

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

Survey Questions		Number of Responses	% of Total Responses
Question 1	How important are the following characteristics of the Parish to you?	34	2%
Question 2	How important are the following items to your enjoyment of life in the Parish?	24	1%
Question 3	How concerned are you about the following issues affecting life in the Parish?	75	4%
Question 4	What do you think about the future availability of housing in the Parish?	57	3%
Question 5	Do you think housing in the Parish adequately meets the needs of the community?	62	3%
Question 6	What scale of new development would you like to see in the Parish over the next 20 years?	35	2%
Question 7 (a)	Where would you like to see any new development and changes in land usage in the Parish over the next 20?	172	8%
Question 7 (b)	Where would you like to see any new development and changes in land usage in the Parish over the next 20?	133	7%
Question 8	If additional housing were to be developed in the Parish what is acceptable to you?	27	1%
Question 9	If additional workplaces were to be developed in the Parish, what is acceptable to you?	25	1%
Question 10	How important to you are the following facilities already in the Parish?	28	1%
Question 11	How important to you would additional new facilities be in the Parish?	51	3%
Question 12	How would you like funds for community projects to be allocated?	90	4%
Question 13	How well do rate the existing educational facilities in the Parish?	28	1%
Question 14	How good do you think the Parish's transport facilities?	962	47%
Question 15	If you work from home, which services do you need or aspire to most in the village?	73	4%
Question 16	What priority should the Neighbourhood Plan put on creating and supporting local business and employment in our Parish? Do you have any other preferences on how development in the Parish might contribute more towards the local community and economy?	51	3%
Comments	FINAL COMMENTS	95	5%

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		Rogate Youth Club	1
Respondent no	234	Supplementary detailed information offered	1
Respondent no	201	Supplementary detailed information offered	1
Respondent no	204	Supplementary detailed information offered	1
Respondent no	115	Supplementary detailed information offered	1

**2027**

**100%**

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#### **QUESTION 1: 34 STATEMENTS PROVIDED**

#### **How important are the following characteristics of the Parish to you?**

- Access to wildlife and wild areas needs to remain unhindered and not restricted by overzealous landowners
- Bridle paths, rivers, streams
- bridleways
- Church
- CONSERVATION. The streets north and south of Rogate crossroads form the quintessence of our rural Downland village. Almost all the houses in N st are listed or list-able. The suggested new build scheme would alter the character (2/3 new build to 1/3 period houses). The development on the Rec. is essentially a N St. development . TOTALLY UNACCEPTABLE. This is suburbanizing - creating "NEW ROGATE" in "OLD ROGATE"
- Control, of noise pollution ie quiet surface on A272. Control of London stinking sewage being stockpiled and then spread on surrounding fields to blight various areas of the village for weeks. Dark skies more important than a 5 - Rogate Garage does not help this.
- has stayed rural & resisted suburban pressures
- I would like more public lighting
- maintenance of our country lanes
- market towns with a range of facilities & retail
- mixed population all ages, classes, professions
- most important of all is that Rogate remains a vibrant independent community with shared facilities and a common identity.
- no one 'design / characteristic' ...predominantly countryside - village flavour (i.e. not suburbia) but not chocolate box either.
- open spaces, fields , parks
- Reduce street lighting on B2070 - a hangover from when this was the A3 main London to Portsmouth road
- River Rother
- river Rother - most under-rated feature for tourism and lack of access for parishioners
- river Rother the outstanding feature in the parish
- Rogate still looks like a village from all sides and at night it disappears into the surrounding countryside, just as it should do. This is becoming rarer in small communities outside towns and is something worth preserving
- rural aspect
- The all important character of the National Park and its rolling countryside should not be desecrated by careless and insensitive buildings and sprawling farmyards
- the character and appearance of the centre of rake
- The character of Rogate is small pretty village surrounded by farmland
- The character of the landscape. This is more than just views of the Downs. It is also views of the surroundings of the village (Rogate). This is almost parkland in feel because of the uncluttered fields
- the river

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- The river . Lack of suburbanization- i.e. absence of disproportionate modern development
- The use of local materials wherever possible - greensandstone, flint, clay, tiles lime mortar (avoiding cementitious renders) designs (traditional and contemporary that respect or reflect the local vernacular)
- There is no street lighting - would be beneficial to OAP's
- this is a beautiful part of England and we need to keep it that way. restrict any new housing / commercial buildings generally, stricter planning permissions for "one-ness" with countryside, maximise the "village-ness"
- this is a rural community with an inborn love of the countryside - we don't want to become suburbia
- tranquil environment. community spirit
- *Dark skies, limited amount of public lighting*: no public light
- *Rogate Conservation area (i.e. the village centre) with its mix of historic buildings*: important in what respect?
- *Quiet, small country lanes*: traffic too fast at present

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#### **QUESTION 2: 24 STATEMENTS PROVIDED**

#### **How important are the following items to your enjoyment of life in the Parish?**

- a post office in rake
- A sense of mixed occupation, i.e. a "real" community
- Access (byways) and roads are the essential arteries of the community. They are not being maintained properly.
- Additional housing necessitates more infrastructure, services etc and our village has no scope for expanding / improving same - especially when it comes to the road network. Moreover, we are in the SDNP area and housing development is contrary to their aims...unless existing buildings such as the Convent, Caplan House KE7 in Midhurst can be sympathetically developed for other residential and commercial purposes. In summary no housing development in Rogate. (On affordable Housing) Rogate is 50 miles from the most expensive capital in Europe, which together with its rural location makes land prices unsuitable for affordable housing. Rogate is already the most expensive parish for property in West Sussex on a per capita basis. Those on low incomes (e.g. essential workers) could neither afford Rogate property or the transportation to work in the larger towns/cities. Bordon so-called eco Town is already designated for low cost housing for this area - utilising relatively low cost MOD land. Summary: no more housing development in Rogate.
- Being a small community within the countryside is important but I do not want to feel "cut off" from civilisation. Communications facilities (e.g. broadband) and basic services (e.g. mains drainage) are important
- clear recognition of the identity and significance of rake and other areas and their communities, which are currently subsumed by Rogate
- countryside activities
- good broadband access very necessary
- In rake, we have no bus and we have lost our Post Office (fortunately we can still drive or we couldn't even get to Petersfield, never mind Liss). The surrounding roads are full of potholes and broken edges. the traffic speed through rake is ridiculous: there are frequent accidents at Hatch Lane; why no speed reduction system for Hillbrow too rake school, like at Greatham (ditto for Rogate). Think of the current residents & plan accordingly and ignore the Hampshire / West Sussex boundary line in this instance. Forget all the expansion, start by improving on what we have today; in fact preparing what we should already exist. More traffic and more people will not make things any better, the base is flawed.
- It is a sad fact that many who might wish to contribute to the community feel alienated by those that seek to "control" it and who have been divisive
- local pubs need full support
- management of excess surface water
- Need families who will volunteer for activities in the Parish
- Opportunities for voluntary work: very important
- Re housing. I am invited to add comments under 2.4 but the system doesn't work. I have not commented on the types of housing. Because the important questions about housing is whether it is linked to local needs, e.g. employment. Housing should be of whatever type is needed for people who work locally. Commuting in or out is very detrimental to any sense of local community.
- reduced traffic! volume, size of vehicles & speed
- retention of rural charm, calm environment, in a national park/aonb for enjoyment of visitors and residents

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- Rogate village stores and Durleigh Marsh are perfect
- The churches - even for those who are not churchgoers - provide a central community focus, arranging community events like the Christmas market
- the district does not have an identity, nor a community nor are there many 'groups' in the parish which interest me. Most groups I have observed are very self-centred and unwelcoming therefore I go elsewhere. I use the local shop (note singular) for newspapers and the pop in post office but the paper can be bought anywhere and since the post office facilities closed in rake most of the business has gone elsewhere. The post office will not reopen therefore this is non starter. There are no public facilities in rake and the term services is meaningless - we have electricity but no high speed broadband, no gas, no mains, no drainage no bus, no garage, no bank, no surgery,. What facilities and services - these will not be delivered by the neighbourhood plan - but only if there is a viable commercial benefit. Most of the rich people choose this area to live in in the knowledge that there are positives and negatives and theses are balanced as a personal choice. Countryside is all one word - not 'county side' as written at bullet 3.
- The total lack of public transport in Rake is a serious problem for those without cars, especially older people and/or those on lower incomes
- TRANQUILLITY AND QUIET. The Rec. is arguably the most beautiful area in the village to be appreciated & treasured by all. Well used by our village and MANY outsiders (I guess 2/3 of the playground users live outside Rogate Parish (I regularly enquire) When the ground is not in use it retains its old park-like tranquillity away from traffic noise. With few parked cars that do not detract from the beauty. No dogs -a an excellent law. The suggested plan TOTALLY UNACCEPTABLE.
- Vital, reinstatement of Rake Post Office to village shop
- *Accessibility of public facilities and services*: not important - other than post office which is critical

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#### **QUESTION 3: 75 STATEMENTS PROVIDED**

#### **How concerned are you about the following issues affecting life in the Parish?**

- amount of traffic using north street & no pathway
- as a rural community I accept that it is limited with regards to services etc and I have answered the above from a personal point of view, although I appreciate transport links for those without own transport I live here because it is quiet and rural and I accept this means I will have to travel to work and I will have to travel for doctors or other facilities, but then that is also part of the charm
- car parking in village other than hall
- Communications within the village need to be actively promoted on a much more professional website. The web needs to take over from hard copy communications. Free workshops provided by the community for those who are not computer literate. Free devices and set-up for those who are not connected. This action together with high speed broadband will enable businesses and others in their everyday personal lives.
- Concept of making the Rec the centre of Rogate is excellent, but this should mean improving sports and meeting facilities. Not surrounding the Rec with assorted housing. The village hall should be kept for social and educational facilities and those could easily be extended by moving sporting facilities to a newly built Sports pavilion with Men's and Women's changing rooms, loos and showers, plus a club room, veranda and sports storage at the back. A fit-for-purpose kitchen (meeting catering regulations), larger lobby and double doors to a refurbished larger storage room, with access onto the rec would be welcome. Access to a new sports pavilion could be from North Street above the last bungalow on the right, give access to the VH bungalow and a new small car park. This car park could be used by sports players instead of parking at the back of the North Street residents houses. With clay-tiling (to echo church, village hall and most conservation area roofs, the sports pavilion would be in keeping and provide the focus on the north east for activities on the Rec.
- concern about road noise, speeding and congestion as well as inadequate infrastructure
- concern over loss of hedges
- concerned about HGVs coming over bridge at Habin
- electricity cut-outs, water failures (pumping stations at Borden wood needs upgrading) need addressing as does broadband
- emphasis must be put on minimising the affect of traffic as it affects every part of the community. while the problem cannot be completely solved- it can be minimised. The 2006 village strategic plan and the rata 20mph petition in 2012 is clear evidence of the wishes of parishioners. all geographical areas in the parish need to benefit from traffic improvements : Terwick, Rogate centre, parsonage and rake. building more houses will not help matters and those 1-9 that may be needed over 20years should be on a A272 and B2070 only
- excellent recreation ground -must be preserved. Good pub.
- excellent recreation ground -must be preserved. Good pub.
- Farming practice would appear to mean nothing with regard to the safety of road users (mud and slurry)
- farming practices - removal of hedgerows and trees spoil the environment and damage wildlife habitat
- Fracking - very concerned
- have necessary facilities for a settlement of this size and type, though electricity supply + broadband very poor. Good access to countryside
- having a pub in each village important

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- I hate the fact that farmers - XXXX - take out trees & hedges to facilitate farming but this significantly worsens erosion & ruins the look & nature of our parish farmland
- if hydraulic fracturing (fracking) was to happen in the area (Harting Coombe) then this would affect us all - noise, increased traffic, air pollution, water pollution, environmental damage - it would be a disaster.
- it seems that a lot of the parish has no access to gas services. This is not acceptable given our location
- its good to have a pub, shop and school in the village - they are what keep it alive
- Key areas of concern are the B2070 , its traffic speed and hostility to pedestrian and cycle movement. In presenting a barrier through vehicular speeds, pedestrians and cycle access to amenity spaces and local service is reduced. Public realm improvements should seek to recreate a sense of place, reduce vehicular speeds and re-connect the amenity spaces and local services
- Lack of elections to parish council. Re housing. I am invited to add comments under 2.4 but the system doesn't work. I have not commented on the types of housing. Because the important questions about housing is whether it is linked to local needs, e.g. employment. Housing should be of whatever type is needed for people who work locally. Commuting in or out is very detrimental to any sense of local community.
- lack of maintenance of highway drains. country roadside verges are swept??? but roadside drains/gullies are left. strange use of resources in very rural areas where roadside sweeping is hardly a vital service. if this is contracted out , can it all be targeted more usefully?
- lack of management & development of river Rother for tourism & leisure
- lack of proper post office facility . current ridiculously located at garden centre !! useless
- main road signage indicating Hillbrow village does not exist (on) entering - visitors struggle to find us
- need pub, shop, school. Village hall in Rogate has limited facilities. Need to develop stronger village community with some newcomers
- No public transport in rake! Too much speeding traffic! Doggy electricity supply. Current broadband provision is a joke (sorting this out would impact every person & business in the parish). the problem is that the parish is really split...Rogate the village, rake the ribbon strip...the danger for rake is that the former lends itself to being protected more at the expense of the latter, which isn't good enough
- not all the commons have open access
- Only parking concern is at Rake school
- Parking for Rake Church of England Primary School very important
- particularly concerned about the removal love trees and hedges causing flooding on the roads and (?)
- Particularly concerned about the size and volume of commercial (HGV) vehicles using the A272 and surrounding lanes of Rogate village. These large vehicles cannot pass one another at pinch point in the village causing damage to our properties. The A272 in Rogate village was not designated for these enormous vehicles and a solution to this horrendous problem needs to be found sooner rather than later.
- questionable farming practices - car boot sales, destroying hedgerows & trees, heaps of disgusting human manure
- ref: wildlife habitat management. Electricity board tree felling contractors were displaying Eco vandalism in the way they went about chopping trees, particularly the large native cherry tree on Fyning Lane where a pruning would have sufficed. The tree was home to a large eco system including last year tree creepers, fly catchers and garden warbler, No one that common hereabouts. There are rules and regulations regarding the grubbing up of hedgerows etc. but none of them seem to be enforced hereabouts.



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- Rogate and rake are too far apart to be a coherent parish. We have no commercial facilities or activities and no sense of belonging together. Rake itself has very little sense of community and no village heart. We are essentially a settlement strung out along a road. Luckily a few people work hard to try to develop our potential as a community. A successful scheme like the community orchard in rake exemplifies how the dedicated few can enhance the parish.,
- Rogate is a smashing place to live. Don't really want to see it change in appearance at all but recognise there will be a need for some future development, things can't stand still. The A272 is a given constant and can't do much about that or its traffic. Haven't lived here long enough to identify many areas that need improvement
- Separation of sewer water from rain water would be one of our priorities, in turn this would help stop the flooding in Hugo Platt area
- Since doctors' surgery in rake closed down in 1984 there are no medical services in Rake or Rogate (i.e. no branch surgeries)
- size of lorries, e.g. horse transport, on narrow lanes. perking on grass verges, especially outside rake school. litter. enforcement of planning decisions, e.g. brick kiln copse farm. maintenance of highways e.g. proper repair of potholes
- Speed of traffic coming through Rake - needs slowing to 30mph with traffic calming to enforce. Pavements between Flying Bull and Garden Centre not good enough for walk / cycle to school. Need to widen pavements, include cycle lane separated from main road.
- speed of traffic down lanes. re-introduce hedgerows along A272
- Super fast broadband is necessary to those of us working from home. The current slow connection speeds, especially upload speeds, are a major issue. Fracking will threaten our beautiful landscape and may make our water polluted. We should all stand up and fight against the threat of fracking.
- The A272 is the defining feature of our village and we would like the facilities such as the shop to be away from there, centered around= the green.
- The lack of an obvious physical centre where the community can gather without fear of traffic and intrusion of traffic noise.
- The street lighting in Rake is the same as when it was the A3 and it should be changed to a village street lighting. This would also reduce the spillage and improve the dark skies
- The traffic on country lanes go fast and a number are not concerned about people walking for pleasure
- There is terrible internet and busses and trains or access to anywhere outside Rake unless one drives. I am fourteen, this is hardly an option and my mother is not a taxi service
- This is a small village . The questions are most applicable to larger settlements, e.g. employment
- traffic and parking for shop (bad) . we have a lot of good caring people (good)
- traffic calming measures and speed limits to implement & reduce
- traffic noise caused by speed and road surface on the old London Road is a major concern - Hindhead tunnel is contributing to this
- Traffic through the village is fast , noisy and relentless. Traffic calming has to be addressed before any other improvements can be made. It is a great village, but its centre consists of a busy dangerous cross road, which gets busier and noisier year by year. We also need to get our electricity and drainage sorted out once and for all!
- Unfortunately the village suffers from a farmer who has no care for the environment , people or animals
- Very concerned about commuters (moving into the parish). Bad history of community divisions & conflicts is likely to prevent positive steps towards a shared future. Parish council / local clubs dominated by old people
- We are fortunate to live in a rural area where there is ongoing farming and open countryside for recreation

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- We should be realistic about "tourism". What we can offer is peace & tranquility, quiet walks, Nature observation. Don't allow this to be spoilt.
- Weak infrastructure (frequent power cuts, drainage problems, poor public transport) should be improved before any significant development is contemplated
- when new to the area, meeting local residents wasn't very easy
- Would like to see local farmers more proactive in environmental protection and wildlife friendly farming practices, if proper hedgerow maintenance with less aggressive cutting , wider field margins. Re-instatement and enhancement of village pond to enhance Eastern approach to village
- Yes I am concerned but you do not know whether that is because I am in favour of a position or against it. there are no transport links anywhere from Rake- so it is a concern. However it is not for the NHP - a bus service has proved to be financially unsustainable and there is little justification for tax payer funding. Similarly I am concerned about the speed of traffic in some areas but in general traffic on roads is better than traffic off the road. Crime prevention - I am concerned about security lights, but also have an interest in astronomy. To observe and photograph the night sky there are many places I can go locally with very low ambient light which suits my hobby. The provision of security lighting is a safety and crime prevention matter as I am sure the police will tell you. Security lighting is an important deterrent to crime in rural areas. This is a matter for the owner of the property - not the NHP - I am concerned that crime should be deterred and if that is assisted by security lighting then it should be used. I am concerned that too many cyclists fail to take adequate care when using the narrow lanes and achieve excessive speed on downhill sections on country roads. Cyclists should recognise that the road is a shared space - ride in single files and at an appropriate speed, motorists and cyclists should obey the Highway Code. Cyclists on the lanes are generally careless and I am therefore concerned - they should be required to have insurance policies. I use shops and services from local businesses when they offer the most appropriate services - but no just in the parish - the world is bigger place and I also use suppliers from neighbouring counties! Fortunately I do not have a concern over 'overcrowding' in my current accommodation

#### *Wildlife habitat management:*

- leave the wildflowers alone!

