

Explanatory note on landowners' presentation

The following slides accompanied a presentation made to the Standing Conference [14 November 2013] by the major landowners at the invitation of the Chairman.

They give an indication of the nature of the design work in progress by the two developer teams on selected aspects of the proposed Welborne community and are intended to give the flavour of the ideas currently under consideration.

The proposals and plans can be expected to continue to develop over the coming months as the landowners continue to work with Fareham Borough Council and therefore they do not have any formal status in planning terms. What is certain is that what will be ultimately proposed and built will be different to these drawings.

More information will become available at the start of the consultation process by the major landowners.

The Major Landowners - Our Current Thinking



BST Group

Standing Conference

Thursday 14th November 2013

Knowle

Buckland
Development Ltd

Funtley

BST Group

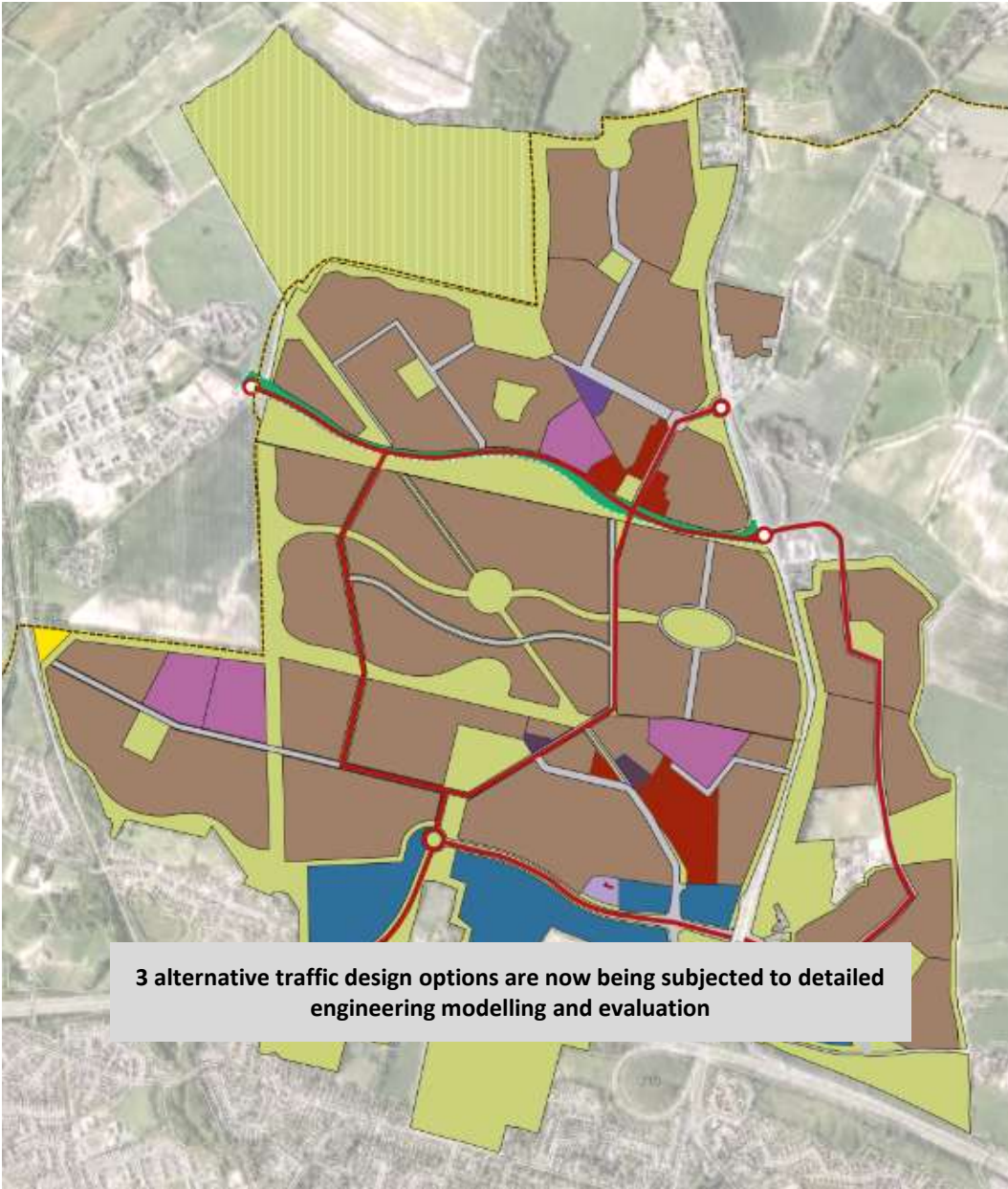
M27

J10

Fareham



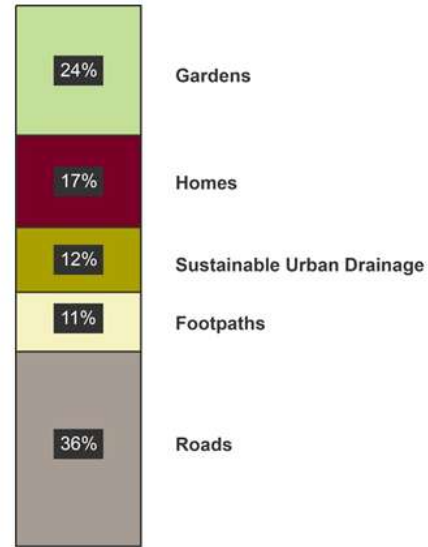
Landowners joint concept plan – current thinking



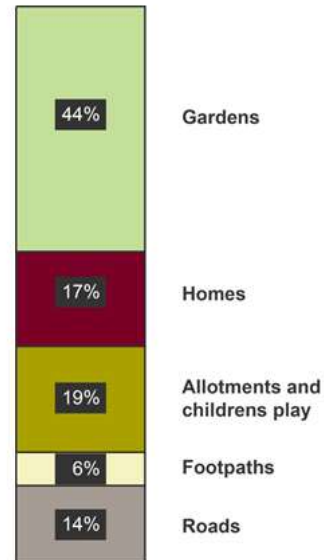
KEY

- Residential
- District & Local centres
- Education
- Community / Cultural
- Employment
- Potential Rail Halt
- Green Infrastructure
- Heritage Buildings

- HCC Land
- Primary Road Infrastructure
- Secondary Road Infrastructure
- Fareham BC Boundary



4 ha 137 homes at 34 dwellings per hectare



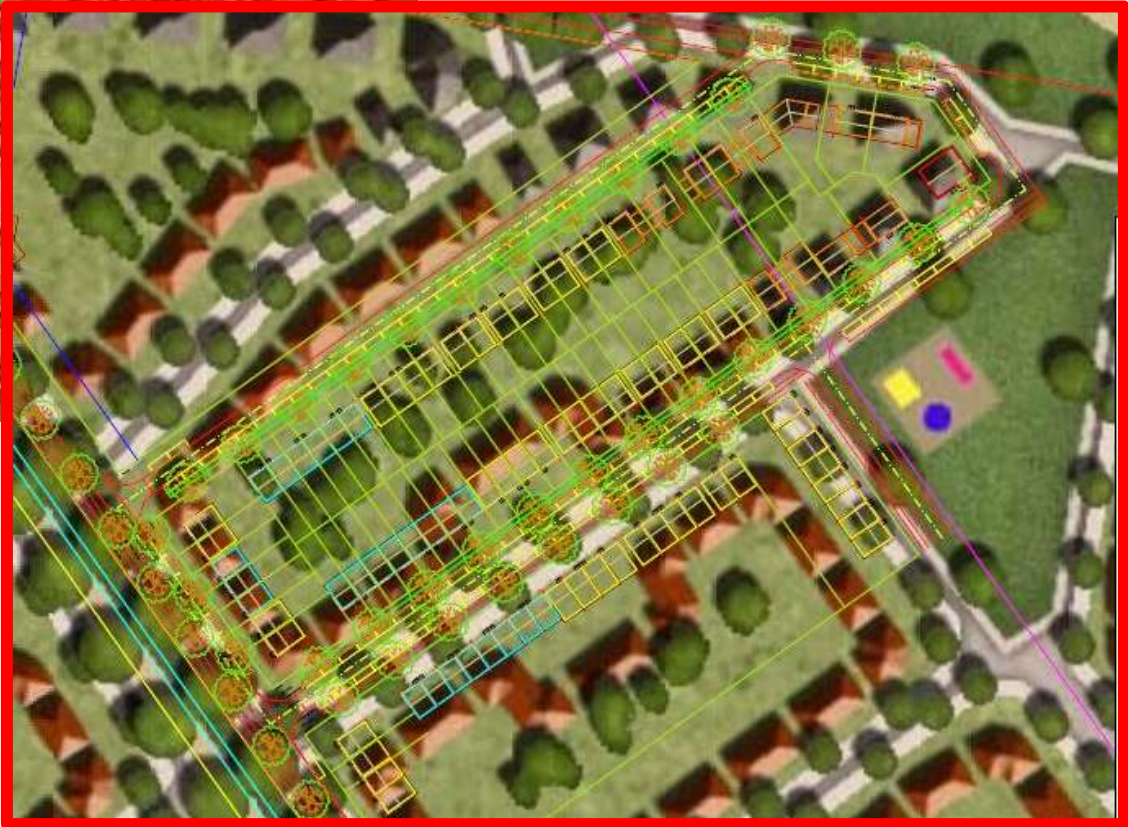
4 ha 120 homes at 30 dwellings per hectare

