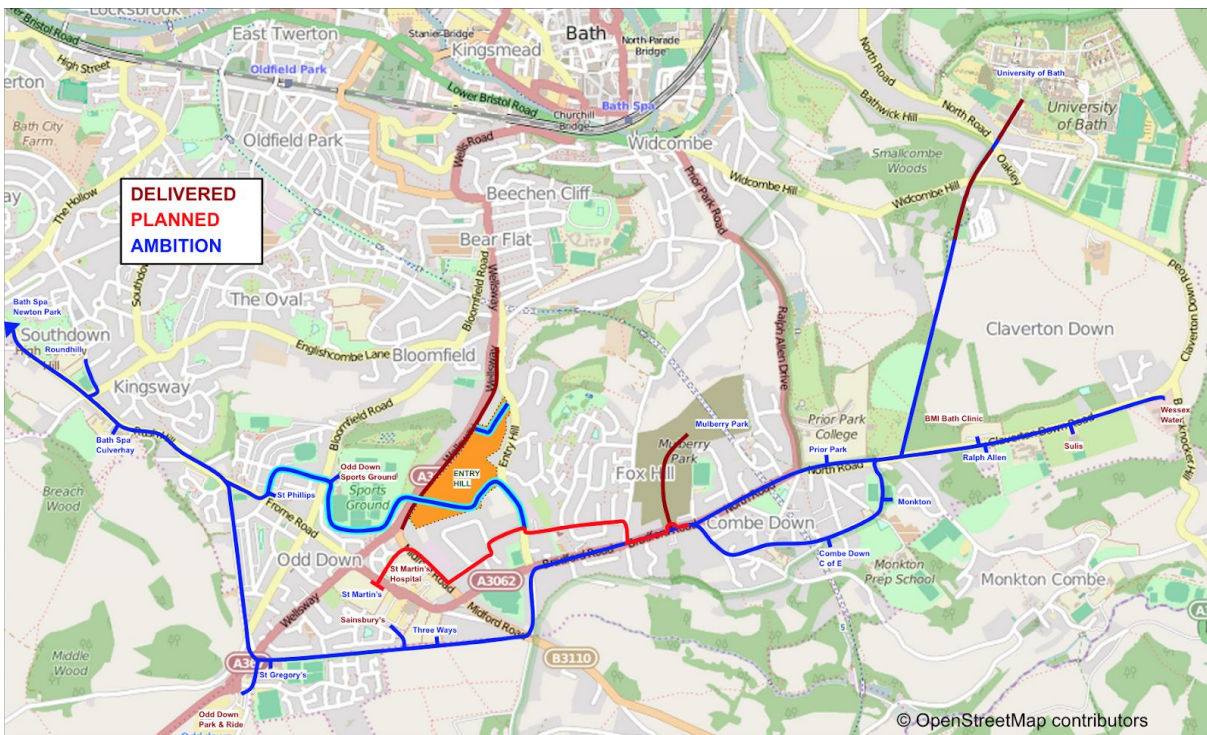


# Response to the Entry Hill Consultation

Walk Ride Bath Walk Ride Bath (WRB) recognises that any use of Entry Hill should be evaluated in terms of economic, social, and environmental benefits and is pleased that this evaluation was done as part of the consultation process.

## Walking and Cycling Routes

WRB would ask the council to ensure that any use of Entry Hill would facilitate the long term delivery of Scholars Way, a route that connects over 23,000 students and residents to their communities and workplaces by ensuring that **walking and cycling routes across the grounds at the top and bottom of the site are planned and agreed** before awarding any contracts.



These walking routes provide good connections to regular bus services on Wellsway. Consideration should be made for access through the council's depot site above the current entrance to facilitate the most direct route from Hawthorn Grove to Wellsway.

## Close Entry Hill Entrance to Vehicles

WRB would request that the council **closes the current vehicular access to Entry Hill** and re-open the existing entry point on Wellsway in line with the council's recently published Liveable Neighbourhoods strategy removing all unnecessary traffic from Entry Hill returning it to a quiet residential area.

In the consultation report many Entry Hill residents object to the Mountain Bike Park as this would generate too much traffic. The implication of this objection is that any proposal that would be really successful and generate an increase in traffic will have local opposition, ergo maintaining use as a

