

**SDNPA Local Plan Review - Sheet Parish Priority Statement**  
**December 2023**

**Introduction**

The following represents Sheet Parish's Priority Statement (PPS) which is designed to provide the SDNPA with our vision of developments in the village of Sheet over the next 5-10 years. It has been compiled after a detailed consultation exercise with village residents.

In broad terms, there is little appetite for significant change to the village. There is a clear affection for the village as it is, particularly the **conservation area** that lies at the centre of the original village. In addition, there is considerable support for maintaining the **settlement boundary** as it presently is.

**Specific Areas**

The consultative exercise carried out by the Parish Council (PC) focussed on the seven areas which the SDNPA identified as priorities. In addition to a questionnaire sent to all households, the PC held an open meeting on 25 November to share the results of the questionnaire and hear further feedback from residents.

The future priorities for the village are detailed below, flagged with the relevant SDNPA's **Core Policies** and **Strategic Policies**. They are listed in order of priority of the residents.

- 1. Housing - SD1, SD4, SD26, SD28** - 92% of residents commented on housing needs, with many giving it their highest priority. A significant minority wanted no new development at all, with some commenting that the village has already met its future housing obligation with the site identified to the east of Pulens Lane (SD 85) in addition to the already-completed development to the west of Farnham Road.

The majority (63%) who favoured some further development would wish to see it restricted to low-cost starter homes for young families and those aspiring to become homeowners for the first time. We consider this limitation to any potential development to be a high priority for the Parish.

- 2. Road Safety and Parking- SD19, SD20, SD21, SD22** - Sheet faces a problem common to many small, picturesque villages in that **parking** in the centre of the village has become increasingly difficult, causing considerable stress for residents. In addition, the village is split in the middle by a **very busy and fast main road** (A272). This has led to the following priorities for consideration in the SDNPA's **Local Plan Review**:

- A reduction to 30mph of the speed limit through on the A272 through Sheet.
- Revised design to the junction of London Road, Pulens Lane and Inmans Lane. It should be noted that the County Council already has draft plans to improve safety at this junction, but it is unlikely to be brought into effect for some years. Sheet Parish feels strongly that this should be introduced as soon as possible.
- Monitoring the provision of safe crossing points over the A272 for pedestrians and cyclists alike

- The introduction of traffic access controls on Pulens Lane to prevent it being used by HGV's wishing to access the A3.
  - **A new National Trust-style car park in the centre of Sheet.** The land behind the village church is considered the most appropriate and accessible site.
- 3. Preservation of the historic village centre, the preservation of green spaces, and the maintenance of the Strategic Gap between Sheet and Petersfield - SD4, SD12, SD15, SD45, SD47** - The preservation of the village's rural aspects and historic centre were among the top three priorities for residents. **Maintaining the strategic gap between Sheet and Petersfield** is of high importance in order to preserve the village's unique identity, while the care and improvement of the **village's green spaces** e.g. the Millennium Field, the Recreation Ground and Sheet Common were also a high priority. The PC already has plans to plant around 2,000 trees in the new year and will continue with its green programme.
- 4. Active Travel SD19, SD20, SD21** - There was strong support in the community for more **cycling and pathways**. In particular, we would favour the linking through Sheet of a clear cycle and walking route between Petersfield centre and Liss; and the creation of a pathway along the River Rother between Sheet and Penns Place. This should be linked to any development of the site covered by SD 85.
- 5. Renewable Energy SD2, SD48, SD51** - The Parish would like to see included in the SDNPA's Local Plan Review a mandatory requirement for all new housing to have solar panels included in their construction.
- 6. Flooding, sewage, and protection of local waterways SD2, SD15, SD17** - There are several areas of Sheet that suffer from flooding and sewage from blocked drains. This includes ingress of sewage into the River Rother and pollution of homes and driveways. The Parish would like to see a stronger obligation placed on water companies to rectify leaks and blockages quickly and comprehensively in order to protect our water reserves.
- 7. Protection of small businesses SD13, SD14, SD34** - There was solid support among residents for the existing small businesses in Sheet, particularly the pre-schools in the village. There was little if any support for any large-scale expansion of businesses based in the village.

### **Conclusion**

There is no appetite for radical change, nor do residents wish to see any expansion of the village's Settlement Boundary. Within the broad satisfaction with the way the village is, there are some real concerns which we should like to see addressed in a revised Local Plan. Of these, the main ones are:

- **Parking and traffic control**
- **A village car park**
- **Lower speed limits, particularly on the busy, fast London Road, which cuts through the centre of the village.**
- **The use of Pulens Lane as a rat run to the A3.**
- **The preservation and improvement of the village's green spaces, in particular the strategic gap between Sheet and Petersfield.**
- **Improved cycle and walking ways.**