gov.uk/PDF/planning/local_plan/PlanningObligationsSPD.pdf)

sports pitches, young people's facilities etc. are to be located. It will also identify if any green space is no longer needed and its disposal or re use can be used to fund improvements to other spaces.

- 9.35 It is recommended that each Plan should at least apply the standards and policies set out in this study and ensure that the significant investment anticipated for green spaces is prioritised with the help of stakeholders and communities. The standards agreed in this study can determine a minimum level of quality and quantity of green space provision and the maximum distance people should have to travel to access different types of green space.

## 10. Glossary

**Accessibility-** Convenient, inclusive and safe accessibility to outdoor facilities by all ages and abilities.

**CIL-** Community Infrastructure Levy

**Green Infrastructure** – A network of Multi-functional green space, urban and rural, which is capable of delivering a wide range of environmental and quality of life benefits for local communities.

**LEAP-** Locally Equipped Areas for Play (and informal recreation)

**Multi-functionality** - The ability to perform more than one function at the same time. In terms of greenspace this can mean providing opportunities for recreation whilst delivering biodiversity and contributing to climate change adaptation and mitigation.

**MUGA-** Multi-use Games Area

**NPPF-** National Planning Policy Framework

**Natural Greenspace** - areas that have been colonised by plants and animals and offer a feeling of predominant naturalness such as woodland, scrub, wetlands, open and running water and open access land.

**NEAP-** Neighbourhood Equipped Area for Play- (includes informal recreation and a provision for children and young people)

**Neighbourhood Plans** - A plan prepared by a Parish Council or Neighbourhood Forum for a particular neighbourhood area (made under the Neighbourhood Planning Act 2017).

**Open Space** – All Open Space of public value, including not just land but also areas of water (such as rivers, canals, lakes and reservoirs) which offer important opportunities for sport and recreation and can act as a visual amenity.

**Outdoor Sports-** non-pitch sports but often played outdoors on courts and greens such as Tennis, netball, bowls and pétanque.

**Parks and Amenity Open Spaces** - Open spaces that are used for a multitude of purposes such as, informal recreational activities, urban parks, communal green spaces and landscaping around development.

**Quality-** The needs, expectations and experiences of users, and the design, management and maintenance of facilities.

**Quantity-** A measure of the amount of open space provision which is necessary to meet the needs of the local catchment.

**Sports Pitches-** Pitch sports including football, rugby, hockey, cricket, Lacrosse, Rounders, Baseball, Softball, American, Australian and Gaelic Football, Shinty, Hurling, Polo or Cycle Polo; comprising natural or artificial surfaces.

## 11. Appendices

### Appendix 1

Site Name	Locality	Level 1 Typology	New/ Old	Crime/ Safety	Amenity	Ease of Access	Recreation	Bio-diversity	Total Score /25	% Quality	Owner-ship	Comments
Fareham Common	Fareham North	NG	New	0	0	0	0	0	0	0	Private	Not complete so not assessed
Welborne Natural Greenspaces/ Buffers	Fareham North	NG	New	0	0	0	0	0	0	0	Private	Not complete so not assessed
Dryden Close Open Space	Fareham North	PAO	Old	3	2	2	2	1	10	40	FBC	Small piece of amenity space tucked away behind some houses possible enhancement of landscaping, turn open space into a community area?
Sunlight Gardens	Fareham North-west	PAO	New	4	3	3	3	2	15	60	FBC	Slightly untidy, landscaping could be improved possibly
Hammond Road Open Space	Fareham North-west	PAO	Old	3	2	2	2	1	10	40	FBC	Open grassland, not much appeal benches would be welcome addition or some play equipment?
Redlands Lane Open Space	Fareham South	PAO	Old	2	2	2	3	1	10	40	FBC	Litter present, and a bit untidy
Daedalus Amenity open space	Hill Head	PAO	New	0	0	0	0	0	0	0	FBC	Not yet complete so not assessed
Peters Road	Locks Heath	PAO	New	4	2	3	2	4	15	60	Private	Amenity Open Space over grown and currently not accessible (have to stick to path) good for wildlife however. Play park well used despite surroundings not great. Once development of site is complete, review this open space.
Holly Hill Recreation Ground	Park Gate	PAO	New	5	5	5	5	3	23	92	FBC/ Private	Pitches and Play space yet to be constructed
Coldeast Recreational Land	Park Gate	PAO	New	5	5	5	4	4	23	92	FBC/ Private	Pleasant grassland
Lord Wilson Open Space	Park Gate	PAO	New	5	4	4	5	3	21	84	Private	Presence of football goal would be a useful addition

