

Old Sarum Airfield Land Use Summary

Total Land owned by the applicants	153.9 acres. = 100%
Land allocated for residential “incentive” development in Local Development Framework	60.86 acres = 39.5%
Land proposed for housing	35.70 acres = 23% (only 58% of land allocated)
Land for “other” – roads, cycleways etc.	1.91 acres = 1.2%
Total land dedicated to aviation & community open space	107.6 acres = 70%
Of which aviation open space	87.95 acres = 82%
And communal open space	19.67 acres = 18%
Land needed to comply Core Policy 25 requirements	153.9 acres = 100%
Total residential units proposed 462 = gross density of 3.0 units per acre.	
Adjacent Persimmon development:	
a. Gross density – 7.56 units per acre	
b. Value of flying rights surrendered – nil.	

The future of the Airfield.

As currently proposed in Old Sarum Airfield’s planning application:

The utilization of a Trust to operate the Airfield has been rendered impractical by the additional financial burdens imposed by Core Policy 25, community consultation and officer comments, including further restrictions of flying; the costs of removing the damaging vibrations and noise caused by the Colgar Shear of Equinox; the estimated cost of £500,000 to computerize the traffic lights at the Castle roundabout; the £200,000 estimated costs of improving the Roman Road; additional landscaping costs and the loss of residential units because of changes to area A and area B. Satisfying all of the requests from all of the interested parties has rendered the project commercially unattractive such that: (a) the Airfield owner will have no option but to carry out the development activities himself; and (b) the ongoing responsibilities of the developer/airfield operator under Core Policy 25 are such that they would be unrealistic for a Trust to assume.

Furthermore:

- Flying would be restricted to daylight hours and noisy aircraft restricted.
- The owners would demolish the existing aviation facilities and build a range of new aviation facilities to develop essential revenues not tied to heavier, noisier aircraft or night flying.
- The owners would build and operate a Heritage Centre to recall the storied past of the Airfield.
- The owners would rebuild their listed hangar which had been damaged by the continuous Equinox vibration, with its net revenues dedicated to the support of the flying activities.
- Old Sarum Airfield Ltd. to be responsible for retaining and sustaining the Airfield per Core Policy 25 and as defined in the s.106 Agreement which would include the following revenue functions:
 - All flying functions.
 - Licensed airstrip and safety areas.
 - Refurbished Gr. 2* Hangar.
 - New Control Tower.
 - New Fuel Farm.
 - New Hangars.
 - New Aviation Facilities for pilots, crew and other users.
 - New full service Restaurant and casual snack bar.
 - Proposed Royal Aeronautical Society British Aerospace Public Library.
 - Heritage Centre.