#### *Provision of parking:*

- critical for village shops & businesses

#### *Other- please state:*

- shop, church, protect key elements: pub, school, village hall
- A plan to ensure roads and drainage channels are cleaned annually would be good. Standing water this year very worrying
- look for younger families participating in parish

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#### QUESTION 4: 57 STATEMENTS PROVIDED

#### What do you think about the future availability of housing in the Parish?

- A few more houses for "downsizers" would free up larger houses more suitable for families. Ideally these houses are in the centre of Rogate and Rake, but eco-homes with downstairs adaptable extra room with bathroom and upstairs accommodation for visitors - and good views.
- a study needs to match those that want to downsize against those that want to upsize. there is no need for new large houses for commuters who will not contribute to village life
- A there is no legal requirement being forced on Rogate by random, misguided bureaucrats this appears to be a fishing question for future developers. It would be interesting to know how this question came about and whether anyone has a vested interest? Rogate has a good tradition of organic growth of dwellings and each application being judged on merit and suitability to the plot, services, access and the like.
- affordable housing is important for locals wanting to reside in the area. However larger developments would spoil the beauty of the area
- any houses built should be in keeping with the rest of the village
- as I live 3 1/2 miles from the village - I don't know much about needs
- Care homes need to be affordable then releasing more homes for families
- Difficult to foresee who will be living in and around the village a long way ahead, so we need to be wary of building for the sake of building, unless specific need within the local community can be identified. Once its done, there's no going back.
- Enough housing in Rogate but stop homes from shutting down
- Family housing: the age profile of the area is too old - services are provided for the old and not the young
- Future development should be kept to a minimum
- Future housing should be at the smaller and more affordable end of the price range. Large expensive houses take up too much room and do not help bring families with children to support schools, shops, pubs etc.
- Housing provision should be linked to the needs of people living in the parish Now. we can't guess the needs of those who may or may not come to live here in the next 20 years. Development should be kept to a minimum so as not to spoil the character of Rogate and its surroundings. "Affordable" housing needs to remain affordable beyond the tenure of the first occupants.
- I am not in a position to categorize but reckon there is neither too many already nor need for many more
- I don't really know a lot about this section - the emphasis on the NP certainly seems to be all about affordable housing...some of the above questions I do not really know about...we haven't lived here that long and I just don't know even how many flats are in Rogate for example
- I don't see there is any current need for more housing as I am aware of a number of properties that are empty or have been empty for many months until recently, so I can only assume the current housing is more than sufficient. We are a small community and that is what I love about it and don't want to be expanded to any great degree
- I note that the planning authorities have on plans for additional housing. The village infrastructure - particularly in relation to water /sewage and traffic - would not support any major development. Any significant development would also adversely affect the character of the village. Any new development should be very small scale, of the in-fill type - and focused on helping youngsters to remain in the village when they grow up - is low cost / social housing

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- I would not want to see large scale developments unless they do not eat into the surrounding countryside and any additional traffic into villages can be well managed (suitable parking along with the much needed traffic calming). From an aesthetic point of view, any future developments need to sit well with the existing buildings. I would not necessarily object to individual developments but I don't think the villages "need" any more. I don't think the villages currently have the infrastructure or facilities (e.g. transport, childcare) to be the best places for sheltered or social housing. These would be better placed in large towns of Midhurst, Liss, Liphook, Petersfield etc. Any new build should be sustainable as possible and any way to make the existing buildings more environmentally friendly would be welcomed.
- Know little about the need for housing, suspect the need relates to family housing, both social and private
- low cost (to buy and run) homes should be the priority so young people can live in the village creating an age balanced community
- maybe 8/9 new houses, for local low income households
- mix of housing is deteriorating as small cottages are knocked down & replaced with 'prestige' houses which locals cannot afford
- more homes needed for the residents of Rogate that would like to return and local families who need a bigger house for family reasons, and bungalows for the people on their own
- Need a few more privately owned low cost houses to encourage younger families, and provide downsizing
- no development outside of village centre, especially not in woodland area such as xxx
- no more than 10-20 houses needed in the next 20-30 years in the parish. for green reasons people should live nearer their work. unless tele-cottaging, people work in clusters in towns where social facilities/offices/factories/communications are best located. building up homes/commercial sites on aonb/snp defeats the object to such a designation/ young and older people alike move to towns for many a good reason pertinent to their stage of life - loneliness being one
- No one in the parish can speculate with any authority with any of the above statements. I believe that despite the total focus on housing in the draft NHP and report generated and paid for with tax payer money the need for significant additional housing has now been discounted. No one bothered to determine that there was no government demand to build more accommodation in the area and too many people went to great lengths to ensure that new development sites were anywhere but next to them. The answers to this action are statistically irrelevant as there is nothing against which to measure the answers - totally subjective - as is the question in section 6 asking non-qualified individuals to identify the number and type of housing needed in the next 20 years. However, a general comment must be that before anymore housing is built the associated infrastructure must be provided - transport links, utilities, broadband, surgery, etc. Maintain some of the woodland, all the agricultural land and clear some of the scruffy poorly maintained woodlands for housing. In particular leave the paddock near the Rake garden centre (which has previously been arable) and use the woodland opposite the school for building if you must. The NHP however is not about commandeering private property - otherwise build on Fyning Hill and the large gardens of the houses on London Road and Hill brow.
- not on parsonage
- Not sufficiently aware of the current mix and use of existing buildings
- Overall scale of any additional housing must be required to retain the character of the village. Infrastructure inadequate for much development but would be good to have housing available to enable young people to stay in community
- Parsonage est.. houses it needs a new site
- people are getting older & will require care homes
- Planning is agreeable with extended properties significantly where the existing residential plot allows

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- private rents are far too high, more "council" housing needed
- Rake is becoming one big care home; we should have a hospital at one end and a cemetery at the other with a conveyor belt in between! I think generally housing provision is about right. Stop expansion; use existing unused buildings e.g.. renovate. There is nothing really work wise to attract people to live in the parish; they will move on; meaning the main newcomers are people from outside, working elsewhere/commuting to London. If not strictly controlled, Petersfield and thus Rake/Rogate will become a Bordon/Whitehill with more and more concrete. & look at the Sun Inn -sell to a developer, it falls into a ruin, change of use application to build "n" flats...blight for us for years followed by healthy profit; more people, no new/improved services. Where does the money come from for improved services...rates or the developer? unlikely.
- social housing on Parsonage & Hugo! Not private - Social in social & private in private
- The housing needs assessment should tell us this. we need facts - not asked to surmise.
- the village need a balanced between owner occupied housing and genuine social housing (not shared ownership)
- The village needs to grow to some extent to make local services more easily viable, and to enable less well off people too live here.
- There is a need for a balance of private and social housing and for them to be brought together in small villagers
- There should have been a "don't know" button!
- This is a perceived view only for the Rake area with a view to seeking younger resident number improvements. Survey data will vary
- This is impossible to answer. The current housing stock should be sustained / maintained. Any new housing should be dependent on extreme need (not 'nice-to-have') with the nature of new housing being demand /market led. 'Extreme need' might include the arrival of significant full time new employment in the area or an unacceptably long waiting list for people who have grown up in Rogate and wish to stay to get housing (assuming they are top of the list)
- we are new to the area having moved from Haslemere. So it is difficult to comment really, but obviously this is a small rural parish and we would not expect major development. There are several towns and large villages locally - Liss, Liphook, Petersfield and Midhurst.
- We do feel qualified to comment
- we hope that new housing will not exceed the number of older dwellings and it is mandatory that any future development is eco-friendly
- We need smaller properties for rent suitable for low wage young couples and small families. We also need smaller properties probably single storey for older couples to downsize into, possibly in a small group with a warden
- we seek 'one size fits all' or mantras like all 'large' houses are bad, all housing must be social housing etc. we need a mixture and each proposition should be judged on its own merits. Efforts to support self-build and eco-friendly homes should be encouraged.
- we should be realistic about housing too. How many dwellings ca reasonably be supported in Rogate without spoiling the charm & simplicity of the village, adding to the (largely insoluble) traffic problems & ruining the landscape?

### *Flats:*

- don't know
- better than bungalows

### *Privately rented accommodation*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- don't know

### *Self-build housing*

- don't know
- I don't know enough about the amount of these houses in the parish to answer honestly

### *Sheltered housing*

- I don't know enough about the amount of these houses in the parish to answer honestly
- rake

### *Low cost Eco-Homes:*

- I don't know enough about the amount of these houses in the parish to answer honestly

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### QUESTION 5: 62 STATEMENTS PROVIDED

#### Do you think housing in the Parish adequately meets the needs of the community?

- village appears "over-housed" given infrastructure in place
- There is probably demand for smaller houses or bungalows for older people wanting to downsize and sell their houses to families.
- There is a need for locally managed housing for those from the community on low income & for those who work the area
- The questions are inappropriate and will I believe generate a false perspective. It would be better if the whole section is deleted and the question rephrased - perhaps something like - "During the workshops some respondents have indicated a need for more / less care homes / affordable accommodations etc etc. Do you agree with this statement - Yes / No - if necessary there could be a graduated scale of - no....possibly...strongly agree" During the workshops some respondents have indicated a need to 'manage the housing market by prioritizing development and by prioritizing new housing for certain groups /classes' . If you agree with prioritizing new housing for particular groups , which do you consider to be the highest priority (a) farm workers ...key workers ... Low income families ... single mothers ...Elderly - those downsizing... First time buyers...others (please state)
- The housing provision appears to be moving away from mix of houses to larger properties. Feel the balance needs to be restored
- teachers often prefer not to live near the pupils that they teach
- Shortage of housing for older independent residents, and for younger families working in local area (20 mile radius)
- see previous answer. We do NOT want or need developments of private "executive" homes & other development should be kept to a minimum
- Rogate is a small village & an attractive one. Local needs are important. See my answers to Q3 & 4
- re Q6 - I don't understand what is meant by a number of these categories and some e.g. retail units are very open to interpretation. Would I be happy to see some independent business spring up that fits with the environment and surroundings, e.g. farm shop - yes. Would I be happy to see a starbucks or 99p shop - no. You should have a "don't know / not sure" option
- Rake has no facilities such as transport links, doctors etc. This would have to be addressed before further development is considered
- pity that the headings were printed wrongly as these important concerns will be disregarded
- must provide off road parking
- must provide off road parking
- most important is that any design & materials should be in keeping
- More accommodation for the local elderly residents who wish to downsize but remain in the village
- it is all about balance. we don't want ghettos -we want a healthy attractive mix
- In the countryside you do not need flats - that is for town folk
- I'm assuming CDC allocates any 'social' housing it has to local families first should they want or need it? We have just downsized in the Parish so a new family with three children have been welcomed into the area. At the same time our neighbours moved out of the village with another family with tow children moving in . The system works without tinkering.
- Home should only be designated for those on lower income levels if there is certainty that there is long term demand from them to live in Rogate. Priority should be given to those who have been brought up locally or work locally.

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- each proposition on its merits
- Any future provision should ensure that there is not a large concentration in any one area. Brown field sites such as the current village garage should be prioritised, if absolutely necessary, in favour of potential sites that might damage the rural environment and open land views. Development to provide affordable housing has to be fully supported by quantifiable need rather than subjective opinion. Build social housing where there is a ready supply of jobs within more traditional urban environments access to which does not require private transport which typically is unaffordable. Don't bud in isolated village communities where there are few jobs and public transport is very limited.

*How interested are you in downsizing your accommodation in the Parish?*

- done it!
- would need more information to make an "informed comment" here

*How interested are you in care homes or assisted living in the Parish?*

- too many already
- for me or for the village? the answer to the second question would be 2 if for the village, rather than for myself (5)

*How interested are you in live-work accommodation in the Parish?*

- not for myself but a good idea
- see our comment on what this means

*How interested are you in seeing new house allocation being prioritised for key workers (nurses, teachers)?*

- in Fyning lane NOT around Parsonage
- nurses / teachers are not key workers for the parish
- no - genuine social housing not just for key workers

*How interested are you in any new house being allocated to land-based workers (agriculture, woodland and livestock)?*

- possibly but not exclusively
- not sure

*How interested are you in the allocation of new houses being prioritised for local people?*

- yes but local connection would be better

*How interested are you in new homes being designed to meet the needs of people on lower income levels?*

- yes - definitely - rented accommodation not low cost home ownership



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *Other – please state:*

- Yes - I am very interested in all this but support none of it. These questions do not address the NHP issues. They do not enable an expression of preference and presume that those who express interest are expressing an interest in favour of more....etc. I am interested but AGAINST these propositions. If downsizing I might stay in the Parish or I might want to live somewhere where there are appropriate services - doctor, hospital, shops, footpaths, no steep hills. There are more than enough care homes - they contribute nothing to the community. Where are all these 'key worker nurses' going to work once they have prioritised housing - not in the parish. Prioritised housing is akin to social management introduced under the communist regimes and must be avoided at all costs - market forces will dictate the cost, value and price. Please explain how a new home is 'designed to meet the needs of people on lower incomes'
- one immediate focus for our community to aim at might be on how to involve the whole community in supporting low income people, young people and disadvantaged people to live fulfilling and positive lives in the parish -and doing this in an environmentally responsible manner that cares for the landscape, provides beneficial employment locally and contributes to the well being of the whole community. These ambitious and sustainable aspirations may be achieved through: enabling natural-built social housing in the Parish that preferentially utilises local materials (renewable ones); that includes training and apprenticeships in traditional woodcraft and clay and chalk construction; that reduces fuel poverty and high dependency on expensive food (all housing to include vegetable & fruit produce); that is based on innovative financial models aimed at low rentals or low debt repayments; that provides high quality durable homes that are adaptable to the changing needs of occupants. Such a proposition has already won interest and support from a wide range of local people, from the SDNPA, from some landowners in the Park and from professionals in the industry. It would be a coup for Rogate & Rake Parish to win the first demonstration for such an innovative, sustainable and forward looking concept - please contact me for further information if needed.
- NO new expensive properties
- NO new expensive properties
- Every question smacks of Nanny State and social engineering
- whilst prioritization for local people is OK we should also allow some 'new blood' into the community. we need to accept a range and diversity of people...yes make provision for lower level income but not to exclude all others
- I work in two care homes in the parish and we are pleased to take local people as residents for ease of visiting by friends and families. New housing should only be considered if there is adequate drainage, parking, access, etc.
- "allocation" -suggests some sort of social housing
- we need housing for young people in local towns 5-20 mile radius
- By 'local people' we should mean those who work locally, or wish to continue to live here after they stop work. Just being born here or having a family connection is not a helpful definition of local for this purpose.
- Too many older people living in oversized houses. Need more smaller alternatives for them to move to but remain in same area. Needs to be balanced with low cost family housing to maintain population
- I'm very interested in new homes/houses - I don't want any affordable housing in our village

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- England has a massive shortage of housing and we should increase the housing in Rogate every year . An increased population makes village business (shop/ pub etc) more viable - and hence benefits everyone
- Priority should be given to the needs of those who work within the village and area. Affordable housing is bound to be an important issue. Query the need for industrial development in this essentially rural area. Whatever the criticism of them, we need our farms, if not now, certainly there will be a need for increased food production in the future
- a sensitive balance should be maintained between character and need; market forces cannot be denied
- the Rogate shop needs relocating to the garage site which is far better for retailing: parking, position , space. existing site will revert to residential. garage will be forced for commercial reasons to relocate to a retail park with large showroom and supplemented by ever increasing a-commerce transactions. present housing stock is largely adequate, but being mindful of uncontrolled immigration from EU, a small number of houses need to be built viz. LK 2a (rake) and 12a (garage) and Fyning lane sites- note spread of this very limited development
- some of the questions in most sections could be answered in 2 ways - 1: as it affects me personally, 2: as it affects the community in general. Apart from the first two, I've answered the questions in this section according to 2.
- I don't want to see any development that isn't renovation of existing sites (and I don't mean infilling) - there are plenty of (e.g. farm) buildings / empty commercial properties available. and I have huge sympathy with local residents first not speculation or homes that will simply attract commuters and push local out. The fact is whatever restrictions you start with will eroded be over time. I do understand that as locals move on seeking jobs, their place will be taken by the commuters who will bring fresh cash to the area; but it will eventually swamp local life; prices will rise; concrete replaces fields
- why is one profession more important than another. Nurses an teachers earn more money than I do and yet I cannot get priority. One word says it all - EQUALITY
- Se above (answer). Avoid the development of a dormitory / suburban community
- Agricultural dwellings have to be justified. Not sold off the a request to build more.
- Rake has very few small houses for young people or families on a low income. There is a decreasing stock of bungalows for older people as the existing ones are extended into large and expensive houses. The village need young people and families to support the shop and school and create a sense of community
- my answer in Q5.1 is because we have just downsizes already
- Our farming, woodland management and polo pony establishments all import workers from outside the area as we do not have enough suitable housing locally . This also generates traffic
- Outside the RSI rented or shared ownership housing requirements, a focus on affordable market houses to ensure the area is viable and attractive to families to support local services, schools, and the ongoing social sustainability of the parish
- I do think there is a wide range of housing in the parish, from flats to bungalows to different numbered bedroom houses. However, as previously stated, some seem to be left empty for long periods of time, so I do wonder why Hart etc keep insisting we need more housing when they don't seem to allocate the existing properties.
- A number of older people would probably benefit from the option to downsize to a smaller house/flat/bungalow and thus free up their house to members of their family, without having to move away from the village

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 6: 35 STATEMENTS PROVIDED**

#### **What scale of new development would you like to see in the Parish over the next 20 years?**

##### *New homes and self-build*

- no opinion don't mind
- I think there should have been a column for a smaller number than 1-9. Where I have ticked 1-9 I would have preferred to see 1-5
- family housing? social housing?

##### *Small business units*

- no opinion don't mind
- I think there should have been a column for a smaller number than 1-9. Where I have ticked 1-9 I would have preferred to see 1-5
- if there is any demand
- a few!
- there are already 2 nearby industrial estates - 1 north of the village and 1 to west

##### *Live + Work combined units*

- no opinion don't mind
- I think there should have been a column for a smaller number than 1-9. Where I have ticked 1-9 I would have preferred to see 1-5
- if there is any demand
- to be included in new homes, not separate

##### *Conversion of redundant buildings*

- no opinion don't mind
- I think there should have been a column for a smaller number than 1-9. Where I have ticked 1-9 I would have preferred to see 1-5
- see comment
- What buildings and to what? Not to industrial uses
- Sun Inn Rake

##### *Community facilities*

- no opinion don't mind
- I think there should have been a column for a smaller number than 1-9. Where I have ticked 1-9 I would have preferred to see 1-5
- see comment
- Hard to see what we might support. Small scale only - no major encroaching of rec for example

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- maintain what we have

#### *Community renewable energy projects*

- no opinion don't mind
- I think there should have been a column for a smaller number than 1-9. Where I have ticked 1-9 I would have preferred to see 1-5
- what sort?
- see comment
- what does this mean
- meaning ?

#### *Business start-ups*

- no opinion don't mind
- I think there should have been a column for a smaller number than 1-9. Where I have ticked 1-9 I would have preferred to see 1-5
- a few!

#### *More retail units*

- no opinion don't mind
- maybe
- 1 or 2 if the Rogate garage should become available
- maybe

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 7(a): 172 STATEMENTS PROVIDED**

#### **Where would you like to see any new development and changes in land usage in the Parish over the next 20?**

##### *Rake*

- At least half of any development should be in Rake, which is about the same size as Rogate, with similar facilities and better roads.
- possible sensitive infill from flying bull to jolly drovers
- housing. spread the development
- (housing for ) site at Sun Inn Rake vacant now for many years, unsightly, offers long road frontage
- workplaces for young and low income people
- family housing in rake, north of B2070 beyond Rake school
- near shop, school and employment (housing)
- this is a very difficult question to answer. I do not want to see any part of Chapel common developed as this is a great local space for riding and walking. I live in the centre of Rake and I am familiar with the main village in Rake but that is the extent of my knowledge. I do not feel able to comment on the suitability of land change in other areas.
- post office
- The sun inn - been empty for years and needs development of some kind as the site is an eyesore and a wasted opportunity. Don't mind if residential or suitable commercial site but needs to be something

##### *The hangers, grass field north of B2070 east of graveyard leaving room for fete car park -*

- Include care for vulnerable & disadvantaged people
- 3 pairs of semi detached cottage to rent
- noted as not suitable map

##### *Langley*

- possible careful infill

##### *Rake Hangers*

- homes and workplaces for young and low income people. Include care for vulnerable & disadvantaged people
- unsuitable for development beautiful locations and ssi's

##### *near rake store*

- housing only

##### *north of settlement near flying bull pub, hill brow*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- sensitive infill
- not suitable because development would spoil beautiful woodland environment
- Land behind flying bull as a campsite for overnight visitors is NOT appropriate due to the level of noise it will attract. Campers and alcohol do not mix.

#### *Bull Hill Recreation Ground On Corner Of Canhouse Lane South Of B2070 Owned By Rpc*

- affordable housing on council land - sell it off
- Not appropriate for (housing) development
- very suitable

#### *Canhouse lane*

- make greater use of local renewable resources. include some tied cottages linked to land management and provide outdoor facilities for public enjoyment of countryside.

#### *Oliver's Piece*

- View Point sign. Make site useable.
- It makes sense to tidy this up and make it more accessible to people. The views from the top of the ridge are an asset to the area and should be protected for the public - possibly some of the shrubs / trees along this stretch could be cleared to reveal the views over the valley to the South Downs
- Tidy up the land and make it into a community area e.g. garden or some kind of "green space"

#### *Clayton Court*

- homes and workplaces for young and low income people. Make great use of local resources (e.g. woodfuel and food), include some tied cottages linked to land management and providing some apprenticeships in sustainable building. Include care for vulnerable & disadvantaged people
- site for social housing
- 6 units

#### *West End of Rogate on North Side Of A272 Lay By - Opposite Parsonage*

- parking . Increase size of existing lay by
- homes and workplaces for young and low income people
- small commercial / office units good access to A272 and A3
- housing
- small development of housing
- small development

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *Harting coombe*

- make greater use of local renewable resources
- unsuitable for development beautiful locations and SSI's

#### *Durford Wood / Heath*

- infill within existing developed area
- make greater use of local renewable resources
- could sustain some (housing) development

#### *Rogate Common*

- make greater use of local renewable resources and provide outdoor facilities for public enjoyment of countryside

#### *Top road*

- no development keep the area as wooded
- sensitive infill
- make greater use of local renewable resources
- affordable housing, workplace
- not suitable because development would spoil beautiful woodland environment
- again, no development as access difficult either through Borden or from A272

#### *Slade Lane*

- not suitable because of very poor access and used by farm traffic

#### *Junction North Street And Slade Lane*

- suitable for development

#### *Slade Lane To West End Of Rogate*

- suitable for some houses -near rainbow cottages between. Drain land and make good
- too far from village centre - no development

#### *Habin bridge area*

- house(s)

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *Habin bridge to Nyewood*

- provide outdoor facilities for public enjoyment of countryside
- private housing , live/work housing
- suitable for development
- not suitable because development would spoil beautiful woodland environment
- Habin Bridge / Fyning Moor in view of recent flooding - not suitable for development and a great wildlife area

#### *Nyewood outskirts*

- house / workplace

#### *Durleigh Marsh Area*

- house/workplace/retail

#### *Field opposite Rogate garage & beyond eastern edge of playing fields access from A272*

- 5 bungalows for elderly/disabled, 5 live/work units for singles/couples
- More ground for a cemetery next to the one already there
- east side of Rec. - access from A272 only with off road parking - flats / bungalows - access from A272 only we/ off road parking
- east side of Rec. - access from A272 only with off road parking flats / bungalows - access from A272 only we/ off road parking
- small number of houses toward village green
- Eastern side of Rec. ground in Rogate, low density mixed styles (Housing), 2/3 beds maximum to create a greater sense of a centre and moving the centre of gravity always from the busy and noisy crossroads
- Shop/parking

#### *Field West & Opposite Village Hall*

- not with access off North Street because of traffic problems and also visual intrusion in the highest parts of the village
- a few houses
- North street -concerned about increased traffic and changes to look and feel to village approach...also the effect on local residents
- Houses and parking for village hall

#### *Parsonage*

- parking site only for school & parsonage residents with roundabout at A272 & parsonage junction
- extend south mixed housing / private rented with access to Rogate school and A272
- suitable for development - extension



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### South Side Of A272 At Parsonage Entrance

- parking only for school and parsonage (for) reason of safety and environment and good traffic flow
- Not the Parsonage area - it has sufficient housing for the site and infrastructure inc drainage
- (houses) adjacent to parsonage estate

#### *North Street Within Settlement*

- not suitable for development
- east and west side of North street in village

#### *Rogate village Hall*

- village shop expansion. Expand village hall area & make it the hub of Rogate OFF the A272. From there a café would be ideal (within the shop). West mean is a prime example of this being done successfully

#### *Rogate Rec.*

- Yes
- NE corner of Rec. new sports hall/ pavilion with car parking

#### *A272 Rogate garage*

- mixed development of re-sited village shop, housing and parking include bus stop re-sited from west street
- garage site development but not fields behind/above it
- mixed units
- Rogate garage side of A272 1-2 bedroom houses
- build (bungalows) on land approaching Rogate from the west left side
- opposite cemetery south of A272 - facility workplace facility / workplace
- opposite cemetery south of A272 - facility workplace facility / workplace
- car park for relocated shop / craft centre

#### *A272 West Street Rogate*

- a few houses

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *Rogate School*

- I think the school could be converted to residential units and the playing field could be developed for bungalows or PassiveHaus, with bedrooms below ground levels. The school could be moved adjacent to the recreation ground, eliminating the need for a playing field.

