DAVID LOCK ASSOCIATES

WFL DCO - Site Visit Suggestions

On behalf of Southwick Estate and Welborne Land Ltd - Identification numbers: [redacted].

To be read alongside accompanying plan BDL018-005 REV A.

Location 1: Alternative Proposed Pumping Station

Issues to be observed

The Examining Authority is invited to observe:

- the physical characteristics of the alternative site
- its relationship to the surrounding landscape
- its separation from existing and proposed sensitive receptors, including the Albany Neighbourhood of Welborne
- potential access arrangements
- the extent to which the alternative location could reduce impacts on the delivery of Welborne Garden Village
- compare the alternative location and the Applicant's proposed site (site 3)

Can the site be accessed via public land?

No – access must be facilitated by the Southwick Estate.

Reason why the location has been suggested

To enable the examining authority can consider an alternative location for pumping station F, that has a decreased impact on local receptors, landscape and Welborne.

Location 2: Albany Farm

Issues to be observed

The Examining Authority is invited to observe:

- the relationship between the proposed pumping station F and future phases of Welborne
- proximity to Albany Farm and Albany Business Centre
- proposed construction compounds
- access via Chalk Lane – proposed as both construction and maintenance access as part of the DCO.
- potential visual impacts
- operational noise considerations
- interactions with future infrastructure and development land

Can the site be accessed via public land?

No – access must be facilitated by the Southwick Estate.

Reason why the location has been suggested

A site visit would assist the Examining Authority in understanding the relationship between the proposed infrastructure, existing occupiers and the approved Welborne development.

Location 3: Site of the Proposed Intermediate Pumping Station F

Issues to be observed

- Relationship between the proposed pumping station F and future residential development parcels within Welborne.
- Land affected by rights, restrictions and temporary possession powers associated with the DCO.
- Strategic infrastructure corridors and utility routes required to support Welborne.
- The approved access route serving the Welborne Sports Hub.
- Potential interactions between the DCO proposals and the delivery and phasing of Welborne.
- The proximity of future sensitive receptors to the proposed pumping station and associated infrastructure.
- Views north eastward, across open countryside toward the South Downs National Park, to enable an accurate assessment of visual impact.

Can the site be accessed via public land?

No – access must be facilitated by the Southwick Estate.

Reason why the location has been suggested

To understand concerns regarding parcel delivery, infrastructure delivery, access arrangements, utility corridors and potential interactions between pumping station F and Welborne.

JGC/BDL018

Site Visit Locations

Masterplan Layout (Simplified)

Welborne Land Route Operation Areas

Southwick Estate Route Operation Areas

Alternative Proposed Pumping Station

Southwick Estate Land Titles

Welborne OPP Boundary

Hoad's Hill

Castle Farm Lane

Hoad's Hill

Wickham Common

Crocker Hill Chapel

Wickham Road

Crockerhill

Wickham Road

Knowle Road

A32

Wickham Road

1

2

3

Rev	Description	Date

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Client:

Buckland
DEVELOPMENT LTD

Hampshire Water Transfer Project

Site Visit Locations - Welborne Land and Southwick Estate

Scale@A3:	Drawn:	Designed:	Approved:
1:5,000	NMW	-	JGC

0 200 m

Drawing Number:	Revision:	Date:
BDL018-005	A	28/10/2026

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