



Old Basing & Lychpit Neighbourhood Plan Review 2024-2042

Local Green Space Assessment
January 2026

**Old Basing and Lychpit Neighbourhood Plan – Local Green Spaces
Assessment**

1. Local Green Space and Policy Context

- 1.1 This evidence document has been provided to support the Old Basing and Lychpit Neighbourhood Plan Update in relation to the inclusion of additional Local Green Spaces to be included in Policy OB&L 5.
- 1.2 The Planning Practice Guidance confirms that Local Green Space designations are “*a way to provide special protection against development for green areas of particular importance to local communities*” (Paragraph: 005 Reference ID: 37-005-20140306).
- 1.3 From multiple discussions with the Steering Group and feedback from residents it is apparent that the Parish benefits from a plethora of green spaces that are of importance and demonstrably special to the Parish, which are considered to warrant formal designation as a Local Green Spaces (LGS).
- 1.4 Notably, the Parish features a number of planned landscape spaces amongst Lychpit which are utilised and experienced by residents on a daily basis.
- 1.5 Whilst the National Planning Policy Framework (December 2024) has been updated it still retains the LGS policy from previous iterations, namely Paragraph 107 states:

“The Local Green Space designation should only be used where the green space is:

a) in reasonably close proximity to the community it serves;

b) demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance, recreational value (including as a playing field), tranquillity or richness of its wildlife and;

c) local in character and is not an extensive tract of land”.

- 1.6 This document seeks to assess each proposed LGS allocation in relation to paragraph 107 of the National Planning Policy Framework and the relevant paragraphs of the PPG.

Landowner Consultation

- 1.7 Prior to the commencement of the Regulation 14 consultation, the Parish Council undertook a targeted landowner consultation in respect of the proposed Local Green Space designations. This early engagement was carried out to ensure that affected landowners were informed of the emerging proposals and given the opportunity to comment at an early stage.
- 1.8 Land Registry searches were undertaken by the Parish Council to identify relevant land ownership details for each of the proposed Local Green Spaces. Using the information obtained, the Parish Council wrote directly to identified landowners explaining the proposed designation and inviting comments.
- 1.9 One response was received from a landowner. This response sought clarification on the nature of a Local Green Space designation, including what a Local Green Space is and how such a designation may affect their land. The Parish Council provided clarification in response, explaining the purpose of Local Green Space designation and its planning implications.
- 1.10 The landowner consultation took place between 28 October 2025 and 14 November 2025. No objections to the principle of Local Green Space designation were received during this period.

Community Engagement and Evidence of Local Significance

- 1.11 The identification and assessment of proposed Local Green Spaces have been informed by ongoing engagement with the local community. This has included discussions with the Neighbourhood Plan Steering Group and feedback received from residents regarding suggestions of Local Green Spaces and reasons for including regarding their importance, use and value of green spaces within the Parish.
- 1.12 Community feedback consistently highlighted the role of these spaces in supporting recreation, wellbeing, visual amenity and local character. This qualitative evidence has informed the assessment of

whether each site is demonstrably special to the local community, alongside on-site appraisal and policy analysis.