The Garden City Approach



Extract from Illustrative Concept Plan

Block Testing





Looking at Density



INDICATIVE - 35-40 UNIT DPH MORPHOLOGY
WELBORNE

Scott Worsfold Associates
RIBA Chartered Architects
The Studio, 32 Ringwood Road, Longham, Dorset, BH22 9AW
Telephone: 01202 562902 Email: info@swa-arch.co.uk

Data: SEPT/13 Scale: NTS
Dwg No.: 13 - 841 - 009



Concept House Types



Village Centre Location



Welborne local centre

30 Sep 2013



- Bus / BRT stop
- Community hall / BDL office
- Local primary school
- Pub / hotel
- Retirement / extra care facility
- Convenience store
- Medical centre / dentist
- Shop / commercial / cafe



0 50m

5693 Fareham

LAND OUTSIDE BDL OWNERSHIP LAND IN BDL OWNERSHIP

Village Centre Concept





INDICATIVE - TOWN SQUARE MORPHOLOGY
WELBORNE

Scott Worsfold Associates

HA RIBA Chartered Architects

The Studio, 20 Ringwood Road, Longham, Dorset, BH12 9NU
Telephone: 01202 565602 Email: info@swa-arch.co.uk

Date: SEPT/13 Scale: NTS

Dwg No. **13 - 841 - 011**

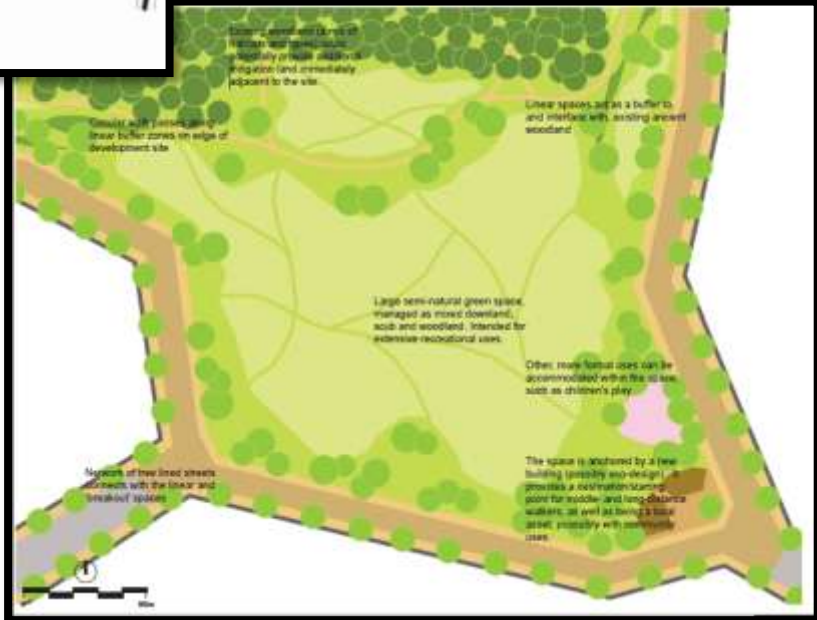


Welborne Village Centre Concept



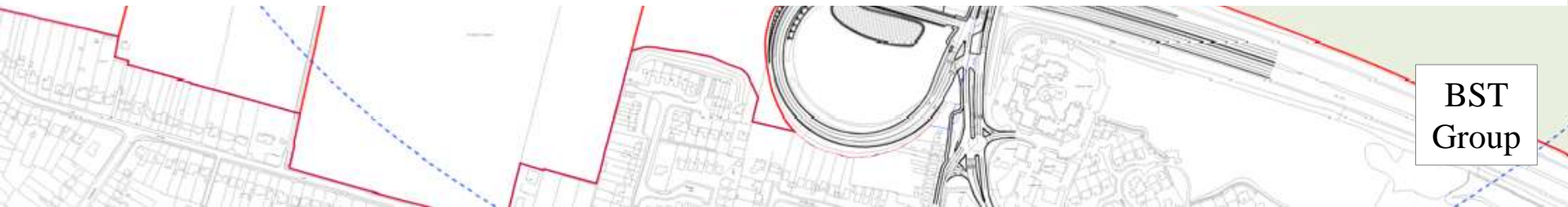


Village centre - connectivity to circular walks and green open space





3 alternative traffic design options are now being subjected to detailed engineering modelling and evaluation