#### *Open Land South Of A272 (Garbitts Wood And Fyning Moor)*

- not suitable for development
- provide outdoor facilities for public enjoyment of countryside

#### *Between Rogate Village Hall And Fyning Lane*

- mixed housing private rented
- mixed housing, health centre, new school
- This (housing development) would provide more balanced concentration of development rather than requiring the centre of the village to absorb all new development plans. The centre of the village is already too congested and not capable of dealing with greater pressures on its fragile infrastructure

#### *Southern End Of Fyning Lane*

- sensitive infill
- include some tied cottages linked to land management
- (Low cost housing development) Southern end of Fyning Lane and Fyning to Rogate along the A272. This would bring together the village and increase 'critical mass' to help village businesses
- new development on south and east sides
- self build or housing association key workers (\* detailed supplementary information provided ) - Fyning Lane south side opposite Cherry Cottage & Coney croft

#### *Fyning lane settlement*

NOT APPROPRIATE FOR NON-HOUSING USE Fyning Lane not appropriate for non-housing use - shop industrial units

- (Footpath proposal) 15B much needed foot/cycle path from bend in Fyning Lane to the Rec. with its (hopefully) new recreational facilities
- No development as road too narrow and too busy and infrastructure poor. no development keep the area as wooded
- sensitive infill
- 2 or 3 houses. spread the development
- limit the buses in Fyning lane. No more building on Fyning lane or Terwick as the road is dangerous and the area sufficiently housed
- Houses: south side between Coney croft and Eden in a dip containing scrub. land unsuitable for anything else. should not offend neighbours as in a dip. looks well drained. good access and services. low cost ground for self-build/housing association / key workers
- not up Fyning Lane because the road is not suitable for yet more traffic
- Fyning Lane is not suitable for any more (housing) development due to poor road access

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- workplaces for young and low income people. Include some tied cottages linked to land management and provide apprenticeships in sustainable building
- housing
- affordable housing, workplace
- not suitable because of very poor access
- No. NOT FYNING LANE - not suitable. 90 houses in less than a mile, all with at least 1 car + increasing courier traffic. 9 affordable houses in Terwick rise already. narrow lane 6'6" with passing places - also through traffic, no pavements
- housing - on a bus route
- all- Fyning lane -no infrastructure, no water, poor electricity, dangerous small roads already risky to pedestrians, riders and dogs
- need for community facilities
- 6 units
- not appropriate as the road is tiny and already too busy, there is little infrastructure, it is already sufficiently developed

### *Fyning common*

- make greater use of local renewable resources and provide outdoor facilities for public enjoyment of countryside
- Too valuable as a community woodland / heathland habitat

### *General*

- (Houses) appropriate - areas with direct access to A272 to the east or west of the village. Such as near Parsonage Estate or Rogate Garage. (Houses) Not appropriate - access via Habin hill or North Street. Access already over used . Road too narrow for more traffic
- (mixed development) Anywhere selected should be within walking distance of Rogate school, shop and village green
- (other than 2 sites mentioned) This rural environment & further development changes nature /character of the area to detriment of visitors & residents in a designated AONB & National Park. Resisting of village shop to garage eases traffic congestion provides parking for shop, makes shop more viable
- anywhere that is currently woodland or farmland
- Building in woodland on the fringes of the parish (except for housing for people not expected to have cars) would be less intrusive than in Rogate village itself which has a more open and prominent situation. AVOID any major development of the centre of Rogate, which would spoil the medieval character of the village set among fields with distant views, and increase hazards and congestions on the A272. AVOID ribbon development along North Street and along the A272. AVOID building in areas prone to flooding and water logging such as between Rogate and Fyning Lane along the A272. AVOID building too much housing in one place.
- Children's play area
- close to Rogate village - clean energy park to provide local electricity e.g. solar panels / wind farm to provide local power when national grid is switched off as forecast for coming years
- develop brown field sites such as the Sun Inn in Rake before encroachment on greenbelt
- development should be where there are already clusters of houses to avoid suburban sprawl over land which is more countryside
- family homes in Rogate area

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- housing
- housing to replace existing building
- I am not in favour of renewable energy projects in the parish
- I need time to think about this.
- I regard Rogate as a small village with limited infrastructure in a national park. any increases logically have a knock on effect - access routes, litter, noise/light pollution, environment etc. at the heart of this is a fundamental question: do you want Rogate to change from a "small" to a "mid-sized" village. if the answer is yes, the locations are somewhat academic - just shuffling deckchairs on the promo. for me the answer is no and so the proposals are simply choosing the "least bad" option.
- I think the most appropriate residential development for Rogate and Rake parish is (1) brownfield - so Rogate garage in particular (2) infill - Fyning Lane is good e.g. three are lots of properties on large sites which could absorb a family house or a downsized home or a 2-3 bed flat dwelling . There is sufficient infrastructure most properties which have their own drainage & could put in (additional) drainage (3) village in-fill i.e. non ribbon extension but natural "joining up" e.g. opposite Rake Garden Centre to Cold harbour wood
- I would not like to see any new development or change of land use in the parish other than a handful of unique "grand design" self build/ quality family homes discretely constructed where appropriate
- I'm sorry I don't really know enough about potential development sites. Maybe existing work yards or brownfield sites within the villages
- if new houses are to be built then keep it to outskirts of Rogate itself. Keep new houses where there is already infrastructure for water and sewage supplies. I think an issue, more important to new houses is the damage of hydraulic fracturing in the south Downs national park. this would be disastrous for all of us.. I cherish and want this area protected (Fyning lane and all land to east up to parish boundary)
- important not to build on good agricultural land - it will be needed!
- improved & increased parking on western end of Rec. Would also help the pub
- Limited in-fill (housing) development, on sites with good access and utilities only. Not multi-unit housing) developments - inadequate transport and sewage. While I would not necessarily oppose a business that wished to locate to the village, we should not seek to attract business.
- low priority for industrial units. Low cost (housing) for local workers but perhaps difficult to police unless some involvement of parish council with their allocation
- map ridiculously small cannot be used. A map of rake and one of Rogate needed, not all the land between and Liss
- more parking in Rogate is key.
- more ribbon development along the B2070 or A272 is NOT appropriate. We need the various little hamlets to be separate and not merge into each other
- more ribbon development along the B2070 or A272 is NOT appropriate. We need the various little hamlets to be separate and not merge into each other
- New homes appropriate - Woodland on the fringes of the village might provide an alternative for a small number of new builds, rather than concentrating everything in the centre of the village. development NOT appropriate - fields liable to flooding or with poor access from current roadside/ lanes . Areas on the skyline where additional lights will show for miles around
- No large scale development anywhere, infrastructure inadequate for present level. Nothing significant up north street because of traffic issues (ditto Habin & Fyning Lane, which are in any case unsuitable)

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- other than mentioned, no development needed in next 30 years. house extensions and refurb/reuse of existing buildings are acceptable. Rogate parking: lk 2a and 12a (and by graveyard) into parking ensures a convenient/equidistant spread in the village viz: existing village hall (north street) new east street (garage site) and new west street (parsonage site)
- Rogate would benefit from a benign development in the mode of South Harting, but without a radical re-think of the present road system it is difficult to see where this could be accommodated, unless Garbitts wood was to be released from its protected status. Otherwise only organic development should be contemplated.
- sites which already have buildings (conversion if appropriate or replacement ) or are infill between buildings would be the top priority. Some judicious use of greenfield sites has always happened and should continue: avoiding major high quality sightlines and difficult vehicle access should be a priority. Various recent studies including the West Sussex Independent Economic Commission highlight the growing numbers of one and two person businesses operating in domestic premises and places like converted farm buildings. This is a form of activity that should strongly be encouraged. Broadband, electricity supply and a potential for growth in business services support (not necessarily in the village) are all important.
- Sun Inn - Flats
- Sun Pub in Rake - I believe there is outline planning for houses, however restaurant or business would be OK. This (site) is dangerous as it is with scaffolding, loose plastic and is a complete eyesore
- There are no suitable sites in Rogate for development. Road system not allowing extra traffic. Infrastructure can't cope as it is now
- using smaller redundant plots for self-build houses
- Verges in Rake near the garden centre and garage. As part of the South Downs National Park it makes sense for residents and visitors to maintain the beauty of the area. It would be beneficial to plant some more shrubs and trees in front of the garage and garden centre, to screen them to some extent. Not enough to hinder business, but to soften the effect of such large areas of tarmac and unattractive buildings in what is essentially the centre of the village
- We do not want any more (housing) development of existing gardens etc.
- I wouldn't "like" to see any further development
- NONE. Change of use is a slippery slope. Why is your starting point "new" development, new this, new that. We first need to look after what we already have. I understand new people = more income but the services (i.e. the spend) do not expand accordingly. Monies are always siphoned off. Why only influence, why not stop or if that's impossible, control? Maybe we should vote on your list of proposals to spend money, don't vote don't complain

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 7(b): 133 STATEMENTS PROVIDED**

#### **Where would you like to see any new development and changes in land usage in the Parish over the next 20?**

##### *Land opposite Rake Garden Centre on south side of B2070 (proposal 1(A))*

- Don't feel that Rogate should be commenting on houses in Rake & visa versa. How can we know?
- no opinion don't mind
- 16 units as stated by LK
- highly suitable - xxxxx owns the field, but also very steep & a protected site.
- mixture of housing and work/live units help to create a hub near the school
- Still within village boundary. Do not want development here, but if must provide development area (then) this is an obvious location. Smaller houses than in LK proposal would be better for village
- no comment
- small development of housing
- small development
- Rake to decide
- this is quite a beautiful sweeping piece of land. I would prefer not to develop this , but if it is , it should not simply be line of affordable housing that will create an uninspiring centre of rake. If housing has to be built here, it should be built on 3 sides of a square, or semi circle wit a green and park in the middle, with safe crossing to provide safe access to the school. There still, needs to be a visits and sense of space i.e. no further development behind these frontline houses. The view up the ridge should be safeguarded.
- I agree with the proposal...but keep it tasteful and in line with the rural environment
- suitable for development
- mixed housing
- (any) Appropriate - rake should also be considered when looking at suitable areas to build - it has a good shop and a good road
- Most obvious site in Rake (for) houses

##### *Land just to the east of Rake Shop on north side of B2070 (proposal 2(A))*

- Don't feel that Rogate should be commenting on houses in Rake & visa versa. How can we know
- no opinion don't mind
- 8 houses live / work units
- houses
- no comment
- Rake to decide

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *The site on the garages in the Parsonage Estate in Rogate (proposal 7(A))*

- in all case very few houses
- no opinion don't mind
- I do not live in Rogate therefore can offer no informed opinion on sites 7,8,9,10,11 nor 12
- no development (\* detailed supplementary information provided )
- (ok)
- live/work. Services must be addressed. Sewage? flooding?
- have no knowledge of these sites
- Good as need for more employment without travelling out of village
- Whilst I understand this is a possible development site, I find 10 units excessive, also I had to Google what a live/work unit is and these seem to be more modern urban requirement and I cannot see there is a need for them within the parish. Also, I don't know what the need for garaging is and if this outweighs the current need for housing.
- off road parking essential
- off road parking essential
- 5 family homes + work units
- Parsonage is too congested and there is bad drainage
- Parsonage Estate is NOT suitable form any new housing development. It is NOT a dumping ground for the Parish: only enhancement or replacement of existing stock should even be considered.
- I have only heard people talking about them being redundant and an eye sore so it seems to make sense to use this area to build more houses rather than start anew in other places...sewage problem also needs sorting out.
- No further building on Parsonage Estate. Electricity, water, sewage and parking are all inadequate for the current level of housing.
- small businesses & housing

#### *Land adjacent and south of A272 in the Parsonage Estate (proposal 8(A))*

- in all case very few houses
- no opinion don't mind
- I do not live in Rogate therefore can offer no informed opinion on sites 7,8,9,10,11 nor 12
- parking for school drop off/ pick up (on northern half of LK 8a) (\* detailed supplementary information provided )
- (ok)
- services?
- have no knowledge of these sites

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Good for much needed extra social housing, especially as the present houses are in need of rebuilding and gardens too big. Better provide proper allotments elsewhere.
- I think this has already been planning approved
- limited basis
- too low lying?
- too low lying?
- parking only. no houses. school mums can safely park and deliver children to school. residents are not troubled by school traffic which is currently an issue. mini roundabout at parsonage-A272 junction for safety and traffic speed break.
- Parsonage is too congested and there is bad drainage
- Parsonage Estate is NOT suitable form any new housing development. It is NOT a dumping ground for the Parish: only enhancement or replacement of existing stock should even be considered.
- drainage inadequate at present
- No further building on Parsonage Estate. Electricity, water, sewage and parking are all inadequate for the current level of housing.

### *Land in the centre of Rogate Village, north of A 272 (proposal 9(A))*

- in all case very few houses
- no opinion don't mind
- I do not live in Rogate therefore can offer no informed opinion on sites 7,8,9,10,11 nor 12
- no development (\* detailed supplementary information provided )
- This would require the felling of a fir....
- floods?
- have no knowledge of these sites
- road access an issue
- no need to have access to North street
- traffic chaos
- IF a small housing development is envisaged then the area to the north of the area opposite Parsonage estate and west of North street would be the best site
- workplaces for young and low income people

### *Land west of Rogate Village Hall on other side of road (proposal 10(A))*

- in all case very few houses
- no opinion don't mind
- I do not live in Rogate therefore can offer no informed opinion on sites 7,8,9,10,11 nor 12
- no development (\* detailed supplementary information provided )



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Base don cul-de-sac with single entry from N.Street on a roundabout
- traffic?
- have no knowledge of these sites
- (Housing) Proposal would improve housing stock without overwhelming North Street. However stricter guidelines on density, roof height and materials in keeping with the conservation area. A footpath from the A272 west to cross to Village hall
- I don't like this one, as I believe this is currently fields and would completely change the character of the village, as that ground is very pretty with older housing and would spread the size and change the character
- too congested
- too congested
- access from north street not acceptable
- for a new village school with access and parking from a roundabout on the A272 at the entrance to Parsonage. New housing needs then provided on old school site, short term parking where it should be.
- small private estate (10) houses opposite Village Hall
- traffic chaos
- Houses and parking for village hall

### *Land surrounding the Rogate Rec Ground (concept of a new "Village Green"; proposal 11(A))*

- in all case very few houses
- no opinion don't mind
- I do not live in Rogate therefore can offer no informed opinion on sites 7,8,9,10,11 nor 12
- no development (\* detailed supplementary information provided )
- But NW access from roundabout in North Street and Se access from a roundabout on A272
- This is a seductive sounding concept BUT it would radically alter the feel of the village (visually & psychologically) . The open parkland/ farmland would be lost. Forever. Parking (only) at the north side of the A272.
- have no knowledge of these sites
- Proposal would ruin the village by giving it the "Liphook look", necessitate access roads, and services and turn the Rec into an eyesore in this conservation area. Certainly there would be no need to re-site the village shop. See (our previous) proposal for a sports pavilion ,access road from North street and car park not ruining the view from the Rec
- I'm not sure about this one, I had never considered building on the green. 23 units seems very excessive and I would need to look further at the ideas to make an informed decision. However, I don't understand how these will provide "opportunities for residents to work locally and reduce car travel"
- 6 units rented
- NOT surrounding the Rec - keep the north clear (houses only on eastern side)
- NOT surrounding the Rec - keep the north clear (houses only on eastern side)

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- must not be overdeveloped - 15 units east side only
- Around the Rec, a small and low level development
- access to north street would be a disaster
- Bungalow houses just to East of Rec running towards the garage. NOT on the North side
- too many proposed
- I like the idea (any development type).
- mixed housing
- very concerned about access and how change of look and feel of the village
- Limited (mixed development) to eastern side of the village green only. Building on both east and north sides would mean that the green could never be increased in the future. It could also create a 'shortcut' route for cars to miss the village crossroads and become busy. I will send an email with a diagram. Alternatively, build on the east side and loop the road / housing further east and back to the A272 . I will send an email with a diagram. Create a new village shop with parking area. This should be visible from the A272 to encourage passing traffic to use the shop. there should also be footpath access from the village green.
- (any development ) is NOT appropriate. Views 'out' of the village green are just as important as the vistas over it. what a waste of a beautiful asset to urbanize that area; reminiscent of old style council built square. Do not spoil this piece of land that is the focal point of use.
- if building small development
- if small
- workplaces for young and low income people and provide apprenticeships in sustainable building
- (houses) village green idea around Rogate Rec seems a good thing
- I like this idea. It moves the centre of the village to a better space and could address parking / new homes (and village amenities)
- housing around the village green if there are to be new builds.
- houses (including) down to garage on A272
- interesting but used by football and cricket club

### *Rogate Renault Garage and land south of A272 to east of Rogate (proposal 12(A))*

- in all case very few houses
- no opinion don't mind
- I do not live in Rogate therefore can offer no informed opinion on sites 7,8,9,10,11 nor 12
- houses, craft shop re-located village shop (\* detailed supplementary information provided )
- Garage and land to the west only including development of land to east of garage
- Parking for church and shop on west side of this site. Housing on the east side of this site
- have no knowledge of these sites

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- The garage site should be kept and housing on the north facing side would be better allowed the other side of Garbitts Woods and avoid traffic straight onto A272 (Previously turned down by planners for good reasons)
- I can't work out where this is proposed, if it is in the fields I would object to this, as strongly as I object to building on greenbelt or extending the village to too much of a degree. If it is the Renault garage itself then this is a brownfield site and could be a good site for future development
- 6 units reduction from LK
- Houses and shop. Relocate village shop from present site as this is far better location for its viability. more space for shop and parking. village centre freed up. a feature such as an art centre could be added to the site. house should also be included. if more parking needed for shop, then alongside the graveyard would be suitable and act as an overflow for the Rec, church, and pub. relocating bus stop to this site and Habin hill opposite red house would mean no parking in west street except a couple of spaces for residents. thus making traffic flow less congested and cross road safer due to better visibility. being a272 site services and access are good. there is minimum traffic impact on the community. development (especially shop) would act as a speed check for east street.
- But why should garage be forced to close?
- But limit in size - not like Liphook
- I like the idea (houses in field).
- Housing - if it ever becomes available
- housing
- housing
- housing in field next to garage
- housing

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### QUESTION 8: 27 STATEMENTS PROVIDED

#### If additional housing were to be developed in the Parish what is acceptable to you?

##### *In a single grouping*

- in-filling
- in-filling

##### *Extensions/Granny flats to existing housing*

- design criteria?
- if appropriate to existing style of house

##### *Other - please state*

- a mixture is fine
- All development should be within the area covered by the 40mph area in Rake. Ribbon development must be avoided along with creeping in the surrounding countryside. Rake contains mainly larger houses so emphasis should be on smaller housing units for the younger and older ends of the community.
- difficult to generalize -each site will need to be evaluated & then make an informed decision
- even extensions can be problematic & revise design queries as well as reducing gardens unacceptably.
- homes fro land management occupations tied to care of land and ecology
- Hostel type for agricultural workers seasonal
- I am quite puzzled by the idea that additional housing would allow people to "live and work locally and reduce car trips". surely there is not much employment within Rake and Rogate ? Any employment further afield (Liss, Petersfield, Liphook) would require residents of Rake/Rogate to use a car??
- I would prefer existing buildings were utilised better, where possible brownfield sites used, I strongly disagree with protected land being used in the name of "affordable housing"! I also want to retain to small parish fell of the village an not keep sprawling further and further
- in other locations where access is good and environmental and visual impact negligible
- it depends on type and style of housing where it would be most suitably situated. Appearance and sustainability also key. New building should be energy efficient, built of the best most sustainable materials and of innovative design while respecting local tradition. Local architects and builders should be employed where possible.
- It would be unacceptable to create a development such as Herne Farm. Each development should be viewed on merit to identify the need, the design and true environmental impact issues not just for individual housing but across a wider panorama. Overall development of housing brings additional needs and responsibilities therefore for any significant project or group of projects the impact on local infrastructure must be considered and factored into the decision to proceed or not. Such consideration may include issues such as a new school, hospital, public transport, multi-storey and other car park, range of shops and supermarkets, professional services from doctors , solicitors, etc. There is not one size fits all.