2. List of Proposed Local Green Spaces

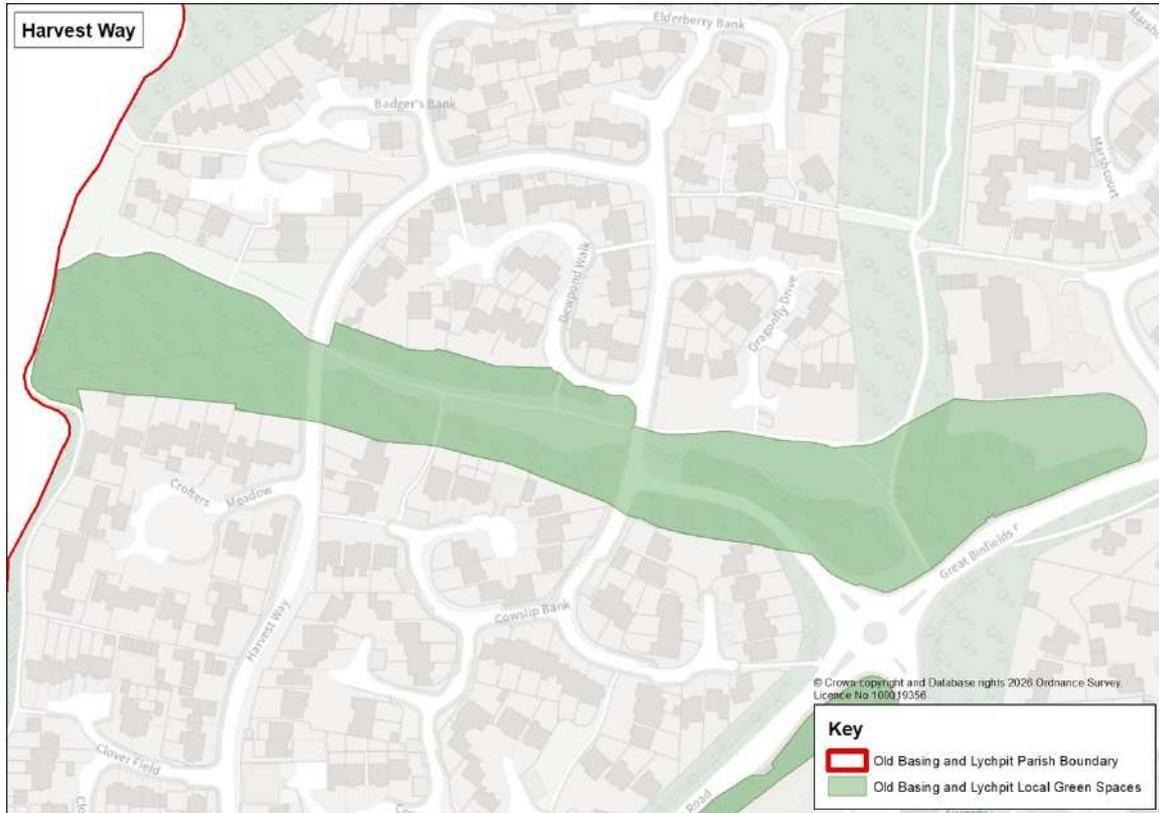
Site Reference	Site Name	Size (hectares)
LGS 1	Harvest Way Green Spaces	1.97
LGS 2	Swing Swang Lane	1.96
LGS 3	Great Binfields Road	1.13
LGS 4	Belle Vue	0.56
LGS 5	Old Basing Recreation Ground	3.5

In addition, the Basingstoke Canal Sections behind Cavalier Road and Hodds Lane Copse which are Local Green Space designations within the current Neighbourhood Plan (adopted in 2018) are still considered to be relevant with no policy changes or reasons as to why they would not still meet the criteria for Local Green Space designation in line with the NPPF and therefore these designations are proposed to remain as Local Green Spaces. These are referenced as Map 8 and Map 9 within the Neighbourhood Plan.

3. Assessment of Designated Proposed Local Green Spaces

Location:		Harvest Way Green Spaces	
Site Size:		1.97 hectares	
To Qualify must answer 'no'			
	YES	NO	Commentary
Outstanding Planning Consents or Allocations		X	No Planning Consents nor Draft Allocation
Does the space have any conflicting Designations		X	N/A
Does the space comprise an extensive tract of land		X	The space is not considered to be extensive, as it forms a network of spaces between the residential development connected by Harvest Way. The space is relatively narrow in shape and is not considered extensive.
To Qualify must answer 'yes'			
Is the space in close proximity to the community it serves	X		The LGS is immediately to the north and south off the suburban roads of: Crofters Meadow, Cowslip Bank, Dewpond Walk, Dragonfly Drive and Badger's Bank.
To Qualify space must be demonstrably special to its local community and hold local significance. Must answer 'yes' to one of the following:			
Beauty		X	The space offers a pleasant setting and is a visually appealing 'break' to the wider residential development. However, two roads do cut through the LGS whilst this does not compromise the tranquility of the space it would not be an intrinsically beautiful area.