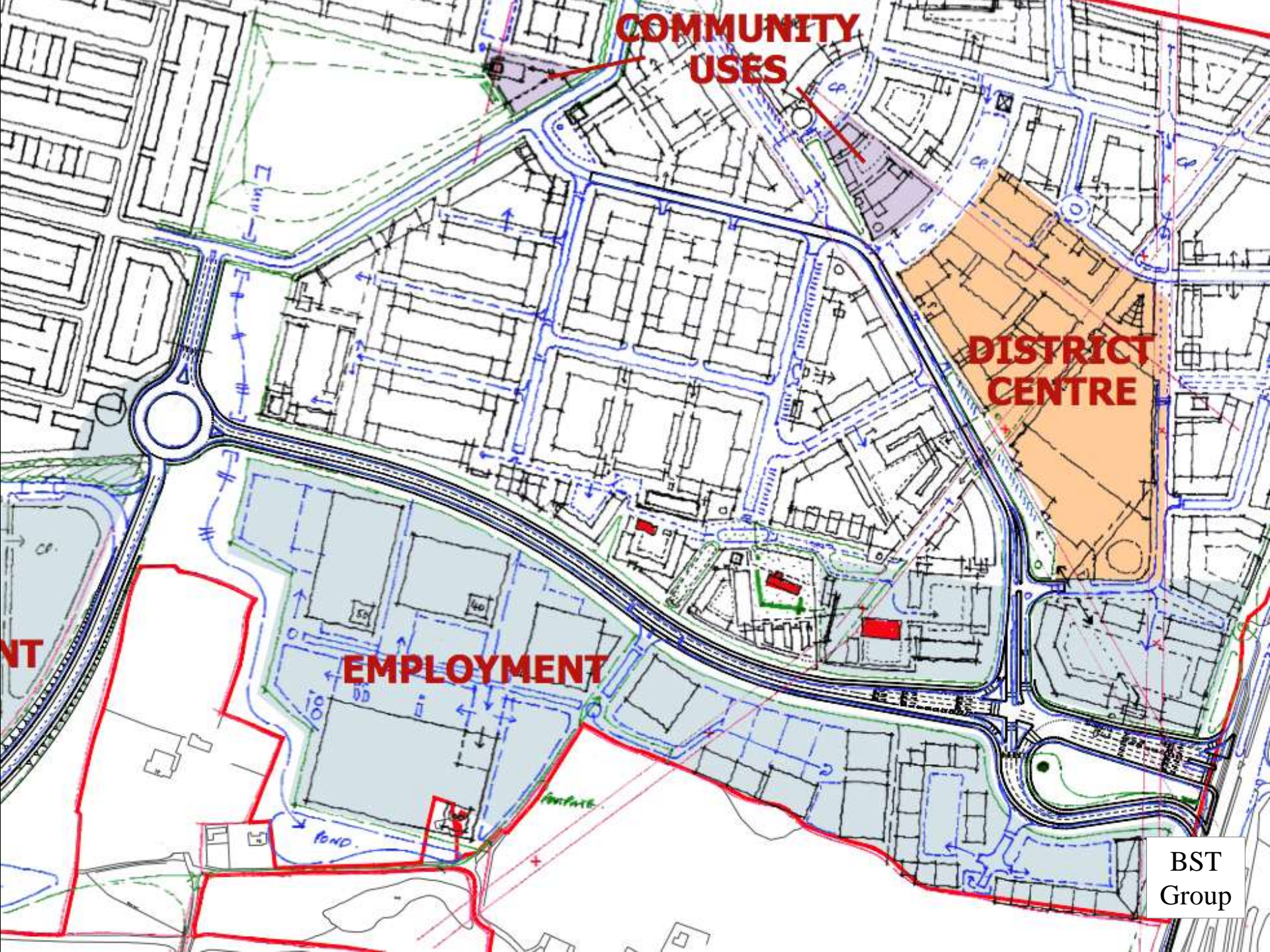


**COMMUNITY
USES**

**DISTRICT
CENTRE**

EMPLOYMENT

BST
Group





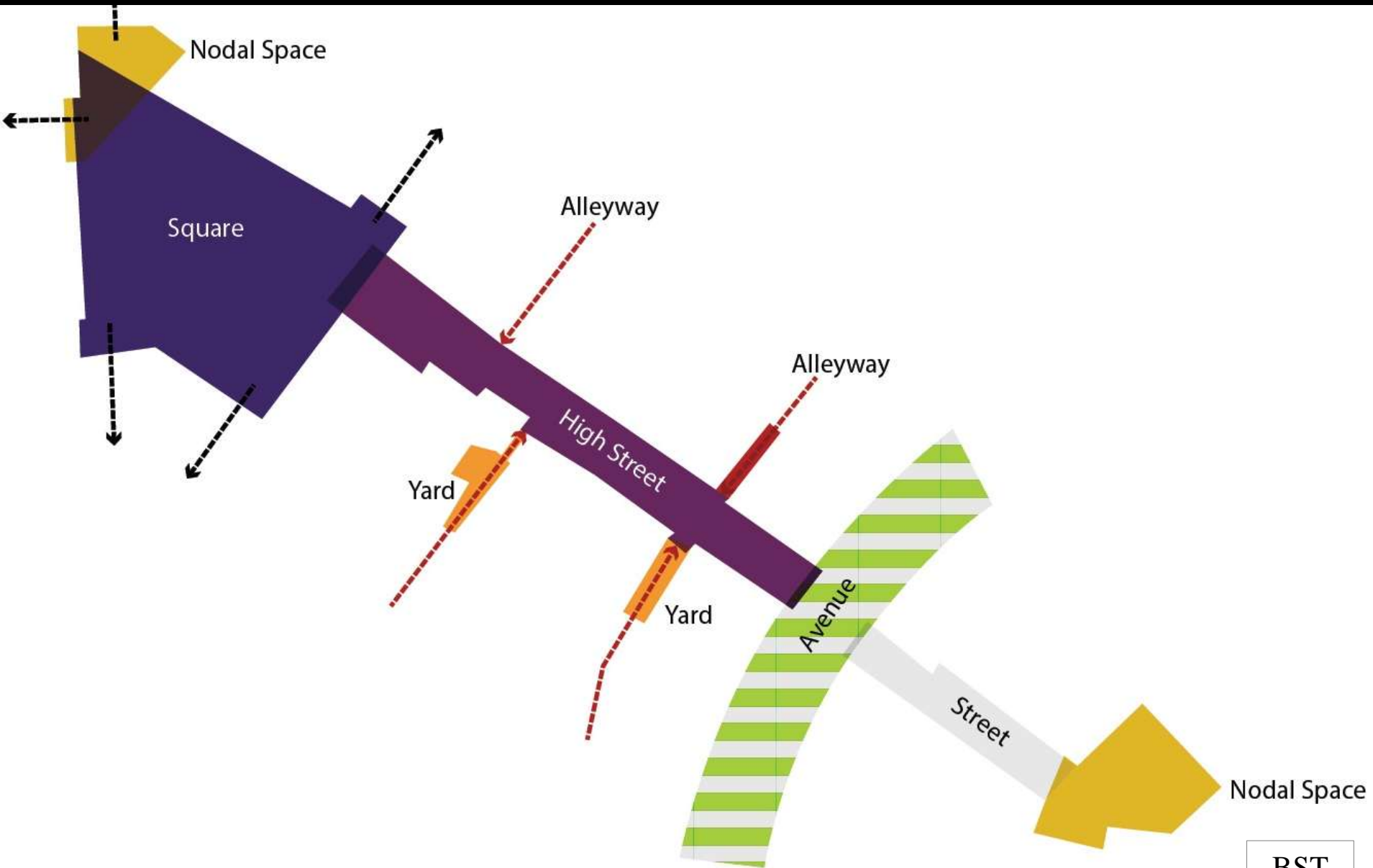
Market Centre
Community Hall

Investment Hub Building
Work Space

