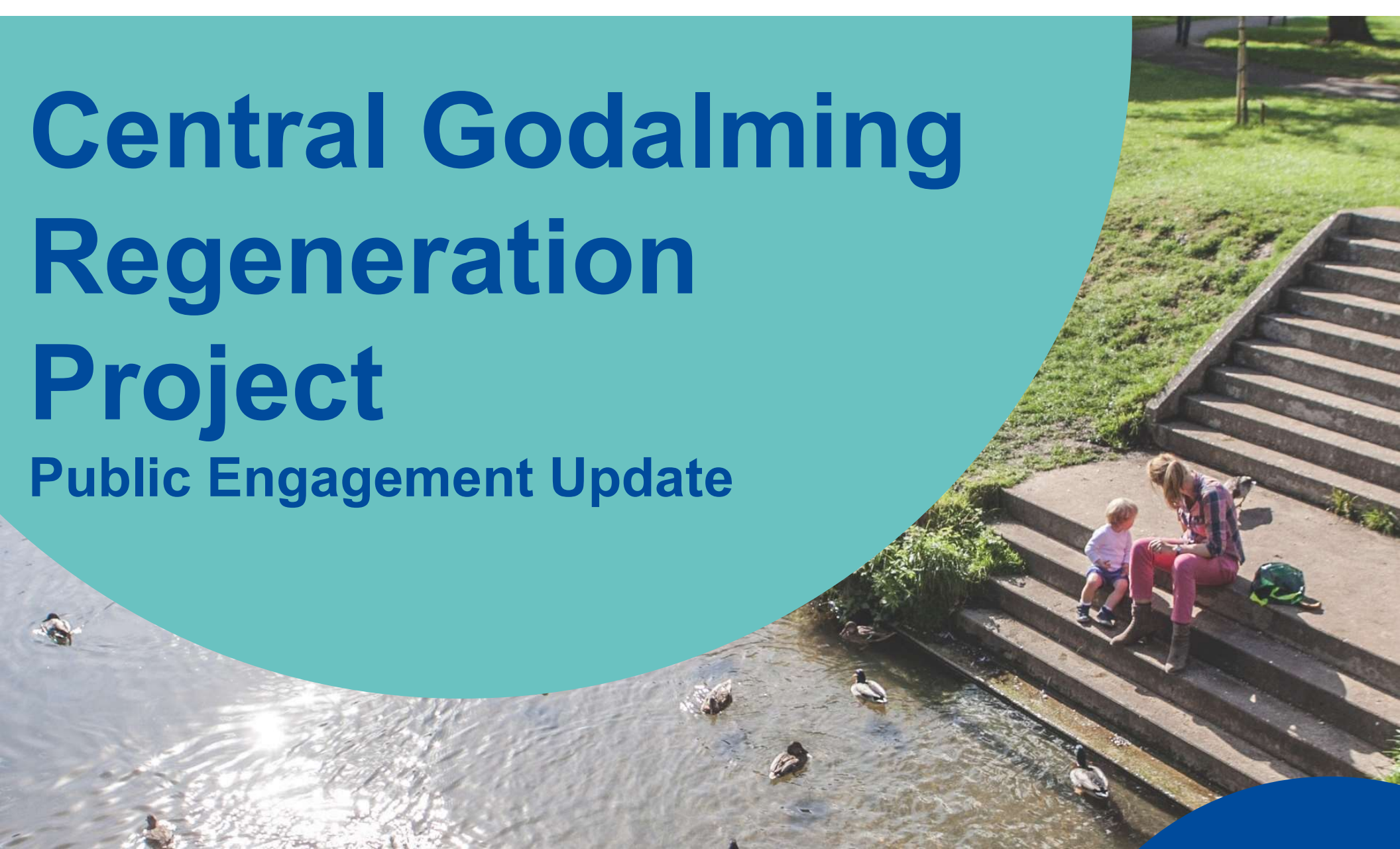


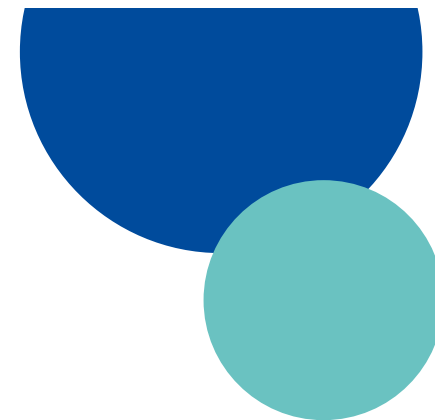
# Central Godalming Regeneration Project