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- New retail units are largely unsustainable in the parish with Tesco 7 Waitrose etc taking the lion's share; everyone will go to Petersfield (or Liss/Midhurst). At best the local store may survive and then ...or a specialist service. No more building, no more traffic. The services provided already for existing residents are inadequate and not upkept e.g. the roads, buses...
- no large concentration in none area is paramount
- North of A272 Alder Copse lay by and north of rake school
- Not really happy with the idea of any additional housing , if its required, which is apparently the case at the moment. Of course I realise the questionnaire is in order to have plan for the future, but hope the future is along way hence, as a lot of other things need to be improved before new housing on any scale (i.e. other than one or tow flats for people who have lived here all their lives and don't want to leave the village, or for younger local residents who want to carry on living and even working here, in affordable accommodation) is even considered.
- Only acceptable on individual merit and suitability of= site so the character of the village does not change. Section 6 Impossible to answer most as should be decided individually if applied for. Section 7 already a leading phishing question again that should never have been posed. There is no requirement for a development in Rogate and it would be completely inappropriate to have an 'Estate' of any sort of characterless houses, be they social, executive or any other . It would totally change the characters of Rogate to make it just like any other dormitory village.
- sites should be prioritised that serve to strengthen the built fabric of existing settlements such as gaps in built frontage facing main roads and the enclosed spaces within settlements. Beyond that, distance from settlement centre and likelihood of the dwellings support of local facilities should be a determining factor. The settlement centre's have clear identities that need to be strengthened by well designed dwellings within the settlement boundaries
- small developments
- small low cost housing of 8-10 homes to encourage younger families
- South of Garbitts wood, facing south, if South Street-Habin road could be improved
- The meaning of some of these options is not entirely clear. I emphasize that there should be no presumption of significant development - as reflected in planning authority plans.
- The suggested development in North Street & on the Rec would divide Rogate into 'NEW Rogate' and 'Old Rogate'. There are areas in and around Fyning Lane area that could be developed with little upset to the character of Fyning Lane & the Eats of Rogate's centre
- We now know there is no requirement for ANY housing to be provided for in the Neighbourhood Plan; so there should at least have been the questions "Are you happy with the status quo?". The whole tendency of this questionnaire is to make the reader assume that development is inevitable, which is wrong. Rogate's awkward position astride the busy A272, and its limited public transport facilities, makes it an unsuitable candidate for further significant development

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 9: 25 STATEMENTS PROVIDED**

#### **If additional workplaces were to be developed in the Parish, what is acceptable to you?**

##### *Number of smaller developments*

- only one or two small developments

##### *Spread equally across the Parish*

- you have to look at the real spaces

##### *Other- please state*

- (field opposite Parsonage entrance) prone to flooding. bad accessibility / traffic hazard. property area of unspoilt countryside / out of character to surrounding homes
- (field opposite Parsonage entrance) prone to flooding. traffic hazard. property area of area of natural beauty. new build out of character with surroundings
- an unused site being turned into a decent pub OFF the road A272)
- conversion of redundant farm buildings . See comment sheet on Rogate garage
- depends on nature and type of workplace
- depends on their look as to how many you would want together - if converted barn for example, then you could fit several into one building...or like Durleigh Marsh
- difficult to generalize -each site will need to be evaluated & then make an informed decision
- expansion of present sites
- I'm not sure about the demand for workplaces, but the same would apply that I would like to retain character of village and not on greenbelt
- Many workplaces can be part of homes, which is not an option listed here
- Meaningless question. All should be on merit
- no development acceptable
- no further development
- No more building , no more traffic. The services provided already for existing residents are inadequate and not upkept e.g. the roads, the buses. Money is already scarce; things will not improve with more people & businesses, whatever is promised today.
- north street too busy & narrow for more housing traffic
- rural workshops for traditional skill in and around settlements
- Should have on A272 not on north street or Broad road
- There are already a number of empty workplaces which should be occupied before any additional facilities are developed. Personal experience - the size of the articulated lorries using Bull Hill and Canhouse Lane to get to rake industries suggests that many sites are unsuitable for some types of industrial work. In that case they should be situated such that HGVs are not required to use the minor roads which are unsuitable for both the size of the vehicles and their gross weight.

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

Twenty years ago the activities at Rake industries involved small commercial units - it now seems the need for vehicle sup to 40 tons to deliver and collect many from the continent and which destroy the verges, hedges and fences as well as the road surface.

- there are several workplace units near Rogate already used by Rogate traders and craftsmen. within the village the infrastructure is not suitable for much workplace traffic. spare capacity at Durleigh march, Canhouse lane and adhurst
- This can't be answered without understanding what types of work you are referring to. Office? Light industry? heavy Industry? agricultural ? They all come with their own pros and cons and the extent to which development is being proposed will affect my opinion/ Having just flicked through the Studio LK documents, it suggests that a significant proportion of Rogate/Rake residents are professionals. It is not very likely then that any new "workplaces" are going to be suitable places of employment for current residents.
- While we should not necessarily oppose a business that wished to locate in Rogate, provided the specific proposal was sensible, we should not be planning to create additional workplaces
- Workplace is a very broad term. A lot of people would say they work here already but just by working from home via the internet, but if access to main roads and local towns is also an important factor, then obviously the nearer the A272 the better. However, Rogate's traffic system would require serious attention!
- Workplace provision should be according to established need, and should take account of infrastructure limitations.

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 10: 28 STATEMENTS PROVIDED**

#### **How important to you are the following facilities already in the Parish?**

##### *Shop/Post Office in Rake*

- Please note this is not a PO although attempts are being made to get the PO back

##### *Vehicle garage services*

- in rake

##### *Rogate sports pitches*

- more parking on east side of Rec with access to A272
- more parking on east side of Rec with access to A272

##### *Parking*

- more parking on east side of Rec with access to A272
- more parking on east side of Rec with access to A272

##### *Rogate Village Hall*

- more parking on east side of Rec with access to A272
- more parking on east side of Rec with access to A272

##### *Other – please state:*

- Access to river Rother most important for residents and tourists as it is a special feature of the parish. managing condition of the river and water extraction critical to encouraging fauna and flora....as well as attraction for painters, naturalists and fishermen. sadly the pub is in grave danger of closure. it has no accommodation, insufficient covers and limited parking to be viable.
- Again, support local pubs
- As I live in Rake I don't feel I can speak about Rogate
- badly need a post office (Rake)
- bus shelters
- café - somewhere to meet and have a drink/chat
- composting toilets in the countryside



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- I have answered as "important to me" . On a different interpretation, it is very important that we have a school (and so more housing for families with young children) and my views on facilities in Rake reflect my location. If people in Rake want them, they should be supported. So interpreting the aggregate of views in this section is a challenge.
- I live in Rogate so shop & pub important to me, but I'm sure Rake's shop and pub are important to them too! I would like a garage, but couldn't even get on a waitlist and I don't know there was an allotment on Hugo Platt
- None of these are vital- any research by an individual prior to moving in to the area would allow a judgment of their importance if they are vitally important then live somewhere else. The Rake shop - we will support as we do with the pop in post office and the local garage services - because he offers a good service not because he has a business in the parish. A pub is a good facility for a village but the pub in Rake is so bad I have not crossed the door in over 8 months preferring to use premises more to my taste. A pub in Rake is important - the current pub is dreadful and therefore not important. Once again, this question is not about the facilities but about the standard of the facilities.
- not important to me personally but important to parish as a whole
- post office reinstated at Rake shop
- Rake only has part time post office now
- restore doctors clinic
- river Rother access
- Schools etc. in the parish are obviously very important as a general principle, but not for my personal needs
- Tesco express in Liss works well and home delivery is an option
- There is no post office in Rake any more despite the campaign and support of Andrew Tyrie - there should be (but the as and when Garden Centre idea is a complete non starter). We should support and help what we have otherwise on there will be nothing left.
- transport /regular bus service (more frequent)
- We strongly support the proposed cycle path from Petersfield to Midhurst so our children can safely cycle.

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 11: 51 STATEMENTS PROVIDED**

#### **How important to you would additional new facilities be in the Parish?**

##### *Shops*

- close enough to Petersfield for many things
- fine now
- not viable
- one is sufficient

##### *Garage services*

- close enough to Petersfield for many things
- fine now

##### *Pubs*

- close enough to Petersfield for many things
- fine now
- wyndham arms closed after 150 years
- don't need two

##### *Sports facilities*

- close enough to Petersfield for many things
- fine now

##### *Educational / training facilities*

- close enough to Petersfield for many things
- fine now
- youth club
- youth club

##### *Playgrounds*

- close enough to Petersfield for many things
- fine now

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *Allotments/community orchards*

- close enough to Petersfield for many things
- fine now

#### *Day nursery for working parents*

- close enough to Petersfield for many things
- fine now

#### *Better recycling facilities*

- close enough to Petersfield for many things
- fine now
- already collected by council so no need

#### *Off-street parking*

- close enough to Petersfield for many things
- fine now

#### *High speed internet access*

- close enough to Petersfield for many things

#### *Village market place*

- achievable?
- close enough to Petersfield for many things
- 

#### *Café / restaurants*

- close enough to Petersfield for many things
- already nearby café's and restaurants

#### *Other – please state:*

- Again, we have most of these things but they are not supported enough locally...e.g. the Sun Inn, rake stores; what does that leave here...Snug interiors & the Flying Bull, the Garden Centre and the soon to be defunct furniture store; the rest are commercial units. The village market would be fantastic even if only monthly but...? we and all businesses need high speed internet, its crazy

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- allotments in rake
- depends on what type of shops ...I pub is enough
- For a village of its size, Rogate already has good facilities. To supply even more would risk damaging the character of the village, and might land it with a few white elephants.
- high speed internet access is vital
- I am happy with the current facilities mostly. I would like some more community things I felt I could get involved in. I appreciate there are a lot of things for many people already, but something like a film club or community projects like time bank etc.
- I have answered these questions as to how they affect me personally
- Lack of transport in Rake make most of these more necessary
- New purpose built eco-school, with development of old for residential use
- off street parking as on LK 12a and 8a sites
- Post office for Rake
- Rake has a very poor internet connections making working from home very difficult. With a pub and café within the garden centre Rake is well provided with food retailers. The shop benefits from large lay-bys on both sides of the road, which are always in use, and are vital to the business and local residents. The school desperately needs better parking as the lay-by outside the garden centre is insufficient for the parents of 108 pupils
- Recreational area such as outdoor gym or skate park for teenagers in rake. Full time post office in rake.
- Rogate pavement to village hall
- See previous comment. A "delivery point" for mail order parcels (for which people would need to pay a small fee) would be very useful - even more soon for working rather than retired people.
- Skateboard area on Rec or Hugo platt?
- Sports pavilion, cricket nets, car park and new access road from North Street - Very Important
- stop-over facilities for long distance walkers
- There is nothing worse than ambitions for development which result in new shops etc which are in the end economically unsustainable - even the high street in Petersfield is increasingly being deserted by retail outlets. The community cannot sustain further retail units. There are several pubs locally, no more are needed although better standards in some might attract more trade. The proposed orchard shown on the Consultants plan - which was tax payer funded - identified an area to the Rake village hall. I find it remarkable that this is the exact site of the locally developed Rake Orchard project - resourced and maintained by a number of volunteers - no involvement from the NHP or the council - so do not include this as part of your good ideas unless you are going to provide some support or investment. How much was paid for this LK survey?

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### QUESTION 12: 90 STATEMENTS PROVIDED

##### How would you like funds for community projects to be allocated?

*Rogate Community Bus* <http://www.parish-council.com/HartingParishCouncil/index.asp?pageid=283332>

- has been suggested often but too difficult to organize

*Alms houses* <http://onelondonone.blogspot.co.uk/2011/09/visiting-geffrey-museum-by-guest.html>

- 18 units at east house

*Covered community "pop-up market"/meeting place*

- not realistic
- pop up market and share centre could be combined

*Improvements to Rogate Rec. to create a Shared Surface and multi-functional facility on western edge of the Rec's current cricket ground*

- what does this mean? land held in trust
- what does this mean?
- too congested already
- too congested already
- no

*A footpath from Parsonage to the Rogate Village Hall*

- how?

*Overflow parking for the Rogate Village Hall to the west side of North Street*

- depends on detail
- No. Need the parking on the east side of Rec
- No. Need the parking on the east side of Rec
- not suitable

*Traffic calming of the B2070 in Rake*

- don't know

*A foot and cycle path linking Rogate Rec Ground and Fyning Lane settlement*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- how?
- most of them can't walk that far
- if done well

#### *Footpath extension, Garbitts Wood from Parsonage*

- by footbridge only

#### *Traffic calming of the main streets in Rogate centre*

- in hand?
- Rata. Needs explanation?
- Rata. Needs explanation?
- traffic calming (like Trotton bridge) subject to adequate on street parking for shop / church
- Signs that light up when speeding cars approach village, as in Midhurst and Lavant: these are very effective and (in my opinion) much less intrusive and visually unattractive than different coloured tarmac and lumps and bumps and signs

#### *Improving Oliver's Piece, Rake*

- where is this?
- don't know

#### *Older children's play area at Rogate Rec Ground* “

- how old? Involving what?

#### *Share centres" to exchange books, surplus garden produce, other articles throughout the Parish*

- pop up market and share centre could be combined
- link to shop?

#### *Other –*

- Rogate / rake local oil bulk purchase scheme - benefits low volume commercial users
- Rake community bus or in fact any bus service in Rake
- allotments & orchard for community use & small enterprise
- all-weather court at ne corner of playing fields needs to be brought into fuller use -skateboarding?
- community orchard?
- Garage services useful, if by that you mean petrol pumps

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Clearly as a resident of Rake will place high priority on facilities this side of the hill. If there is funding perhaps it should be noted that in Rogate there is good open space recreational area with soccer cricket tennis bowls and a children's' playground. In Rake there is an unmaintained piece of land on Bull Hill, the tennis courts were funded by the tennis club and there are no other spaces suitable for children to run and play safely on grass. The priority within the whole parish should be anywhere but the centre of Rogate.
- east side of north street for car parking village hall
- increase size of village hall and move post office into it; and create additional community shop, library and café / pharmacy / spaces (i.e. community hub)
- new sports pavilion on NE corner of Rec
- playschool - preschool 3-4
- This list & further suggestions could become the prioritised list, costed, on which we then vote.
- As a Rake resident, I don't feel I can comment on some of the Rogate suggestions. A "don't know" option would be helpful
- At several places in this questionnaire I am invited to make comments but the system won't take them. On the question of residential developments the important questions are not what sort of development or where in the parish but for whom and what those peoples' needs are. Similar concerns relate to business developments are we talking about offices dependent only on telephone and broadband connections or are we talking manufacturing. Support should be given to enterprises relying on local resources and offering local employment.
- buses serving rake are virtually non-existent. this needs to be improved
- Community bus to include Rake, Langley and Durford Wood!
- creative circle in "community"
- develop natural play area at Rake village hall (safer than Bull Hill green)
- focus on the things that people care about and will make a difference too all our lives. i.e. traffic calming and not silly 'politically correct' projects e.g. slow down the traffic in rake on the B2070
- I like the time bank idea that Midhurst do, I also recently saw where a community has a loaning scheme where if someone needed something i.e. a drill or a pasting table or something you don't use every day then you can post a request on website and borrow things within the community.
- Let the natural play area at Bull Hill be suitable for all ages to use - an outdoor gym of sorts
- Make the river Rother THE attraction in the parish for fishermen, lovers of fauna/flora, walkers, artists etc. River management and access the key requirements and link to newly re-sited village shop/tea room/art/craft centre
- Making A272 road surface 'quieter' through and either side of village. Speeding camera between Rogate 30mph and Fyning Lane? Or one of those speed indicator displays, solar powered.
- Manage water extraction from R. Rother & develop river for artists, fishermen, walkers, naturalists
- post office in rake
- Rake needs traffic calming measures. 40mph is too fast, especially next to a primary school. Oliver's Piece is unused and would benefit from a raised awareness as much as a plan. The installation of a play area within the village hall recreation grounds next to the orchard and tennis courts would benefit the community as there is complete lack of play equipment.
- River Rother path & access - picnic sites etc.

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Rogate has always been an agricultural village. Farm land should be protected to grow food and not developed
- Rogate Rec is a quiet natural area, the cricket ground is long gone. There should not be any development that increases noise or traffic.
- Small traditional playground in Rake - swings and slides
- Sports pavilion, car park and access road on North East corner of Rec which would (1) provide more suitable changing and club facilities form sports (2) ground floor storage at back of building (catslide roof) (3) parking to relieve problems at back of North Street houses and act as overflow to village hall (4) remove access road to bungalow from back of village hall (5) free up space for re-modeling interior village hall, to meet its purpose better and (6) enhance the use of the rec.
- The playground facilities are wonderful, but they are now in need of some maintenance
- The village hall already caters for some of these needs
- This sort of S106-type agreement is usually designed to sweeten the pill of an unpopular development. I would prefer not to have to swallow the pill in the first place. In a small community we should be wary of any procedure that makes someone afraid to oppose a development for fear of the resentment that the loss of a popular piece of "planning gain" might arouse in his neighbours. This would make the community "vibrant" in quite the wrong way!
- Traffic calming - don't get carried away like Grayhott where traffic calming seems to cause congestion!
- traffic calming in village is essential but present double yellow lines bus stops are not honoured and so called restrictions are never enforced - there is never someone e.g. traffic officers, police - to see that the existing signs are adhered to. Note, it is obvious that existing shop proprietors flout the law in their own interests. At present restrictions are worse than useless. Speed and parking (lack of) are to blame.
- traffic calming on B2070 in hill brow
- Traffic calming on Bull Hill Lane, particularly for traffic coming from Rogate direction towards the Flying Bull. Do it BEFORE there is an accident.
- traffic improvement is our number one issue
- we do not like these 'bribes' being accepted, if a development is acceptable the waters should not be 'muddied' i.e. a contribution to a local project does not make a bad proposal into a good one! Money for desired projects like those above should be raised either by public subscription or from rates and taxes or the lottery
- We need to be realistic about what would be affordable and sustainable in a community of this size. We need to focus on a few high value projects.
- Footpath around Rogate Rec + low level solar powered lighting for jogging, cycling, training
- renewable fuel (wood) depots
- the village is very diverse geologically with march, sand and clay soil with long distance paths cross the parish - tourist potential
- I am unsure how the NHP committees would be allocated funds. Is this just more of the parish council interference in what is supposed to be independent? The chosen few to lead the themed groups are overwhelmingly parish councilors or ex-councilors and friend of the parish council chosen by them on the basis of "perceived" professional knowledge" I am sure there are many other volunteers whose co's are not so well known to the unelected council who would be able to provide much wider and objective input to this flawed process
- Community allotment
- Track from North Street to new sports pavilion, with car parking - will ease the car parking issues behind North Street
- church hall



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Where is "fill in all the potholes" so if that's not the parish responsibility, why not...where is the pressure to sort it out...if you want to use locals to do some of the work then that would be a great start...similarly the workforce needed to do the other things on the list, if money were provided.
- behind Rake school five-a-side football / multi sports pitch - use by school & community
- provide solar thermal to all homes in parish
- Harting coombe is the western end of a huge geological feature that stretches through Sussex, Kent, the channel and into France - tourist potential

### *Comments*

- all weather sports pitch Rogate rec. Fibre-optic broadband fro parish
- better low key sports facilities, e.g. skateboard area, space for table tennis & snooker (link to youth club)
- facility to sell local produce like a monthly market in village hall
- further expansion of Rake community orchard esp. woodland walk up in top corner
- hedgerow replanting and much more protection for mature trees and traffic management on Fyning lane
- not qualified to decide on Rake matters
- promote & support activities for young, vulnerable & disadvantages to enjoy / care for landscape and ecological resources
- reinstate doctors surgery once a week

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 13: 28 STATEMENTS PROVIDED**

#### **How well do rate the existing educational facilities in the Parish?**

##### *Day nursery / child minding*

- not used
- can't say

##### *Parent & toddler groups*

- not used
- can't say

##### *Nursery places*

- not used
- can't say
- aren't any

##### *Primary school places available*

- not used
- can't say

##### *Breakfast/after school clubs*

- not used

##### *School Holiday clubs*

- not used

##### *Computer/film/other clubs*

- film club in process of developing
- not used
- Could be improved. (film club) non existent.

