



Statement of Community Involvement

The development of land at Southleigh

March 2026

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ACKNOWLEDGMENT

Bloor Homes Limited (The Applicant) would like to thank everyone who has worked in partnership and contributed to the formulation of the proposals being put forward for the proposed development.

The Applicant has met various individuals and organisations during the community consultation and engagement process who have shared their views on the emerging designs and proposals. They have played a role in helping to shape its future; as a result, a better scheme will be submitted for planning approval.

The Applicant looks forward to meeting, and working with, more people and communities as it continues to develop relationships and deliver the proposed development.

1. EXECUTIVE SUMMARY

- 1.1 Bloor Homes Limited (the Applicant) appointed Marengo Communications, an independent specialist public consultation company, to undertake the pre-application community, and stakeholder consultation for:

Outline planning application, with all matters reserved except for means of vehicular access to the public highway and associated highway improvements, for: the demolition of existing buildings; the erection of new residential dwellings (C3); a Local Centre (comprising local retail (E(a)), financial and professional services (E(c)(i), E(c)(ii), E(c)(iii)), restaurants, cafés, and drinking establishments (E(b) and Sui Generis), hot food takeaways (Sui Generis), medical services (E(e)), offices (E(g)(i)) and community facilities ((E(d)), E(f), F2(b), F2(c))); a Primary School (F1(a)); early years provision (E(f)); informal and formal public open space including community park; community food-growing space; Active Travel routes; drainage infrastructure; utilities infrastructure; and all other associated and necessary infrastructure.



Bloor Homes
application boundary



Havant Borough Council Emerging
Local Plan Allocation Boundary

The site

1.2 The Applicant has been committed to consultation and collaboration from the outset and has developed a comprehensive consultation and engagement programme for the scheme. It has sought throughout to create an engagement process that is thorough, honest, and transparent. The process fully accords with the Havant Borough Council Statement of Community Involvement (September 2022), keeping the community up to date and involved throughout.

1.3 Bloor Homes was founded in 1962 by John Bloor and has 60 years of continuous experience promoting and developing major housing schemes across the UK. The long-term family ownership and simple management structure provide certainty, which is not susceptible to change, disruption, or pressure from the city.

The business operates across the country from 9 regional offices, with a head office based in Measham, Leicestershire, building over 4,500 new homes annually and maintaining an HBF rating as a 5-Star Home Builder.

1.4 The objective of the engagement process has been to ensure that the community has an opportunity to understand and help shape the proposals in order to create a better proposal and bring substantial benefits to the area.

1.5 A thorough consultation strategy was developed to facilitate constructive engagement with the local community and provide local stakeholders with opportunities to view and give feedback on the proposals.

1.6 The Applicant has used a range of consultation methods including:

- **Consultation website** (Appendix 1e): A digital consultation website was created and has been live since 2nd June 2025. At the time of writing the website has been visited 13,795 times. The website was central to engagement with the community. The website can be found at www.BloorSouthleigh.co.uk.
- **Stakeholder meetings** were offered to key stakeholders. These meetings were intended to serve as an opportunity for the Applicant to present the proposals, answer questions, and gather feedback.
- Two **in-person public exhibitions** were held in June 2025, one in Emsworth on the 13th June at the Emsworth Baptist Church, North Street, the other in Denvilles on the 14th June at the Stride Centre, Daffodil Way.
- **Feedback form** (Appendix 1d): Paper copies of the feedback form were available at the public exhibition for completion on the day or return later by freepost or email, the form was also made easy to access and complete on the website giving the opportunity for the community to document their thoughts directly to the project team. Forms could also be requested by contacting the project team.
- **Community Newsletter Invite** (Appendix 1b): An invitation was posted to a total of 3,229 local residential and business addresses surrounding the site. This contained information on the consultation, including the date, venue, and various ways residents could learn more and provide their feedback, in person and virtually. The consultation area can be seen in Appendix 1a.

- **One-to-one meetings:** Along with the community newsletter, all neighbours within the red line of the site (21 properties) were sent letters offering the opportunity to have a one-to-one meeting with members of the project to discuss any concerns or questions they may have about the proposals.

1.7 Views and comments expressed in response to information given and discussions about the proposals have been recorded and this Statement of Community Involvement (SCI) provides a summary of the issues that have been raised throughout the consultation process.

2. APPROACH TO CONSULTATION

- 2.1 The Applicant has been determined to maintain a high standard for an honest, transparent, and meaningful consultation process. It has undertaken a comprehensive programme of engagement with residents, community stakeholders and local councillors.
- 2.2 The Applicant is also committed to an ongoing process that continues throughout the planning process and into the long-term future of the development.
- 2.3 The Applicant was keen to ensure that the consultation strategy put in place followed a series of key aims to assist with the evolution and development of the proposals:
- To raise awareness of the emerging proposals for the redevelopment of the site and discuss the public benefits.
 - To undertake consultation to ensure feedback from the local residents, where possible, could be incorporated into the final proposals.
 - To build a relationship with the local community.
 - To enable constructive dialogue between local stakeholders, the community, the project team and the Applicant.
 - To ensure everyone who wanted to take part in the consultation was able to by being as accessible and inclusive as possible.
- 2.4 A consultation process, whereby initial principles were shared prior to submission, has ensured that the local community have been given opportunities to understand and influence the final proposals.
- 2.5 The programme outlined in this SCI reflects the principles for consultation in the Localism Act (November 2011) and in the revised National Planning Policy Framework (NPPF) (update published in December 2024). Paragraph 40 of the NPPF (December 2024) states that early engagement has “significant potential to improve the efficiency and effectiveness of the planning application system for all parties.” It also indicates that good quality pre-application discussion “enables better coordination between public and private resources and improved outcomes for the community.”
- 2.6 It also embraces fully the Statement of Community Involvement prepared by Havant Borough Council (September 2022).
- 2.7 The consultation strategy and process that Marengo Communications has undertaken in relation to the proposed redevelopment has been developed with both local policy and the above aims in mind. Specifically, the consultation has been delivered through a number of activities, which can be summarised as:
- ***Personal contact and briefings of stakeholders:***
These ensure a full understanding of the aspirations behind, and the details of, the proposals.
 - ***Two public exhibitions:***
The nature of these events was for the Applicant to share the draft proposal for discussion and feedback.

- ***Printed communications.***

Community invitations that provided information on the proposals, were sent to 3,229 surrounding addresses in advance of the public consultation.

- ***Website.***

The project website (www.BloorSouthleigh.co.uk) provided easy access to information about the project, much of which is downloadable. There was also the opportunity to give comment or contact the team with any questions. (Image of the website can be found in Appendix 1e.)

2.8 Throughout the process, various methods of communication were open to members of the community and the wider area, providing further information to residents, businesses, and stakeholders on request. These included the following which were supplied and managed by Marengo Communications:

- Telephone number (0800 689 5209)
- Email address (info@BloorSouthleigh.co.uk)
- Website (www.BloorSouthleigh.co.uk)

3. STAKEHOLDER ENGAGEMENT

- 3.1 This section sets out the stakeholders that have been consulted throughout the consultation process. Stakeholders were kept updated throughout the consultation programme. The Applicant sent letters to political and community stakeholders offering a presentation of the proposals. Written correspondence was shared with:

- **Havant Borough Council**

Cabinet Members:

- Cllr Philp Munday Leader of the Council
- Cllr Philippa Gray Deputy Leader of the Council, Lead for Finance
- Cllr Richard Brown Lead for Place and Chairman of Planning Committee
- Cllr Grannie Rason Lead for Environment & Water Quality & Climate Change Champion
- Cllr Amy Redsull Lead for Housing

Ward Members for the site:

Havant St Faith's Ward (site ward)

- Cllr Gillian Harris MBE, Lead for Regeneration & Communities
- Cllr Phillip Munday, Leader of the council
- Cllr Daniel Berwick, Planning Committee (standing deputy)

Emsworth Ward (neighbouring ward)

- Cllr Grainne Rason, Planning Committee (standing deputy)
- Cllr Charles Robert, Planning Committee Member
- Cllr Reuben Mychalecky

- **Community Stakeholder**

- Emsworth Neighbourhood Forum

- 3.2 As well as ongoing engagement with Havant Borough Council, the following meeting was held with stakeholders during the consultation:

Date	Stakeholder	Detail
26 th June 2025	Emsworth Neighbourhood Forum	A presentation of the proposals was given followed by a question and answer session, at Emsworth Community Centre, North St, Emsworth PO10 7DD

4. PRE-SUBMISSION PUBLIC CONSULTATION

- 4.1 The table below summarises the promotional and supporting activities undertaken during the consultation phase. The objective of these activities was to raise awareness of the consultation and to ensure clear and consistent information was provided, in line with the consultation objectives.

These included:

Activity	Detail
Stakeholder correspondence	<p>Stakeholders were corresponded with at various points in the consultation process. They were invited to consultation events by email and offered meetings to be briefed on the proposals.</p> <p>A copy of the Community Newsletter invitation was sent by email.</p> <p>Invited to Stakeholder preview at Emsworth Baptist on 13th June</p>
Direct mail to residents	<p>A community invitation was distributed to 3,229 residential and business addresses around the site. This informed local people about the development, the website, and of consultation events.</p> <p>A letter was sent to 21 close neighbours to the site offering them one-to-one meeting with the project team.</p> <p>A copy of the Community Newsletter invitation is included in Appendix 1b.</p>

- 4.2 Stakeholders and residents took part in consultation events. Including:

- Cllr Gillian Harris, Havant Borough Council
- Cllr Charles Robert, Emsworth Ward Member, Havant Borough Council
- Cllr Jackie Branson, Hampshire County Council
- Cllr Grainne Rason, Emsworth Ward Member, Lead for Environment & Water Quality & Climate Change Champion, Havant Borough Council
- Emsworth Neighbourhood Forum members
- Havant Civic Society members

4.3 **Public Exhibition**

As part of the consultation phase, the Applicant hosted two public exhibitions on the proposals for the development of land at Southleigh. The exhibitions took place across two consecutive days, followed by a consultation period to allow for post exhibition feedback to be collected.



Photo taken at the public exhibition held at Emsworth Baptist Church

An outline of the public exhibition portion of the consultation is summarised in the table below:

	Detail
Public Exhibition	<p>The exhibitions were held on:</p> <ul style="list-style-type: none"> Friday 13th June From 3pm – 7.30pm At Emsworth Baptist Church, North St, Emsworth PO10 7BY. Saturday 14th June from 10am – 3pm At Stride Centre, Daffodil Way, Denvilles, Havant PO9 2FA.
Purpose	<ul style="list-style-type: none"> To introduce proposals for the land at Southleigh to the community. Understand how people feel about the proposed scheme.
Format	<p>The exhibition included banners displayed at the venues for attendees to learn about the proposals. Members of the project team were on hand to answer questions. Attendees were invited to feedback to the project team in a range of ways:</p> <ul style="list-style-type: none"> By completing a feedback form on the day, online via the website, by post or by email Conversations with the project team

Attendance	222 attended the exhibition in Emsworth. 319 attended the exhibition in Denvilles. A total of 541 people attended the consultation events.
Website	A bespoke website was created for the consultation period. See Appendix 1e.
Consultation Deadline	Closing date for feedback was the 7 th July 2025.

4.4 **Public Exhibition Feedback**

Stakeholders, residents and members of the wider community who took part in the public consultation event were encouraged to complete a feedback form, to record their views on key aspects of the proposals, in order to obtain structured feedback.

The form contained nine open questions on the proposals, to allow for individual comments and feedback (see Appendix 1d for a copy of the feedback form).

The feedback set out in this section is drawn from 227 sets of feedback collected during the public consultation period, through all feedback mechanisms:

- 51 responses received through feedback forms completed at the in-person public exhibition.
- 49 responses received through postal submission of completed feedback form.
- 125 responses received through feedback form submission via the project website.
- 2 Feedback forms sent via email
- 16 bespoke feedback comments received via email

4.5 **Feedback Form responses**

The data presented below is from responses to the questions on the feedback form (all formats), unless otherwise indicated.

Q1. What do you like about the proposals?

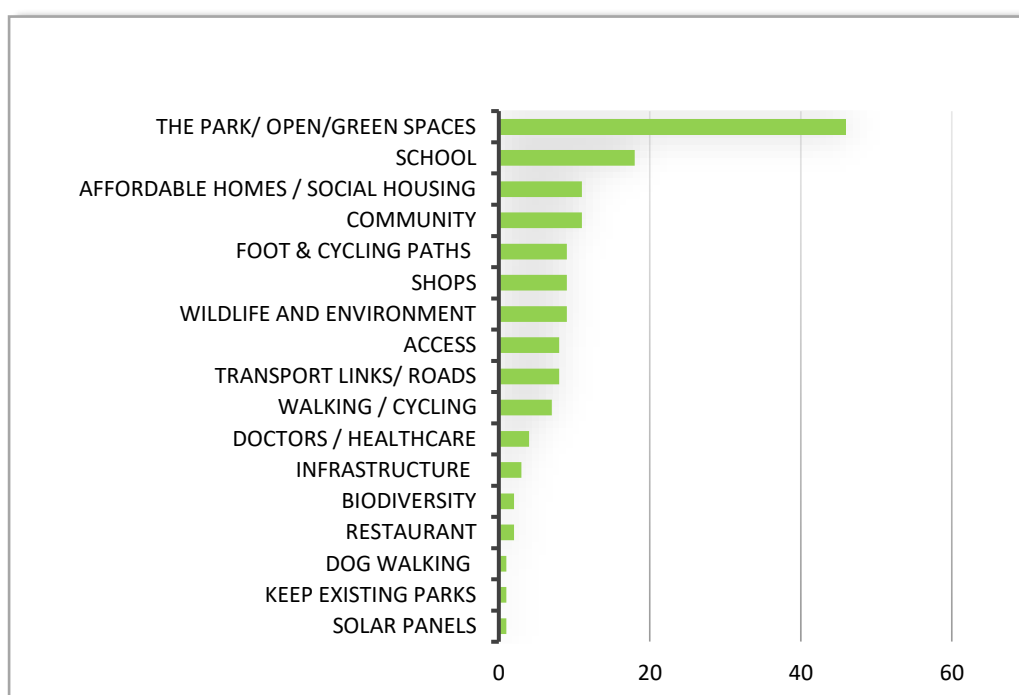


Chart shows likes by theme and number of mentions

There were a range of themes raised in answer to this question, the most mentioned likes were the park, open and green spaces. Also high on the list was the provision of a school, the affordable housing and community spaces/ considerations.