Historic significance		X	No historic features relevant to the LGS.
Recreational value	X		The space provides space for children and families to play ball games and is a known dog walking spot. A range of incidental activities occur in the LGS owing to its proximity to dwellings and connectivity to the SINC.
Tranquillity	X		The space features large amount of grass land and footpaths whilst being enclosed by a large number of mature trees and shrubs. With the exception of the roads of Harvest Way the space is a 'pocket' uncharacteristic of the urban area of Lychpit and Basingstoke – with no prominent views of development across the LGS. Part of the space features a bench which is used by residents to relax and take in the environment.
Richness of wildlife	X		The site is to the south of the Daneshill Park Woods (SINC and SSSI), the eastern and western ends of the LGS border the southern 'legs' of the SINC itself. The trees within the LGS are themselves remnants of the previous forest prior to the development of Lychpit.
<p>Overall Conclusion: The proposed allocation provides a green 'pocket' which is used by local residents for recreational activities but also provides a tranquil environment frequented by residents. The proposed allocation is also linked to Daneshill Park Woods SINC and SSSI providing a local wildlife corridor. It provides a space that is frequently utilised and extremely important to residents well being whilst retaining the character of Lychpit has sought to retain the former woodland – as such the development has significant benefit and value to the local community.</p>			
<p>Recommendation: Designate the site as Local Green Space</p>			