Market Square
Retail
Office
Residential

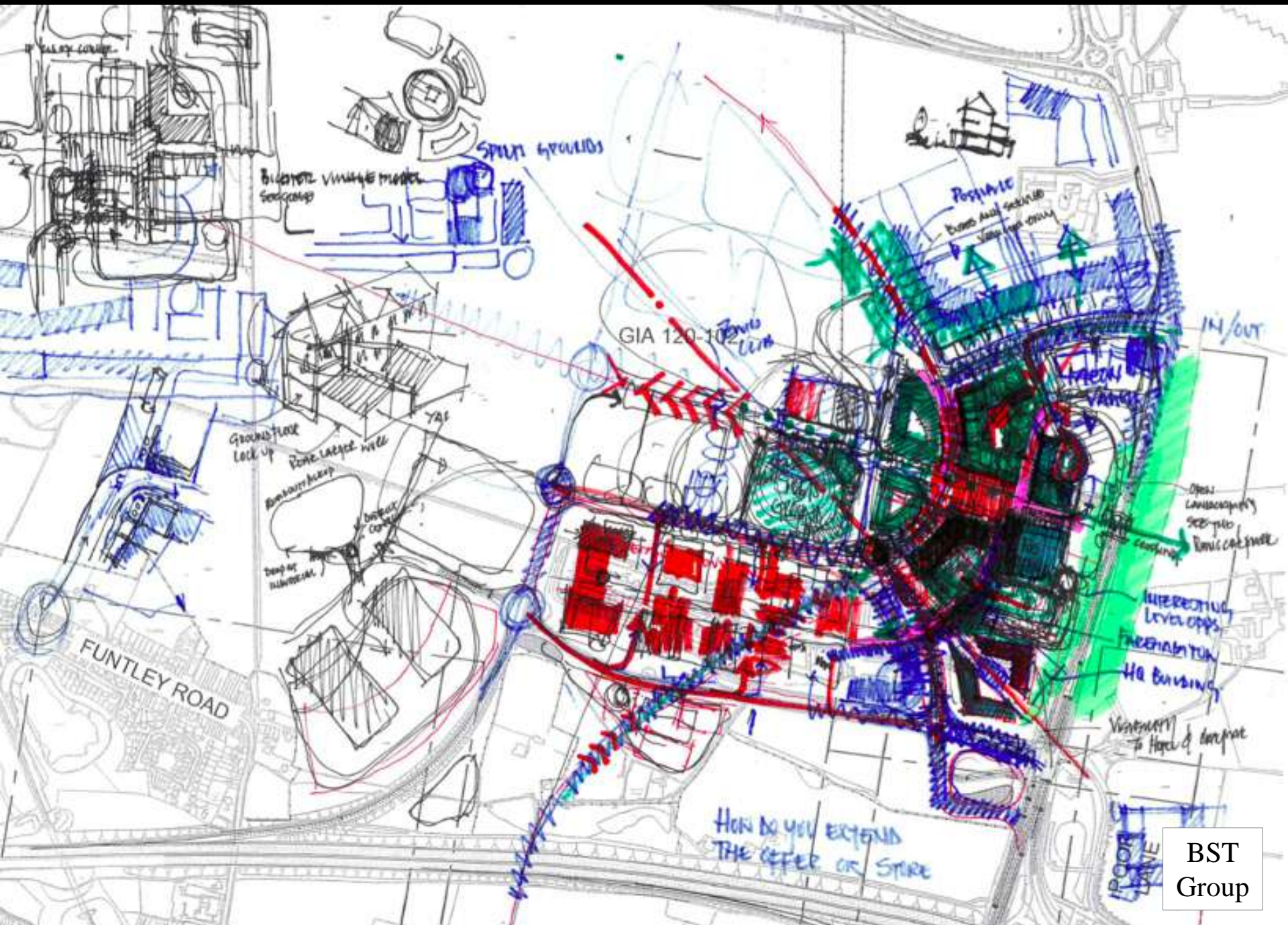
FOODSTORE
Cafe
Post Office
Back of House
Service Yard

A32















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Group











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Wakworth

Gawthorpe Pub

BST
Group







COMING IN
MAY 2012
OUR
NEW SPRING
COLLECTION

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