##### *Apprenticeships*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- not used

### *Adult learning opportunities*

- not used
- would like to see more like Fernhurst community centre

### *Other –*

- ...but note that while I rate "adult learning opportunities" as poor, this is NOT to be taken as "I think they need to be improved within the parish". These things are often better centralized - e.g. Petersfield, Haslemere or Liphook - to provide quality and variety of range
- as we have only recently moved to the area, we pass an informed judgment on the above but would like to stress the importance we attach to all these activities
- church offers discussion groups and courses of lectures
- I am not sure how far some of these could go. Learning opportunities need a sufficient scale and ,for those who want them, better transport to where the opportunities are located might well be the better option for a sustainable system.
- I do not have any direct involvement with any of these organisations. However it is for the professional agencies to provide authoritative judgment over the way the local education authority provides these services, If any individual has an issue with organisations who come under the authority of Statutory bodies then it is for the individual to raise a complaint with the correct authority. Primary school places - - why this and not all school places; should there be secondary education in the parish? This is a biased questions for an interest group. If I were a teacher , owner of a care home, ran a nursery or ran the scout group I would rate my facilities as excellent - others may not take the same view. See my remarks on the similar question in section 2. I am unaware of any ...film club, school holiday club, breakfast club, computer club, Apprenticeships - that's up to the government and any local employer willing to invest in such schemes not a NHP issue. Adult learning opportunities within the parish (though there are many courses provided in the appropriate colleges by the Department of Educations - why should this be part of the NHP) On that basis they must all be doing a pretty poor job or must be so good that there are never any issue which have come to my attention in the past 30 years as a resident of Rake.
- I don't have children so cannot comment on the above from personal perspective, although I have friends with children at Rogate school who say their children love it there and are impressed
- none of the above is of interest
- rake primary school, is excellent but places are becoming limited. Prioritize villagers
- Rake school is very good and growing. This should be supported as necessary, as I don't have young children I cannot comment (on the ) provision of child care.
- These are normally created / successful on a supply and demand basis. other than rake school I don't know what exists today nor whether demand exceeds supply. If it doesn't why bother; if it does what is the most pressure for it? This needs prioritization out of this survey
- We should utilise the Rake village Hall during weekdays for some of the above

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 14: 962 STATEMENTS PROVIDED**

#### **How good do you think the Parish's transport facilities?**

*How adequate is off-road parking?*

- *where?*
- *insoluble*
- *problem for shop in Rogate*

*How well served are you by the bus services?*

- 
- *don't use them. yes all over the parish there are not enough*
- *poor after 6pm*
- *buses expensive and usually rather empty*
- *non existent (rake)*
- *infrequent*
- *don't use*
- *but too late now to change!*
- *Rake poor*

*How safe do you feel on roads in the centre of Rogate?*

- *depends*

*How adequate is on-street parking at home?*

- *depends where you live & how big your property is??*

*How adequate is OFF-street parking at home?*

- *depends where you live & how big your property is??*

*How easy is it to get to village facilities by foot or by bike?*

- *not easy to Rogate as there are 2 stiles to negotiate from the North , difficult by bike/ buggy*

*How good are our footpaths, our byways and bridleways?*

- *Quite good except where farmers purposely hide the (XXX at Black bridge)*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Cannot read the map clearly enough but would welcome more bridleways towards Nyewood. Riding around Rogate is dangerous. Convert some footpaths to bridleways
- well good given the current weather
- some attention needed
- some attention needed
- may require attention

### Suggestions

- *Street lighting required for pathways into village centre*
- *need parking in Rogate village centre; by both shops; for both schools*
- *1. Bus service must be improved, especially for work in Petersfield., if we are to increase cheaper housing. Not everyone will have even one car. 2. road safety - change in road surfaces (visual and physical) to draw attention to the village. Sleeping policemen will force traffic to slow down. 20mph throughout villages*
- *30mph signs that light up & flash at speeding traffic as it comes into Rogate. As one 90+ Rogate resident pointed out, it is perfectly safe to cross the A272 if done on school end corner, where traffic can be easily observed*
- *A better bus service from Rogate to Petersfield and back would be helpful. A number of bridleways are impassable and need attention.*
- *a slice off the wall and churchyard opposite the white horse to make the road wider*
- *Allow parking outside Rogate shop but enforce double yellow lines on corner by North Street. At present people park right up to the corner which is very dangerous. One or 2 cars' length of double yellow should be strictly enforced*
- *Already stated, Rake has no public transport*
- *better signage*
- *bike ways - Midhurst -Petersfield*
- *bridleways & paths blocked by fallen trees after storms*
- *bus service very expensive, infrequent*
- *Buses serving rake are virtually non-existent. This needs to be improved. The survey asks "how good are our footpaths, our byways and bridleways..." The maintenance of byways and in particular Byway 1180 is appalling.*
- *Canhouse lane carries large lorries and vans. All categories of vehicle often drive at unsafe speeds on Canhouse lane*
- *Chapel Common entry road*
- *D roads, called "Public Ways" by WSCC are not maintained at all. They should be reclassified as footpaths, bridleways or restricted byways as appropriate and maintained as such. These are Terwick Lane, Bucks Lane and Topsail Lane. I would like to see bus passes usable on early morning busses which have plenty of space.*
- *Desperately need traffic calming in both Rogate and rake centers . Pavement widening in Rake would also help. The parking for rake village stores is not great but I am not too sure how many people drive to the shop. The end of the lay by is too close to Primrose Lane - when the lay by is full it is impossible to see traffic coming*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

*down the main road and there have been a number of near misses due to poor visibility and speed of the main raps traffic. A footpath continuing around Rake village Hall would make it much safer for pedestrians.*

- *Dig out ditches along both sides of A272 to prevent water run-off from adjacent fields regularly flooding the road*
- *due to storm many paths are blocked still*
- *Extend the speed limit from Rogate through Habin. Currently the 30mph restriction ends on Habin Hill and resumes at the entrance to Nyewood despite there being numerous dwellings, junctions and driveways in between. in addition, there is a one way priority across Habin bridge, several blind bends and a dangerous narrow section between the Habin Cottages, which requires traffic to give way. It seems nonsensical to leave this section of the community unprotected.*
- *farmers obliterate some public footpaths*
- *for all tractors with speed limiters*
- *footpath from St Peter's church to bottom of Fyning Lane*
- *Footpath from Fyning to Terwick church has disappeared*
- *Footpath from Tullecombe crossroads to Rogate definitely requires attention at present*
- *footpaths and bridleways blocked by many trees after storms. Those to the north of Rogate in woods worst hit*
- *footpaths are narrow*
- *footpaths/pavements on B2070 are poor in places*
- *Fyning bridleways & footpaths need upkeep. Footpaths wrongly used by horse-riders, & therefore damaged*
- *I find turning onto the A272 from Parsonage quite difficult at times, as some cars come very fast and with bend if they drive too fast you can pull out before seeing them*
- *Improved drainage on the road between the church and Habin bridge. Smaller buses. There may be a good reason why large buses are used when the passenger numbers appear tiny but it is not clear to me. Also the bus repeatedly damages Habin bridge, which was built in the late sixteenth or early seventeenth century.*
- *Introduction of shared space in the centre of the village as formulated by Balie Hammilton Associates*
- *it would be good to deter motorbikes from using the sunken paths between the A272 and Fyning lane, they are noisy and a hazard to riders and walkers. Whilst the attraction of Rogate is no street lights, would some low lighting ONLY at school times in winter and rush hours, assist children and the church wall?*
- *junction of Rogate road (hill brow) and the Coombe would be safer if the priority was changed i.e. giving right of way out of difficult hill climb. too much traffic accelerates to 60mph\_ along Rogate road as it leaves the restricted zone. the present 40mph limit along Rogate road should be 30mph. too many near misses at the very difficult junction above.*
- *lack of bridleways and cycle routes. Poor parking generally. Busses are too big & too empty - ridiculous - why are there not community mini-buses?*
- *Langley lane byway 1180*
- *limit car dependency by supporting local suppliers and restricting parking*
- *limit sizes of buses in Fyning lane*
- *minibus is an attractive idea, but when previously considered found to be too difficult to organize and too expensive. Tandem, a service to take residents to and from hospital and doctors' appointments for a modest charge - volunteer drives*
- *more buses*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- *much better labeling of bridleways / footpaths needed. maintenance of existing local signposts needs updating*
- *national express used to stop in rake - not any more!*
- *Need footpath / cycle path from Fyning Lane to Rec. Need car parking on North side of Rec*
- *need more pavements*
- *no pavement or footpath on the A272 from Fyning Lane to St Peter's Church turn off. Also footpath across field from St Peter's church to bottom of Fyning Lane non-existent.*
- *North Street and Habin Hill are highly dangerous for pedestrians as they are narrow with no pavements. Traffic calming measures would help*
- *Parking at rake school very poor. Perhaps more spaces could be created by widening lay by at Garden Centre. Byway from school lane to chapel common requires a lot of attention*
- *pavement from garage to Fyning is too narrow for 2 people, pram etc. hedges need cutting back*
- *pavement too narrow (rake)*
- *post office /*
- *Potholes are often left for way too long, endangering cyclists and motorists in particular*
- *Public realm improvements required to the B2070 to improve pedestrian and cycle access to Rake's facilities and amenities, raised tables at junctions to reduce accidents and creation of spaces with reduced site lines and pedestrian oriented materials to create village places, not just a road through a village. Key bridleways lack adequate drainages, e.g. Stocklands area, making them unusable*
- *Rake needs to be included in at least one regular bus route*
- *Rake school does not have enough parking when the parents are transporting their children. The traffic travelling at 40 or more during this time means that a terrible accident will happen at some point. The lay-by on both sides of the road near Rake stores are used as vital for the shop and local residents. They must be maintained in order to keep the shop and have easy access. Using Oliver's Piece will require somewhere to park and the existing lay-bys will serve that purpose*
- *reduce speed limit through village to 20mph*
- *Reduce speed limits in Rogate from 40mph to 30mph and from 30mph to 20mph and in Rake from 40 to 30mph*
- *relocate bus stops either side of Rogate. bus stops in Rogate centre cause traffic problems. West bus stop - Parsonage estate west edge steps to park. East bus stop - east of Garbitts lane. These would serve Fyning etc not currently provided for. crossing points at these locations. 20mph zone from Parsonage junction to Rogate garage*
- *Require no 38 bus to revert to hourly between hill brow & Petersfield - current 2 hour frequent very poor*
- *roads, footpaths and bridleways are in a very poor state and have been for years. Public transport is non-existent in rake. This is an area that is in need of big improvement*
- *Roadside footpaths in Rake are poor or non-existent (Bulls Lane and along the B2070 past the school towards coldharbour wood . chapel common do not have footpaths)*
- *safe routes for bike and foot between settlements in the parish*
- *Safer crossing from shop to church/pub to church*
- *Sandy Lane Rake needs surfacing*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- *Shame no question was asked about: vehicle ownership (95% in Kirdford) and for those in employment - i.e. where they worked (post code). it would have been very informative for parking, traffic, transport and housing issues.*
- *smaller buses in Fyning lane*
- *Stop farmers removing hedgerows and in effect footpaths e.g. Field south of A272 going to river and church (st Peters Terwick)*
- *Stop parking on the north side of the A272 beyond the shop, to help the sight lines from North Street*
- *Surface water drainage on A272 in Rogate village centre is extremely poor, the road surface and footpaths need resurfacing to enable an efficient flow and prevent water retention. General road signage through Rogate village is very poor & unattractive. Large (HGV) vehicles have to mount the pavement on the bend in front of the church / east lodge when passing one another which is both dangerous to pedestrians and damaging to the footpath*
- *The A272 is a major problem - long term planning for a bypass needed*
- *The foot path along the A272 between Rogate and Fyning could be widened by about 2 feet without narrowing the road or removing the hedge, this would allow people, prams mobility scooters etc to use it more safely.*
- *The footpath between Rogate and Fyning along the A272 is potentially very dangerous - often in summer it becomes particularly narrow due to the undergrowth below. The pavement need widening, which would be possible without removing the hedge! Across much of the farmland surrounding Rogate many footpaths across large fields and between fields and woodland have become seriously neglected over the past 10-15 years. Signposts and stiles have been left to rot away and hedges have been removed and replaced by barbed wire.*
- *The footpath from Rake Stores to Sandy Lane is fairly overgrown and the one from The Sun Inn to Bull Hill is particularly difficult to yes*
- *The proposed pedestrian crossing in Rogate would have been a great benefit for Parsonage Estate residents*
- *The recent and past heavy rainfall has caused damage to bridleways and no-one appears to be responsible for them*
- *there is a need for a car park for Rogate village center on edge of village - a need for more frequent buses & pavements*
- *There is need for a footpath to connect Rake village centre to Miland Church on the B2070*
- *There is no bus service in Rake, a Saturday service to Petersfield would be good for teenagers*
- *There is no bus service in Rake, this means that it is difficult too get places without a car*
- *There is nothing good on this list; other than it is a very good list of what doesn't work. Start here to improve our everyday life! When they are sorted AND maintained then look onwards. Traffic calming and road maintenance NOW. A bus that takes AND returns at sensible times to Petersfield (OK so its Hampshire not West Sussex, but again, let's be serious...who shops in Midhurst rather than Petersfield?). Parking is an issue - either the roads are too narrow or there is speeding traffic. Rake in particular is ribbon. At least Rogate has a hall by the centre.*
- *This is entirely selfish but some lanes (eastern end Slade Lane and junction with A272 worse every year and frequently dangerous) needs constant cleaning because of overlarge tractors dragging mud and debris about encouraging weed growth and land slip. Would be useful for the farmer to clean up after himself or the WSCC to acknowledge and log these areas so we don't have to request service every six months.*
- *traffic calming measures in rake. lower speed limit from jolly drover through to double carriageway past rake primary school. tackle noise pollution by resurfacing the same area of road by using tarmac designed to absorb unacceptable road noise suffered by the houses on the roadside. draw attention to the fact that the B2070 appears a straight fast stretch to the increasing numbers of cars travelling fast to the A3 but is also used for short journeys to school and nursing homes making it potentially dangerous when pulling out onto it.*



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- *traffic calming will help improve all pedestrian issues above*
- *traffic lights*
- *traffic speed restrictions, parking etc should be enforced.*
- *urgent road repairs*
- *Very few paths go east/west, especially linking to commons along hillside, most are north / south*
- *we do not need road parking. Children should walk to school - there is no need for the chaos caused by illegal parking and obstruction of the road outside rake school by parents delivering / collecting children. Use can be made of spaces within a short walk - Flying bull /Rake industries / garden centre loo, Sun inn rake village hall. Parking on the verges on the B2070 is dangerous and should not be allowed. The example is set at Liss school where similar practices have been prevented and parents now use the car park in the village a 5 minute walk away.*
- *Why are there no busses in Rake?*

### Off-street parking

- see answers to Q7. Lay by to (west). N&S of A272 to (east); recreation ground, western corner/ edge
- village hall
- current use of Hall works well, Rogate
- community centre
- Parsonage
- field opposite village hall
- Leave as is. More parking will encourage more cars
- could be improved for both rake and Rogate village centre
- Increase parking for Rogate village Hall
- car park opposite village hall in field
- village centre
- car park opposite parsonage north of A272 west of last house
- in settlement areas
- Rogate village centre
- Create a few more spaces on the west side of the Rec?
- shop needs to move & the Rogate Rec can readdress parking for the whole village inc. church
- fine as it is
- village hall- limited to users of the hall or recreation ground. charges for overnight parking. pub car park for customers
- community centre
- car park with new sports facility on NE corner of Rec
- centre of village

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- If additional off street parking could be made available near the village centre it would be helpful for visitors, residents without any parking and shoppers
- Rake school
- perhaps more parking around the Rec
- Near the post office - not sure how but more parking would be a lot safer
- additional lay by facilities could be created between Reeklands (?) and the Flying Bull in Rake
- Rake school needs more parking palaces for parents
- expand Rogate village hall parking improve surface area round Rec area
- none
- Parsonage north part of LK 8a site. car park / drop off point mainly for school mums so they do not block parking for parsonage residents. such a scheme would be safer for children. the site should be landscaped - maybe an arboretum to enhance the attraction of the approach to the village. a mini roundabout at the junction of the a272/parsonage for safety and traffic calming. garage site 12a with shop/art centre. also opposite side of the road by east side of graveyard for shop, church, pub and rec.
- village centre
- Rogate village centre:" perhaps increase hard standing area on Rec ground.
- Possibly more in the recreation ground - but without night time lighting
- Rogate village
- not much can be don in rake given its shape
- no an issue
- additional parking instead of housing in Parsonage for school / residents. parking with relocated village shop with houses
- village - outside village Rogate
- outside village shop
- centre of Rogate
- no more
- Rogate in great need
- expand lay by opposite entrance to Parsonage ask why?
- poor
- opposite village hall
- Rogate centre
- on Parsonage Estate / Hugo Platt park on the old allotment area
- Parsonage LK 8a & Rogate garage LK 12a
- extend village hall parking
- none
- North Street

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

MARCH 2014

### Qualitative Data

- centre of Rogate
- off north street , opposite Rogate village hall
- rake school. Rogate shop. Rogate bike jumps
- Throughout. Maybe reduce front gardens on Parsonage to increase off road parking
- Rogate village
- more off street parking needed in Rogate to accommodate school mums and overflow village hall
- dedicated small car park in centre of Rogate, in addition to village hall, hidden from the road if possible.
- dedicated small car park in centre of Rogate, in addition to village hall, hidden from the road if possible.
- rake stores
- High priority
- High priority
- Rake school
- Rogate village school needs dedicated parking facilities that could be used out of school hours or during school hols
- parsonage estate
- Additional larking in Davies fields in both (1) opposite Parsonage Estate entrance and (2) North street opposite village hall
- village centre/shop/church
- village centre has poor on and off parking
- school
- Near Rogate village centre

### *On-street parking*

- You can't in Rogate. There is nowhere
- centre of village
- should be allowed outside shop but not very feasible elsewhere in Rogate
- shop
- village
- Leave as is. More parking will encourage more cars
- village centre
- should be limited to cars - lorries, vans impinge on sight lines from North Street
- in settlement areas
- the main street by the shop
- no-one adheres to double yellow lines so paint over them
- fine as it is

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Shop - very limited on 272- Fyning lane lay-by (for) church very limited. North street, Habin hill, east street - no parking. Fyning lane -very limited
- shop
- remove all double yellow lines on A272
- remove yellow lines
- not practical in Rogate, given road widths
- Rake school
- for the shop and church
- More parking bays adjacent to Rake shop
- remove Rogate center bus stops use for on-street parking instead and parking for Rogate shop
- none
- near Rogate shop/church
- once shop and bus stop is re-sited to garages site then allocate some residential bays and HBA should include traffic calming measures e.g. pinch points, trees etc in west street at the cross roads.
- outside village shop
- Move Rogate school parking to a specific area; probably currently in the field behind the school, accessed from Nyewood Road opposite red House Court
- village centre
- Roads probably too narrow to allow this
- roads are probably too narrow to allow this
- too dangerous in rake today
- outside Rogate shop - make traffic single file through the village then there would be enough room to park properly
- Car owners should park according to the Highway Code and the parking conditions determined by the local district council and police force. All on street parking should be monitored by the responsible bodies and offenders given appropriate penalties.
- limited residents parking in west street following re-siting village shop to garage
- village shop Rogate
- outside village shop
- centre of Rogate
- no more
- Rogate in great need
- avoid increase pressure on Parsonage. Remove yellow lines outside shop/
- poor
- difficult
- West street following re-siting of village shop to garage
- not possible on narrow lanes

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- none
- by shops
- village shop in Rogate
- North Street
- preferably not in village centre
- centre Rogate A272
- centre of Rogate
- no scope in Rogate
- Cut into pavements outside village shop on both sides of A272 to allow short term parking: eliminate bus stop therefore increasing short term parking
- Rogate village
- rake stores
- No more feasible
- No more feasible
- get rid of double yellow lines outside Rogate shop
- Rogate village shop. Difficult!
- It would be good to have better parking near the shop in Rogate but appreciate this is difficult given the narrowness and business of that road.
- centre of Rogate
- we need a 20mph speed limit through the centre of Rogate with slightly narrower pavements so that cars can park either side without restricting slow moving through traffic
- village centre has poor on and off parking
- reduce width of pathway opposite Rogate village shop . Also make parking available by salt bin on Habin Hill
- for shop
- Parking in the village centre is likely to be improved if the footpath on the south side of west street could be reduced in width to match the existing bus lay by . There would appear to be room for a lay by where the salt bin is positioned at the top end of Habin Hill
- Rogate centre

### *Parking provision in the villages*

- more spaces required at village hall, perhaps then make it a church car park as well to avoid clogging up the village and surrounding estate
- Remove the double yellow lines outside the shop Rogate. CDC have already agreed this but say it will take 3 years!
- Rogate centre /school
- yes
- Leave as is. More parking will encourage more cars
- village halls have good parking facilities but these are not well signed and not necessarily near other amenities

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- should be limited to cars - lorries, vans impinge on sight lines from North Street
- as mentioned already, Rogate shop, church, school
- in communal areas could be better
- don't know where else is feasible apart from Rec and field east of it.
- fine as it is
- No general car parking
- as above
- outside village shop a nightmare
- If additional off street parking could be made available near the village centre it would be helpful for visitors, residents without any parking and shoppers
- rec-ground
- remove the extended yellow line outside Rogate shop
- Difficult to park for Rogate Stores which is the nearest PO . Additional parking would be good
- As rake has no public transport services we all need cars, often at least 2, and there must be enough space provided for these
- none
- for shop / pub to flourish there must be more parking nearby
- as above
- with the existing parking at the village hall (north st) and the new sites in Parsonage/west street (8a) and Garage (12s) and by the graveyard if needed...there would be three equidistant parking sites for the benefit of all residents and the institutions of school, village hall, pub, church, and shop. the tow additional sites 8a and 12a would be on the a272 which can handle the traffic much better than elsewhere and these new sites are where the parking is needed.
- Reinstate the proposal for a pedestrian crossing, but site it opposite School lane , visible along the A272 . remove all extraneous road signs; if one is ignored, two will probably be twice ignored. require all tractors to carry clearly visible sign of the responsible farmer.
- centre
- see above
- as per above
- A car park is needed for Rogate village school and has been for 20 years. The current use by parents of Parsonage Estate as a car park is totally unacceptable. There are a number of options available but funding is never made available. A suitable positioned car park could also be of use to church goers and help reduce the problems that arise on Sunday mornings
- car park needed opposite entrance to Parsonage Estate before entering Rogate village
- LK Design proposals seems to reduce lay by parking by Rake Garden Centre (used by school visitors) and the near shop, due to the traffic calming and addition of trees. Approve of traffic calming and trees buy should not reduce the lay by parking in Rake.
- village halls...but not much use in rake as too far from the only shop
- Opposite village hall - Rogate permits for locals

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- I am unaware of any difficulty in rake there is more than enough space for cars to be parked either on private land or in the village hall car park. Laybys on the B2070 and next to the shop are adequate for their purpose. The industrial area and garden (centre) have adequate space for their customers. It is only the inconsiderate parents who twice daily create danger near to the school by not using common sense when parking.
- see above
- outskirts
- outskirts
- centre of Rogate
- enough
- needed
- I have heard a suggestion that LK proposal 8)A) could be one for car parking -same side of A272 as school. Seems worth exploring
- poor
- difficult
- central & surrounding
- Land opposite Parsonage in Rogate as there is pavement to walk to shop & pub & church
- Parsonage LK 8a & Rogate garage LK 12a
- near shops with short term laybys using pinch points
- none
- Poor (A272)
- village hall and sports ground
- see above
- Rogate /rake
- poor at rake school
- shop/Rogate
- difficult at times
- centre of Rogate
- this is priority issue for the parish. Sort this and you will have sorted the parish!
- generally, I see this as the only issue in the centre of Rogate - especially near the shop. extending the parking for the village hall would seem logical as there is no additional space in the centre of the village and this would also benefit the hall itself. however I fear that the average person using the Rogate shop thins "I'm just popping in for a pint of milk" and so improving the parking -even if only 100 meters around the corner - may have limited impact.

