

### Green Spaces

One task of the Neighbourhood Plan is to recommend areas of land that should be formally designated as Local Green Space. Once designated, a site will be afforded a measure of protection from unwanted development. A site must meet the following criteria:

1. It is in reasonably close proximity to the community it serves;
2. The area of land is demonstrably special to the local community and holds a particular local significance, e.g. natural beauty, historical significance, recreational value, tranquillity or richness of wildlife;
3. The area is local in character and is not an extensive tract of land;
4. Be consistent with the local planning of sustainable development and complement investment in sufficient homes, jobs and other essential services;
5. Only be designated when a plan is prepared or reviewed, and be capable of enduring beyond the end of the plan period.

Name of Green Space	Description	Criteria:	1	2	3	4	5
			Y/N	Y/N	Y/N	Y/N	Y/N
<b>Walberton Village Green and Pond</b>	A historic feature at the heart of the Conservation Area; as a registered Village Green it is not capable of development. It is a focal point for the houses and landscape at the western end of Walberton Village. It was formerly used for grazing and the pond was used as a sheep wash. The green is now used for ball games and village events, the pond is a popular fishery with locals.		Yes	Yes	Yes	Yes	Yes
<b>Walberton Playing Field</b>	The main recreational area serving the three villages, it is used for sports – football, cricket, stoolball – pre-school sports day, village events and celebrations. The Village Hall, Pavilion and PlayCentre are all important public facilities. It is in a central position with good access by car, public transport and on foot. An important element of a sustainable village community.		Yes	Yes	Yes	Yes	Yes
<b>Avisford Park</b>	Avisford Park was one of the principal residences in Walberton and the parkland around it is an important heritage asset, largely enclosed by a boundary wall and containing many fine mature trees. In recent years the house has become a hotel (Hilton) and the parkland has become a popular golf course. Development for housing would be inappropriate due to the impact on the heritage of the village community. The golf course and leisure facilities of the hotel are well used by the residents, many of whom access by foot or by bike. Over the centuries the park was often used for major events and celebrations.		Yes	Yes	Yes	Yes	Yes

<b>Fontwell Meadows</b>	<p>A key characteristic of Walberton and Fontwell, which the community is committed to protect, is the way in which farmland comes close to the residential areas and thus provides that essentially rural environment. It adjoins a significant number of houses in Fontwell and provides a buffer against the increasingly heavy traffic using the A29. It is a traditional grazing field of importance to the local equestrian interests. It is also of remarkably diverse wildlife interest: the unimproved grassland, surrounded by mature hedgerow trees, contains a wide variety of flora which in turn results in many species of insects, birds and – most importantly – is a key feeding corridor for the rare Barbastelle bat, a colony of which is nearby in Slindon Woods. Development here would not be consistent with the current 2003 Local Plan and recent survey work may justify SNCI status. <b>A more detailed appraisal of this site can be found in the Evidence Base - “Local Green Space - Fontwell Meadows”</b>. The inclusion of this site here is not to prevent any development in the parish – rather to protect a valuable environmental asset.</p>	Yes	Yes	Yes	Yes	Yes
<b>Tupper’s Field</b>	<p>This arable field immediately adjoins the school grounds and the Playing Field; during the community survey many people – and especially children – said that one of their favourite aspects of Walberton was this rural setting. Any proposal to allow housing here would inevitably damage that characteristic and would be strongly opposed by the resident population. This wish to protect the valued character should not be seen as opposition to much needed housing per se. Extra housing will be needed, but not here. The field is of high agricultural quality and this Plan seeks to protect the best land for food production.</p>	Yes	Yes	Yes	Yes	Yes
<b>Homefield Crescent</b>	<p>This is a large grass area provided when the local authority housing in Homefield Crescent and Pound Road was developed. It provides residents with valuable amenity land and adds to the village landscape. The youngsters enjoy ball games there. Development would have an adverse effect on all residences.</p>	Yes	Yes	Yes	Yes	Yes
<b>Hunters Mews Play Area, Fontwell</b>	<p>This area of open space and a children’s play area was provided as a planning condition when this development at Fontwell took place. The mature trees are valuable elements of this part of the village and the play area is well used by the local families. The Parish Council is committed to its retention.</p>	Yes	Yes	Yes	Yes	Yes

<b>Pigeon House Field</b>	Adjoining the south border of the Built Up Area, this field provides the perfect setting for the Listed Grade 1 parish church of St Mary's on one side and the iconic Pigeon House on the other. It is a field crossed by very well used footpaths giving access to the wider countryside. Occasional flooding and a restrictive covenant mean that housing development will not take place here. It is important to the community in providing that essentially rural characteristic of the village. The field is used for the grazing of horses and is surrounded by mature farm hedges, which are rich in wildlife.	Yes	Yes	Yes	Yes	Yes
<b>The Allotments in Yapton Lane</b>	This area is slightly away from the village but is readily accessible by footpaths across the intervening fields. There is also a small car park. An important community asset. Well outside the Built Up Area and not a suitable location for new housing.	Yes	Yes	yes	Yes	Yes
<b>National Trust Field, Fontwell</b>	This is a pasture field on the north side of Fontwell Village crossed by a public footpath which gives direct access to the South Downs National Park and a permissive path provides a circuit round the boundary, well used by locals. This field is valued for itself and provides a buffer between the existing housing and the noise of the traffic on the A27 Trunk Road. Development here would not be appropriate due to noise levels.	Yes	Yes	Yes	Yes	Yes
<b><u>OTHER SITES CONSIDERED BUT NOT INCLUDED</u></b>						
	<b>Barnfield House, Arundel Road, Fontwell</b>					
	<b>Land north of Eastergate Lane</b>					
	<b>Choller Farm and all land west of Barnham Lane</b>					
	<b>Open fields in Binsted east of Yapton Lane</b>					
	<b>Gracelands Farm</b>					
	<b>Stemps Wood</b>					
	<b>Field Close – Field behind</b>					
	<b>Jubilee Wood</b>					
	<b>Wandleys Copse</b>					
	<b>Golf Course</b>					