Below are some examples of the responses received:

"The green space. Keeping the existing parks"

"Holistic thinking about community facilities, medical, school, shopping etc. Accessible green space. Shops may ease congestion in other shopping areas locally e.g Havant & Emsworth."

"The provision of school and park."

"Parkland, wellbeing facilities, pathways."

"There is a lot of recreational space."

"Park, school, shops, cycle & pedestrian routes, potential 15min bus provision."

"Opportunity for Local Business Employment"

"I recognise there is a need for more housing in the area., including 40% affordable."

Glad you are preserving the existing playground and sports field just north of the A27 and north of the station."

"More housing will be available for those who are seeking a place to live."

"I understand the need to build houses. Hopefully this looks like it will be done with a feeling of community in mind and proper facilities will be provided from the outset in terms of school and doctors (both are heavily oversubscribed in Emsworth currently)"

"I like that there looks like there will be footpath connections from Denvilles to Emsworth."

"Green spaces, school, cycle paths. Psychologically important Green gap between Emsworth and housing."

"Lots of open space and the use of Southleigh park. the idea of traffic lights at the 2 junctions Southleigh road and Bartons Road"

"I do think more housing is needed particularly social housing."

"Good to see the cycle routes."

"Green space by Southleigh house"

"The retained green area North of Southleigh Road. Bus links. However, will I be subsidising them through my council tax?"

"controlled vehicular access from Southleigh Road through established housing."

"Environment considered"

"Thought given to incorporate local plan and to upgrade local infrastructure to a point."

"Provides more housing and the plans look like there will be improvements in biodiversity."

"I like the idea of the Country Park in the North East Corner. The area for local centre and primary schools. A good range of play parks."

"Plans for community spaces, shops, work, leisure, healthcare, school."

"Like - will have more green space to walk through daily."

"Mix of private and social housing"

"Quality of housing"

"I was very pleased, and pleasantly surprised to see your idea for the country park in the North East corner. I was not expecting that, but am sure it would be greatly appreciated."

"That the homes will be low carbon."

"Having preserved green space in the country park is important."

"The conversion of the grounds of Southleigh Park House into a community park."

"There is an attempt to create some park space, green areas, pathways so it isn't a total paved and built up area."

"I like the cycle access from the top of Southleigh Road towards Emsworth"

I like the development of a local centre, which is needed for the Denvilles area"

"I like that the draft doesn't seem to pack the houses too tightly and seems like it will be a nice environment to navigate when necessary."

"I am also glad to see the space has been allocated for much needed growth of infrastructure, such as the primary school and the GP surgery."

"Lots of cycleways."

"making the upper right quadrant parkland - a pleasant area with mature trees and woodland."

"Provision of a school"

"Mixed affordable housing"

"Plans to give each home a bird brick or box"

"Efficient use of the site with retention of a large meadow park north east of Southleigh Road."

"I like the shift away from gas."

"The opportunity for new facilities and community and urban spaces for my family to enjoy."

"40% affordable housing, i.e. well in excess of Havant Borough Council's 30% minimum for greenfield sites."

Although the majority of the responses to this question were about the things that were liked, there were a number who responded with 'nothing' and others who answered this question took the opportunity to express their concerns about the development. The main concerns seem to be around the traffic, roads and infrastructure.

Q2. What would you change about the proposals?

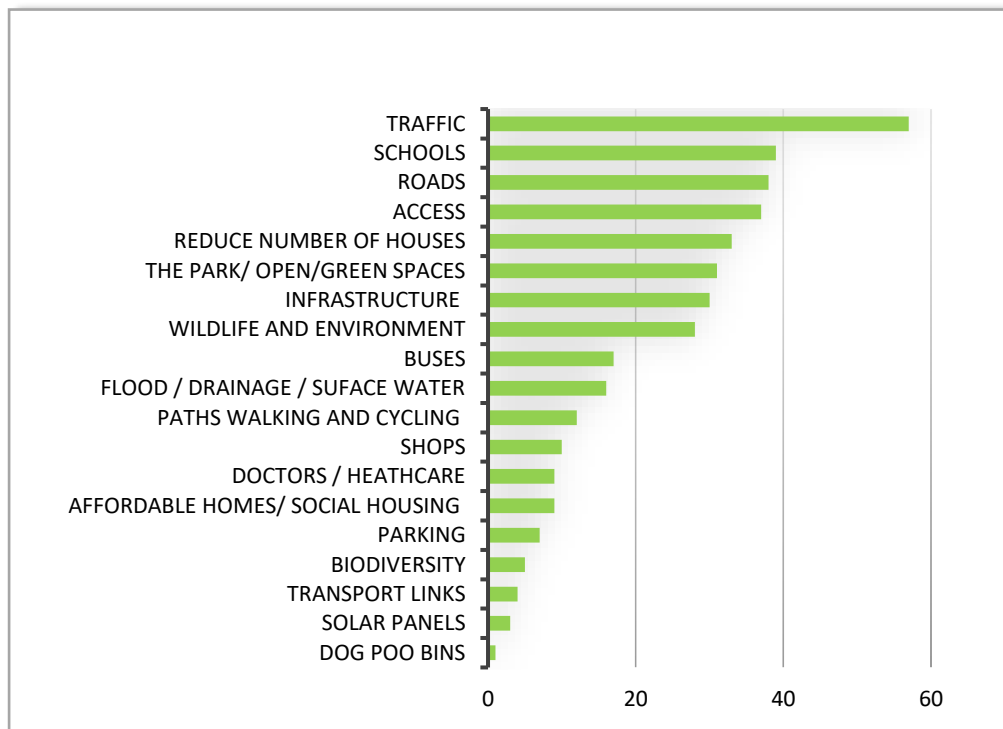


Chart shows themes by number of mentions

In answer to this question there were several themes that the responses to the question fell in to. The most common were traffic, schools, roads, access, the number of houses, and the park, open and green spaces.

Below are some examples of the responses received:

"Access roads... I'm still very confused as to how Emsworth & Warblington are supposed to cope with extra traffic."

"Worried about traffic on existing roads & pressure on shops and amenities. Would like a secondary school. 2 local ones, bad reputation - more students not helpful."

"Frankly I would do away with them completely. The target might be considered necessary by Central Government but it is arbitrary. How are the numbers of houses (2100) justified in terms of local need?"

"Put in road improvements/schools/shops/surgeries/community space."

"Consideration of secondary school staffing, if the facilities of the school are improved. It's not just about the facilities!"

"Definitely must have a school, doctors and local shops."

"Road access to A27 OR The proposed pedestrian route of railway becomes a road."

"Reduce the size and support the local infrastructure before this completed. Consider the natural habitats of the animals that are currently using it."

"Highways strategy and layout particularly the proposed junctions on Southleigh road which will add to the chaos the level crossing causes"

"Don't build it there, it's insane. The local schools have zero capacity, the local surgeries have no capacity."

"Significantly reduce the number of new of houses being proposed. Have much more green space."

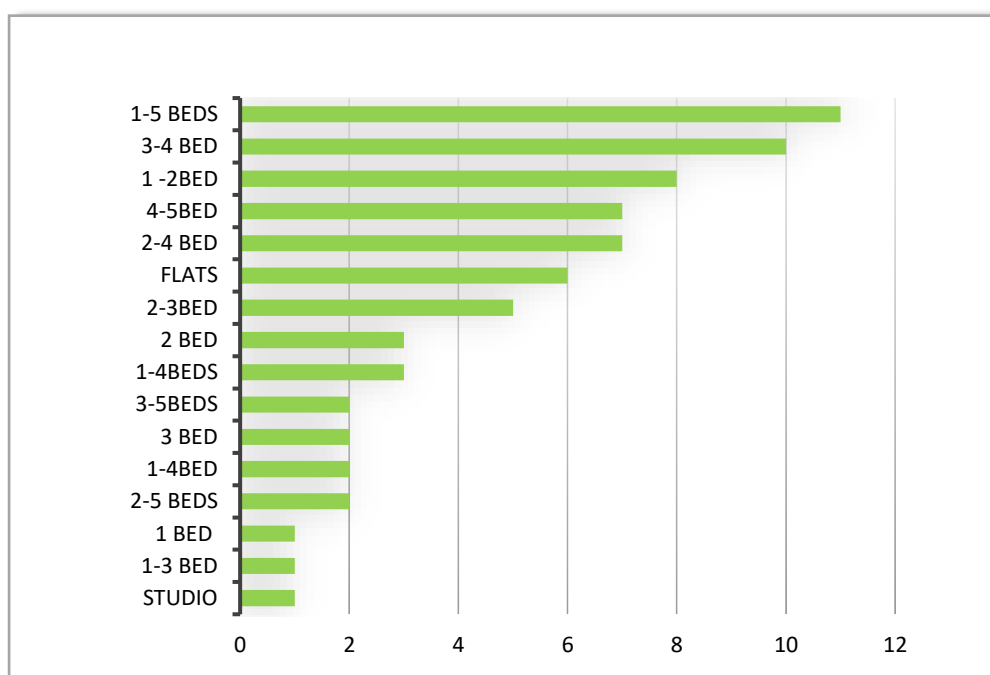
"Putting in a primary school is all well and good but where do secondary school children go. Doubt enough capacity at Wallington secondary school to accommodate all. Parents will have to take their children to other school, most likely by car!!"

"Keeping green space and not destroying the natural habitat currently in place."

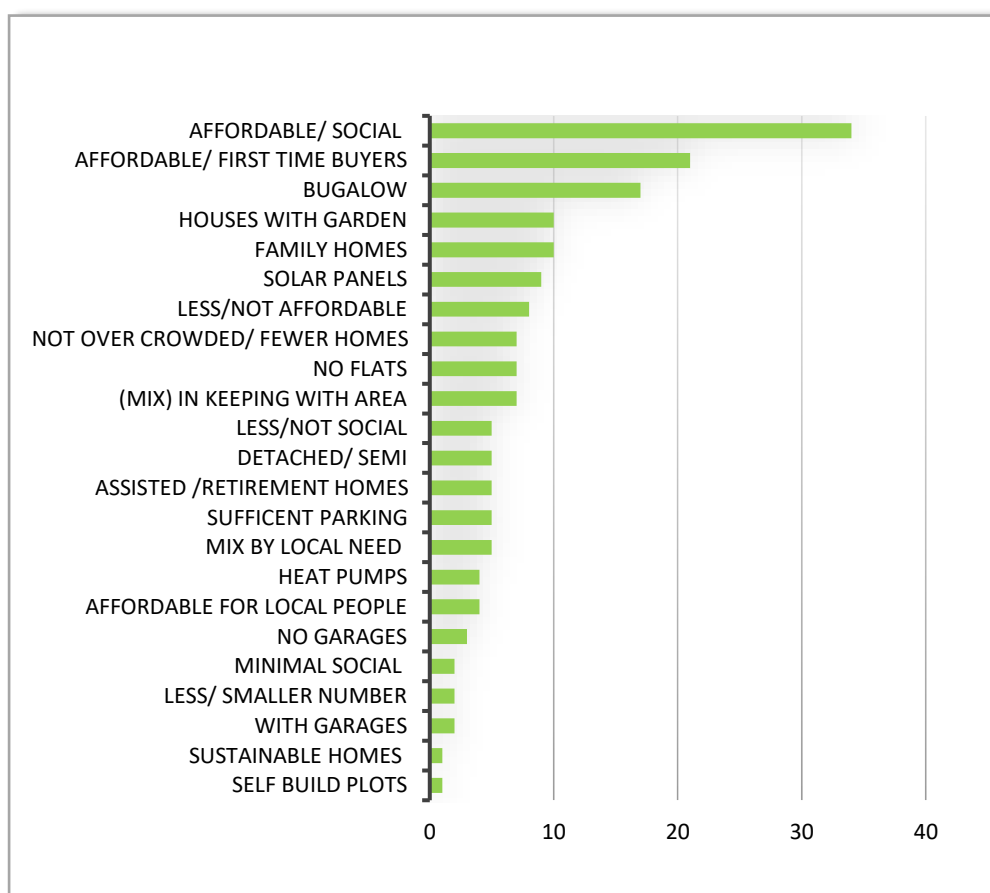
"I would change the amount of housing being proposed and larger green spaces. This is going to have a huge effect on wildlife and shouldn't just be pushed out to parts unsuitable for building on."

"Widen the green space adjoining Kennett way where the "green gap" between Emsworth and the new development is the narrowest. Psychologically, residents of Emsworth wish for a good green gap to be maintained on the west side of Emsworth (where deer and other wildlife currently graze) . If this narrow green point was made wider, it would be make those nimbys happier."

Q3. What kinds of homes would you like to see included in this scheme? For example: number of bedrooms, types of affordable housing etc.



A. Chart shows preferred housing sizes by number of mentions



B. Chart shows preferences of housing types and some features by number of mentions

Many of those who answered this question provided gave a selection of options they would like to see, for example bedroom numbers, house type and other feature options.

Chart A, above, indicates the size of the homes by bedroom numbers, some with a range of sizes given, indicating a preference for a mix of housing sizes. The most popular was a mix of homes ranging from 1 bed to 5 bed.

Chart B, above, indicates the preference of type of housing, including building type (such as bungalow) or affordable housing. In addition, things not wanted, such as not overcrowding, fewer affordable, no garages or no flats. The responses indicated that the majority of those who answered wanting to see affordable housing delivered and made available for first time buyers. There was also an indicated preference for providing a number of bungalows. Some indicated a need for parking, solar panels or heat pumps.

Q4. In terms of highways and transport matters, what feedback do you have on our proposals?