Cold East Provision West	Park Gate	NG	New	4	5	4	5	5	23	92	FBC/ Private	Presence of signage or defined path top guide walkers would be helpful
Holly Hill Greenaway	Park Gate	NG	New	5	4	5	5	3	22	88	FBC/ Private	Cycle/Footway- Landscaping and planting would be welcomed
Cold East Provision East	Park Gate	NG	New	4	5	4	5	5	23	92	Private	Difficult to find access-once development complete should be better, review again then.
Addition to Dore Avenue Open Space	Portchester	PAO	New	4	4	4	4	2	18	72	FBC	open grassland
Redwood Drive	Portchester	NG	New	4	3	3	3	2	15	60	FBC	Small piece of green corridor- No real recreational value
Cams Coastline	Portchester	NG	New	4	4	4	5	5	22	88	FBC	Popular area for dog walkers but lack of dog bins
Southampton Hill	Titchfield	PAO	New	4	5	4	4	3	20	80	FBC	Although road not busy open space is right by main road- possible fencing along road edge?
Bellfield Open Space	Titchfield	PAO	Old	2	2	2	4	2	12	48	FBC	Site is hidden at the back of garages/houses potential for anti - social behaviour. Site appears to be well used given the worn grass by football goal
Elsanta Crescent	Titchfield Common	PAO	New	5	5	5	3	3	21	84	Private	No Comment
The Chase/ Course Park Crescent	Titchfield Common	PAO	New	5	5	5	5	3	23	92	FBC	No Comment
Jacaranda Addition	Titchfield Park	PAO	New	4	3	2	3	1	13	52	Private	Private gardens for residence
Hook Lane Recreation Ground	Warsash	PAO	Old	4	4	1	4	3	16	64	FBC	Gate into site locked and pathway uneven- only suitable for those with good mobility. No paths on site or benches. Good for informal recreation and dog walking not suitable for sports. Quite isolated under-used open space

Warsash/ Meon Shore/ Hill Head/ Portchester Coastline	Warsash/Titchfield	NG	New	4	5	4	5	5	23	92	HCC/ FBC/ Private	Part of Coastline has flat paved pedestrian access Salterns Carpark to Daedalus other areas more natural rugged paths (along Chilling Cliffs etc.)
Caigers Green Buffer	Whiteley	NG	New	3	3	1	1	5	13	52	FBC	Create access Natural Greenspace is under-utilised
Maryat Way	Whiteley	PAO	New	4	3	4	3	3	17	68	FBC	Small piece of amenity space tucked away behind houses foot path connecting settlements.
Coleridge/ Fielding Road Play Space	Whiteley	PAO	New	5	5	5	3	3	21	84	FBC	No Comment
Andersen Close	Whiteley	NG	New	3	5	3	5	5	21	84	FBC	Possible signage of routes- could get lost in wider countryside
Dumas Drive	Whiteley	PAO	New	4	3	4	3	3	17	68	FBC	Create access Natural Greenspace is under-utilised

## Play Areas

Site Name	Locality	Level 1 Typology	New/ Old	Crime/ Safety	Amenity	Ease of Access	Recreation	Biodiversity	Total Score /20	% Quality	Ownership	Comments
Park Lane Recreation Ground	Fareham North	YP	Old	5	5	5	5	0	20	100	FBC	
Sunlight Gardens	Fareham North-west	YP	New	4	5	5	4	0	18	90	FBC	Bit of rubbish on site, Increase variety of play equipment?
Fareham North West Play Area	Fareham North-west	YP	Old	4	5	5	5	0	19	95	FBC	Litter present despite bins being around
Blackbrook Park Play Area	Fareham West	YP	Old	5	5	5	5	0	20	100	FBC	
Drake Close Play Area	Locks Heath	YP	Old	5	5	5	5	0	20	100	FBC	
Priory Park Play Area	Locks Heath	YP	Old	5	5	5	5	0	20	100	FBC	
Coldeast Play Space	Park Gate	YP	New	5	5	5	5	0	0	0	FBC	Not yet complete
Holly Hill Play Area	Park Gate	YP	New	5	5	5	5	0	0	0	FBC	Not yet complete
Stubbington Play Area	Stubbington	YP	Old	5	5	5	5	0	20	100	FBC	
Elsanta Crescent Play Space	Titchfield Common	YP	New	5	5	4	5	0	19	95	Private	
Course Park Crescent Play Area	Titchfield Common	YP	Old	5	5	5	5	0	20	100	FBC	
Segensworth Play Area	Titchfield Park	YP	Old	5	5	4	5	0	19	95	FBC	Slightly isolated play area
Fielding Road Play Space	Whiteley	YP	New	5	5	5	5	0	20	100	FBC	



## **Assessment criteria**

### Crime and Safety Value

- sense of security
- presence of vandalism and graffiti
- litter, etc.