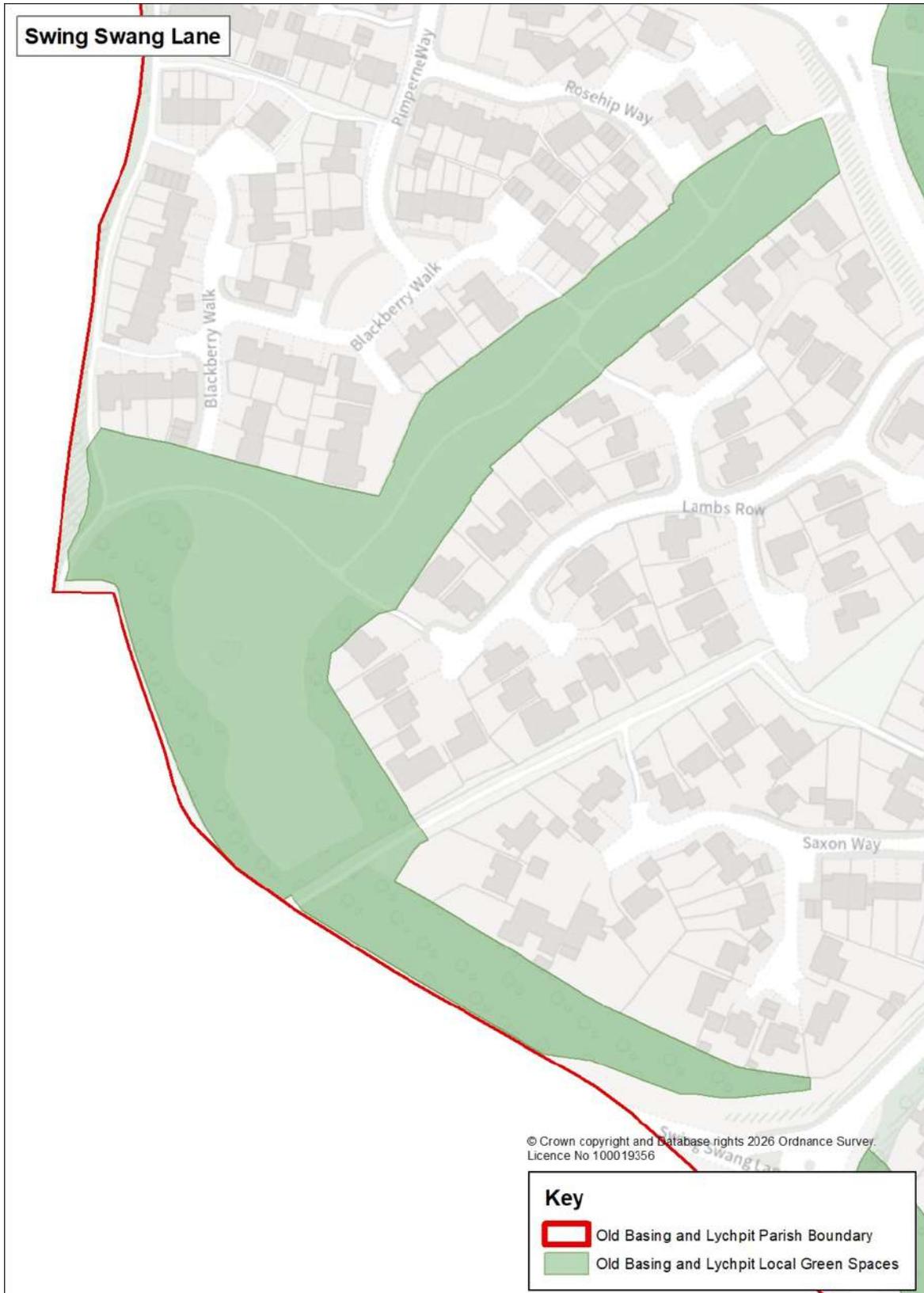


Location:		Swing Swang Lane	
Site Size:		1.96 hectares	
To Qualify must answer 'no'			
	YES	NO	Commentary
Outstanding Planning Consents or Allocations		X	No Planning Consents nor Draft Allocation
Does the space have any conflicting Designations		X	N/A
Does the space comprise an extensive tract of land		X	The site comprises narrow tracts of land and deliberately landscaped tree belts leading to the wider areas. The size of 2.1ha is not considered to be extensive.
To Qualify must answer 'yes'			
Is the space in close proximity to the community it serves	X		The area is accessible via footpaths leading to and from Blackberry Walk, Lambs Row and Saxon Way. Residents from the wider suburbs are also in close proximity (walking distance).
To Qualify space must be demonstrably special to its local community and hold local significance. Must answer 'yes' to one of the following:			
Beauty		X	The site is enclosed and has an entire absence of development within in it save for filtered views of residential development. However, it is considered the visual appeal of the site pertains to its screening of the industrial estate and landscape buffer enclosing residential development as opposed to being part of an intrinsically beautiful landscape.

Historic significance		X	No historic features relevant to the LGS.
Recreational value	X		The green space features large flat areas often used by residents (children and families) for ball games and picnics. Within the LGS is a half court basketball hoop and football goal. It is also popular with dog walkers and features areas of copse which residents regularly walk through on a recreational basis.
Tranquillity	X		The site provides thorough screening of the Daneshill Industrial Estate with the established tree cover entirely separating and maintaining a separate character of the green space from the busy main road and industrial buildings. The grassed areas are enclosed by established trees and greenery. Whilst it does not screen views of residential development (being within it) it does provide a green space absent of development providing relief for residents.
Richness of wildlife	X		Copse is scattered throughout, and insects and other wildlife can often be found within the non-grassed areas of the LGS. Notwithstanding, it is not uncommon to see birds nesting within the plethora of trees.
<p>Overall Conclusion: The area provides an important screen between the residential development and the busy road and industrial estate along Swing Swang Lane. This is an important area for residents in terms of the ability of the land to not only provide a calmer pocket of development but the recreational activities it allows for. There is also wildlife present throughout the area, the area is regularly used by the residents of the</p>			

dwelling in the immediate vicinity but also those from all over Lychpit. It provides a special area that should be retained for the community.