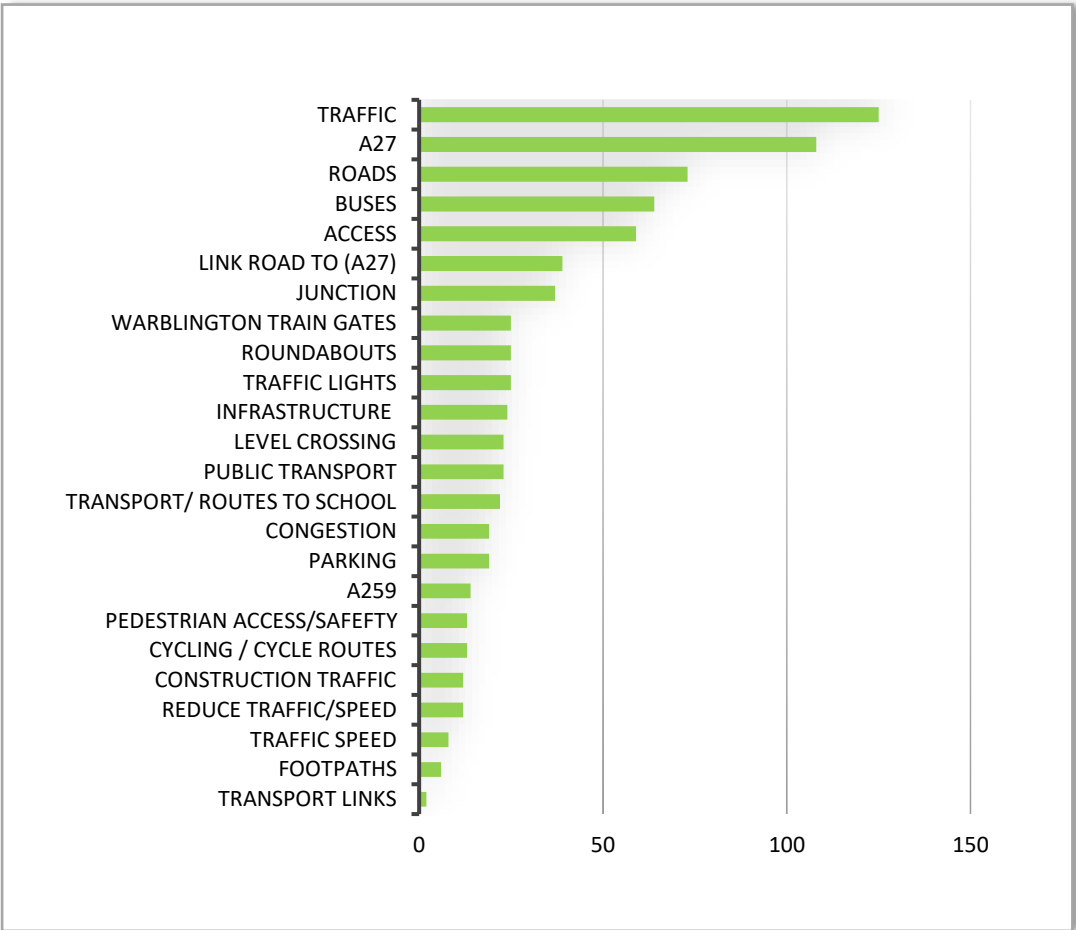


Chart shows preferences of housing types and some features by number of mentions

This question asked the respondents to give feedback on the highways and transport matters within the proposals. The main highways were shown to be traffic, the link to the A27, roads and junctions. On transport, buses were the most mentioned, with general public transport and transport to schools also being raised.

Below are some examples of the responses received:

"transport & roads are a massive problem for this development due to the existing gridlock & train gate issues. We need new access to A27 from this development."

"Accept development needed, but road access from A27 essential."

"The scheme is not viable without a link road from the A27."

"Controlled junctions cause more traffic and pollution pockets than say a roundabout which are free flowing."

"Review the access, not just the 2 accessing, make it more accessible if it's going to be that large."

"They do not adequately address the ability to get in and out in what is already a traffic congested area."

"The additional traffic generated will lead to extensive queuing and even gridlock at peak times along southleigh road particularly at the Warblington Railway gates near the school"

"The bus service in Emsworth is totally inadequate as it is. Buses have to be guaranteed, with a reliable, frequent service."

Q5. What features would you like to see included in our open space proposals? For example: play areas, dog walking areas etc.

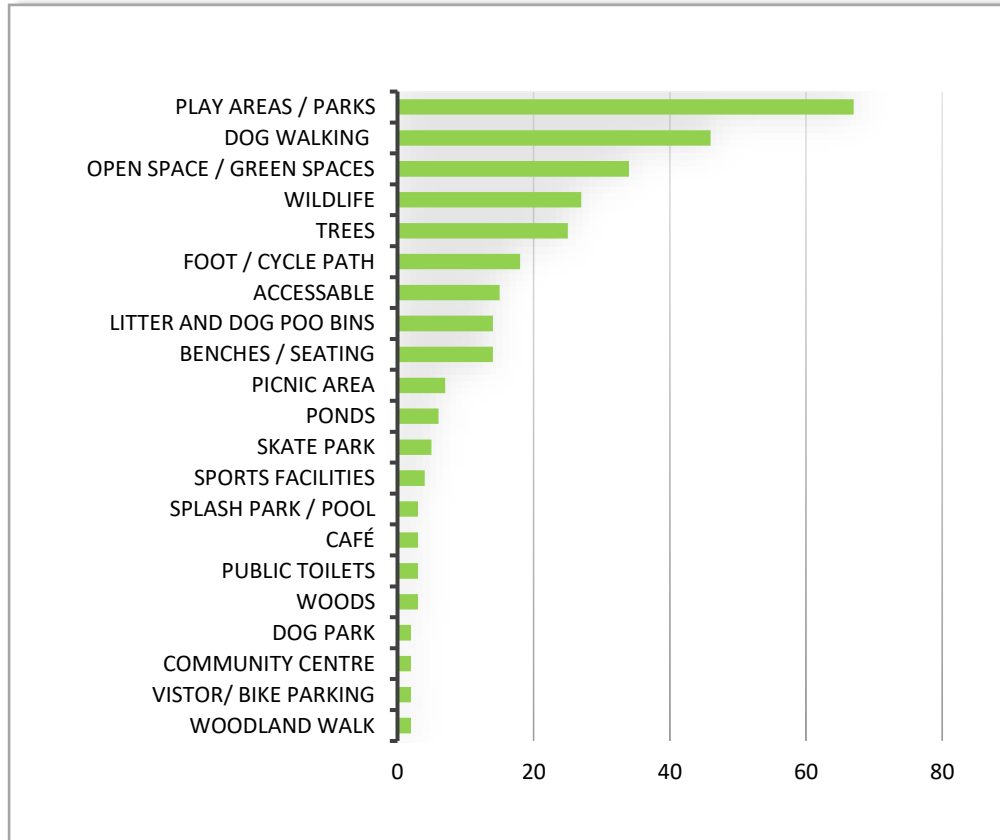


Chart shows features by number of mentions

The majority of those who answered this question indicated that they would like to see parks and play areas. This was followed by dog walking, open / green spaces, wildlife, trees and foot/cycle paths.

Other popular mentions included benches/seating, litter and dog waste bins, and picnic areas.

Below are some examples of the responses received:

"Keep existing parks, green spaces, trees, additional accessible parks and play areas, ponds to attract more wildlife, a cycle route through."

"WIDE cycle routes big enough for all. I.e. cars, pedestrians, cyclists, mobility scooters. Wind turbine to serve all energy needs"

"Plenty of play areas, lots of trees"

"Play areas, cafes, cycle paths."

"Dog walking areas."

"Children's open play areas (Not just a slide and swing)"

"Natural habitats for animals and wild flowers for bees, butterflies etc. (as they are becoming extinct)"

"Play areas/playing field essential."

"Existing wildlife – birds of prey, deer, birds, hedgehogs etc"

"Good play areas for different age groups. Bike & skate parks. Dog exercise park. Mountain bike trail. Splash park"

"Dog walking areas with sufficient, well maintained waste bins. Open recreational areas so that our existing areas aren't overwhelmed by an influx of new users."

"Trees, conservation area, wild flower meadow, play areas, ample seating, pond, toilets, café"

"Footpaths. Wildlife consideration"

"Childrens play areas. Area with trees for shade where people can sit. Accessible play equipment. Allotments. Ponds to encourage wildlife. Waterplay area."

"Green corridors to boundaries with Denvilles and Emsworth. "

"Footpaths and cycle lanes"

"Different play areas, each to accommodate specific age groups"

**Q6. Our plans include a new local centre, what would you like to see provided here?
For example: cafés, restaurants, shops etc.**

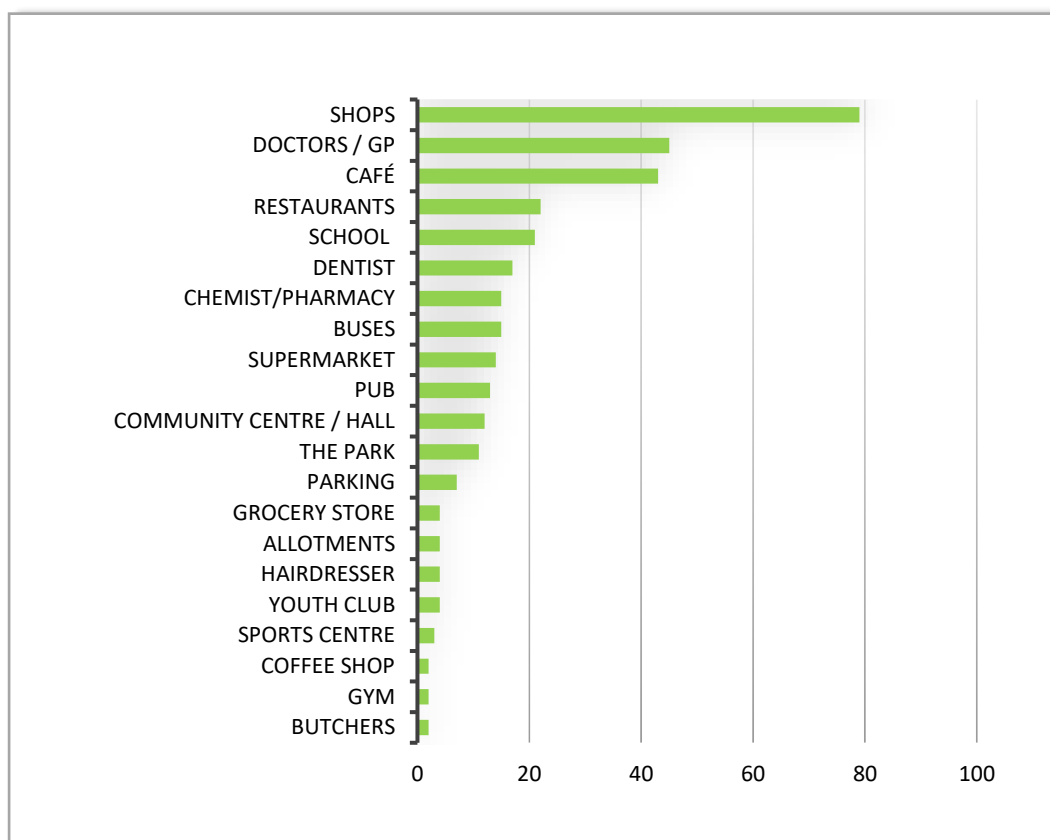


Chart shows suggestions by number of mentions

The respondents were asked what they would like to see in the proposed new local centre. The most popular suggestion was for shops. High on the list were doctors, café, and restaurants, with notable mentions dentist, chemist, buses and supermarket.

Below are some examples of the responses received:

"Local shop, café, a restaurant/bar where you can sit out - pedestrianised bit."

"Cafes & shops e.g. Butchers, bakers, coffee, LOCAL"

"Shops for those who struggle to get into Havant."

"Accessible (wheelchairs/buggy) café. Convenience store. Community centre/village hall."

"cafes, restaurants, shops, doctors surgery, chemist."

"If this did indeed happen, you would definitely need to have a selection of cafes and shops."

"Local shop, not a large chain, make the rent affordable, not more charity shops, give a local the opportunity to start business."

"fish & chip shop"

"Shop will be essential, Community centre, Doctors will be essential, School will be essential, Cycle path connecting Havant"

"Dentist, doctors, café, community centre"

"Small supermarket e.g. Coop, GP surgery & pharmacy, hairdresser, café/restaurant, cycle shop, PO, newsagent, work hub."

Q7. We are also proposing new community facilities for the development, what should this look like? For example: a community hall, or a multifunctional space for local groups.