## Public Engagement Update



Executive Portfolio Holder's update – 29<sup>th</sup> November

# Engagement activities



Information Boards – at The Burys offices and on-line

Survey

Website / Frequently Asked Questions page

Information email address

Engagement event - Staff

Engagement events – Public x 3

Meetings with local education providers and Chambers

Webinar

Social Media – posts and video



# Themes of early engagement

- **Objectives for the sites**
  - Utilisation of Council owned assets
  - Desire for housing
  - Deal with urgent issues with the Burys building
  - Maintain Council's public car parking provision

# Themes of early engagement

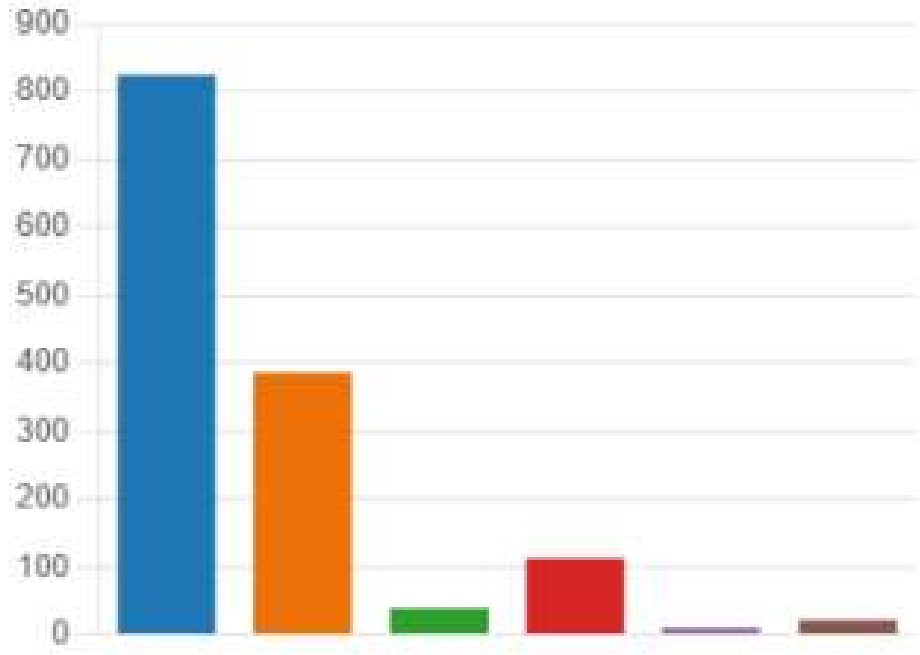
- Constraints of sites and work done so far
- Climate emergency and sustainability
- Principle of housing on Crown Court and the Wharf Rd car park
- A mixed use site and home for the Council at the Burys with maximised car park for town centre users
- No detailed designs as this is early engagement

# Focus on Questionnaire

- 1<sup>st</sup> August – 31<sup>st</sup> October 2022
- 994 responses

# 1. Are you: (tick all that apply)

- A resident of Godalming 824
- A resident of Waverley 386
- Own a business in Godalming 40
- Work in Godalming 114
- None of the above 11
- Other 22