### *Road Safety and slowing traffic speeds*

- Rogate village centre
- Speed bumps on all four roads approaching Rogate. 20mph through villages. Road narrowing on approaches. Change of road surface

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- as before, flashing slow down signs at entrance sot village
- There have been several accidents at the too of Tullecombe Hill by the staggered crossroads (to Liss and Chithurst). Vehicles coming up Tullecombe road from Hillbrow towards the crossroads, often struggle too stop at the junction and this has resulted in these accidents. Regularly the screech of tyres can be heard during a week and on several occasions I have removed bits of rubber and car parts left in the road after a collision
- 20mph limit
- calming needed
- A272
- flashing signs to warn people to slow down
- central Rogate
- top of my list Rake!!!
- Speed through Rake are far too high. Traffic calming would be very welcome and would increase safety for people walking to then village shop/pub. I believe this is also the case in Rogate
- Fyning Lane 20mph limit plus speed humps. A272 - wider pavement to the east of Rogate past garage
- flashing signs
- removing traffic signs . road marking has been proven to reduce speeds
- entry points on all roads. traffic calming in Rogate through road narrowing, etc. Quiet lane schemes for other roads
- needed
- Rogate village & Rake "40" limit on old A3
- A272 through village
- A272 through the centre of Rogate, North Street and Habin Hill
- ?Flashing speed limit signs, particularly going east to west
- junction of Rogate road (hill brow) and the Coombe would be safer if the priority was changed i.e. giving right of way our of difficult hill climb. too much traffic accelerates to 60mph\_ along Rogate road as it leaves the restricted zone. the present 40mph limit along Rogate road should be 30mph. too many near misses at the very difficult junction above.
- all from any scheme. Habin Hill should be one way and tow way beyond Garbitts Lane
- improve pedestrian & cyclist safety
- For a century villagers have complained about the speed volume and weight of traffic. A272 is a primary route in Sussex but a A road in Hants.
- believe this is in hand?
- main road B2070 needs more traffic slowing measures
- reduce size of hedge by church house on the corner of A272. 30mph limit bottom of Fyning Lane
- as above
- North street and Habin Hill. Also blind bend on the A272 to the east end of the church
- Outside rake school. Flashing lights have been introduced but really needs to be reduced to 30mph



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- before all the bends, at the cross roads, outside the village hall
- Traffic calming through rake village. It needs to be 30mph
- good when traffic calming occurs in Rogate village centre
- Safety should be our first concern, always
- Rake B2070 for the complete extents of Rake and Hill Brow junction area
- see separate sheet
- 40mph is too fast for a residential village and especially next to a school
- through Rogate village to 20mph
- Reduce the speed limit on A272 east of Rogate village to 30mph
- 20mph areas on A272 & B2070 village traffic gates on A272 east & west Rogate. speed camera A272 east of Rogate near Parsonage
- slow the traffic on the B2070 and Bull hill in rake
- All through Rake on the B2070 traffic needs slowing downs, particularly by the school (should be 20mph max) and near the pub and shop traffic should be reduced to 30mph
- Speed is the problem - very large vehicles there is little we can do about on a A road
- Rake centre
- 20mph in Fyning lane (needed to regularize unofficial 20mph) rake, Rogate e,w,n streets and Habin. Rogate centre residents have already petitioned WSCC for W N E streets and Habin to be 20mph and had the support of the elected county representatives. HBA traffic calming measures in a sensitive style to enhance the village and reduce traffic speed/noise. reduction in signs, but add VAS designs in E and W streets and perhaps Rake approaches too.
- A272 all through village
- Width and weight restriction on HGV vehicles passing through Rogate village on the A272. Perhaps a traffic light system (or monument obstacle) in Rogate village to improve traffic conditions, reduce speed and congestion.
- on all roads & crossroads
- Make Rogate centre 20mph on the A272 from garage to Parsonage. Make Rake 30mph along B2070.
- Rogate should have a limit of 20mph in the centre on the A272 between the junction with Fyning Lane and the Parsonage estate. Motorbikes in particular use this as a speedway exercise, only slowing down momentarily when they round the bends (at either end) into the village
- Continued parking near Rogate village shop causes great difficulty for traffic trying to exit North street and Habin Hill. It is also difficult to exit from Parsonage Estate and Fyning Lane due to their proximity to bends and speeding traffic which ignores speed limit signs. A pinch point on the approach to Rogate between Garbitts Lane and the Garage would force traffic entering the village to slow and prevent traffic leaving the village from overtaking down the hill. This is not an infrequent occurrence
- by bend in road near white horse and church
- electronic speed signs before entering village on both sides and North street / Habin hill. Warning before Fyning turning
- 40mph limit through rake is too fast for village and school. Speed regularly exceeded by drivers passing through. traffic calming must not deter visitors to shop.
- Hillbrow to rake school in its entirety - 20mph & zigzag at each end. Probably same idea in Rogate

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- A 272 and its traffic won't go away. Traffic lights? Zebra crossing? Sleeping policeman can cause noise, chicanes might be dangerous
- introduce traffic lights at each end of the village - ONLY way to sort out the ludicrous situation with passing trucks, especially around the corner between east lodge and church house... it is getting worst and the truck bigger, and the speed of traffic faster
- enforce " 20 is plenty" slogan. Remind tractor drivers is includes them
- stop heavy goods traffic along entire A272
- This is a matter for the police and highway authority as I have previously represented to them and the Parish Council. I have been advised of the official criteria for application of speed limits and the council have taken no action to make changes - if the council cannot act why does this become an issue for the NHP. It is more a case of enforcing speed limits - 40mph through rake taking into account the road and the sight lines etc. is reasonable - would I like to see it reduced -Yes. What would be the effect - nothing unless it was enforced. Bull hill - the de-restriction to national speed limits (60mph) at the top of Bull Hill is illogical and dangerous with 2 blind bends and a number of exists from the adjacent houses. My representations to district and parish councils have met with no action. While cars accelerating down the hill can be heard - not so the cyclist who reach considerable speed and are unable to stop within their line of sight and pose a far greater danger to pedestrians and other road users. The road is used by National Cycle racing 2-3 times per year when the situation is particularly dangerous with between 60 and 70 riders in the peloton hurtling down the hill. Cyclists are road users and should obey the highway code which requires you to be able to stop within the limits of your visibility taking into account road conditions weather and other traffic.
- E, W & N streets and Habin. Vehicle speed light w&E street approaches 20mph in Rogate & rake centers. Roundabout at parsonage, HBA street/traffic calming measures
- attention needs as you come into village - big trucks an issue
- slowing necessary in immediate village area i.e. by church & shop
- centre of Rogate
- police enforce & fine offenders
- Rogate
- see RATA & Hamilton Baillie project
- none
- crossroads Rogate
- on all roads
- North road from village hall to village centre slower speed
- Rake B2070 Rogate A272 E, W & N streets and Habin Hill. Street scrapping 20mph. Roundabout at Parsonage VAS speed sign at each village entry West and East
- Wider pavements (particularly in Rake) with posts and special paving marking crossing places. Pedestrian crossing with lights are not appropriate in the centre of the villages (light pollution for residents) On the A272 east, the 30mph limits should start before the bend in Fyning, with the 20mph limit from the Dell into the village, until past Parsonage entrance, with the 30mph limit past the bend west. This would limit speeds for= those crossing the road from the Parsonage to use the new footpath to the village Hall, or go to the shop
- either side of village - from Renault garage to slade lane
- Rogate village centre. rake -flashing signs

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- the centre of the village where traffic speed and congestion is getting worse year by year
- poor (A272) North street
- room for improvement
- poor speed control through village
- 20mph limit through centre of Rogate
- Particularly important entering Rogate from the north. Traffic should be slower once round the z-bend at the north end of Broad Street / North street. 30mph would make a real difference (20mph where the present 30mph sign is at present)
- A 20 zone through the village and in Fyning lane (possible elsewhere) would be sensible. Though they are not easily enforceable there appears to be evidence that average speeds go down (a Portsmouth study - where most non-main roads have a 20 limit) is an example.
- A central barrier to slightly reduce the width of each carriageway in the A272 would slow traffic down. Some area could be omitted e.g. outside shop, narrow corner East of the village. Take a walk down Central avenue, Hayes on Google maps. The central area can be seen outside number 100 for example. Having visited the area for many years I know this system works and doesn't inhibit the emergency services.
- Rogate /rake
- both rake & Rogate need traffic calming measures. not the speed camera every blue moon
- Traffic speeds through Rake must be reduced, preferably not by lots of signing and flashing lights, but by reducing the width and smaller street lighting
- Fyning lane. centre of Rogate & Rake
- centre of Rogate needs rumble strips to seriously reduce the speed of cars. This would also make it safer for vehicles trying to cross the crossroad by the church and would also make it MUCH safer for pedestrians.
- centre of Rogate needs rumble strips to seriously reduce the speed of cars. This would also make it safer for vehicles trying to cross the crossroad by the church and would also make it MUCH safer for pedestrians.
- reduce speed to 30mph in rake
- throughout rake
- High priority
- High priority
- humps
- B2070 through Rake. A272 through Rogate. Bull Hill rake
- reduce to 20mph
- definitely in centre of Rogate
- I would like to see 20mph through village and speed bumps
- through Rake village B2070 & Bull Hill
- all roads going through Rogate
- Rogate village centre. rake near school and shop. north street car park
- fast through rake near school and shop

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

MARCH 2014

### Qualitative Data

- A272 Rogate
- Traffic light or 20mph
- centre of Rogate
- 20mph limit on north street & south street, pinch points
- The roar of speeding traffic on the B2070 should be regarded as environmental pollution and a major impediment to the enjoyment of the area and walking to and from Rake. We could learn from Hampshire who place much more importance on this issue.
- slow it down. introduce obstacles in both rake and more importantly in centre of Rogate
- 30mph speed limit needed on Bull hill between B2070 and Canhouse Lane
- traffic calming (like Trotton bridge) subject to adequate on street parking for shop / church
- with 40mph sign west of village (a272) or by barn. signs across 3x30mph signs on west approach
- Rake and Hill Brow on B2070. Rogate village
- slowing village centre traffic with such large lorries driving through & slowing traffic within the "bottleneck" that is north street
- Entry points on all roads. Traffic calming on North Street and Habin using visual and physical road narrowing, rumble strips and other measures. See DfT Local Transport Note 1/07 of March 2007 for a whole range of measures. Check with Selborne for their experience. Introduce a Quiet Lanes scheme for other rural roads in the Parish. See my note sent to Paddy for a wider QL scheme, but the same principles could be adopted within the parish boundaries. Note that QL schemes in Kent and Norfolk were evaluated by the Transport and Road Research Laboratory who concluded that the schemes were effective.
- we could do with some more
- traffic calming & reduction of speed - this is of great importance
- B2070 Rake from school thru' village
- Rake B2070 especially near village shop & school. Need a road schemes just like the one in Greatham - NO flashing lights/ flashing signal - keep rural feel

### *Bus services*

- more signs to show request bus stopping places along A272
- need a bus for the workers and college students who start before eight in the morning
- More frequent! especially around work times
- A more regular bus to and from Rogate and Petersfield and one which runs later into the evening would be very helpful
- given low usage we probably can't expect more
- Rake to Petersfield, Rogate and Liphook
- A272
- require services after 6pm for teenagers to get into town
- rake along B2070
- very few passengers need much smaller buses
- community bus services

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- ok
- don't know but buses are far too big & empty
- improve buses to Petersfield & Midhurst
- limit sizes of buses in Fyning lane
- Expensive if you don't have a bus pass. No bus between Rogate and rake.
- we need more
- Fine
- A more frequent bus service would be good -if viable
- what bus service? any would be good
- at least twice a day to Petersfield & Midhurst. to Portsmouth?
- Bus service to Petersfield would be very good for the elderly and families
- Very important for our community and environment. Not sure how to increase.
- Rake has no bus service. we need one to Liphook & Petersfield
- There is no bus service in Rake and we need one to link Petersfield and Liphook. There is no need to access Rogate
- relocate Rogate bus stop to east & west of Rogate
- none existent in rake
- intermittent
- consider share with Harting minibus but do not start a new one!
- reduce the size of buses in Fyning lane
- OK
- use minibuses to make them more frequent
- frequent minibuses might help
- more frequent
- There is no bus service in Rake, a Saturday service to Petersfield would be good for teenagers
- Rake centre to places such as Liss Liphook, Petersfield
- Any would be a start
- community minibus like Harting - into Petersfield
- Rogate is fortunate to be on routes 91/92 and 54 Busses on whole reliable and on time.
- We haven one. Various attempts have proved this to be unsustainable economically - there is no point in spending tax payer money on such policy - not an issue for NHP- I would not support subsidized service for Rogate either.
- no comment
- not frequent
- should be more frequent

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- minibuses instead of larger buses
- more frequent
- smaller buses
- to other place especially Petersfield
- poor
- as the bus has about 1 or 2 passengers it does not (need) improvement
- they do the best with money allocated
- slight increase needed and more details of services provision in parish mag
- no comment
- Bus companies should be restricted to using mini-buses except on school runs as there are never more than a handful of passengers and the large buses block the lanes
- no comment
- These are important though my infrequent observation suggests low usage- even by those who can have free travel. Better timed connections to trains at Petersfield would help me to use the bus more.
- inter-village and town/village-station services need to be investigated /improved
- better bus service - earlier start into Petersfield and Midhurst and later finish to tie in with people going to and coming home from work. Change the times to bus service to spread it out throughout the day.
- can we have one
- between Rogate & Petersfield /Chichester
- a bus service to access Petersfield from Rogate would be very useful
- increase
- need late evening services
- too late for Rake - daughter now drives
- through Rake
- buses needed along London road between Petersfield & Liphook
- It would be better for older people to have more bus services to Midhurst and Petersfield. I understand there are two buses per week from Fyning Lane only.
- better service and increased service after hours
- need at least daily bus to/from Petersfield
- prevent parking at bus stop
- later buses for Midhurst & Petersfield up to 10pm Fri & Sat nights
- Rake not served by bus service to either Liphook or Petersfield.

### *Parking in the Parish*

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- See answer to Q2 &. Better (larger) parking behind the village hall would help both the hall & the pub
- village centre
- parking at field opposite village hall
- Leave as is. More parking will encourage more cars
- ?
- terrible ! I hope residents walk where possible
- fine as it is
- as above
- Rake school
- can't see where
- parking OK
- Lk sites 112a and 8a. gives spread of parking sites when including existing village hall site. the tow new sites are where they are needed. the sites have food access to A272. bus stop needed opposite red house when existing one is removed from west street to garage site.
- centre
- ok apart from Rogate village centre.
- don't know - no car
- need more in Rogate on edge of entrance to village
- not sure very much can be done unfortunately; you can't ban cars as it is the only method of transport we have
- The able bodied should be able to walk from village hall car park to shop and church.
- Proper areas for bikes at Tullecombe mountain bike circuit
- There have already been 3 questions on parking- this indicates a bias either for no cars because there is insufficient parking or for the development of a multistory car park to support the new superstores and shopping centre - perhaps on Fyning Hill.
- parking in parsonage & at garage sit. On street in west street as part of HBA traffic calming. no further parking needed
- on outskirts of village centre
- on outskirts
- everywhere
- no more
- need sot be improved
- poor
- difficult
- we need more in Rogate
- Parsonage LK 8a Garage LK 12a
- New car park with access from North Street above the Rec (but protecting the oak tree)

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- poor (A272 and all other roads leading into Rogate)
- occasionally there is inadequate parking space at the village hall
- need more space in Rogate
- outside church
- see above
- see below on encouraging visitors
- by shop/post office
- the parking areas are fine, just too many cars!
- More parking in Rogate village and at Rogate village hall

### *Road maintenance*

- flooding along the A272 Rogate to Petersfield
- It just needs to be better. Unlikely given the cuts
- Bull lane / Canhouse lane suffer from significant potholes
- could be a lot better
- Bull Hill to Broad Road has been a mass of deep potholes for years. Constantly patched and constantly reopening
- Fyning
- Habin Hill very dangerous
- The survey asks "how good are our footpaths, our byways and bridleways..." The maintenance of byways and in particular Byway 1180 is appalling
- Drainage should be considered when side roads are resurfaced. Work has been done recently on Garbitts Lane but the drain at the bottom is not at the lowest point. This means a constant puddle and in winter an ice rink because there is a permanent spring on the lane. we need to open and regularly clean surface water drains
- Pot holes - everywhere!!
- Habin hill
- Throughout the parish although the area through from the church to Habin Bridge is particularly in need of drainage improvement and resurfacing.
- bad potholes in lanes
- is there any
- repair of potholes is ever present problem
- particularly badly maintained are roads from Tullecombe crossroads too hill brow and the flying bull
- country lanes between rake and Rogate
- could be improved
- hill brow to Rogate - appalling
- Lanes /Rogate & Fyning



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Habin hill particularly poor
- Fyning lane needs attention with a better decision of the spring into the field, the work done last year has been inadequate and is damaging the road and driveways
- please can sumps/drains be methodically cleaned i.e. frequently as in the country leaves rapidly block drains, swamp the road, and the tarmac rapidly deteriorates
- on-going
- fine as it is
- reasonable. perhaps too much verge mowing where it is unnecessary for visibility
- potholes and verge maintenance poor
- unclassified lanes need attention
- Improved drainage of North Street
- School lane / byway
- potholes Habin road and Trotton
- like everywhere could be improved
- too many potholes on minor roads
- Unclassified roads need improved maintenance generally but most particularly Habin Hill
- repair potholes at road junctions -parish council to work with District / county council
- significant potholes evident on most roads in parish
- appalling
- average but last 2 winters have taken serious toll
- yes
- Fyning lane and Habin hill. Habin hill need proper passing places like Devon CC achieve on narrow lanes to slow traffic (safety and environment) and permit passing for all types of vehicle. HBA note.
- potholes especially Fyning Lane & road going up to Rake through woods
- A272 in Rogate village centre. Drainage, potholes, quality of road surface, up market road signage (i.e. timber posted signs)
- yes everywhere need attention
- OK for a rural area
- not bad!
- Not good, especially the lanes and back roads
- Fyning lane seems to attract more than its share of potholes which keep reappearing after bad weather
- too many potholes
- Yes please NOW everywhere; it's costing everyone a fortune ion tyres and wheels
- see Q14 but also B road to Chichester in a dreadful state
- everywhere

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- everywhere!
- Poor -this is a council responsibility to ensure that the highway authority and the district council are making sufficient effort to maintain the roads. Not a NHP issue. Get the council to get off their....and action the potholes, destroyed kerbs, re-instate the ditches and ensure the water authorities maintain and clear the drains.
- Habin hill & Fyning lane. surface and proper passing places
- do it - needs urgent
- desperately needed - dangerous at present
- everywhere
- ok as it is
- needs improving
- poor
- slade lane, north street
- side roads and lanes
- very poor like elsewhere
- Lanes (Fyning & Garbitts etc) edges cleaned back more to keep width & repairs more often
- Habin Hill & Fyning Lane: surface & passing places.
- Clearing of ditches and cutting back encroaching verges
- slade lane
- Rogate - rake road
- non existing
- well performed by the county council
- often slow to execute
- not up to standard
- poor
- mend potholes quicker
- The French authorities seem to have a system of resurfacing roads outside towns/villages , and not doing so inside: the relatively poor surface arguable discourages speeding
- potholes need to be properly repaired, not just patched over. drainage needs monitoring e.g. canhouse lane, B2070 at bottom of rake hill. adequate ditches need to be maintained where farmland meets highway
- Habin Hill/ Garbitts Lane need to be addressed as the surface of the road is appalling. How about a one-way system, up one lane and down the other?
- general
- please?
- potholes and poor maintenance of ditches