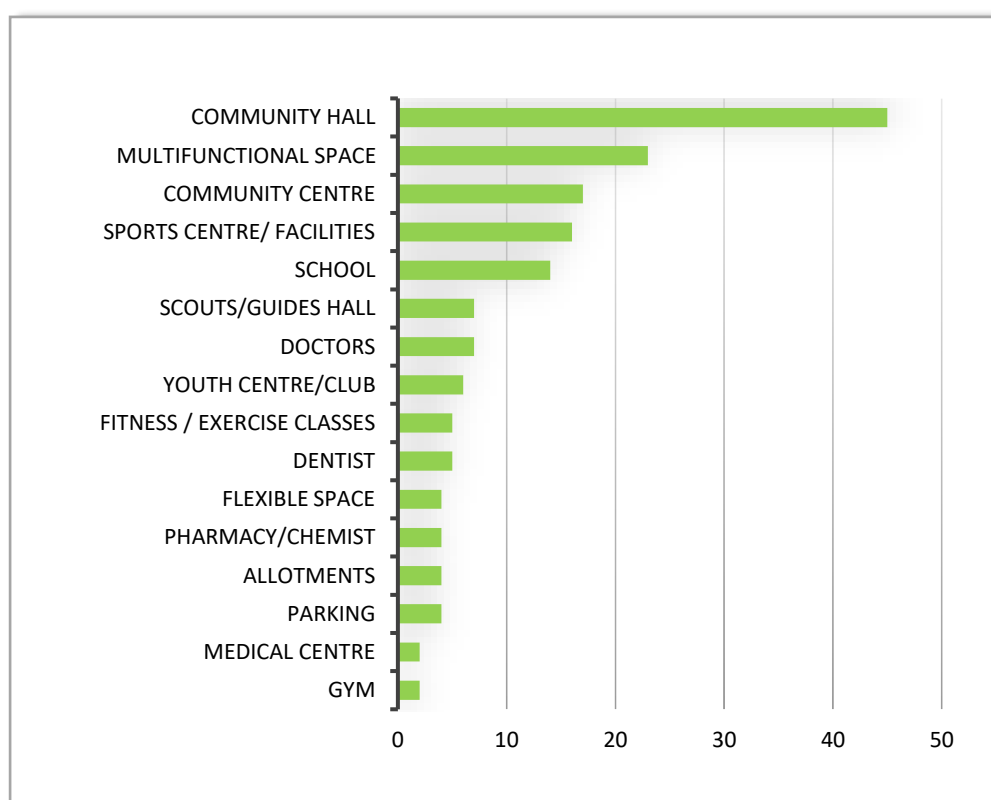


Chart shows suggestions by number of mentions

The responses to this question were regarding the community facilities for the proposed development. A very large majority of those who answered indicated that they would like to see a new community hall/ multifunctional space/ community centre. Other mentions were sports facilities, school and scouts/ guide hall.

Below are some examples of the responses received:

"Additional schools (primary & Secondary), medical centre, multifunctional space for local groups - a bit like the Stride, so it can be hired out."

"Sports centres as well as easy access to community hall."

"cover all ages, including activities for the older generations, kids clubs in the holidays, fates, private hire"

“Yes a functional space for local groups eg youth club type facilities as little for older kids to do in Emsworth.”

“A community hall sounds like a great idea. Also a pub/restaurant.”

“Schools, cycling/running track or a swimming pool. We have plenty of community halls and they struggle to stay open.”

“Definitely somewhere for young people to go - sports groups, youth groups, scouts group is really really important to benefit mental health and to keep them off the streets / off their phones.”

“Mother and toddler/baby groups to meet so they can get local support and friendship.”

“Perhaps somewhere for elderly care group(s) to meet. I've seen something on the local news where older people met with toddler groups and that seemed to be a lovely idea.”

“Maybe some sort of faith group / community church would be a good option.”

“The point is that it would need to be multifunctional space that could be adapted.”

Q8. Is there anything you think that we haven't considered as part of our proposals?

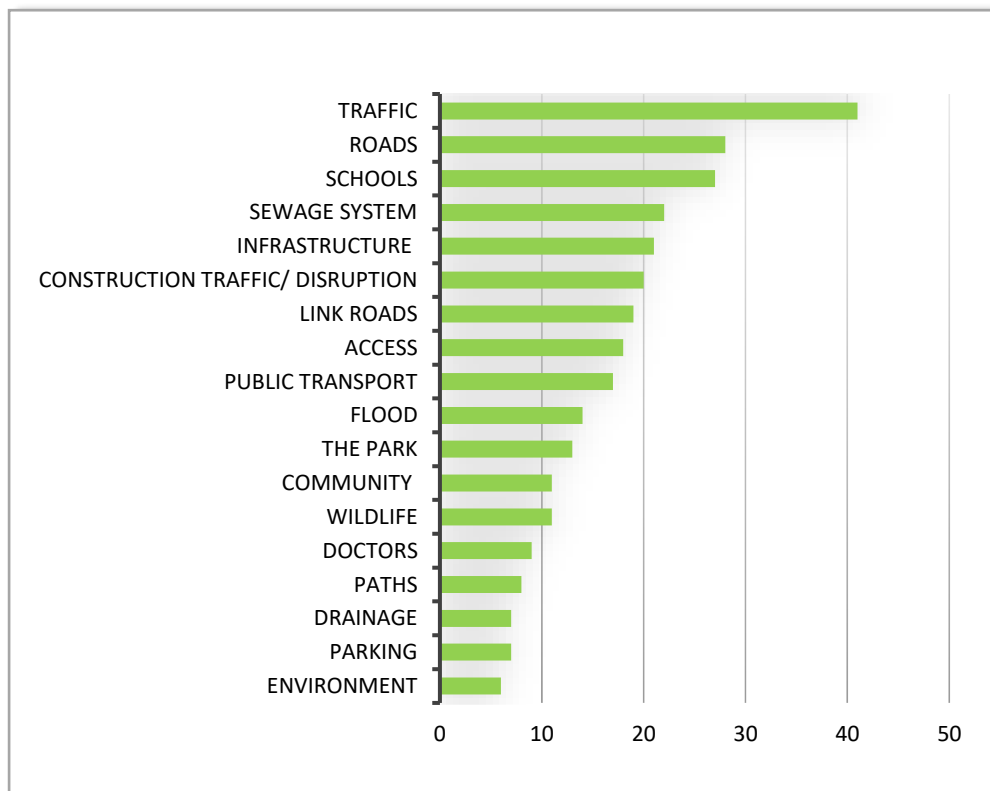


Chart shows suggestions in themes and by number of mentions

The respondents were asked if there was anything that had not been considered in the proposals. The main items of concern were traffic, roads and schools. As can be seen above there were other themes mentioned such as sewage, infrastructure, and construction traffic and disruption.

Below are some examples of the responses received:

"Suitability of the local area road network etc. Very poor local transport system - bus service is appalling, trains are unreliable."

"How it impacts the local community already living in Emsworth."

"Link roads to the A27 is the main issue here. Not much though process has gone into where all these new cars are going to be and how they are getting around. It's going to be absolute chaos without a decent route to the A27. "

"Thinking everyone is going to use public transport is garbage and you know it."

"The impact on the community. Emsworth will no longer be what it is and why people enjoy it for what it is. The community will be destroyed. Yes it will change and reemerge but at what cost?"

"Yes. Local residents. Local roads, Link road. Traffic queues. Speed of traffic. Cyclists not using the existing cycle paths. Horses that go along Southleigh Road. Wildlife. Inconsiderate drivers. Accidents at junctions."

"Access off the A27"

"Secondary education, safety along Southleigh Road. Congestion issues in Emsworth."

"Flood risk and need for upgraded sewage system. Original pre 1970's infrastructure has not been upgraded despite considerable development of housing and loss of farmland (natural drainage) already."

"Realistic transport implications"

"Traffic flow in and around the development and affordability for first time buyers. Access for emergency services."

"Yes the lives of the residents who already live here"

"Please make sure the infrastructure is in place ..a decent link road before the houses are built."

Q9. What else would you like to say about our proposals?

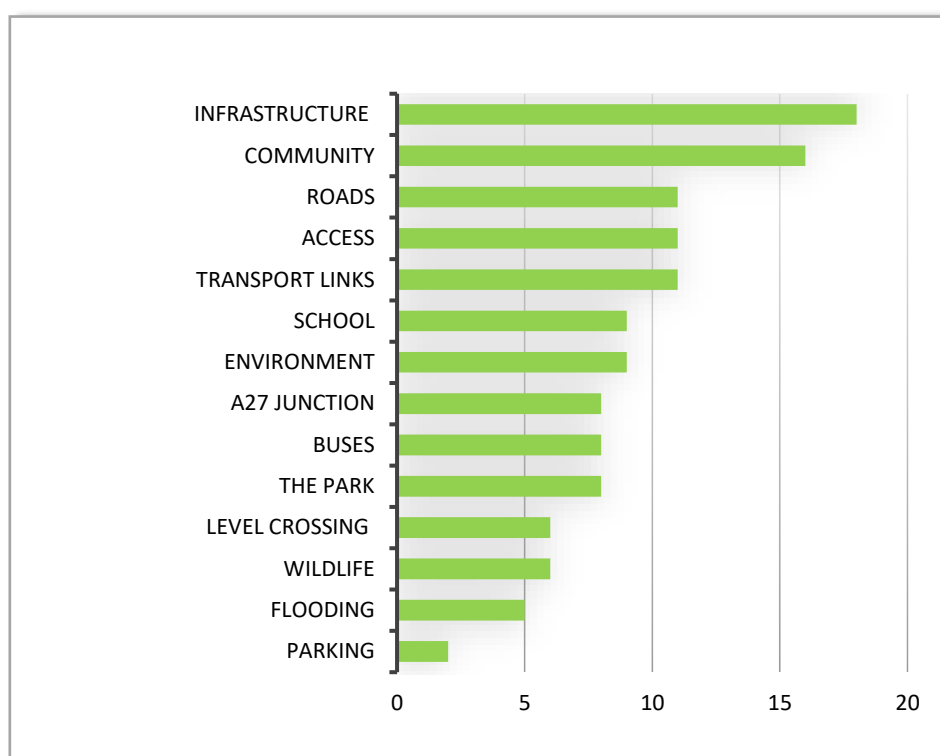


Chart shows comments in themes by number of mentions

This final question asked if there was anything else that the respondent would like to say about the proposals. The chart above shows the themes that came from these responses and lists them in order of mentions.

The main mentions related to infrastructure and the community, followed by roads, access and transport links, as you can see there were a few other less popular themes raised above.

Below are some examples of the responses received:

"The road structure needs to be looked into more. Existing residents already queue Horndean Rd/Southleigh Rd, Warblington Crossing & Emsworth. Maybe less houses."

"Phasing. How are you actually going to deliver this? "

"It's essential that highways are implemented first, including and coordinated with the county council plan for the A27 junction."

"Can you stop building things that look like they are from 150 years ago and build something contemporary."

"I hope the traffic lights are done before the development starts"

"Half the amount of houses to be built and build the rest elsewhere please."

"Look forward to seeing more detail."

"You have not considered the impact to already extremely busy road, junctions and crossings."

"The council must add capacity to hospital and GP surgeries."

"A good proposal if it comes to fruition as set out and good buy in from Havant Borough Council"

"It needs to be cancelled. We are losing all our green spaces."

"Broadly speaking we are in support of these proposals, if housing has to be built (which it does) this proposal seems sensitive and well balanced."

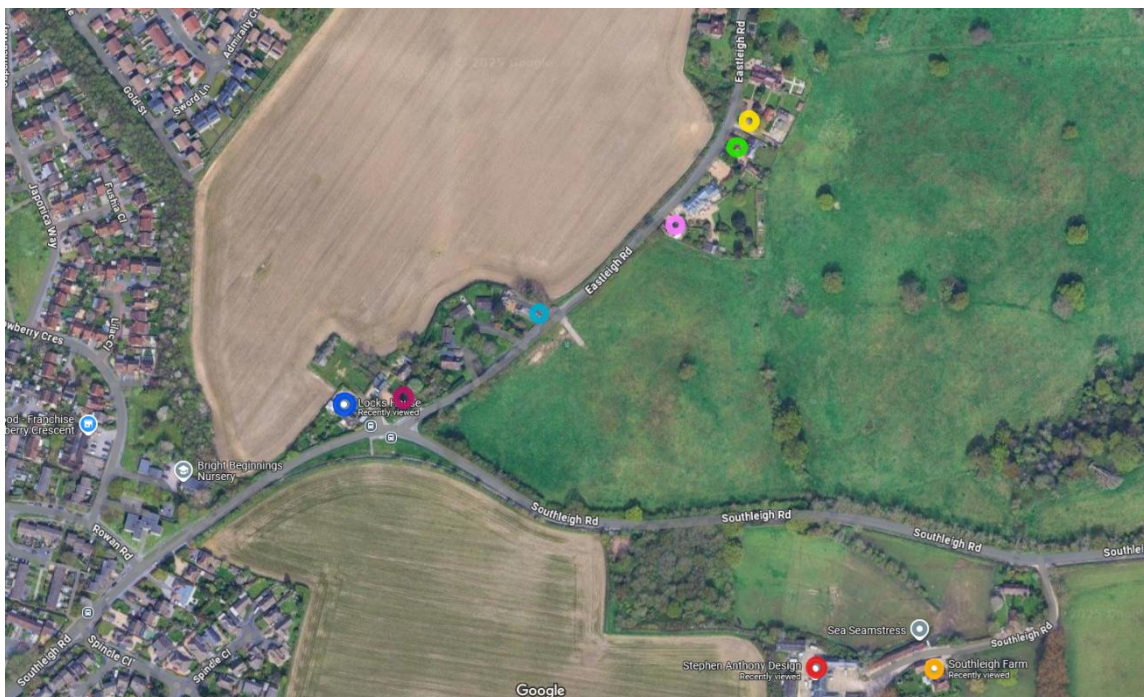
"Traffic issues MUST be resolved before starting this huge project."

"In principal Ok but the devil is in the detail."

"Would be nice if the new green park area was built early in the development, so that locals can enjoy this without waiting years for the rest of the development to be built. Would make locals more positive about this large development on our doorstep"

4.6 **One-to-One meetings**

A letter was sent by Royal Mail to the 21 closest neighbours to the site on the 2nd June 2025, offering them an opportunity to have a one-to-one meeting with members of the project to discuss the proposals and ask any questions they may have.



Map of close neighbours

Meetings took place at the residents' homes on Wed 25th June, Thursday 26th June and Tues 22nd July. Of the 21 invitations sent, a total of sixteen residents and businesses took up the offer, and a total of eleven meetings were held over the course of these dates.

Feedback

The following issues were raised during the one-to-one meetings. In order to protect individual identities, feedback has been aggregated.

Traffic and Roads

- Link Road
- Traffic, sewage, water
- Eastleigh Road – access and speed
- Nobody uses bus stop, will it move? 27 bus service reduced
- Will there be more car parking in Emsworth? It gets busy
- Congestion / traffic issues
- Level crossing – need improvements, traffic is a big concern.
- Crossroads
- Would a link road bring more traffic?
- Should work with West Sussex – need A27 junction
- Road is too narrow – not enough space for two cars plus pedestrians. Hence having to drive everywhere.
- Public transport
- Will construction traffic use Eastleigh Road?
- Would prefer Cul-de-sac in both directions
- Blind spots on the road. Road safety concerns. Residents have had an accident on this road.
- Last local plan capped off the road.
- Emsworth Station – industrial units could be car park?