# 2. How often do you visit Godalming Town Centre?

- Once a month 69
- Once a week 223
- More than once a week 702









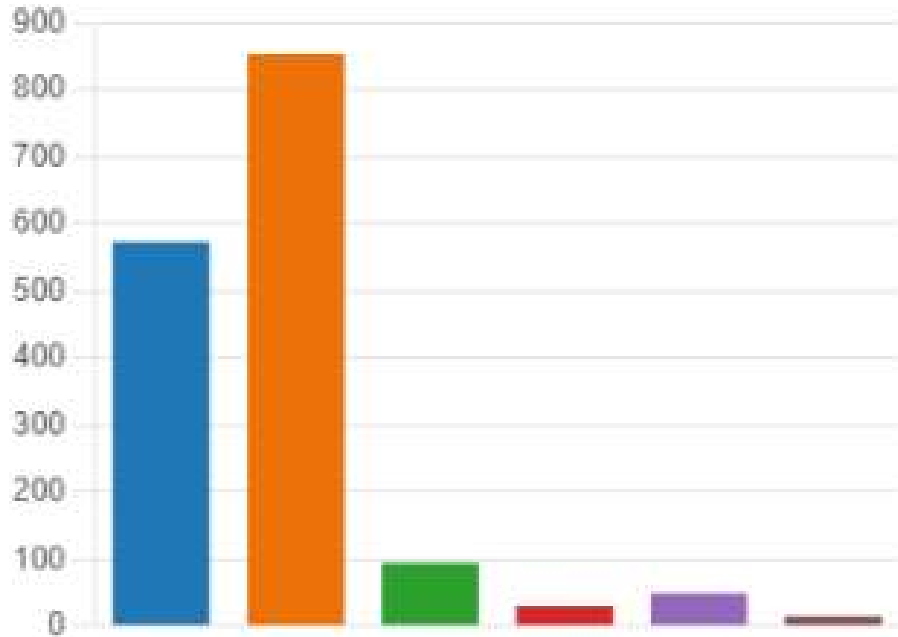
### 3. Why do you visit? (tick all that apply)

	To shop at a supermarket	763
	To shop on the high street	885
	To go for a meal	593
	To go to work	134
	Other	209



### 4. How do you travel to Godalming when you visit?

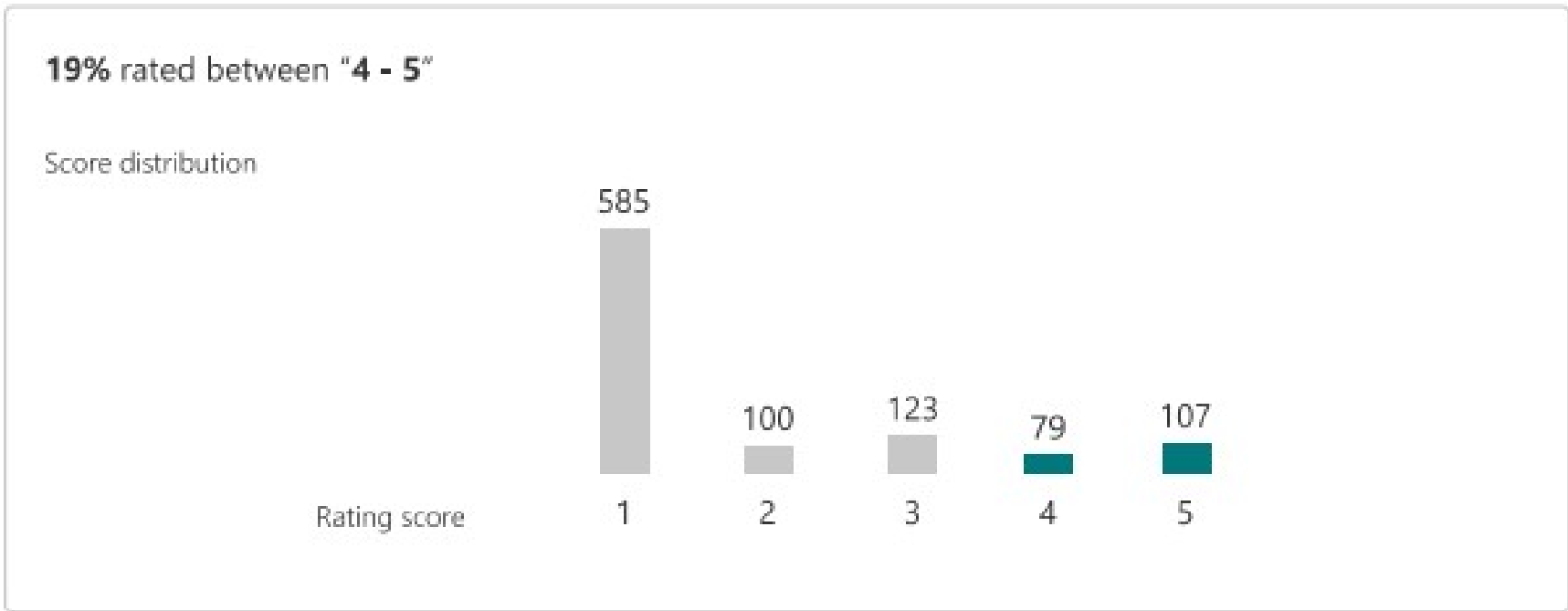
	Walk	573
	Car	854
	Bicycle	94
	Train	31
	Bus	49
	Other	15



