

Central Purbeck

The advice that we have given in response to question 11.1 is relevant to the proposed Wareham allocation. Our views on detailed matters that relate to this proposed allocation are covered by the statement of common ground.

In terms of the issues related to heathland mitigation, Wareham presents difficult challenges. This is recognised in the HRA and has been pointed out in Natural England's responses to previous stages of the Core Strategy. It arises primarily because of the location of Wareham in relation to a number of designated heathland such that there is easy and quick access by car to these extremely attractive sites.

In these circumstances, it is a challenging but not impossible to provide a SANG that is a sufficient counter attraction to the heathlands. Thus we would advise that a larger and more attractive SANG in relation to the size of the development (and in comparison with developments in some other locations where access to designated heathland is less straightforward) would be needed.

Moreover, the scale of the development is also relevant. Bearing in mind that SANGS need to attract a proportion of existing heathland users, SANGS need to be proportionately larger and more attractive.