Infrastructure

- Need infrastructure projects.
- Infrastructure -Schools
- Move Warbington school? Is that your remit?
- Doctors- Emsworth won't take PO9 residents
- Doctors/Hospitals – how will they cope?
- Shops – building heights?

Drainage and water

- Drainage – how will water be managed? Flooding issues locally.
- Drainage/flooding. 2013 serious flood. 2 yrs ago Southern Water drains blocked up. (resident will send flooding footage)
- Drainage /flooding – people have kayaked down Southleigh Road
- Water table concerns.

Design, scale, landscape and wildlife

- Architecture – how to vary design?
- How close will houses be? Overlooking
- Loss of privacy and light with building right up to the boundary. How could you plan to mitigate this?
- Topography – heights, overlooking
- Shame the hedge will go
- Delighted with park and proposals. Parkland – like it- who would own/ manage it?
- Play areas/community spaces – poor provision currently
- Security: neighbours have been broken into. Appreciate development needs to happen
- Bechstein's bats in the area.
- Access to the bluebell wood at the top of Eastleigh Road appears restricted in the plans.

Other

- Something to preserve 'Eastleigh Hamlet' name and identity
- Keep hamlet together – Don't want to see fragmented
- Worried about structural damage to home due to construction
- How long, project timeline?

4.6 Development Consultation Forum

As part of the pre-application consultation, the Applicant took part in Havant Borough Council's Development Consultation Forum process. This event was hosted by the Council, and included:

- A short exhibition, in which members of the public could view banners (a copy of the banners can be found in Appendix 1g) and ask questions of the project team;
- A presentation (a copy of the presentation can be found in Appendix 1h), which explained the proposals in greater detail, and
- A question and answer session, wherein elected members could ask questions of the project team
- A feedback form, produced by the Council, which was given to members of the public to complete. Completed forms were sent to the Applicant as consultation responses.

A total of 55 individual pieces of feedback were received, including handwritten feedback forms, digitally returned feedback forms, and emails. Comments made have been themed below:

Theme	Frequency
Congestion/traffic	43
A27 link road	32
Active travel	21
Warblington level crossing	20
Healthcare facilities	17
Construction traffic/management	13
Need for improved public transport	11
Education/schools	9
Sewage	8
Maintenance of public realm	8
Flooding/surface water drainage	8
Parking	8
Impacts on wildlife	7
Sustainable technologies (EV charging, solar panels etc)	6
Need for affordable housing	6
Shops	6
Boundary treatments	5
Community parkland	5
Speeding	4
Environmental impacts	4
Impact on property values	4
Proximity to existing residences	3
Pollution	3
Housing mix	2
Impact on character of the area	2
Questioning need for community centre	2
Need for connectivity to Warblington station	2
Need for separate nature reserve	2
Need for more density	2
Westbrook estate private road	2
Crime	1
Need for older people's housing	1
Need for care home	1
Suggestion to relocate Warblington School	1
Self-build	1
Need for key worker housing	1
Need for allotments	1
Visual impact	1
Loss of agricultural land	1

5. RESPONSE TO FEEDBACK

- 5.1 The table below summarises the key themes arising from feedback during the consultation and the respective responses from the Applicant.

Key Theme	Applicant Response
Who is the developer?	<p>Bloor was founded in 1963 by John Bloor. We have 63 years' continuous experience in promoting and developing major housing schemes across the UK.</p> <p>The long-term family ownership and simple management structure provides certainty that is not susceptible to change, disruption, or pressure from the city.</p> <p>The business operates across the Country from 9 regional offices, with the team working on Southleigh from the Bloor Southern office based in Newbury.</p> <p>The company builds over 4,500 new homes annually and we have consistently maintained our HBF rating as a 5-Star Home Builder.</p>
The Site	
Where is the site located?	<p>The site located south of Barton's road, north of the A27, east of Denvilles, and west of Emsworth. It is in a sustainable location, well-connected to nearby cycle routes, public transport, schools, leisure facilities, and employment.</p>
What is the site history?	<p>This site was first proposed by Havant Borough Council in 2016 in a previous version of the (now withdrawn) Local Plan, and remains one of the only sites available in the district that can deliver homes at scale in a sustainable location. The Council carried out a masterplanning exercise in 2017, in which many local residents took part. This site now has a draft allocation in the emerging Local Plan (Regulation 18 Local Plan) upon which the Council is carrying out its own consultation, meaning that the Council still sees it as a suitable place to deliver a new community.</p> <p>The Council consulted on this Plan through May and June 2025. The consultation has now closed, and the Council is considering feedback before reporting back later in the year.</p>

	<p>The Council has a calculated housing need of 892 homes per year, but the draft Local Plan can only meet 361 homes per year representing only 40% of its need, including the Southleigh allocation, which is the largest of the emerging Local Plan's housing allocations. Because of the coastline and the South Downs, given the constrained nature of Havant it is difficult to find enough land to meet housing need which places greater importance on the need to deliver strategic sites such as Southleigh.</p> <p>As of January 2024, 1,631 households were registered for Hampshire Home Choice in Havant, meaning they are on a waiting list for affordable housing. Housing pressures are leading to an increase in rent and house prices, increasing social and health inequality, and more homelessness in the district.</p>
Proposals and Planning	
How are the numbers of houses (2100) justified in terms of local need?	<p>Havant Borough Council has a responsibility to meet housing need for the next five years, by allocating enough land and granting sufficient planning permissions against calculated need.</p> <p>This site has been identified by the Council to meet its need in its Building a Better Future draft Local Plan.</p> <p>The need is calculated by the Council using a methodology created by Government.</p>
This development will bring a lot more people to the area, which in turn will put increased pressure on public services. What discussions has the project team had in terms of existing capacity and likely pressures this development will place on these services?	<p>Havant Borough Council will assess the impacts on existing infrastructure as part of the process of assessing the application.</p> <p>The applicant team will make proportionate financial contributions towards delivering new infrastructure services, such as potentially schools and healthcare, if the development is granted planning permission.</p>

What type of application will be submitted?	An outline planning application will be submitted to Havant Borough Council. If approved, the development will be brought forward in phases, with each phase submitting a separate Reserved Matters application, which will deal with the finer details of each phase of the project.
What is being proposed?	<p>As well as providing around 2,100 much-needed new homes (of which, Bloor will deliver around 1,800 on their interest), the scheme will deliver a range of new facilities and infrastructure, including:</p> <ul style="list-style-type: none"> - A new community park, open to all, which will offer leisure and recreational opportunities in a natural environment; - A mix of homes to meet local needs; - Solar PV, air source heat pumps, and EV charging points; - Significant numbers of Affordable Homes; - A new mobility hub that will be a focal point for travel options and interchange, potentially including EV charging points; secure cycle storage; real time public transport information and seating areas; - New public transport services with easy access for all residents; - Wider pedestrian and cycling improvements; - Provision of a new local centre, with new shops, cafés, and restaurants; - Community facilities - New healthcare provision, which could include a GP surgery and chemist; - Workspaces to help support the local economy; - A new primary school and the potential for 2 nurseries for early years; - A network of green corridors for walking and cycling; - Pedestrian-friendly streets, and - Leisure facilities, play areas, and potential sport offering.

New Homes	
What will the price range be for the homes?	This will depend on market conditions at the time that new properties are brought to market. Market properties will be sold at the market rate, and affordable properties will be sold or rented at the level agreed in the planning permission.
What materials will the homes be built from?	As an outline application, this detail has not yet been set, and will be dealt with at the Reserved Matters application stage. However, we would seek to use materials that are in keeping with existing communities.
How could you plan to mitigate the loss of privacy and light for the closest existing neighbours?	The layout, scale and appearance of the development are detailed matters that will be dealt with at the Reserved Matters stage as the outline application seeks to establish principles. At the detailed stage, we will undertake further consultation with the community and will seek to ensure that the proposals accord with Havant's amenity standards in terms of overbearing impacts.
Transport and Access	
How will people access the site?	<p>Our vision-led approach aligns with National and County wide Policy whereby we should make it easier to travel by walking, cycling, and public transport to reduce car dependency. The vision for Southleigh is for the transport needs of the community to be met without reliance on owning a private car.</p> <p>The site is well-positioned to provide connections to active travel routes, public transport, and existing roads, and will provide additional improvements to the transport infrastructure for new and existing residents.</p>
Will there be any parking facilities onsite?	Parking will be provided on-site for all new properties, in line with the Council's parking standard, which sets a minimum number of spaces per dwelling, based on the number of bedrooms. This will be established at the Reserved Matters stages as part of the detailed layout design.

How will the development be maintained?	This will be agreed through the planning process, but the most likely outcome is that the site, including the community park, will be maintained by a management company, paid for by contributions from residents of the new properties.
Are you delivering a new link road onto the A27?	The Council's draft allocation proposes to safeguard land for future connections on land beyond Bloor's control. Bloor would not prejudice or frustrate the ability for such future connections to be delivered, should they be necessary, and our proposals would be designed to allow for these to come forward.
Drainage	
How will you manage any surface water / flooding on site?	Development on the site is located in Flood Zone 1, which represents the lowest risk. Sustainable Drainage Systems (SuDS) will be used to manage water runoff, using measures such as swales and pipes.
Open Space, Landscaping, and Ecology	
What biodiversity measures will you be including?	All new development is required by law to achieve a 10% measurable net gain in biodiversity, and our aspiration is to go beyond this wherever possible, including by responding directly to nature conservation priorities identified in the new draft Local Nature Recovery Strategy for Hampshire, such as the restoration of parkland habitat.
What are you doing to manage nitrates?	We understand the local significance of nitrate neutrality and this scheme will meet current environmental requirements through active mitigation methods potentially on and off site, subject to the detailed calculations.
How are you maintaining the separation between Emsworth and Denvilles?	A new 58-acre (23.5 hectare) community park will be created, opening up previously inaccessible green space for new and existing residents to enjoy. Inspired by the historic parkland south of the Listed Southleigh Park House, the community park will also protect the separation between Emsworth and Denvilles.

Why is all the open land on Emsworth side? This is not a fair distribution.	The area proposed as a community park is already currently parkland, which means it is the most suitable part of the site to use for public open space.
How do you plan to protect the Bechstein's bats in the area?	<p>The proposals are informed by a comprehensive programme of ecological survey work, including surveys with a particular focus on habitats and vegetation, and on protected and notable species such as bats, birds, invertebrates, and reptiles.</p> <p>Local wildlife will be protected and enhanced alongside development – including by the creation of extensive new habitat corridors featuring a mosaic of wildflower grassland, mixed native scrub, and wetlands.</p>
Sustainability	
What sustainability measures are you including as part of these proposals?	Our designs for new homes could incorporate sustainable technologies such as EV charging, air source heat pumps, and solar panels to help residents live comfortably and affordably whilst making a contribution towards the fight against climate change. We also encourage residents of our new communities to use active travel and public transport where possible by putting infrastructure at the heart of our design process.
Construction	
How will you manage construction works to mitigate the impacts on local residents?	<p>Bloor Homes is committed to being a good neighbour during construction.</p> <p>A Construction Environmental Management Plan (CEMP) will be developed to inform and manage the potential construction impacts of the proposed development. This will be conditioned as part of the planning application process.</p> <p>Construction activities would be limited to working hours to be agreed with the Council and would comply with the relevant Health and Safety regulations.</p>
Miscellaneous	
What about the historic covenant on the site?	The historic covenant will be addressed as part of the development process. The Council has previously released the historic covenant in relation to several pieces of neighbouring land for residential development.

<p>A community hall could help bring the community together. How would this be paid for and who would be responsible for its upkeep in the future?</p>	<p>The approach to community facilities in terms of scale / form / location are yet to be determined, however such provision will come forward as part of the development. Bloor Homes would seek to work with the Council to either hand any facilities to the relevant department or seek a management entity to ensure its future is preserved. Either approach would require the agreement of a Management Plan. Bloor Homes would not seek to retain any such facility.</p>
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6. CONCLUSION AND NEXT STEPS

- 6.1 As outlined through this document, the Applicant has carried out a programme of pre-application engagement and consultation. This programme has increased awareness of the plans and offered residents and stakeholders a chance to comment on the proposals before the application is submitted.
- 6.2 The Applicant has sought to include a range of stakeholders and individuals, to fully represent the local community in this consultation. However, whilst making substantial efforts to do so through a wide variety of methods, it is not always possible to engage with all interested parties.
- 6.3 This consultation has both met and exceeded the requirements laid out as part of the NPPF, the Localism Act and Statement of Community Involvement (SCI) prepared by Havant Borough Council.
- 6.4 The Applicant has been prepared to listen to points raised in the consultation and amend plans accordingly wherever possible. The feedback was mixed, but many were supportive of the need for new homes and the plans for open green space. However, there were mixed views with regard to a potential increase in vehicle movements and the need for a wider investment in local infrastructure.
- 6.5 Throughout the consultation process, The Applicant has been clear of its intention to create genuine dialogue and relationships with the local community.
- 6.6 The Applicant will ensure the submission of the application does not mark the end of community engagement and will continue to discuss the proposals with the local community.

Appendix 1: Pre-Submission Public Consultation

1a. Consultation Mailing Area

3,229 addresses



1b. Community Invitation

Sent by Royal Mail to residents and businesses, 2nd June 2025.

Land at
Southleigh

BLOOR HOMES

We are writing to invite you to our consultation on land at Southleigh, between Denvilles and Emsworth, where we are proposing to build a new community of homes.

These proposals follow a longstanding aspiration of the Council to develop this site, as one of very few places in Havant District that can be brought forward to help meet the area's growing housing need.



 Bloor Homes application boundary

 Havant Borough Council Emerging Local Plan Allocation Boundary

Take part in our consultation

We are holding two consultation events, one in Denvilles, and one in Emsworth.

