

## PLANNING APPLICATION GUIDE

### Knowle Road Roundabout (Infrastructure Package 6)

#### Introduction.

Initial infrastructure works are needed as we prepare for housebuilding to start later this year. Outline Planning Permission has been granted for Welborne and we are now sharing the detailed elements of delivery. The works have been divided into technical “packages” each of which requires submission of a planning application to Fareham Borough Council. This fact sheet provides a summary and guide to the application for Infrastructure Package 6 (see details via [fareham.gov.uk/casetrackerplanning](http://fareham.gov.uk/casetrackerplanning) ref P/23/0383)

#### What is this application for?

Access will be needed to the new homes at Welborne so a roundabout is proposed on Knowle Road which will ultimately connect to the initial road network of the first phase of development. This planning application details the new roundabout, as well as initial footpath connections, landscaping, other associated engineering work and site clearance.

The plan overleaf summarises the infrastructure planned to date with the proposed roundabout location marked in red.

#### New Roundabout

The new roundabout will be located on Knowle Road, approximately 300m east of the existing entrance roundabout to Knowle. This roundabout has been designed to ensure that it meets highways requirements and continues to remaining navigable by walkers and cyclists. Footpaths are proposed to link to the anticipated initial phases of Welborne and enable safe pedestrian crossing.

#### Construction

The application proposes the main construction traffic route will be from the north and not along Knowle

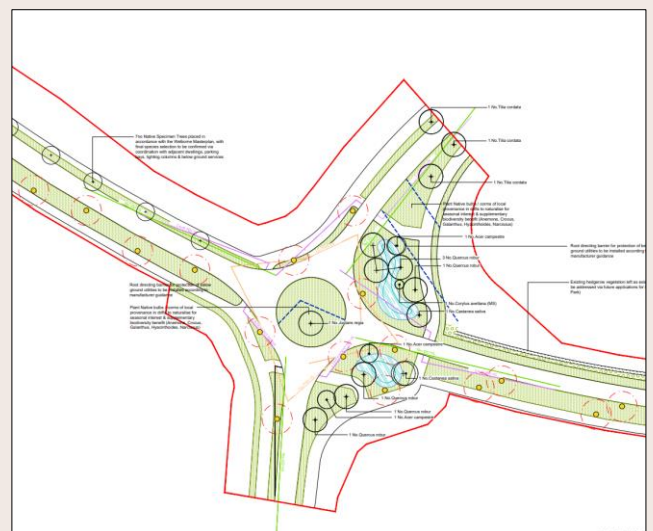
Road. Whilst the roundabout is being built, Knowle Road will remain open. Temporary traffic signals will be put in place to direct road users around the works area as required during construction.

When complete the north and south ‘arms’ of the roundabout will not be open to public traffic. Traffic will continue to use the east and west connection along Knowle Road with no change to the speed limit. The northern arm is anticipated to opened during 2024 for new Welborne residents and visitors.

#### Landscaping

In order to deliver the roundabout, selected areas of vegetation on Knowle Road will need to be removed. A full Ecological Impact Assessment and protected species survey has been undertaken and is included in the application.

The application details new landscape and planting proposals once the roundabout is constructed. This will include planting native species trees such as maple, chestnut and oak. Green verges will be provided together with new lighting for pedestrians.



#### Timescale

The construction works will take approximately 15 weeks to complete. Subject to the planning process and a decision by FBC as planning authority, it is possible that works could commence in Autumn / Winter 2023.

# WELBORNE