Recommendation: Designate the site as Local Green Space



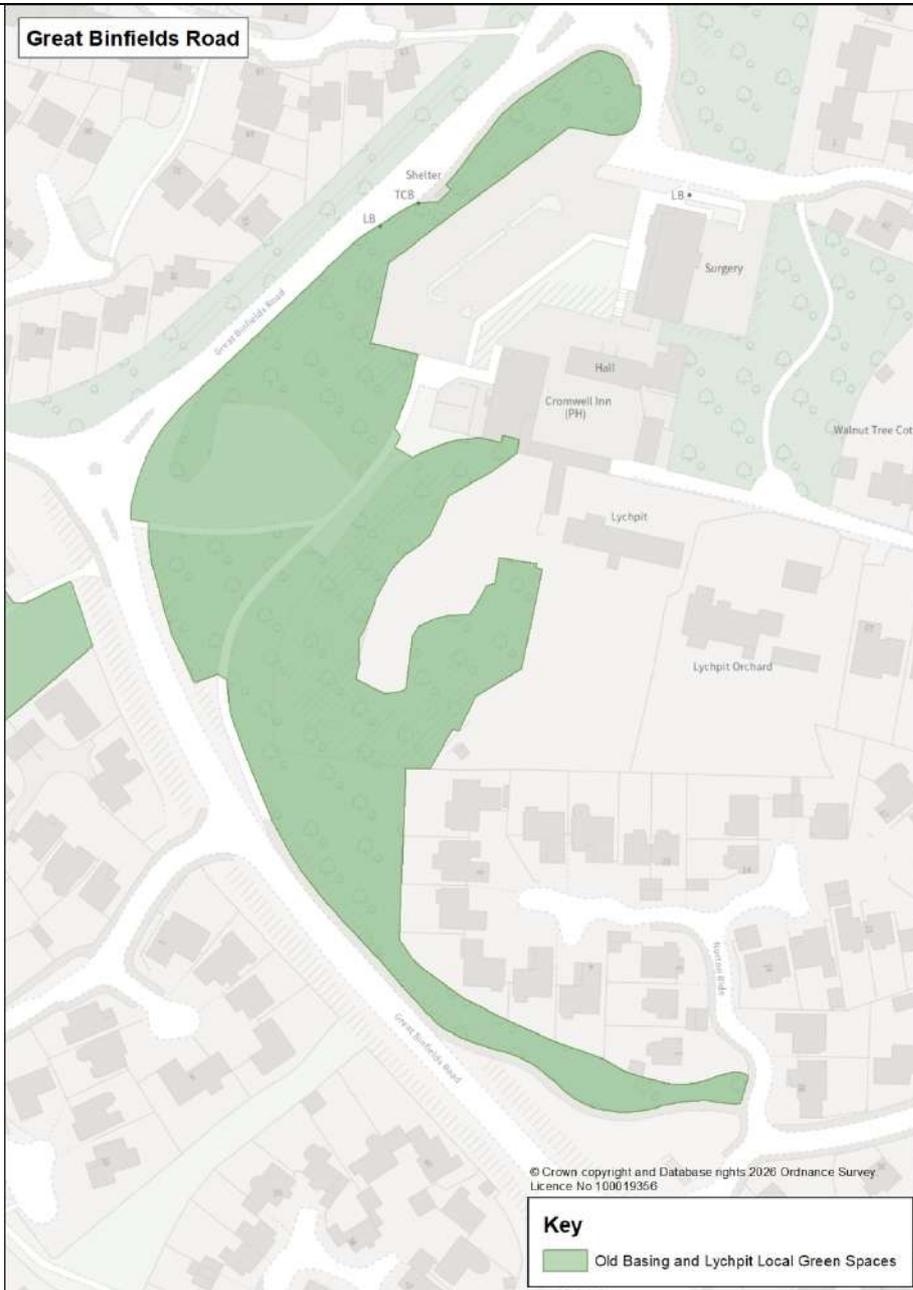




Location:		Land East of Great Binfields Road	
Site Size:		1.13 hectares	
To Qualify must answer 'no'			
	YES	NO	Commentary
Outstanding Planning Consents or Allocations		X	No Planning Consents nor Draft Allocation
Does the space have any conflicting Designations		X	N/A
Does the space comprise an extensive tract of land		X	The site comprises circa. 1 hectare and is not considered to be an extensive tract of land.
To Qualify must answer 'yes'			
Is the space in close proximity to the community it serves	X		The site features pedestrian paths directly to/from Norton Ride and the Lychpit Community Hall.
To Qualify space must be demonstrably special to its local community and hold local significance. Must answer 'yes' to one of the following:			
Beauty		X	The site is adjacent to a main road and round about. Whilst well treed it is not considered the site has any exceptional characteristics which would

			make it considered beautiful particularly with views of the road network and 5G apparatus being prominent in and out of it.
Historic significance		X	No historic features relevant to the LGS.
Recreational value	X		The site is used by residents recreationally as it provides a large area flat area where it is not uncommon to see children playing ball games.
Tranquillity		X	Owing to the intervisibility with the road network and frequency of road traffic it is not considered the site has tranquil characteristics.
Richness of wildlife	X		The site contains a chain of trees and shrubbery which provides a corridor for wildlife, this has significance as it is an

			uninterrupted area of habitat where birds, insects and mammals can be found.
<p>Overall Conclusion: The site provides a large recreational area with access to the community hall and supermarket, it is a well used site by residents for recreational purposes (supervised play with children) but also where residents can often be found exercising. The area features a large uninterrupted area of trees and shrubs forming a corridor for local wildlife.</p>			
<p>Recommendation: Designate the site as Local Green Space</p>			









Location:		Belle Vue	
Site Size:		0.56 hectares	
To Qualify must answer 'no'			
	YES	NO	Commentary
Outstanding Planning Consents or Allocations		X	N/A
Does the space have any conflicting Designations		X	N/A
Does the space comprise an extensive tract of land		X	The site is a deliberately planned recreational area and is not considered to be an excessive tract of land.
To Qualify must answer 'yes'			
Is the space in close proximity to the community it serves	X		The green space is enclosed by dwellings and is the only formal recreational area in this area of Old Basing.
To Qualify space must be demonstrably special to its local community and hold local significance. Must answer 'yes' to one of the following:			
Beauty		X	Whilst providing a pleasant green space the site features a substation and is not considered to be 'beautiful'.
Historic significance		X	No historic features relevant to the LGS.