The details of the events are below:

Emsworth:

13th June
Emsworth Baptist Church, North St, Emsworth PO10 7BY
3pm – 7.30pm

Denvilles:

14th June
Stride Centre, Daffodil Way, Denvilles, Havant PO9 2FA
10am – 3pm



Members of the project team will be available at these events to give you more information, answer your questions, and take on board your feedback.

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Our proposals are not yet finalised, we want to hear your views on how our plans can be improved before we submit a planning application to Havant District Council.

Our application will be an outline application to establish the principle of development, this means that we are looking at the bigger picture, and many of the finer details cannot be confirmed at this early stage. If planning permission is granted, we will prepare and submit further Reserved Matters planning applications, which will look at these details.

To learn more about our proposals, please visit:



www.BloorSouthleigh.co.uk

If you would like to contact the project team, please get in touch using any of the below:



Call our community helpline on: 0800 689 5209



Email us at: info@BloorSouthleigh.co.uk



Write to us at: Freepost CONSULTATION REPLY



If you are unable to access the website, or would like further assistance, please get in touch by email or telephone and we will be happy to provide you with hard copies of the materials.

1c. Exhibition Banners

Southleigh
BLOOR HOMES

Welcome

Welcome to our public consultation, where we are displaying our proposals for a new community called Southleigh, between Denvilles and Emsworth.



 Bloor Homes application boundary
  Havant Borough Council Emerging Local Plan Allocation Boundary

These proposals follow a longstanding aspiration by the Council to see this site developed. As the largest site with a draft allocation in Havant Borough, this proposed development can make a significant contribution towards the area's growing housing need.

Please take the time to read these banners to learn more about our proposals. If you have any questions, members of the project team are available today to answer them for you, please ask anybody with a name badge.

 When you are ready to let us know your thoughts, please fill in a feedback form and put it in the feedback box provided, or go online to www.bloorsouthleigh.co.uk and complete a form online.

Copies of the materials on display today will be available on the website after the event.




 Call our community helpline on: 0800 689 5209
 Email us at: info@BloorSouthleigh.co.uk
 Visit: www.BloorSouthleigh.co.uk

Southleigh
BLOOR HOMES



About Bloor Homes

Bloor was founded in 1962 by John Bloor. We have 60 years continuous experience in promoting and developing major housing schemes across the UK.

The long-term family ownership and simple management structure provides certainty that is not susceptible to change, disruption, or pressure from the city.

The business operates across the Country from 9 regional offices, with the team working on Southleigh from the Bloor Southern office based in Newbury.

The company builds over 4,500 new homes annually and we have consistently maintained our HBF rating as a 5-Star Home Builder.




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Southleigh

BLOOR HOMES



The Need for Housing

The Government has made addressing the housing crisis a priority, and has announced an overhaul of the planning system to 'get Britain Building Again' given the acknowledged national housing crisis that we face. To help deliver much needed homes, councils must boost housebuilding in areas of most need and have to deliver sufficient homes to meet their statutory housing targets to tackle the housing crisis and critically meet the Government's commitment to delivering 1.5 million homes.

This site was first proposed by Havant Borough Council in 2016 in a previous version of the (now withdrawn) Local Plan, and remains one of the only sites available in the district that can deliver homes at scale in a sustainable location. The Council carried out a masterplanning exercise in 2017, in which many local residents took part. This site now has a draft allocation in the emerging Local Plan (Regulation 18 Local Plan) upon which the Council is carrying out its own consultation, meaning that the Council still sees it as a suitable place to deliver a new community.

To see the Council's consultation, visit www.bit.ly/hbc-babf

The Council has a calculated housing need of 892 homes per year, but the draft Local Plan can only meet 361 homes per year representing only 40% of its need, including the Southleigh allocation, which is the largest of the emerging Local Plan's housing allocations. Because of the coastline and the South Downs, given the constrained nature of Havant it is difficult to find enough land to meet housing need which places greater importance on the need to deliver strategic sites such as Southleigh.

As of January 2024, 1,631 households were registered for Hampshire Home Choice in Havant, meaning they are on a waiting list for affordable housing. Housing pressures are leading to an increase in rent and house prices, increasing social and health inequality, and more homelessness in the district.

Our proposed new community includes Affordable Homes, which could help meet the need of more than half of the borough.

Call our community helpline on: 0800 689 5209
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Southleigh

BLOOR HOMES



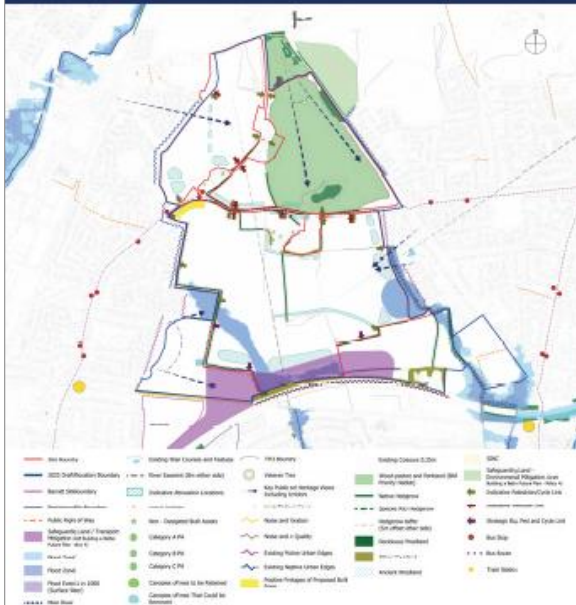
The Site

The Council allocation is around 347.5 acres (140.6 hectares), of which Bloor Homes controls 263.3 acres (105.3 hectares) between Denvilles and Emsworth. Southleigh Road passes through the site from west to east.

It is in a sustainable location, well-connected to nearby cycle routes, public transport, schools, leisure facilities, and employment.

Bloor Homes controls the majority of the land in the draft allocation as shown on the attached plan, but is preparing a comprehensive masterplan for the whole, to demonstrate that Bloor's interest can come forward in a manner that will not prejudice the future delivery of development (including future connections) beyond Bloor's control.

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Visit: www.BloorSouthleigh.co.uk



Opportunities & Considerations

As part of preparing the designs for our new development, we have to take into account a number of constraints on the site.

We also have a number of opportunities we want to bear in mind to ensure that we can deliver the best possible scheme for the community.

Constraints

- Topography
- Drainage
- Heritage
- Archaeology
- Local designations
- Ecology

Opportunities

- Delivering a new community park
- Improving transport connections
- New services
- A new school
- Recreation and leisure facilities

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Our Vision

The design of the new community has been shaped by a clear set of values focused on creating a connected, inclusive, and nurturing place.

It prioritises walkability, green spaces, and accessible local services and infrastructure to support active, healthy lifestyles and foster strong social connections among residents.



Connected

The scheme will be convenient to travel to, through, and across. This will mean easier journeys by sustainable travel means encouraging residents to reduce the use of their cars as much as possible. Services will be located nearby, and close to new and existing residents.



Active

Our proposed new community is designed to do more than provide high-quality, modern homes. It's a community built with wellness in mind. By including features that encourage active lifestyles, this development will empower residents to live healthier, more vibrant lives.



Nurturing

Our proposals are rooted in the belief that communities thrive when nature and personal wellbeing are brought together. By blending sustainable design with an emphasis on mental and physical health, this development aims to create a harmonious environment where both residents and the planet flourish.



Amenities

Amenities and facilities have been incorporated into the design ethos of this new community, to ensure that there are places for new and existing residents alike to enjoy nature; shop; travel conveniently, and pursue leisure and exercise. This exciting new community could include a new community park, recreation facilities, open space, a mobility hub, a primary school, health care facilities and a local centre.

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Our Proposals

As well as providing around 2,100 much-needed new homes (of which, Bloor will deliver around 1,800 on their interest), the new community could also deliver:

-  A new community park, open to all, which will offer leisure and recreational opportunities in a natural environment;
-  A mix of homes to meet local needs;
-  Solar PV, air source heat pumps, and EV charging points;
-  Significant numbers of Affordable Homes;
-  A new mobility hub that will be a focal point for travel options and interchange, potentially including EV charging points; secure cycle storage; real time public transport information and seating areas;
-  New public transport services with easy access for all residents;
-  Wider pedestrian and cycling improvements;
-  Provision of a new local centre, with new shops, cafés, and restaurants;
-  Community facilities



-  New healthcare provision, which could include a GP surgery and chemist;
-  Workspaces to help support the local economy;
-  A new primary school and the potential for 2 nurseries for early years;
-  A network of green corridors for walking and cycling;
-  Pedestrian-friendly streets, and
-  Leisure facilities, play areas, and potential sport offering.

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 Email us at: info@BloorSouthleigh.co.uk
 Visit: www.BloorSouthleigh.co.uk

Access & Transport

The access and transport strategy for Southleigh is underpinned by a vision-led approach; designing with a people-first hierarchy and prioritising active travel movements.

This vision-led approach aligns with National and County wide Policy whereby we should make it easier to travel by walking, cycling, and public transport to reduce car dependency. The vision for Southleigh is for the transport needs of the community to be met without reliance on owning a private car.

The site is well-positioned to provide connections to active travel routes, public transport, and existing roads, and will provide additional improvements to the transport infrastructure for new and existing residents.



Traffic Improvements

A number of highways improvements are also proposed, including:

- Signalisation and the introduction of new safe crossings at multiple junctions:
- Horndean Road / Southleigh Road
- Horndean Road / Bartons Road / Emsworth Common Road
- Signalisation at Warblington Interchange (Emsworth Road/A259/A27 Eastbound slip roads)



Potential future connections

The Council's draft allocation proposes to safeguard land for future connections on land beyond Bloor's control. Bloor would not prejudice or frustrate the ability for such future connections to be delivered, should they be necessary, and our proposals would be designed to allow for these to come forward.



Site Access

Vehicular access will be from Eastleigh Road and Southleigh Road, with active travel links from Southleigh Park House and West Brook View, and a bus priority access from Normandy Way.



Active Travel and Public Transport

The development is designed to encourage active travel and use of public transport as the main way to get around. A number of active travel and public transport improvements are being considered, including:

- A bus route through the centre of the development with frequent bus services and stops within easy reach for all residents
- New bus services designed to provide a better service and benefit to existing communities as well as serving the new homes
- Bus priority on Normandy Way, via a bus gate
- A network of attractive traffic free or low traffic pedestrian and cycle routes through the site providing both easy access across the site and to the wider network beyond the site
- Segregated walking and cycle routes alongside primary street corridors to complement the network of traffic-free routes
- Controlled crossing points across Southleigh Road and Eastleigh Road to prioritise safe active travel movements
- Improvements to existing pedestrian/cycle routes and road crossing points to increase their attractiveness and appeal for new and existing residents of the local communities"

Environment

The development has been designed to be sensitive to the natural environment, provide enhancements, and create new green spaces, open to all to enjoy.

New homes will be designed with energy and climate change in mind, with low carbon, sustainable technologies, and energy efficiency features.

Development on the site is located in Flood Zone 1, which represents the lowest risk. Sustainable Drainage Systems (SuDS) will be used to manage water runoff, using measures such as swales and pipes.

The proposals are informed by a comprehensive programme of ecological survey work, including surveys with a particular focus on habitats and vegetation, and on protected and notable species such as bats, birds, invertebrates, and reptiles. Local wildlife will be protected and enhanced alongside development – including by the creation of extensive new habitat corridors featuring a mosaic of wildflower grassland, mixed native scrub, and wetlands.

Most of the site is currently occupied by large, open, intensively farmed arable fields, which have only very limited value for wildlife, providing significant scope for nature restoration.

Existing habitats of greater importance for conservation, such as the historic Southleigh parkland in the north-eastern part of the site, and several other small wooded areas, will be protected and buffered within the extensive provision of proposed greenspace. A full tree survey has been carried out and all the important trees identified in the survey will be retained.

All new development is required by law to achieve a 10% measurable net gain in biodiversity, and our aspiration is to go beyond this wherever possible, including by responding directly to nature conservation priorities identified in the new draft Local Nature Recovery Strategy for Hampshire, such as the restoration of parkland habitat.

We understand the local significance of nitrate neutrality and this scheme will meet current Environmental requirements through active mitigation methods.



Homes for Nature

We are committed to Homes for Nature.

This is an initiative that Bloor has signed up to, which promises to deliver a bird nesting brick or box for every home built, will include hedgehog highways as standard on every development, and a host of other habitats including hibernacula (places for animals to hibernate in the winter).

Call our community helpline on: 0800 689 5209
Email us at: info@BloorSouthleigh.co.uk
Visit: www.BloorSouthleigh.co.uk



Open Space

The scheme is designed to encourage healthy and active lifestyles, with new open spaces for walking, cycling, recreation, and enjoying nature.

There is currently no public access to the north-eastern portion of the site. Our proposals will create a community park, inspired by the historic parkland south of the Listed Southleigh Park House. This will be open for everybody to enjoy, providing a real benefit to new and existing residents. This community park will be protected and maintained in perpetuity, potentially including play areas and more natural open space for recreation. We encourage anyone with ideas as to what they would like to see feature in the community park to give us their suggestions.

The scheme includes a network of greenways to allow for convenient travel by foot or cycle, and enjoyable recreation routes in a natural, safe setting.



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Sustainability

Our developments are built around strong values of prioritising sustainability and environmental stewardship.

Our designs for new homes could incorporate sustainable technologies such as EV charging, air source heat pumps, and solar panels to help residents live comfortably and affordably whilst making a contribution towards the fight against climate change. We also encourage residents of our new communities to use active travel and public transport where possible by putting infrastructure at the heart of our design process.



Areas we consider when designing sustainability into our proposals include:



Biodiversity Net Gain

We will provide better quality habitat to encourage local wildlife to thrive, we aim to go beyond the Government's requirement for a 10% biodiversity net gain where possible.



Health and Wellbeing

Our proposals encourage people to use active travel, by providing cycle and pedestrian routes and a mobility hub, to make healthy lifestyles convenient and attractive. We will also be providing new recreational and healthcare facilities on the scheme, to make it easy and enjoyable for residents to look after their health and fitness.