### Amenity Value

- well designed and good layout
- landscaping
- well maintained
- how attractive the open space is (aesthetics)

### Access Value

- is the site easily accessible for people of differing mobility
- even footpaths
- presence of furniture for resting
- gates
- right location

### Recreation Value

- is site suitable for informal recreation i.e. kicking a ball around
- sufficient space for informal play etc
- does it provide for educational and cultural purposes

### Biodiversity Value

- potential to support and provide for wildlife
- plant species and flowers present not just bare grass

## **KEY**

PAO= Parks and Amenity Open Space

NG= Natural Greenspace

YP= Youth Provision

*A list of all open spaces used to inform this Open Space Study (2016) can be provided upon request by emailing*

*[Planning.policy@fareham.gov.uk](mailto:Planning.policy@fareham.gov.uk) or visiting the Civic Offices: Fareham Borough Council, Civic Offices, Civic Way, Hampshire, PO16 7AZ*

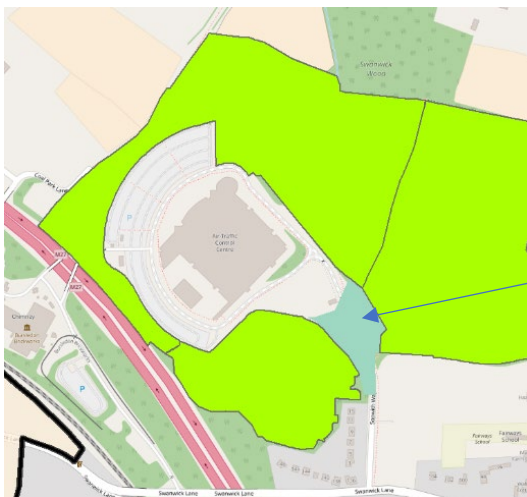
# Appendix 2

## Additions and Losses of designated Open Space in Adopted Local Plan

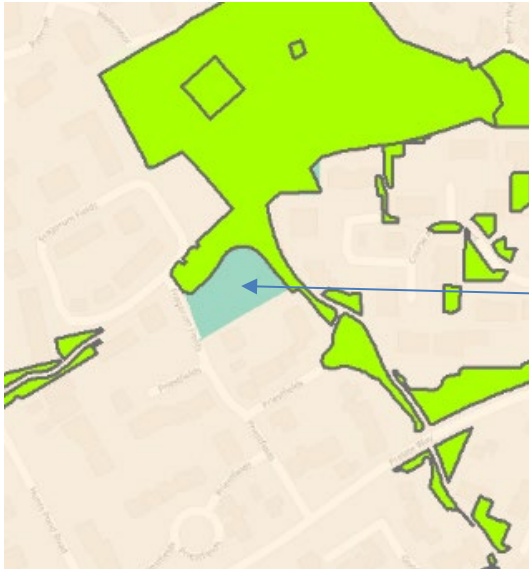
### Losses-



**Removal:** Land to the south of Burridge Recreation Ground is under private ownership with no public access and is horse paddock. Removal of the carpark in the east as open space.



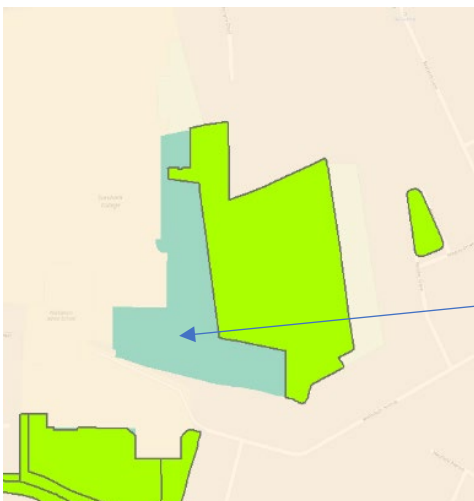
**Removal:** Land here at the Air Traffic Control Centre is part of Sopwith Way/entrance to NATS Swanwick and not open space.



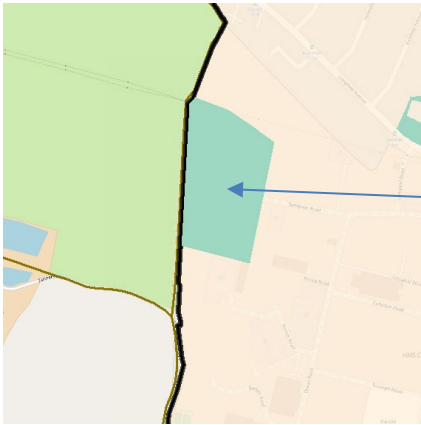
**Removal:** Land here at Priestfields is built residential form and not open space.