Recreational value	X		The site features a large grassed area which is used by children and members of the public frequently. It also features play equipment.
Tranquillity		X	Being next to a main road and amongst built form the site does not provide a tranquil area of land.
Richness of wildlife		X	There are no wildlife features or notable species present.
Overall Conclusion: The site provides a large recreational area accessed by residents immediately adjacent to it and in the wider area.			
Recommendation: Designate the site as Local Green Space			



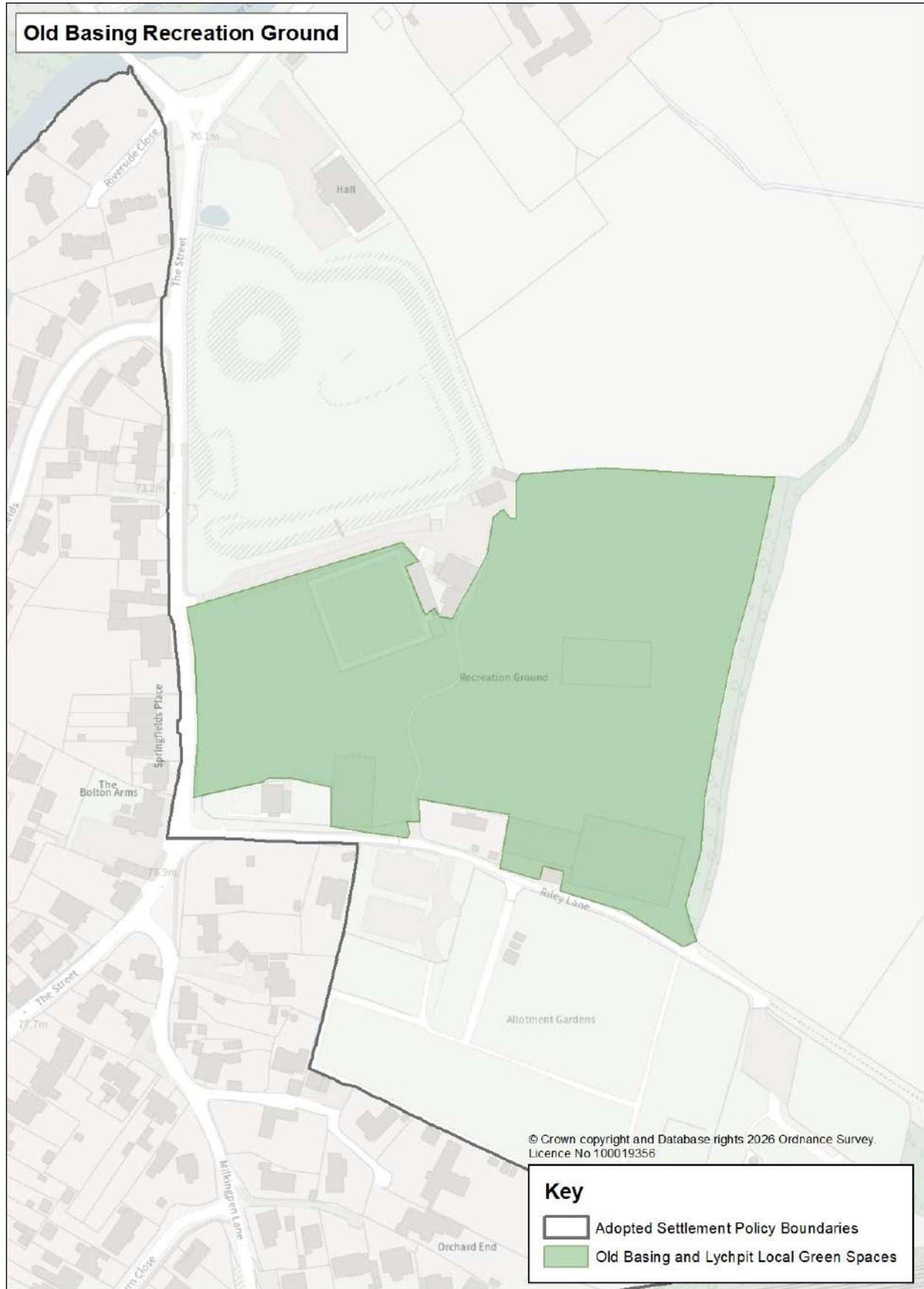




Location:		Old Basing Recreation Ground	
Site Size:		3.5 hectares	
To Qualify must answer 'no'			
	YES	NO	Commentary
Outstanding Planning Consents or Allocations	X		Consents relate to the existing community centre and sports clubs – they do not conflict with the designation.
Does the space have any conflicting Designations		X	
Does the space comprise an extensive tract of land		X	The site does not include Oliver's Battery to the north and is limited to the recreational extent of the site.
To Qualify must answer 'yes'			
Is the space in close proximity to the community it serves	X		The green space serves the whole parish owing to its recreational and civic value.
To Qualify space must be demonstrably special to its local community and hold local significance. Must answer 'yes' to one of the following:			
Beauty	X		The recreation ground itself is well managed and landscaped but also has views of the wider countryside beyond the

			Parish boundary itself (not facing into the built development of the Parish)
Historic significance		X	No historic features relevant to the LGS.
Recreational value	X		The space is used by sports clubs and on an ad hoc basis by members of the public. It features play equipment, sports pitches and large grassed areas used for exercise and people generally enjoying the amenities.
Tranquillity	X		The site benefits from trees and landscaped lawn, owing to its size offers a reprieve from the built form of the parish. The main road it is located off is not a particularly busy road which undermines the tranquil feeling of the space.

<p>Richness of wildlife</p>		<p>X</p>	<p>The site benefits from trees and grassland however, owing to its business and maintenance it is not considered to offer wildlife value.</p>
<p>Overall Conclusion: The recreation grounds provides a valuable space owing to its importance to the community and the frequency of its use. It also offers views into the wider undeveloped countryside.</p>			
<p>Recommendation: Designate the site as Local Green Space</p>			