Protecting and Enhancing Green Spaces

Our designs include a network of greenways for recreational walking as well as active travel. We will open up previously inaccessible parts of the countryside to deliver a new community park for all to enjoy. Where possible, existing trees and hedgerows will be protected and integrated into the development as important natural features.

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Visit: www.BloorSouthleigh.co.uk

Community Benefits

Our proposals offer a range of benefit to new and existing residents alike, including:

-  Much-needed new homes to help meet local need.
-  Affordable homes to help people struggling to put a roof over their heads in the open market through affordable and social rented properties and shared ownership.
-  A new community park, opening up previously inaccessible countryside for all to enjoy.
-  Healthcare facilities.
-  New pedestrian and cycle connections and a mobility hub, to encourage more sustainable travel.
-  New homes will pay Council Tax, increasing the money available to spend on local services, facilities, and infrastructure.
-  Economic benefits, such as increased spending in local shops, and support the employment of an estimated 6,255 people, according to the Home Builders Federation Housing Calculator.
-  Social value initiatives, such as apprenticeship opportunities and links to local technical colleges.
-  Public transport improvements, including a comprehensive package of sustainability measures to encourage walking, cycling and the use of public transport for new residents and the existing community.
-  Road improvements, such as at Barton's Road/Eastleigh Road to make crossings easier and safer.
-  New green spaces and routes for play, recreation, and active travel.
-  A new local centre, increasing the retail and food and drink offer locally.
-  New workspaces, improving the local economy and offering new facilities for remote workers.
-  A new primary school and 2 potential nurseries for early years.
-  New recreational and leisure facilities.

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Feedback & Next Steps

Thank you for taking the time to attend our consultation today. We hope that you have found this informative.

 Our consultation is open until Monday 7th July, so please do make sure you let us know your thoughts before then, so that we can consider them before we finalise our plans.

Once the consultation closes, we will take some time to reflect on your feedback and make changes to our proposals before submitting an outline planning application to Havant Borough Council.

An outline planning application considers whether the site is appropriate for the number of houses proposed and deals with issues such as access.

If the outline application is granted, the site will come forward in phases, and we will then have to prepare Reserved Matters applications for each phase, which will establish the finer details. We will carry out a further consultation at that stage, so if there are questions that haven't been answered today, it might be that we are able to provide those details during the Reserved Matters process.

Timeline

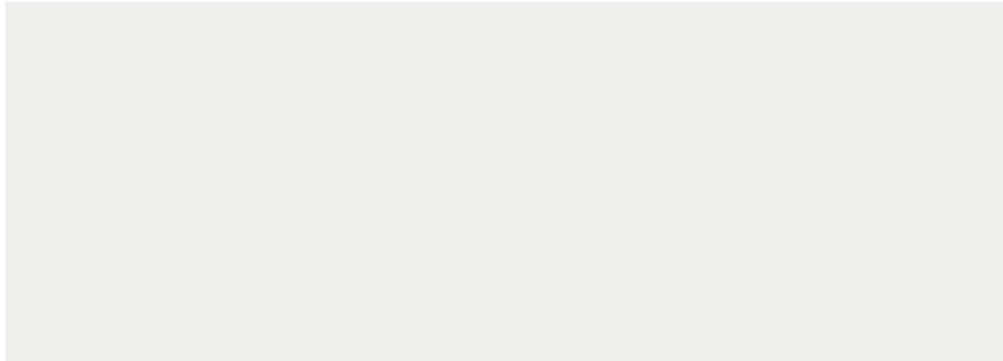
-  Today
Public Consultation
-  Monday 7th July 2025
Consultation closes
-  July 2025
Analysing feedback and finalising plans
-  Post Summer 2025
Submission of outline planning application
-  2026
Expected determination of outline planning application

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 Email us at: info@BloorSouthleigh.co.uk
 Visit: www.BloorSouthleigh.co.uk

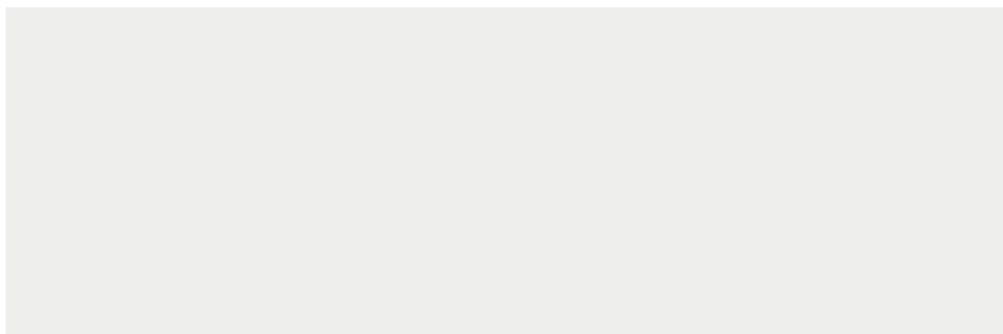
1d. Feedback Form

<div style="background-color: #002060; color: white; padding: 10px;"><div style="display: flex; justify-content: space-between; align-items: center;"><div style="background-color: #800040; color: white; padding: 5px 10px; border-radius: 10px; font-weight: bold; font-size: 1.2em;">Southleigh</div><div style="text-align: right;"></div></div></div>	
<h3 style="margin: 0;">We want to hear from you!</h3> <div style="display: flex; justify-content: space-between;"><div style="width: 45%;"><p>Thank you for coming to today's consultation event.</p><p>Please do take the time to fill in this feedback form once you have had the chance to look at the information and asked any questions you have.</p><p>Please put the completed form in the feedback box provided or hand it to a member of the team.</p></div><div style="width: 45%;"><p>If you would like to send your comments digitally, please email:</p><p> info@BloorSouthleigh.co.uk</p><p>or visit our consultation website:</p><p> www.BloorSouthleigh.co.uk</p><p>Our consultation is open for your feedback until Monday 7th July.</p></div></div> <div style="display: flex; justify-content: space-between; margin-top: 20px;"><div style="width: 45%;"><p>First Name</p><p>Address</p><p>.....</p><p>.....</p><p>.....</p></div><div style="width: 45%;"><p>Last Name</p><p>Postcode</p><p>.....</p><p>Email</p><p>Phone</p></div></div> <div style="margin-top: 20px;"><h4>1. What do you like about the proposals?</h4><div style="background-color: #e0e0e0; height: 150px; width: 100%;"></div></div>	

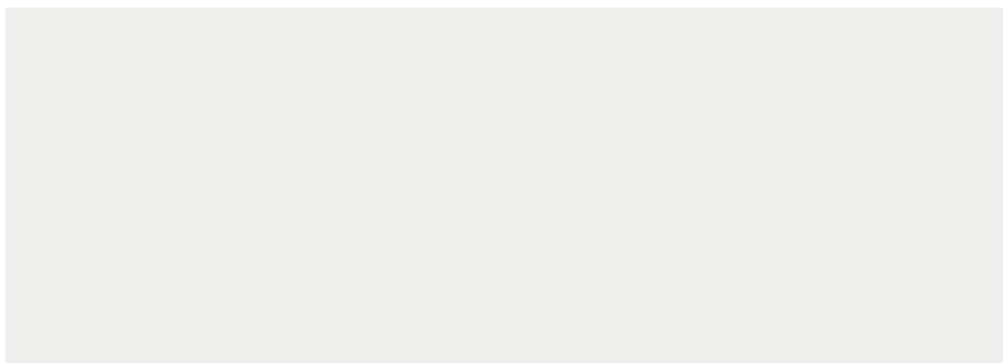
2. What would you change about the proposals?



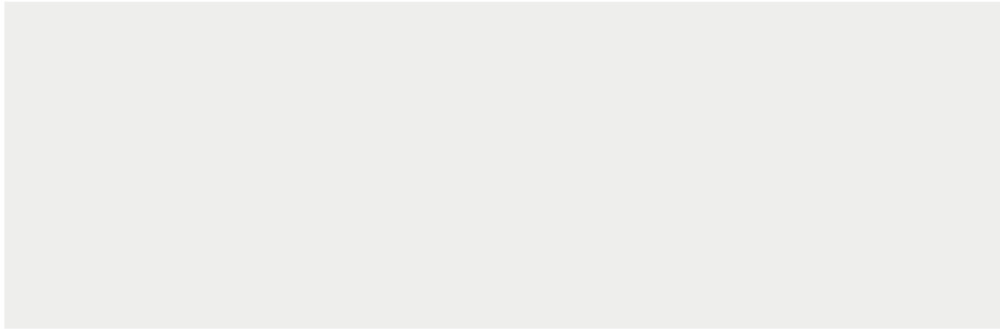
3. What kinds of homes would you like to see included in this scheme?
For example: number of bedrooms, types of affordable housing etc.



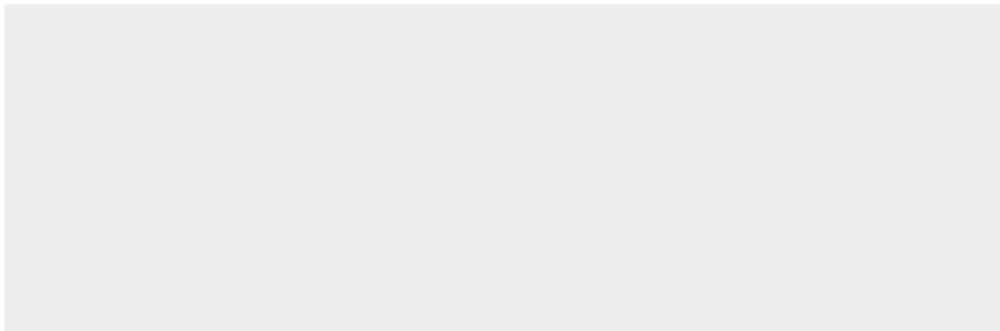
4. In terms of highways and transport matters, what feedback do you have on our proposals?



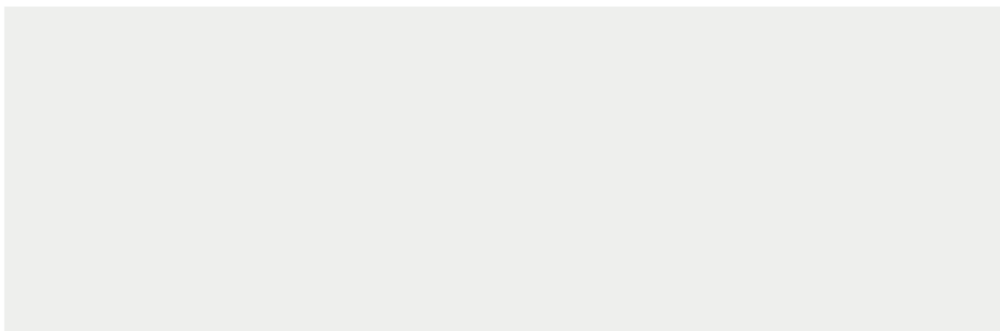
5. What features would you like to see included in our open space proposals? For example: play areas, dog walking areas etc.



6. Our plans include a new local centre, what would you like to see provided here? For example: cafés, restaurants, shops etc.



7. We are also proposing new community facilities for the development, what should this look like? For example: a community hall, or a multifunctional space for local groups.



8. Is there anything you think that we haven't considered as part of our proposals?

9. What else would you like to say about our proposals?

Thank you for taking the time to complete this feedback form.

Your responses will help inform the preparation of a detailed design proposal as we move towards the preparation and submission of a planning application. The decisions we take will be informed by all the responses we receive.

Forms can be:

-  Placed in the ballot box at the exhibition
-  Emailed to info@BloorSouthleigh.co.uk
-  Posted to us at Freepost CONSULTATION REPLY

Feedback will be open until Monday 7th July (midnight).

Your details are being collected by Marengo Communications Limited, for and on behalf of Bloor Homes, in regard to their current planning proposals. Your feedback will be used anonymously and given to the Council at the time of the planning application. To opt out from receiving updates, email us at info@BloorSouthleigh.co.uk. To find out more about how we will handle your information, please read our Privacy Notice (www.marengocomms.com/privacy). A hard copy is available upon request.

1e. Website



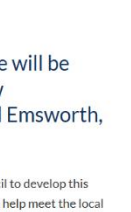
Bloor Southleigh



Our consultation is open until Monday 7th July (midnight). [Click here to give feedback on our plans.](#)

Welcome to our website, where we will be presenting our proposals for a new community between Denvilles and Emsworth, named Southleigh.

These plans follow a longstanding aspiration of the Council to develop this site, as one of very few places in Havant Borough that can help meet the local housing need.



Public Consultation

We held two public consultation events in the community, one in Denvilles, and one in Emsworth, where members of the project team were available to answer your questions and take on board your feedback.



You can now download a copy of the exhibition materials displayed at these events by clicking the button below.

Download Materials



The consultation period is now open until Monday 7th July (midnight). To give feedback on our plans, please click on one of the buttons below.

Give Feedback Online

Download Feedback Form

 If you have any questions about the plans or consultation, please get in touch using the details below.

Get In Touch!

 0800 689 5209

 info@bloorssouthleigh.co.uk



About Bloor Homes

Bloor was founded in 1962 by John Bloor. We have 60 years continuous experience in promoting and developing major housing schemes across the UK.



The long-term family ownership and simple management structure provides certainty that is not susceptible to change, disruption, or pressure from the city.

The business operates across the Country from 9 regional offices, with the team working on Southleigh from the Bloor Southern office based in Newbury.

The company builds over 4,500 new homes annually and we have consistently maintained our HBF rating as a 5-Star Home Builder.

Get In Touch!

☎ 0800 689 5209

✉ info@bloorssouthleigh.co.uk



We want to hear from you!

Your feedback is important to us.

Please do take the time to fill in the feedback form below once you have had the chance to [look over the materials](#). If you have any questions, please don't hesitate to [get in touch](#).

If you'd prefer to write your responses and send them to our Freepost address, you can download a copy of this form by [clicking here](#).