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Fyning Lane. Gatehouse Lane
- Langley lane and byway 1180 are heavily used by cyclists, walkers, riders, many cars and delivery vans to access chapel common and the houses around it and are poorly maintained, they resemble third world tracks. School lane and the top of Brewells lane are regularly so flooded they're impassable by bike, foot or car.
- the road floods frequently at the top of Brewells lane and could do with better drainage. Also the byway to cross chapel common could do with surfacing as it gets a lot of usage and so gets covered in potholes
- take a drive around - we shouldn't be paying for that though
- do it
- all roads
- terrible
- potholes especially Bull Hill
- potholes need attention!
- I think there is room for a lot more improvements
- potholes everywhere
- Throughout parish
- Many potholes to be repaired on most roads
- general road maintenance throughout the parish is very poor. all side roads are in a very poor state. some are worse than others but in general the roads are at best in a poor state and at worst dangerously unsafe
- grass verges along London road also pavements are rather rough & unkempt
- poor near rake industries - busy road
- Garbitts lane is in poor condition
- Fyning lane is a disgrace
- poor in places
- General road maintenance is very poor but this is not confined to the parish!
- All road surfaces on the A272 should be low noise surface. Potholes need frequent attention. Top of North street is poor (towards crossroads) and gets worse towards Flying Bull.
- north st., south st.
- It would be good to fix the potholes in the Rogate Rec car park. Slade Lane gets neglected - there are many potholes and patches that are prone to flooding. It would be good if the A272 roadside drainage between Durleigh Marsh and Slade lane (mainly on the north side) could be improved to stop flooding which is particularly dangerous at night.
- repair potholes, maintain bollards
- Passing places on Canhouse Lane need improvement
- The smaller lanes in the Rogate area have many potholes e.g. Slade Lane
- Habin Hill

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- the roads around the parish are in the worst condition I have ever known them
- bull hill to Rogate
- Drainage from the B2070 in Rake, to the east of Hatch Lane, opposite Heath Mount, need to be radically improved so that water is taken safely off the road into proper drains or soak-aways
- Since relocating from France (the Charente) we have been shocked by the way that the roads have deteriorated many being positively dangerous. this together with road signs left unwashed and in many cases obscured by overhanging foliage create a real hazard to road safety.
- quality of surface on all roads other than A272

### *Walk and cycle routes within village*

- All very laudable, but do-able?
- Fine. It's a village; don't expect pavements
- better signs & maintenance
- joining all areas
- Fine as they are. Lets not tinker!
- definitely for Rake
- Maintenance of footpaths has become significantly worse since WSCC took direct responsibility
- I would like to see dedicated cycle route between Rake/Rogate/Petersfield/Liss and potentially as far as Midhurst that allow children and families to cycle safely away from high speed traffic
- Constrained by size of lanes
- could be improved
- A272 very dangerous. B2070 very dangerous
- would like pavements fenced along A272. so dangerous with children
- poor
- very poor. sunken lanes like Fyning lane and Habin hill are dangerous for walkers
- footpath Fyning Lane to Rec across Lower Filed
- previously answered
- not a high priority given the paths that already exist
- on maps
- footpaths are either non-existent or require widening
- these should be maintained
- Ensure all amenities and facilities are connected e.g. footpath /cycle route directly to Rake village hall from the B2070 from near Rake stores
- Foliage is not regularly cut back on some footpaths /pavements in Rake
- A path linking Petersfield and Liphook passing through rake would be brilliant

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- cycle footpath around Rogate Rec - with spur to Fyning . Cycle path around Parsonage estate
- none existent
- See the above comment for footpaths. Particular issue for us personally as we walk to school and there is no footpath linking our group of houses (7 dwellings) with the school or the rest of the village
- need more particularly as village grows
- Rake sandy lane
- new path from proposed graveyard parking to pub/pub
- yes, walks (cycle route on roads not concerned)
- Widen footpaths along A272. Traffic calming would make the A272 safer for cyclists, separate cycle routes not really necessary
- widen footpaths along a272 and calm traffic! not enough room for cycle lanes
- Improving maintenance of all pathways would be helpful
- Difficult. A pedestrian crossing in Rogate centre would have been a great benefit.
- Cycle path going up the hill (west bound) in rake could be useful
- rake -for cycling, with the hill, its difficult anyway but traffic is the biggest issue. There is a pavement - its rarely cleaned up though on the hanger towards Hillbrow...why not? someone else's responsibility or county or parish...does not help the residents
- Fyning Common - east/west route please
- There is no room for cycle route in rake. The footpath along the B2070 is adequate and a responsibility of the council not the NHP. Mountain biking along the wet footpaths has virtually destroyed them however as these are not controlled what more can be expected.
- no comment
- a little attention needed
- more bridleways
- between garage and Fyning lane
- make these safer
- needed
- where
- Good path from Fyning to village well signposted. Footpath to village green from Parsonage
- path from proposed parking east of graveyard to Rec
- As proposed but only one from `NE corner of the Rec to bend in Fyning lane
- Not possible on A272
- non existing
- satisfactory
- footpaths on A272 poor
- more of these wherever possible

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- more of these wherever possible
- see above
- more needed
- yes would be good to improve
- could do with more
- The better these routes are around the village, the less people might use their cars, reducing the need for parking. this strikes me as a priority
- See comment on the speed and noise of traffic using the B2070 - it is not pleasurable to walk along the side of this road to the village pub or shop hence the use of the car for short journeys and missing the opportunity to meet people whilst walking
- utilization of old railway line
- north street poor surfaces and uneven
- There is *nowhere for our children to cycle safely - or walk safely*

### *Footpaths and bridleways in the countryside*

- as above
- These need clear signs & public leaflets - (in shop? on the board outside?)
- keep minimally clean without making them "tidy/suburban" obvious
- Some bridleways are impassable by horse and rider
- mainly good
- joining all areas
- Fine as they are. Lets not tinker! Other than byways (as opposed to bridleways)
- bridleways are often disjointed and should be better connected by either new bridleways or link paths
- Footpath from Black Bridge to Fair Oaks's entrance at Habin Bridge is impassable due to vehicle damage. Footpaths across farm fields should be kept free from crops and open for use throughout the year. Examples where this is not so are from Mizzards Lane to Parsonage estate; Mizzards Lane to Sandi hill Farmhouse; and from opposite Parsonage Estate North west to Vicarage Farm. There are numerous other examples.
- from Fyning towards Terwick church. From Fyning Lane to Rogate village
- those to the north of Rogate in the woods need clearing of fallen trees and repairing damage caused by flooding / heavy rain
- ok
- Footpaths need clearing - Fyning & Rogate & kept free from horses
- footpath needed between bottom of Fyning Lane and village. Please think more about prams bikes & wheelchairs
- fine as it is
- good range well maintained
- better maintenance of "lost paths" and signposting
- Need more maintenance to prevent overgrowth

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- previously answered
- important that these should be maintained but we are well served at present
- on maps
- these should be maintained
- recreational cycling access to Dry MOD ranges has been revoked. Whilst previously permissive access, this action has now removed a large swathe of accessible countryside to recreational cyclists
- should be maintained by volunteers
- Footpaths across farmers fields need to be reinstated after plowing over. Several have not in recent years
- improve sign posts for walkers
- poorly maintained
- Blessed with many lovely walks but need to ensure that landowners do not restrict access to public rights of way
- general good
- ok
- field south of A272 going to river & Terwick church - footpaths being removed in essence
- yes
- Where footpaths cross fields, farmers should leave wider headlands to allow people to walk round the edge when the field is under crops or ploughed
- see previous comments - increasingly public bridleways are ploughed up or sewn over and fields are sometimes impossible to cross. Stiles and sign posts are neglected
- Poorly maintained, stiles often not repaired for months, and footpaths rarely properly reinstated, especially after planting of oil seed rape. This never seems to be tackled satisfactorily by the Parish Council. A board walk is needed across the water meadows north of the Rother and Mizzards Lane
- farmers need to maintain them
- There is need for a footpath to connect Rake village centre to Miland Church on the B2070
- haven't walked them for a while; they were ok but suspect lack of money, interest, effort mean they are degrading
- along river Rother
- as above
- adequate
- more care and attention
- more footpaths
- good
- look after better
- OK
- Ok as is
- no comment

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- good
- satisfactory
- ok
- consultation with landowners would be useful, e.g. great trippets
- Footpaths and cycle routes along the lanes should be provided on the "other side of hedges" i.e. field side. This can provide a route between Rake and Petersfield, Petersfield and Rogate, Midhurst and Rogate, Rake and Liphook, Rake and Liss and Rake and Petersfield
- need to be maintained
- some sort of path along the river Rother connecting Petersfield with Rogate and possibly Midhurst would be brilliant

### *Other initiatives?*

- A community bus to cover the whole parish and not just Rogate
- Road surface change to low noise surface. Speed indicator signs. Speed Camera?
- There is already excessive signage Lets not keep tinkering
- Safe bike route to Petersfield and Liphook from rake. A welcome to the National Park sign at rake would be good and a general improvement to the village having a nicer aesthetic feel on the B2070 which is part of the South Downs character
- Bike route to Petersfield would be an excellent idea. As would tourist signs
- not tourist signs!
- a community bus would be a good idea. I wouldn't personally use it but I'm sure many in parish would.
- A marked walking route between the pubs of Rogate and rake - good for both villages and business
- Kissing gates are a pain & not necessary
- improving sewage and electricity supply
- A sign post for the Oliver's Piece view point. Tourists and locals alike have no idea it is there
- I am in favour of all these suggestions
- A cycle route to Petersfield would be welcomed, along with tourism initiatives to promote the parish as a walking and cycling destination.
- Village entry gates to show off village and subliminally ask people to slow down
- Of course, we could blow the dust off the old bypass plan....
- Minibus - only if the demand is really there. As Rogate is on the main roads the first priority should be for better scheduled services. Bike routes to P'field : yes if the demand is there; the A272 verge is mostly wide enough to allow this i.e. bike track / footpath separated from the carriageway by a few feet) . Sign posting is best improved by its removal!
- Bike route to Petersfield -a great idea, but not sure how it would work and where it would go. would definitely use it however!
- Signs in Rake are often in a very bad state of repair - particularly the sign to Rogate opposite the Flying Bull and the Canhouse Lane sign. Generally, signs should be kept to a useful minimum and be good quality and well maintained
- make (river) Rother more accessible & better footpaths



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Bike route from rake to Petersfield . Road has vey fast traffic
- mini-bus; any bus! Bike route to Petersfield from rake or Rogate or both - why not -it's a healthy option. signs generally OK; people have satnav on their phones never mind in cars
- NO MORE SIGNAGE!!!
- An initiative must be prpved to have a sound business case - costs mmust be controlled and orices must reflect costs- thre is no scope to waste any more public money on hair brained schemes which only benefit a particular interest group. As a keen motorist I amy as well ask for a motorway to link rake asn the A3M asn M276. Road signs are the responsibility of of the highway authority or the Council depending on the road - not a NHP issue. Tourist signs - to where? signage on the street also requires consideration by planning authorities. Is this the hook for proposal to waste tax revenues on gates and signs on the A272 for Rogate - if so I most strongly object. What other tourist signs are required? Footpath sign should be the responsibility of the SDNP and signs to commercial endeavours should be funded from their profits. The last thing we should need is yet more streets cluttered with signs which distract the road users and as the council knows formo their consultations report cluttered roads are dangerous roads - remove the signs and traffic slows down.
- Bus shelter or cover near shop north side
- Safe bike route from Midhurst to Petersfield for students, workers and commuters
- no comment
- Tourism within the National Park should be encouraged (though that is a county-wide issue). Footpath signs are not too bad, but parking for users might be encouraged (who might then use the pub/shop)
- proper maintenance of heritage road signs at rake end of canhouse lane and Harting coombe crossroads (grants have been available for this in the past although not pursued by PC
- A community bus to fill in where the public service doesn't meet the need. However, if the community bus provides a service will the bus companies pull out all together?
- bring back the black and white finger sign posts
- bike route, yes. And tourist signs, but perhaps outside of Rogate village itself. Prefer drivers to concentrate on negotiating the roads and avoiding pedestrians!
- bike route, yes. And tourist signs, but perhaps outside of Rogate village itself. Prefer drivers to concentrate on negotiating the roads and avoiding pedestrians!
- Safe bike route to Petersfield and Liphook
- there should be a safe cycle route in to Petersfield
- safe bike route from Rake to Petersfield
- The amount of development proposed will increase pressure caused by traffic in Rogate. The possibility of re0-instating the southern bypass plan should be examined
- A cycle route to Petersfield would be valuable.
- I am not sure if it is within the Parish or relevant, but the makeshift signage advertising the burger van located on the A272 lay-by heading towards Petersfield) is an eyesore and surely not legal. They also have a tendency to store their plastic furniture under trees and within sight of passing traffic
- bike route to Petersfield. no more signs please.
- A minibus service to Petersfield should be considered

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *A community mini-bus service?*

- v.g. idea hope it will be used
- sounds a good idea if enough need
- where to? buses to Midhurst / Petersfield already exist
- yes
- good idea
- yes
- yes
- essential - Harting has one
- maybe
- yes, yes, yes
- may be useful
- as stated before - this was considered before but seemed too complex to organize
- sounds good
- good idea
- good idea
- for the elderly
- To include Rake would be great
- not required - local commercial provision
- ok
- there is a need for a community bus
- yes
- yes
- no
- agree
- yes
- yes
- needed
- yes
- yes but who will fund it / drive it?
- Rogate none
- follow Harting's initiative

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- Rogate
- cost too much
- Yes, once a week Chichester, more often to Petersfield & Midhurst
- yes
- yes
- as Harting mini-bus
- A good idea. S. Harting has a successful service run by volunteers
- for the elderly
- yes
- yes
- yes
- good idea
- I would like to see a minibus service
- yes, this would be very useful to reach shops & surgeries in Liphook, Liss and Petersfield
- to augment present dial-a-ride service which operates only once per week

### *A safe bike route to Petersfield?*

- good idea but how feasible? Land purchase required, surely?
- sounds a good idea if practicable
- where?
- yes
- good idea
- yes
- not sure
- very in favour of the proposed cycle path from P'field to Midhurst. yes, yes, yes
- definitely
- a good idea if land can be acquired. could be rather dangerous on dark nights
- yes please
- yes
- yes A272
- yes
- yes
- cycle path linking Petersfield to Midhurst via Rogate, Trotton, Stedham

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- safer bike route to Petersfield 'on road' tarmac would be good
- would like this improved
- yes off road - not combined with walkways
- yes
- yes
- good idea
- impractical. no
- unknown
- yes
- yes
- yes
- yes
- none
- nice but not high priority
- south of A272
- yes
- would there be a demand for it?
- not a priority
- Yes. Where the road bends by Parsonage Estate. Not as necessary when the A272 straightens out.
- yes
- yes
- yes
- yes, I would like to see a safe bike route
- this would be great

### *Improved sign-posting?*

- of what? apart from "please slow down in our village"?
- no more signage!
- signpost hall in Rogate if coming from Petersfield
- feels all ok
- no
- OK already
- please no more signs

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- it is ok
- no
- no, get rid of more signs
- a notice to mark fining as a settlement? otherwise rather too many signs - school patrol obsolete
- remove visual pollution of traffic signs -obvious
- too many already
- finger post at cross road
- need village signs in hill brow
- no
- there is a need to improve signs & less clutter - more defined
- yes
- no
- why?
- no
- no more signs
- not necessary
- yes
- no more signs
- yes
- to what?
- too many signs
- good idea
- For footpaths
- road signs
- ok as it is
- not needed?
- OK
- not necessary
- yes

### *Tourist signs?*

- why? what are we offering tourists?
- no more signage!

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- not needed - parish
- yes
- not required
- no
- OK already
- please no more signs
- no
- no
- no, clutter will spoil the character of the area
- Sussex border path, serpent trail where they cross into the village
- too many already
- few
- no
- for Sussex footpath
- no
- no
- no
- no
- no
- none
- not necessary
- no
- no
- to what?
- not yet
- (good idea) yes
- no
- not needed
- not necessary
- no thank you!
- yes
- no, too many signs
- NO more signs thank you!

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- no

### *Comments*

- cycle / pedestrian route along A272 would be great
- School parking should be made provision for, not on the estate where they block the road up
- Walking around the centre of Rogate is a nightmare because of the size, speed and volume of traffic on small and twisting roads. It is dangerous for the young and old to get about. The noise and vibration of traffic is intrusive. The speed, size and volume of traffic is an issue reported as the no. 1 topic in the 2006 Rogate Strategic Plan. The noise of traffic in central Rogate is appalling whether you are in East Lodge, the pub, church, shop or a dwelling...or walking the dog in fields. (a) motorbikes speeding on the A272. The police are ineffectual despite constant reporting. (b) The speed and noise of farm machinery in the lanes and small streets. Plus the damage caused to property caused by the same. (c) The noise and danger of large commercial vehicles moving in North Street and Habin Hill which are not using these routes for access (a ten axle low loader passed down North Street in July colliding with ---- house - causing damage. Police informed and we still await their report. Rogate will be a safer place for the young and old when traffic speed and flow is controlled. Over 96% of those petitioned in central Rogate in 2011 wanted 20mph default speed limit in West st. East st. Habin Hill, and North st.. WSCC supported this petition in January 2012. Wsc Highways and Police are against the petition. RPC is engaging consultants (Hamilton Bailey) for a soft engineering approach and while we have an objection to this as an additional traffic calming measure there is a need for: (a) a 20mph default speed limit in central Rogate petition. (b) VAS in east Street slowing traffic down by East Lodge / church / pub bend (c) SSZ protecting the school exist and parsonage at the western end of West street. The Steering Committee of the NP would be well advised to take this issue as their most URGENT task as in 2006 and 2011 the villages voted it a is their greatest concern.

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### **QUESTION 15: 73 STATEMENTS PROVIDED**

#### **If you work from home, which services do you need or aspire to most in the village?**

##### *Photocopying*

- why?
- not applicable
- retired. do not work from home
- not needed much
- own printer
- this would be useful

##### *Post office services*

- required - keep
- vital
- not applicable
- retired. do not work from home
- rarely use
- weekday services would be welcome in rake
- necessary
- Service twice a week in the garden centre is nowhere adequate
- urgent in rake
- rake lost its PO - needs it back
- retired but still use Post Office
- very useful

##### *Meeting facilities*

- village hall covers
- not applicable
- retired. do not work from home
- would be useful
- possibly
- village hall/pavilion
-



# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

#### *Small office space for short term rent*

- not required
- not applicable
- retired. do not work from home
- would be useful
- no
- home/work accommodation would help
- 

#### *Communal workshop area*

- not required
- not applicable
- retired. do not work from home
- would be useful
- is there demand?
- good idea

#### *Meeting place such as café in shop*

- already have two
- would be useful
- not applicable
- retired. do not work from home
- shop is too small and no privacy
- is there demand?
- café at Durleigh Marsh, Aylings etc.

#### *Storage/lock-up*

- no
- not applicable
- retired. do not work from home
- not needed
- no

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

MARCH 2014

- would be useful to have local facility
- unsure

### *Other (please specify)*

- As with most people who work from home - the modern office is equipped to do the job - the only thing not available is the post office. My mail is delivered, most immediate correspondence is sent electronically and only in particular cases is there a need for formal mail. In which case the post office is a bonus - but I can post the mail from anywhere when I am out.
- better broadband
- better broadband
- better mobile phone reception (almost none on Sandy lane)
- broadband - faster- more capacity
- don't overdevelop
- effective and fast broadband, broadband, broadband
- fast broadband
- Faster internet connections and better mobile phone signals
- fax facilities, superfast broadband
- Flying Bull is very good for lunch meetings. Would be good to have a venue with easy wifi access to assist meetings. Also, Rake village Hall could be upgraded inside to host away day type meetings for voluntary sector - a bit like the Liphook millennium Hall - need to check demand for this though, but the environment with the pub and a nice walk nearby makes a pleasant away day venue.
- good broadband
- high speed broadband
- high speed internet
- high speed internet access
- I do work at home but with modern technology I have these facilities at reasonable cost already
- I don't work from home in the commercial sense, but most or all of these are to be encouraged as in earlier comments
- I rarely work from home and if I do I only need internet
- Just better broadband please
- Not all home working is office based! Better, more reliable broadband speeds would be a help
- small scale storage. faster fibre broadband
- The internet / meeting place / café is on the face of it a great idea if it were of good value (e.g. the Cowdrey farm shop or Milland local shop...ok pricey but there are multiple reasons to go there...shop / café, walks etc ) is it sustainable ...hmmmm? The sun Inn - don't allow total change of use to housing. Most of the above could be housed there; several stores and an outdoor as well plus parking. What more is needed?
- we need better broadband services

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

### Qualitative Data

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#### **QUESTION 16: 51 STATEMENTS PROVIDED**

**What priority should the Neighbourhood Plan put on creating and supporting local business and employment in our Parish? Do you have any other preferences on how development in the Parish might contribute more towards the local community and economy?**

##### *Allocate sites for small industrial units*

- is there demand? how might it work .
- not appropriate in Rogate
- this is so repetitive (rake)

##### *Create a local hub for technology start-ups and small businesses*

- can't visualize it
- no

##### *Allocate land for renewable energy businesses*

- does this mean fracking?
- use river Rother

##### *Support the use and management of local natural resources for businesses and tourism (timber, the river, local food)*

- yes - certainly
- oil and gas?
- oil and gas?

##### *Support local farmers' market*

- yes
- Petersfield - Durleigh march farm shop
- (existing)

##### *More accommodation is required in the Parish for tourists and visitors*

- is it? we don't want large hotels. Suggest planning authorities be more open to permissions for ancillary accommodation - why should it be sold off if visitors want to settle here?

##### *The Parish should support suppliers of local businesses and products*

- yes but is it for the local community to do so?