5. Almost £3m worth of repairs and maintenance will be required just to keep our office building useable over the next 10 years. Currently we have no identified funding for these costs and doing nothing is no longer an option. Given the urgency of addressing this issue, how do you generally feel about the proposals to develop Waverley owned assets to maximise their value and fund regeneration in the town centre?

On a scale of 1 to 5, 1 being very opposed and 5 totally supportive of the proposals.

Please feel free to expand on your answer in question 10.

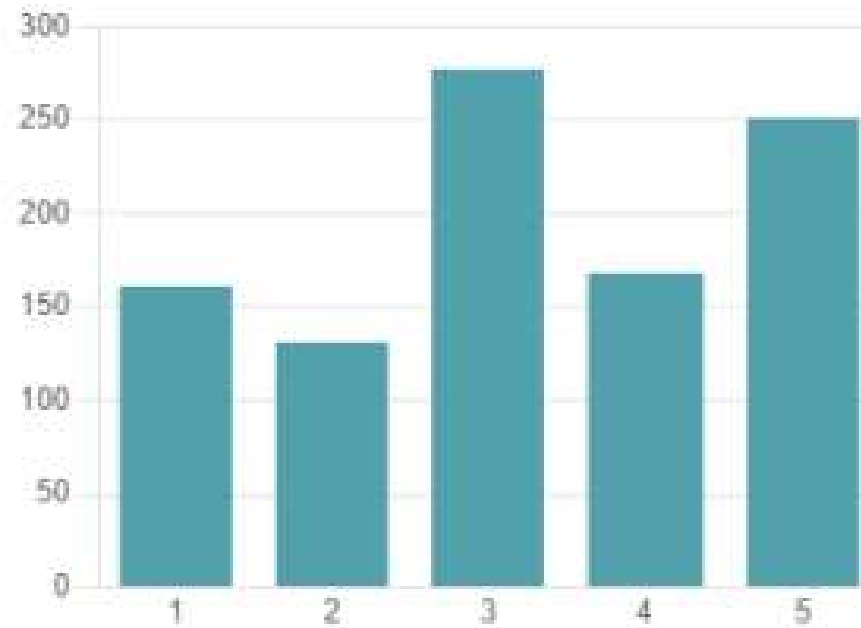




6. Do you have concerns about a lack of affordable housing in Godalming?

On a scale of 1 to 5, 1 being extremely worried and 5 completely unconcerned.