Feedback

Name

First

Last

Address

Street Address

Address Line 2

City

County

Postal Code

Country

Email

Phone

What do you like about the proposals?

What would you change about the proposals?

What kinds of homes would you like to see included in this scheme? For example: number of bedrooms, types of affordable housing etc.

In terms of highways and transport matters, what feedback do you have on our proposals?

What features would you like to see included in our open space proposals? For example: play areas, dog walking areas etc.

Our plans include a new local centre, what would you like to see provided here? For example: cafés, restaurants, shops etc.

We are also proposing new community facilities for the development, what should this look like? For example: a community hall, or a multifunctional space for local groups.

Is there anything you think that we haven't considered as part of our proposals?

What else would you like to say about our proposals?

Submit Feedback

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Get In Touch!

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Get in touch

To get in touch with the consultation team please call [0800 689 5209](tel:08006895209) in office hours or use the contact form opposite:

Name

First Last

Email

Phone

Message

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1f. News Articles

The News

Plans for a new 2,000-home community between Emsworth and Denvilles are unveiled with new schools and medical facilities also proposed

By [Kelly Brown](#)

Published 17th Jun 2025, 15:08 BST

Plans to create a new 2,000-home community between Emsworth and Denvilles are have been unveiled, with a new primary school, shopping area and parks also on the cards

Bloor Homes has shared details of the outline plans for Southleigh which has already been earmarked for around 2,100 homes in Havant Borough Council's local plan - which acts as a development blueprint for the area.

As previously reported by The News, the Southleigh site proposal in the local plan includes provision for houses, shops, a primary school and a new link road which would help the borough to meet its housing targets and needs.



Plans for Southleigh | Bloor Homes

The site sits between Denvilles and Emsworth, north of the A27 and railway line, and south of Southleigh House, the Spire Hospital, and the Oaks Havant Crematorium. Southleigh Road passes through the site from west to east.

The plan includes:

- Around 2,100 homes - including 840 'affordable' homes
- New primary school with early years/nursery provision
- GP Surgery and pharmacy
- Shops and businesses in a new local centre
- Transport links - although the required link road previously mentioned as part of the local plan application is not provided



Southleigh site between Emsworth and Denvilles | Crown

Bloor Homes said the site was in a sustainable location, well-connected to nearby cycle routes, public transport, schools, leisure facilities, and employment and that a consultation with residents is taking place before a formal planning application is submitted. This included two consultation events which happened last week.

Rebecca Fenn-Tripp, planning director at Bloor Homes, said: "We are delighted to be bringing forward this site to deliver much-needed new homes and community facilities for Southleigh, in one of the few suitable areas in Havant borough given its constrained nature.

"We have designed this new community to be well connected, to promote active lifestyles, and provide considerable benefits to new and existing residents. We are championing convenient ways to travel without using a car, healthy lifestyles, and bringing together nature with personal wellbeing.

"Now it is the public's turn to have their say on our proposals and offer any feedback to help us improve our designs before we submit an outline planning application to Havant Borough Council."

For more information, visit www.BloorSouthleigh.co.uk

Article source: <https://www.portsmouth.co.uk/news/politics/plans-to-create-a-new-2000-home-community-are-unveiled-5181387>

1g. Development Consultation Forum Banners

Southleigh

BLOOR HOMES

Planning History and the Site



The Government has made addressing the housing crisis a priority and has committed to building 1.5 million new homes.

Havant Borough Council first developed a masterplan for this site in 2017, and it remains one of the only sites available in the borough that can deliver homes at scale in a sustainable location.

This site now has a draft allocation in the emerging Local Plan, meaning that the Council still sees it as a suitable place to deliver a new community.

The Government has calculated a housing need of 892 homes per year, but the draft Local Plan can only meet 465 homes per year representing only 40% of its need, including the Southleigh allocation, which is the largest of the emerging Local Plan's housing allocations.

To help deliver these much-needed homes, councils must boost housebuilding in areas of most need.

Because of the coastline and the South Downs, given the constrained nature of Havant, it is difficult to find enough land to meet housing need, which places greater importance on the need to deliver strategic sites such as Southleigh.

The Council allocation is around 347.5 acres (140.6 hectares), of which Bloor Homes controls 263 acres (105.3 hectares) between Derrivilles and Ermsworth.

Southleigh Road passes through the site from west to east. It is in a sustainable location, well-connected to nearby cycle routes, public transport, schools, leisure facilities, and employment.

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Our plan is designed to be:



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Transport & Access

Vehicular access will be from Eastleigh Road and Southleigh Road, with active travel links from Southleigh Park House, Eastleigh Road, Southleigh Road, and West Brook View, and a bus priority access from Normandy Way.

The site is well-positioned to provide connections to active travel routes, public transport, and existing roads, and will provide improvements to transport infrastructure for the benefit of new and existing residents.

This will include signalisation works and new safe crossings at key junctions, including:

- Horndean Road/Southleigh Road
- Horndean Road/Bartons Road/ Emsworth Common Road
- Warblington Interchange (Emsworth Road/A259/A27 Eastbound slip roads)
- Eastleigh Road/Bartons Road



Our vision for the development is to make it convenient and attractive for people to make as many journeys as possible without relying on a private car. As such we will be including new and improved bus routes through the site, a network of pedestrian and cycle routes, and controlled crossings on Southleigh Road and Eastleigh Road.

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Flood Risk and Surface Water Management

Development on the site is in Flood Zone 1 'Low Probability' of river or sea flooding. River modelling has been done to demonstrate development will not detrimentally impact on the local floodplain, and will not affect river levels.

Sustainable drainage systems (SuDS) will be used to manage surface water runoff, using measures such as swales, pipes, and attenuation basins, to channel and hold water, then release it from the site slowly over time mimicking natural processes.

This will ensure that the existing drainage situation is made no worse, and we anticipate it will deliver an improvement through reduced runoff rates in severe events.



Open Space & Ecology

Comprehensive surveys have been carried out to understand the wildlife, habitats, and plants on the site.

Most of the site is currently intensively farmed arable land, which only has very limited value for wildlife. We will be proposing measures to protect and enhance existing planting and habitat, to encourage local wildlife.

The proposals also include open space for people to use for leisure, recreation, and enjoying nature.

New features will include:



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1h. Development Consultation Forum Presentation

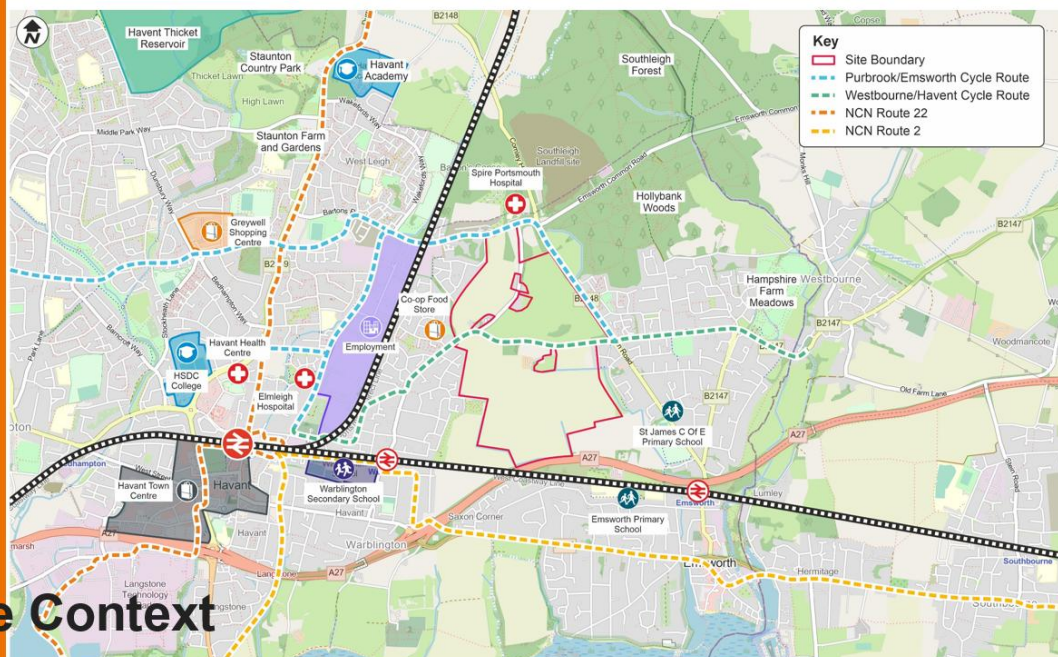
Southleigh

Developer Forum Presentation 27th January 2026

BLOOR HOMES

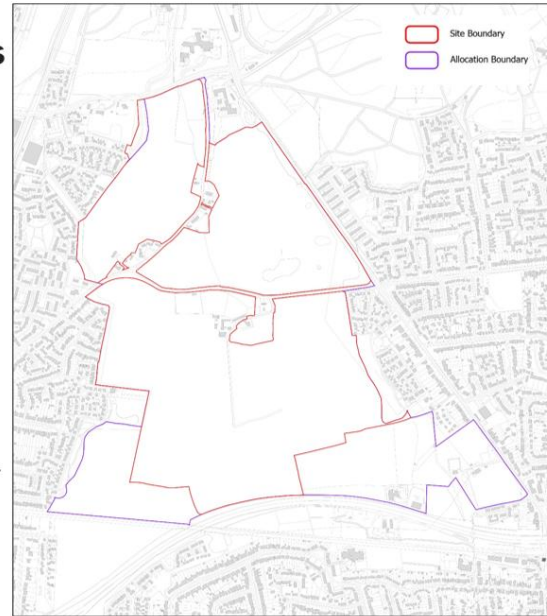
Southleigh

Site Context



Draft Allocation Requirements

- 2100 Dwellings
- Coherent Site Wide Strategies
- Sustainable Transport Strategy
- Local Centre
- Primary School
- Explore opportunity for specialist accommodation for older people



Planning Framework

Masterplan Evolution

- Council Masterplan 2017
- Havant BC Officer Workshops 2024
- Public Engagement Events June 2025
- Project Website
- Stakeholder Engagement
- All led to key Masterplan changes



Engagement and Participation

Our vision for the Site at Southleigh is to create a vibrant, inclusive, and sustainable community

GREEN

Retain existing landscape and ecological features as part of a green and blue network

CONNECTED

Integrate with the local area of Havant and Emsworth by maximising potential connections and links

DISTINCTIVE

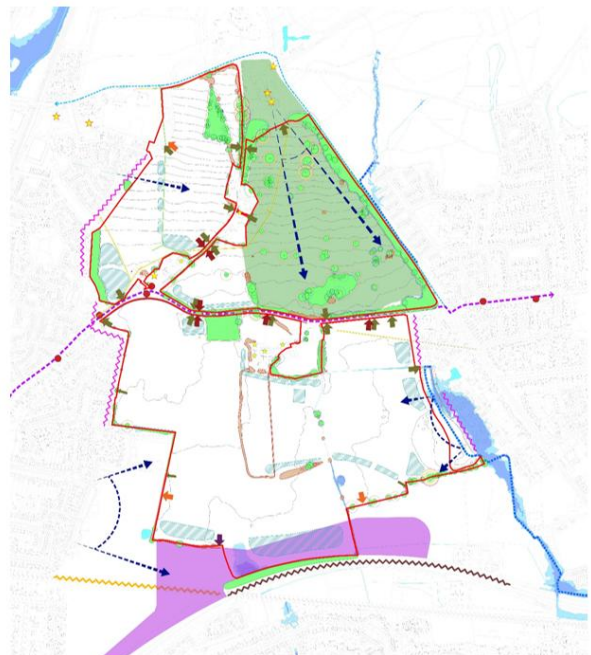
Respond to the character of the local areas adjacent to the Site;



Technical Work and Analysis

- Drainage and Flooding
- Ecology
- Highways and Transport
- Landscape and Trees
- Heritage
- Utilities
- Sustainability
- Noise and Air Quality

Considerations and Challenges



Key attractions and destinations

1. Community Park
2. Wildlife Corridors
3. Wetland Corridors
4. Play Spaces

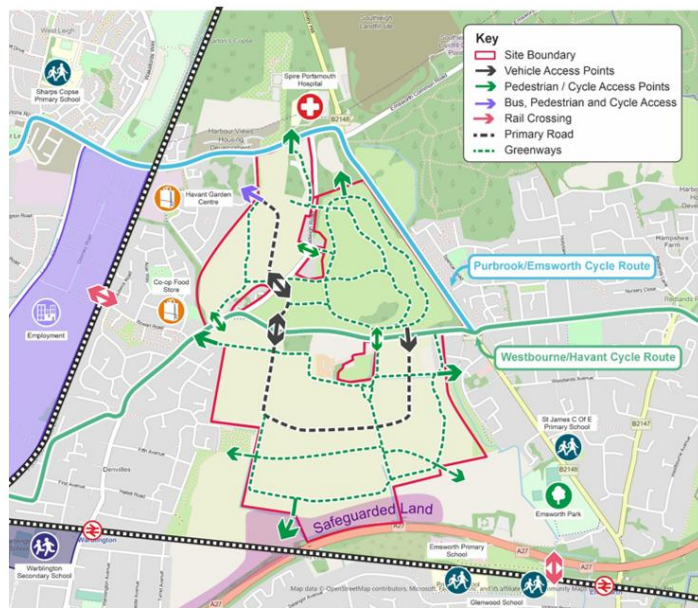
Community Parkland, Wildlife + Water



Key elements

- Walking and Cycling Routes
- Fitness and Recreational Trails
- Mobility Hub
- Bus routes
- Main Site Access

Accessibility and Activity



- **Green** - Open Spaces, Retained Planting and Ecological Improvements
- **Connected** - Active Travel, Buses and Traffic Calmed Streets
- **Distinctive** - 1800 well designed homes, local centre and school

Masterplan



A new community for all providing:

- Community Park
- Primary School
- Nurseries
- Community Facilities
- Local Employment & Retail
- Homes & Affordable Housing
- Space for wildlife
- Safe walking/cycling routes

Community Benefits



Southleigh