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

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- an ideal but not always successful

#### *Bed-and-breakfast businesses should be supported in the Parish*

- how?
- how

#### *Other*

- village website in process of development can publicise local businesses - no question about this website
- Tech start-ups would need a decent broadband as indeed would any business. Until this and constant electricity supply available, no business use is viable
- Tourism to the Park should be encouraged with visitor centres, countryside events, cycle routes etc. which in turn benefits hotels, shops, etc.
- Hostel - for walkers / cyclists, tem. Agr. workers
- Some new dwellings need to include office or small workshop spaces (not all need this). Not sure how bed and breakfast is supported other than through marketing and profile. Subsidies seem out of place for such a business.
- The NHP should not be assigning priority to any interest group. Subsidies and subsidized non profit making organisations are no longer acceptable. Entrepreneurs and business investors will and should conduct due diligence when considering location in the area. All investment should be encouraged - INCLUDING INVESTIGATING the options for shale gas. THIS IS PART OF LOCAL NATURAL RESOURCES - therefore to get my high priority vote. Small industrial units - there are too many empty at present. Local hub for technology start-ups and small businesses - if an organisation thinks it can make money from this - OK otherwise use the well established services in the local towns / cities colleges and universities - no need for duplication. Land for renewable energy business - yes for development of shale gas if proved viable. Support new retail businesses - entirely at the individual's risk - not mine through the council nor NHP. What is local food - it is usually too expensive for me - most folk have to use the supermarket. If local prices are competitive customers will emerge - nothing to do with NHP investment. There are already too many farmers markets for farmers willing to pay the premium to set up their stalls - use Petersfield, Midhurst Alton Waterlooville. Or many of the other sites a little further away - Durleigh Marsh is quite local - no need for a market but quite expensive. (ps where will everyone park In the multistorey on Fyning Hill no doubt). New dwellings should be of flexible design to allow for alternative uses (such as local businesses or office space for home working) -most people use a room for Home working . Planning regulations must be applied for the use of a property - presumably these properties will incur Council Tax and Business Rates? New dwellings should include office spaces for home working - do you intend they be designed with an additional room - that will not keep the cost down as an affordable dwelling. Is this different from the previous question? Accommodation is required in the parish for tourists and visitors - there are lots of big house on Fyning Hill and London Road at Hill brow - they could become B&B - but would have to apply for change of use through the planning process. What is the result of any formal survey which indicates there is a need (i.e. market analysis) for tourist accommodation except during the events weeks at Goodwood and Cowdrey? The rest of the year empty. I suspect that if there was a market Lord Cowdrey's estate would have been swept up by some hotelier. The parish should support suppliers of local businesses and products - is this another slip into parish council business? Local businesses which supply good local services should be encouraged and their reputation enhanced through word of mouth and their relevant trade association. Only if the NHP committee is prepared to accept liability for failed businesses or insurance claims resulting from contracts taken out on their recommendation should this be considered. I am unsure what a supplier of local businesses and product is - for rake industries this seems to involve several companies from East and Western Europe. Bed and breakfast

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businesses should be supported in the parish - is this not associated with other accommodation question - or do you mean that once a week we should all move out of our home for a night to enjoy the benefits afforded by local b&B's - a search in the AA website identifies 6 locations - there are many more. we will need to book early.

- we should support local business to the extent that we can but we need to be realistic
- my "do you want Rogate to change from a small to a mid-sizes village point above holds here
- several good ideas and to be applauded but locally for locals is difficult...e.g.. "local" farmers market, really? or I know people who live locally but use facilities in Petersfield; the reverse is probably true; difficult to gauge the net income effect on the community
- It's OK for the village to be dormitory / recreational and for people to travel a few miles to work - if they are not working at home. We do not need to build a mini-kingdom here in the parish to cope independently
- very difficult to comment on this broadly without knowing exact purpose of industrial units/energy business and the size/scope of their sites
- Focus on the things that are important to the area. This is a rural location and as such needs support for rural type businesses not 'technology start-ups' that are better suited to more urban areas.
- What do we have to offer tourists, apart from the Downs?
- support local pubs is a big priority
- All should be decided on individual proposal merit. On commercial viability and need and appropriateness
- Rogate is a small village but within only 5 miles of several much larger places that are far better equipped to support local businesses and employment. I doubt whether it is realistic nowadays, in a rural area, to expect to provide employment within walking distance of people's homes. And "the wider economic interest" should not be used to justify an otherwise unacceptable development.
- Consideration of the promotion of the parish as a leisure destination for walking, road and off-road cycling should be considered as part of a strategy to develop tourism accommodation, parking, printed maps etc.
- I do believe our strengths are in our local produce in natural resources. I'm not sure on the demand for home/work units but most work can be done from pc/laptop in a small area
- should lobby government that people with studio - non attached building - should be allowed to rent it out. At present law makes them use building for holiday use & makes renting out virtually impossible (e.g. my neighbour has had to get planning for separate dwelling which is mad).
- continued support for the larger businesses to grow and thus compete rather than restricting their growth because of the perceived effect on those who live in parish yet work outside of it which is most residents
- press hard for high speed internet
- most of these I am not equipped to comment upon

# ROGATE & RAKE PARISH NEIGHBORHOOD PLAN

## QUESTIONNAIRE RESPONSES

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#### FINAL COMMENTS: 95 STATEMENTS PROVIDED

- A useful survey
- A very positive document thank you.
- Absolutely no fracking please and can this be taken into account when considering neighbourhood plan
- Am in favour of most things that help the community to thrive but not at the cost of ruination of the landscape, wildlife , land and the essence of the countryside, the calm and peace it can bring. We still aren't taking our extremely delicate balance with Nature seriously enough. At present the village seems to have an extremely good balance of everything, has grown naturally (hardly at all) over the centuries to meet it's own needs, and this should be respected in all future planning. We shouldn't rush onto the horns of development because it is a fashionable construct.
- Aren't we all going to put "not in my back yard"?
- As a relative newcomer (5years) to Rogate I am reluctant to be overly critical. But I question the need to do a Neighbourhood Plan at all. With no new development on the horizon there are no financial benefits (i.e. cill or developers contributions) . It is proving divisive & concerning for many residents
- As we live outside Rogate and Rake villages I do not feel I can answer some of the questions - hence a few blanks
- Comments a bit thin as with only the benefit of 6 months' continuous living in the community!
- don't duplicate questions section six transport. and at least you could get the date year right it stinks of incompetence I wouldn't like to think who is steering this!
- Essentially: no new building (infill OK) - not incumbent upon parish to provide. Keep the integrity of the village (Rogate) as it is with traffic measures being a priority.
- Factionalism and local agendas will probably continue to skew the debate
- First effort was lost and meant the whole questionnaire had to be done again from scratch
- Good effort whoever put this together. Let's hope something comes of it.
- good luck
- good luck with the "wish list" some might bear fruit
- good questionnaire
- Have left blank those areas where I do not have the relevant knowledge to respond
- I appreciate that apparently there is no current need for new housing in this area, nonetheless any future requirements will refer to the NP so it still requires careful consideration. I think any building around the existing village green would be a terrible mistake. I would not like the NP to be too pressurized about design and make up of any developments ... each should be viewed on its own merits.
- I do not want to be overly negative on the "new" and there are lots of good things proposed & discussed above but we simply haven't got the correct level of services today, never mind what "new" will in turn demand. Bringing in business, helping reduce local unemployment, building affordable housing...sounds fine, so what will any resultant income be spent on?...seems to me it only replaces lost income today. I also think that the Rake /Rogate split is an issue as the 2 places' profiles as do geographically different, questionnaire results should be interpreted as a whole and then broken down by area...and then published in their entirety for the residents to see; as is in West Sussex /Hampshire problem...I don't want to "move" to East Hampshire at the swish of a pen, I already fought that battle over 20 years ago. So what is proposed in this regards? How much of the above is truly under the total control of the parish and how much is simply guidance for

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other bodies to "dispose", county council / central government & departments? If it is to mean anything then the views expressed locally should form the decision making

- I fear the response will not be great, as the questionnaire is FAR too long and detailed - 4 pages would be quite enough!
- I have lived in Rogate for 35 years. I think it is fine as it is. Just need to sort out the traffic through the village. Thank you
- I have not completed many of the sections on development as they do not seem to reflect an appropriate approach. The plan should focus on enhancing the living environment for those who live in Rogate, to increase pleasure and well-being. Development should only be considered where there is clear, quantifiable extreme need. If that need can be demonstrated, brown field sites and existing dwellings / buildings only should be considered and the design of such development should reflect the need of the market identified and the requirement to sustain people's pleasure and enjoyment of living in this community. There should be no development of green field sites as a point of principle.
- I support renewable energy but the land opposite Rake Garden Centre faces the wrong way and is very visible. It is one of the few open fields in Rake, which is surrounded by woods. Using the roof of the village hall etc would be a good first step. There is no statement on fracking - I understand that the parish cannot prevent it, but we should have a view and an approach should there be cases in the parish. Please don't forget Rake is in the parish and it is not all about Rogate. Please do not use Rake as a convenient place to put all the stuff that you don't want in Rogate (e.g. houses, industrial units). There has been signs of this in the past.
- I think it is important that any new development should fit in with its environment and not be an eyesore. Most people would be sympathetic to new small developments if they are pleasing to the eye & are not built on a sensitive site that ruins a view or is of importance environmentally
- I think the word "interested" in this survey is very ambiguous
- I would be happy to give my comments/help to this worthy cause. thank you
- I would definitely not want to see ribbon development along the A272 that merges settlements. Proposals 11(a) and 12(A) would be the start of this. I believe the concept of a village green around the sports ground is a poor idea. The enclosure of the sports ground would destroy the openness of the facility. Complaints from future residents of noise and gardens from sports activities would likely lead to curtailment of these activities. This would be a great loss to the village. The holding of the annual village fete on these grounds may also be put at risk. I don't know how to complete section 3.7 Does this relate to the draft masterplan from the Studio LK Vision document or are we back to blue sky thinking? Personally for Rogate village I would like to see any limited housing development located at the western side of the village, to the north side of the A272 i.e. opposite the Parsonage estate. This being a mix of affordable family and executive housing.
- It would be a good idea if Rogate Primary school had a car park for the parents, this would alleviate the parking problems in Parsonage Estate
- It's a very odd questionnaire. It would have been easier to have boxes for writing in than weird not very relevant scores on importance. Questions are not well designed
- It's OK for the village to be dormitory / recreational and for people to travel a few miles to work - if they are not working at home. We do not need to build a mini-kingdom here in the parish to cope independently
- Live in Rake. Feel no connection to Rogate. Liss is closer and has everything we need e.g. rail station
- map inadequate

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- May the disruptive element not prevail particularly those who can't bear the thought of any changes in the future and those who actually spend a lot of their time somewhere else and do not give anything to the community here. Good luck, many thanks for herculean efforts and we look forward to a speedy acceptance of democratic will.
- Moving to a rural area you accept and try to work with the restrictions. Would like to see careful development that builds a varied community, which recognises and retains the rural area we have chosen to live in.
- my wife (same age group) agrees with the answers I have given
- Narrative about surgery in rake serving local settlements until closing in 1980's. frequent busses helped people get to their doctors and chemists , which are now sorely missed. Also noted the loss of civil societies and the younger population in rake who mostly commute to work
- need to maintain the integrity of the parish within the south downs national park. strict planning controls must be maintained. no green belt building
- New to the (local) area, have lived within 20 miles for my entire life. My wife and I bought pour property adjacent to woods at the top of Fyning Lane, which we believe belong to the parish council, for peace and tranquility. We would not wish to see that change.
- no fracking in Rogate!
- no thank you
- phew!
- Publish the data for this survey on the parish website. this will allow independent analysis of the data
- Rake is surrounded by trees with houses hidden away behind them. The village should be visibly a residential area and not hidden in more trees. If they are to be planted they should be decorative and/or exotics to emphasize the fact that a community lives here. Walking and cycling should be encouraged as a sense of community comes with knowing your neighbours. Renewable energy should be encouraged. Solar thermal and (photovoltaic can and should be fitted to existing roofs whenever possible
- range of questions is restrictive and not particularly inspiring to create a more resilient, cohesive and happy community. Focus on future should reflect the needs & aspirations of current younger generation rather than entrench the errors of the past. Not a mention of "Sustainability" anywhere!
- RATA explanation needed
- RATA explanation needed
- Rogate and Rake are lovely villages. Just improvements to existing buildings please. Also traffic calming. Pleas lets improve what we already have. Thank you
- Rogate has nothing to offer tourists anyway - so would say that question is stupid. Don't agree with the so called need to enlarge / improve / whatever you might call it, traditional English villages. Don't choose to live in a village if you want all the amenities a town has to offer.
- Rogate is a very enjoyable and beautiful place to live. We've enjoyed living here for the last six months
- Rogate is a village. Many of these proposals would lead to suburbanization. If you want pavements / street lighting / lots of café's & shops, go live in a town. The community could absorb a small no of additional houses (especially for key works / local young people) but we should not be looking to allow extensive developments of private houses as these would alter the character of the village completely. As few new houses as possible & no industrial estates. The infrastructure is no there anyway - problems with sewage, electricity supply , broadband, narrow lanes all make developments especially of industry very problematic. We should not be assuming as default that we must have lots of development. As little as we can.



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- Rogate is on a main route so is suitable to have between 100 -200 new houses in the low ground between the village hall & Fyning lane. More shops & school to new area and have a medical centre / surgery.
- Rogate is THE most fabulous village to live in. The people, the facilities and the environment is special and like no other place I've ever lived (in). Community spirit is great and something I would like to see maintained at all costs. We are a village let's not forget that...we should supply housing & services where and when needed but nothing over & above a genuine need. I have been loathe to comment or pass judgment in this questionnaire when I have limited knowledge so elements have been left undone. I haven't marked the map as I am not an expert on positioning appropriate developments & the map is difficult to accurately mark up as it covers too large an area
- sadly our focus is Liss not Rogate
- see attached sheet at end of questionnaire, elaborating reasons for answers to Q7.
- since in the future the main demand will be for food. it is unwise for building on arable land as has been done on some of the best land in w/sx. there is plenty of other land , but not so easy for developers. Rogate's sewage plant in Garbitts lane is at full capacity so more septic tank drainage necessary
- small development if needed and scattered throughout area - badly designed farm
- small new developments would certainly have less impact on the overall look of the parish (which for the main part, is lovely). And it would be nice if new development could blend with the building we already have. Use of local building materials wherever possible
- some repetition in questions. sometimes not clear if questions apply to my needs or village needs in general. however, congratulations to those responsible for hard work putting together a complex questionnaire.
- Speed restriction in rake (B2070) as we have so many dangerous junctions i.e. Bull hill, also a school that has increased in size in those children attending, which is a good thing but crossing the road etc; at end of carriageway poses potential problems! Also Bull Hill is a rat race & too many large lorries not just during the day but late at night too! I more houses are going to be built across the Parish, then traffic calming needs to be implemented, please!!
- Thank you so much for creating this survey and for everyone's amazing efforts
- thank you. A good consultation process
- Thank you. Can I now have my lunch please?!
- thank you. good luck
- thanks
- thanks for taking time to ask.
- The page 2 map will be submitted in hard copy with email as a reference. Very concerned about the response rate and quality of returns as there were too many questions (and too many leading ones) . consequently the validity of the exercise might be questionable.
- The road running through rake divides the community. reducing the road speed i.e. introducing calming measures will bring people together. There are also various incidents & near misses that go un-recorded regularly so there is a safety aspect, this includes towards rake village school (to the ) stores
- The village community needs livening up with more volunteers to run activities. Would benefit from a small number of affordable / inexpensive houses for private / first time buyers - similar to Greenhill Estate in Nyewood
- There is a large proportion of the document I find misleading and steering people towards giving answers to questions that need never have been posed. There is a lot of unease in many I have spoken to about the presumption that there is to be a development of houses, affordable or otherwise. There are already many

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checks in place within the parish, CDC and the National Park to ensure that in villages appropriate housing stock is modernized and grows in line with need and aesthetic considerations if it is visible to anybody. This document far from making it less likely that there will be a new housing estate in Rogate makes it more likely. Now there have been sites identified for builders to target. What next? Land grabbing for building, for new 'recreational' foot and cycle paths, the right to roam and picnic in everyone else's gardens. The village isn't broke, it doesn't need fixing. If there is a will and a need for something it happens and the right person is there to drive the project forward and inspire other to help. A save for later would have been a good button to have on this as it has taken up a considerable amount of time. very annoying not to be able to uncheck something without checking something else.

- this form was badly designed, too long and repetitive
- This has taken 3+ hours to research , consider and complete. Too long. Concerned about response rate and quality of responses. Therefore value of questionnaires questionable if small sample of c 10%. Shame there was no question about car ownership - it would have been helpful in answering need for community bus & planning public transport.
- This is a small village and must not over-expand: loose its soul
- This is an important process - the village needs a commitment to being dynamic, encouraging new people to do new things, with local employment opportunities as well as maintaining or improving local facilities services - which are I would judge, not bad by many village standards. Staying unchanged is not an option, because it leads to eventual decline.
- This neighbourhood plan could be a very useful tool for our community. I'm concerned however not enough people in rake seem to know about it / take an interest. This could be because it is quite Rogate-centred. While I think the committee have done a splendid job addressing the needs of rake as well as Rogate I just hope the result is not skewed by a feeble return from rake residents. I think the parish delineation might be a barrier to wholehearted consensus.
- This plan should look after the interests of residents in each of the areas of the parish & if the view is to stay small, that should be respected. The plan should not be grandiose & not make us vulnerable to speculative development. It is local for local people. There is no need to do more.
- Traffic calming in Rake is the main issue for the village. `A decent scheme would benefit all aspects of village life by increasing (safe) access to village facilities and businesses and help to engender a community spirit. Also re the demographics this response has been completed by myself and my wife and on behalf of our 2 children
- traffic lights either end of the village to help safety for young and old
- Unless the problems of traffic in the parish are addressed it will not be possible to realise the vision outlined in the LK draft vision document
- Until infrastructure (roads, electricity/ phone/ internet. water & drainage) is improved, no development is possible. North Street & south street are too narrow to support any development in any circumstances
- Use one questionnaire per householder -as you asked for one submission per household it is not possible to complete your demographics - one of us is male and the other female and we are different age groups. Having filled in the form on line it cannot be saved or printed in full therefore the author has no copy once submitted. A major shortfall in the design. The survey and the LK report were of dubious value and quality, particularly as they were given a poor brief which resulted in the concentration of housing issues. Quality because this was not a specific product, like many consultancy organisations, it was trotted out from a basic framework, non relevant paragraphs deleted and names changed. My reading of it showed they had little appreciation of the area. LK report proposal 2(b) Orchard and path north of the B2070... This orchard already exists and has nothing to do with the NHP - The residents came up with the idea, planned it bought the plants, dug the ground and own the trees. I resent the assumption that this can be just taken over. LK report Proposal 5 (C) Natural Play Area between Bull Hill

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and Canhouse Lane...It is not woodland but predominantly rough grass. The area was bequeathed to the villagers of Rake by the benefactor, responsibility for the land is in dispute with the council who had other plans for it. I detect further underhand dealings. LK Proposal 9(A) Land north-west of the A272 (bordering the A272) as a new flexible residential units and new footpath.... Note the number of units is ONE - how can a percentage be developed as other things - a cut and paste job here - no proper proofing. LK Report 4.0 Policies (1 to 8) Comment – These are a set of standard conditions - of course we all want to enjoy the local amenities; and development should be in accordance with the rules and look nice in the respective sections 4.7 -4.7 Note there is no section 4.8 dealing with site specific policies. My guess is that the only analysis for the questionnaire will be transferring the tick boxes onto a spread sheet which provides little appreciation of the context but might just convince someone that the community had been consulted - even if their detailed views had been ignored. Nat West and other banks use the same process to convince themselves of the wonderful customer satisfaction they achieve.

- village hall lacks parking. New houses should be built on the west side of north street, opposite the village hall with overflow car park incorporated within development
- we are very concerned about the possibility of drilling for shale gas in the area which we understand is likely to happen. we feel people do not understand the risks associated not to mention the increased traffic from the lorries/tankers and the waste polluted water that will affect us and our health. the government is trying to rush this thought. look what happened in USA
- We have lived in Rogate since August 1968 and hope not to have to move. To alter the character of a village centre and to attract more traffic, unnecessarily, down our narrow country roads would certainly encourage us to move out of Rogate. Barn Cottage (name Sandy Lane Cottage prior to '68) has an orchard now. As this plot was bought by the ... as they wanted to build a house. Planning was refused due to the access being on to North Street.
- We need to develop our community but we do need to respect the rural nature of our area & to be sensitive to the natural beauty of living here. There is a need for social /private housing & to make good our amenities & work places
- We need to grow the village to reach 'critical mass' which then can support community shops / businesses etc. Low cost housing for young people is the priority or we will have a very old demographic in future
- we need to tailor our ambitions for the plan to what is realistic for a small community like ours. We should be looking for incremental improvements (and preserving all the things that are good)
- we should all support our local shop whenever possible
- well done
- well done
- well done to everyone involved for forgetting this far...lots of my answers are slightly waffly not necessarily sure about my views on proposed developments...keen to encourage recreational / countryside uses and to improve traffic as a priority, as well as retaining /improving look and feel of the village...i.e. mend broken phone box outside parsonage, put cobbles on main street in village...put village gates up on all 4 approaches...encourage residents to put flower boxes. tasteful lighting outside houses...put up old fashioned style street lamps...
- well done to the committee. I hope that this unites the village
- well done. good questionnaire. good process
- what a waste of time and money (only for non consultants)

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- with developing technologies it is difficult to imagine the future, and the world of work in 20 years time. will there be less need to travel, and therefore less traffic? however, with population increases there will be more people using the facilities. the village has many retired residents who eventually need to downsize but there is a housing hiatus as properties are too expensive for young families. this is a national problem but particularly acute in a national park. even affordable housing is not affordable. - Second homes? this is only a village of 1500 people - some of the suggestions in the questionnaire seem inappropriate to such a small geographically divided community.
- without the possibility of a bypass how about a one way system - see map