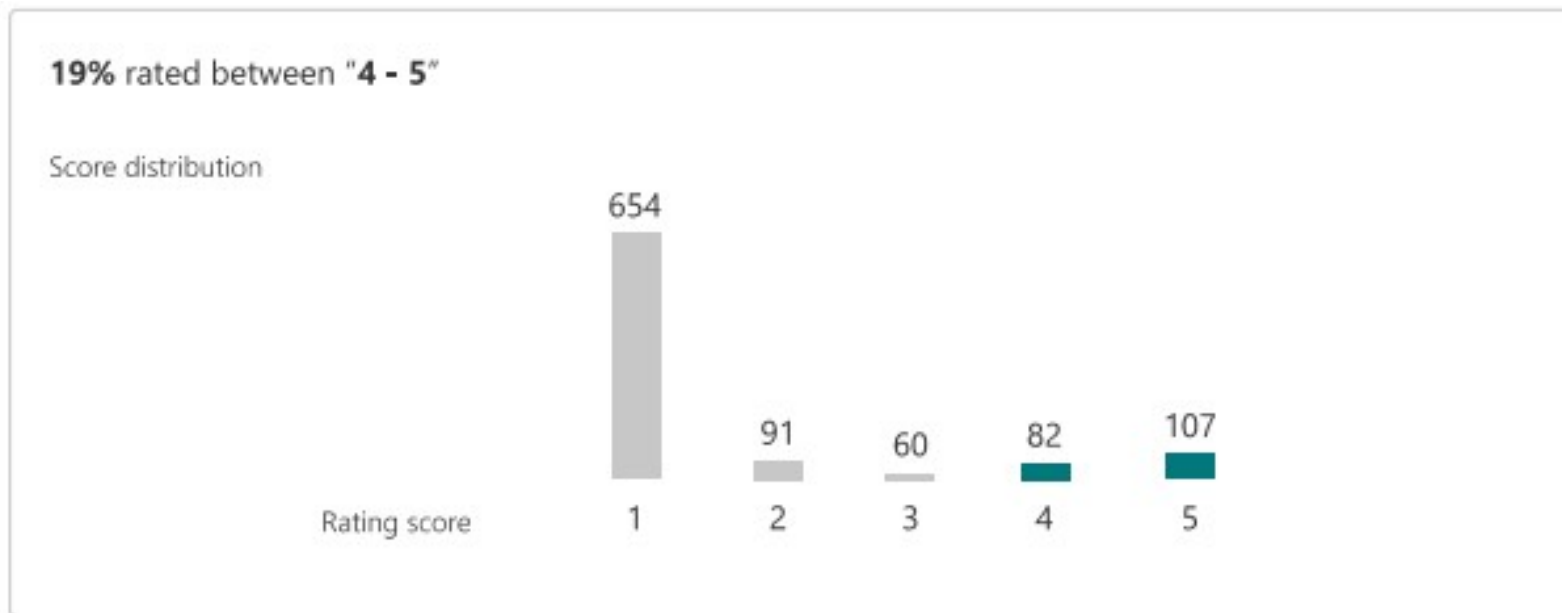
3.22  
Average Rating



7. Our initial options appraisals have indicated that it is not viable to build housing on the Burys site. All of the options that were assessed as viable from both a planning and financial perspective, involved building low-density housing on Crown Court and Wharf Road car parks, retaining around a third of the public car parking spaces at Crown Court and replacing the remainder of parking on The Burys site. Given these constraints, do you support the proposals to redevelop the Burys site, build affordable, social and market housing on the brownfield sites at Crown Court and Wharf Road car parks, and to use the sale of market housing to fund the project?

On a scale of 1 to 5, 1 being completely opposed and 5 extremely supportive.

Please feel free to expand on your answer in question 10.



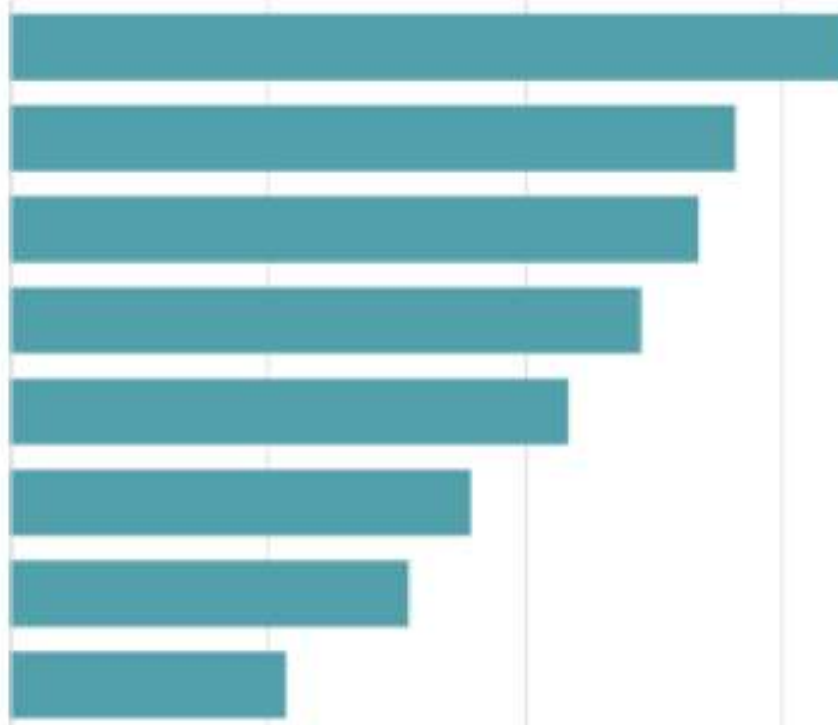
## 8. What type of housing would you like to see built in the town centre?