**Removal:** Land here at Funtley Road was categorised as playing pitches. However, the land has not been used as this type for a number of years and is privately used as horse paddocks. The land is also under private ownership with no public access. It has no real public value as open space and is subject to planning permission.



**Removal:** Deletion of open space designation covering the new residential dwellings behind Fareham College.



**Removal:** Deletion of open space designation at HMS Collingwood. This area is severely restricted and under ownership of the MOD. It has no function as open space



**Removal:** Deletion of open space designation at Fort Fareham. Area of land is inaccessible and potentially a danger to the public as the majority of the land is part of the roof of Fort Fareham.

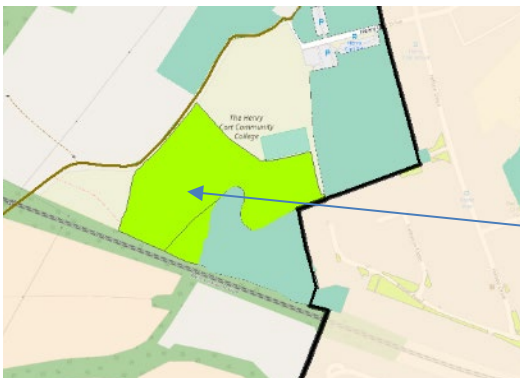


**Removal:** Deletion of open space designation at Moraunt Drive. Area of land is under private ownership, disused and fenced off from any type of public access. It has no function as open space.

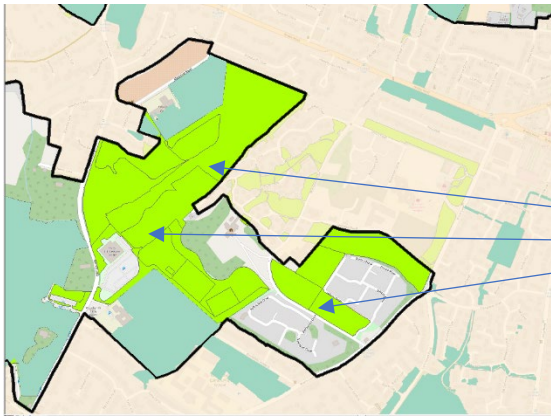
## Noticeable Additions



**Addition:** Creation of a new Country Park in Titchfield.



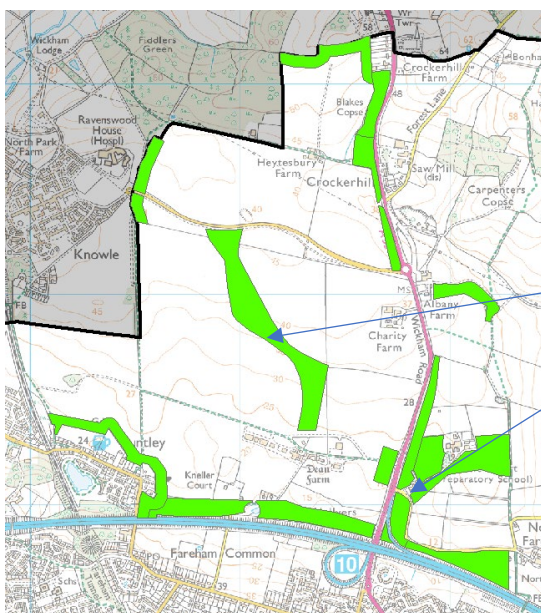
**Addition:** Takes into account the accessible open space at Henry Cort School.



**Addition:** The creation of new open space as part of the Coldeast development

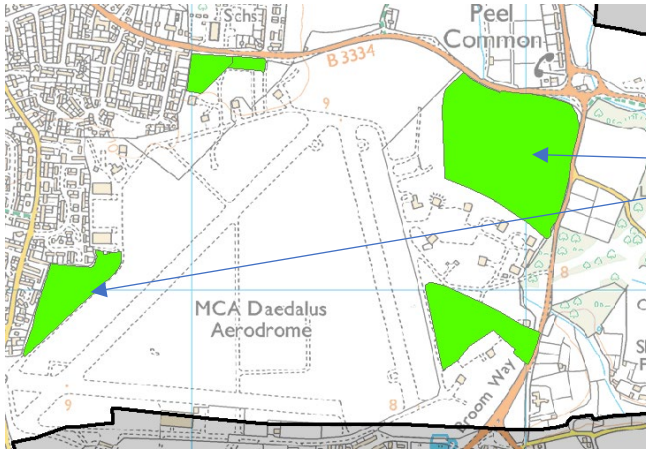


**Addition:** The creation of new open space as part of the Peters Road development



**Addition:** The creation of new open space as part of Welborne Development





**Addition:** The creation of new open space at Daedalus Airfield