4. Assessment of Undesignated Proposed Local Green Spaces

This contains sites which were assessed but not considered to qualify:

Location:		Daneshill Drive Copse Walkway	
To Qualify must answer 'no'			
	YES	NO	Commentary
Outstanding Planning Consents or Allocations		X	Proposed designation has sought to deliberately omit the curtilage and previously developed land associated with 'The Old Lodge'.
Does the space have any conflicting Designations		X	LGS partly comprises Daneshill Drive Copse SINC this is not incompatible with the designation of the site as a LGS.
Does the space comprise an extensive tract of land		X	The space is a narrow tract of land between the built residential development in Lychpit, owing to its size it is not considered to be extensive.
To Qualify must answer 'yes'			
Is the space in close proximity to the community it serves	X		The green space features Daneshill Drive a private road but features pedestrian access to the space for residents of the residential cul-de-sacs and suburbs.
To Qualify space must be demonstrably special to its local community and hold local significance. Must answer 'yes' to one of the following:			
Beauty		X	The site features a treed area however, it features hardstanding and metallic rails for pedestrians whilst the site offers a break from the residential development it would not be an intrinsically beautiful Green Space – particularly as part of Daneshill Drive is a road and features a dwelling.
Historic significance		X	No historic features relevant to the LGS.

Recreational value		X	Whilst the area features pedestrian access it is more of a cut through between areas in Lychpit and not used as an area of recreation.
Tranquillity		X	The site provides a break between the residential development which encloses it however, glimpses of residential development are featured throughout – the site is very much more of a ‘cut through’ rather than an area where residents would take in the amenities.
Richness of wildlife	X		The proposed LGS features trees (copse) throughout and provide a natural extension to the SINC and SSSI.
<p>Overall Conclusion: Owing to its connectivity to the SINC and LNR and maintaining the habitats it is considered the site has wildlife value however, it is difficult to demonstrate this is of a significant value to the local community being transiently used by residents. Whilst it is acknowledged there is no lower limit for LGS, the areas not covered by the SINC are of such a size they do not warrant significant usage by the community.</p>			
<p>Recommendation: Do not designate the site as Local Green Space</p>			