	Starter homes	286
	Family homes	109
	Retirement homes	173
	A mixture of housing types	426



9. Please rank the options presented for the Burys site from 1-8. 1 being the most important and 8 being the least important.

- 1 Public car parking
- 2 Office space for current tenants ...
- 3 Community activities - Please sp...
- 4 Office space for co-working (Ma...
- 5 Hireable hall space
- 6 Civic space for interaction with t...
- 7 Residential homes
- 8 Other - Please specify in questio...



# Ideas for the Bury's site

music/drama venue  
**cinema**  
accessible parking  
elderly hub  
dentists / GP  
bar/ restaurant  
**arts hub**  
public services/ citizen advice  
sporting facilities/ leisure hub  
renewable energy  
**community space**  
low cost supermarket  
indoor and outdoor childrens play area  
green space / landsaping  
better pedestrian access  
recycling facilities borough hall theatre  
schools **cyclepath/park**  
town square car charging point  
conversion offices to flat  
drop off zone/free parking skatepark  
**social housing**  
(pop up) shops

market  
cafe  
youth hub



# Survey analysis

- It is clear from the free text comments and discussions with individuals at the engagement events, that the high level of opposition to the entire scheme is largely due to desire for retention of parking on Crown Court.
- Around 100 people answered in the free text that they were opposed to our concept for housing on Crown Court Car Park.

# Survey analysis



- 35 people mentioned positively development on the Wharf and the Burys
- Around 100 people mentioned they were concerned at the impact on the high street, 60 of these linked this to changes in car parking

# Formal responses received from

- Godalming Town Council
- Godalming Town Council Minority (Conservative) group
- Residents of Great George Street
- The Godalming Trust
- Godalming Operatic Society
- Go Godalming Association



# Themes: What we've learned

- There is clear support for continued mixed use on the Burys site, including redevelopment of the council offices, community use and parking
- People were disappointed that planning constraints restrict housing on the Burys site
- Changes to Crown Court car park relate to convenience and visual amenity (even given no loss of public spaces across the scheme)

# Themes: What we've learned

- Replacement car parking at The Burys will need to be sensitively designed and other car parking options need to be better promoted.
- Concern around timetabling of any work to ensure car parking remains available - construction on the sites will be phased to ensure that public parking spaces are provided i.e. new provision of parking built first

# Themes: What we can't do:

**Concern around the empty shops along the High Street –** we do not have control over Business Rates or influence over landlords to try and reduce commercial rents – Waverley retain only 5% of Business rates

**Health service provision is difficult to access, more GPs and dentists are needed –** we do not have the ability to bring forward new doctors and health facilities

**Roads and cycle networks are not sufficient –** Surrey County Council leads on traffic management and highway maintenance and has funding for this

# Clarifications of engagement

- Waverley Borough Council does not plan to sell any of the sites to a private developer
- There will be no development on the Burys Field (green space)
- Crown Court Carpark will not be turned into a big housing estate
- Any increased car parking provision at the Burys would be sensitively designed

# Next steps

- Assess the issues raised from the engagement and feed into the next stage design process
- Re-examine plans for Crown Court to test whether we could lower the housing density to retain more parking spaces and maintain existing sight lines
- Commit to re-test our initial assumptions around the viability of delivering housing on the Burys site or other council-owned sites to support the financial viability of the scheme

# Future Steps

- Designs will be brought forward for formal consultation with the public through a planning permission
- There will be opportunity for more feedback