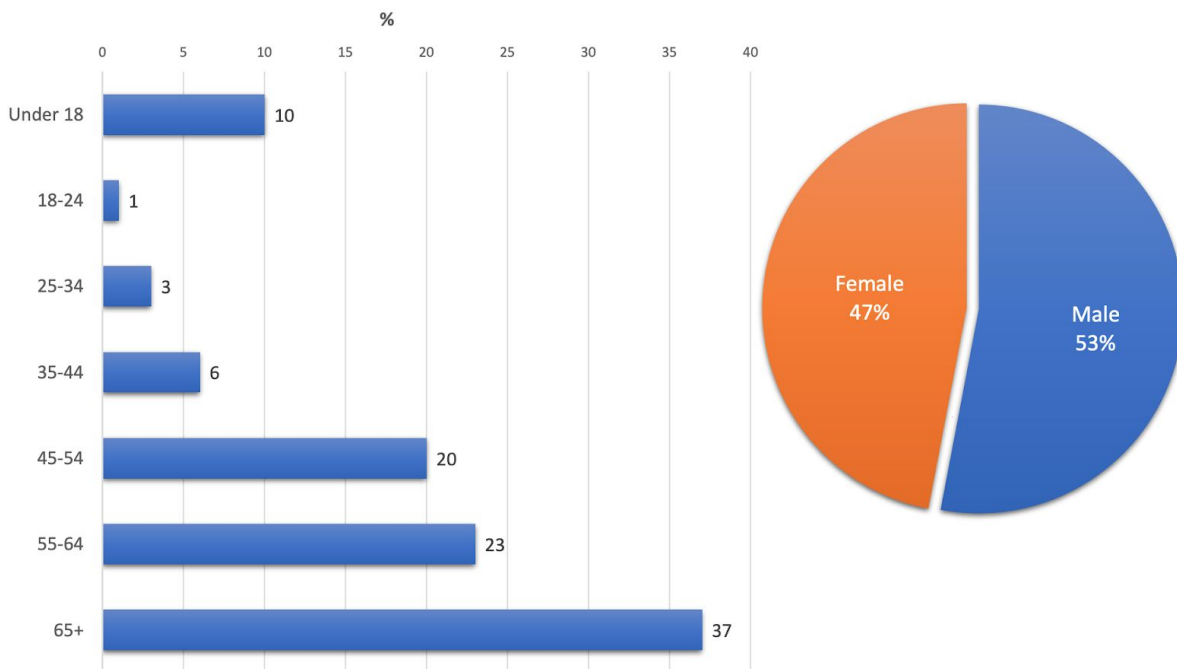
low-footfall unsuccessful golf course becomes the default goto political decision. The “we want it to stay as a golf course because nobody uses it” conundrum.

Moving the main entrance point to Wellsway removes this valid objection and allows the council to make an informed decision to maximise economic, community, and biodiversity benefits of the site for all Bath residents without impacting Entry Hill residents adversely.

## Demographics, Climate Emergency, and Financials

It should be noted that the consultation attracted an unusually high level of feedback from under 18s (almost unheard of) and the council and consultants should be extremely proud of this achievement. It highlights a huge desire for something more appealing to all ages from the community.

### 3.2 Age and gender - Events



Examining the consultation scoring it is clear that the golf course fails on pretty much all counts with a very narrow demographic appeal.

#### 4.7.1 A Café with a Park (plus)

Climate Emergency	Score out of 100
Tree planting	70
Biodiversity	60
Sustainable management	50
Sustainable transport	70

Activity	Score out of 100
Children	50
Teenagers	20
Young Adults	20
Middle Ages	40
Elder	40
Multi generation	60

Budget	Score out of 100
Capital	90
Revenue costs	20

#### 4.7.2 Family Cycle Centre / Mountain Bike Park

Climate Emergency	Score out of 100
Tree planting	80
Biodiversity	80
Sustainable management	70
Sustainable transport	50

Activity	Score out of 100
Children	50
Teenagers	80
Young Adults	80
Middle Ages	70
Elder	30
Multi generation	70

Budget	Score out of 100
Capital	30
Revenue costs	80

#### 4.7.3 Golf Course (under different operating model)

Climate Emergency	Score out of 100
Tree planting	20
Biodiversity	35
Sustainable management	40
Sustainable transport	30

Activity	Score out of 100
Children	20
Teenagers	20
Young Adults	20
Middle Ages	60
Elder	80
Multi generation	20

Budget	Score out of 100
Capital	70
Revenue costs	35

In terms of the Climate Emergency, it would actually be better for the council to abandon the site and leave nature to reclaim it rather than keep it as a golf course.

## BaNES Residents Sub-report

WRB is concerned the council commissioned consultant's sub-report appears to try to restrict results to those that identify as "BaNES Residents" and then specifically examines "local" golfers within a 1-2 mile walk of Entry Hill.

1. Radial analysis of sentiment would have been much more useful. We are on the border of Wiltshire, Bristol, and South Glos. 1-30km radial analysis would have provided a significantly more informed understanding of commercial viability of each proposal.
2. 100% of golfers will be driving to golf courses so distances are irrelevant and the quality of the golf will be more important, not how close you live to Entry Hill. WRB recognises that any successful proposal will generate increased vehicular traffic. This would not be perceived as a negative thing if the entrance on Wellsway was opened.
3. No analysis of existing golf courses or bike parks was done to see what the financial success of each proposal would be and the size of the potential customer base.
  - a. Nearest golf course to Entry Hill is the much better Approach course (3 miles)
  - b. Nearest good bike park to Entry Hill is Longleat (18 miles)
4. No analysis of Entry Hill as a good quality golf course and whether a course on a steep hill suits the demographic that uses it (report identifies elderly). It should be noted that Entry Hill is rated 36th out of 37 courses in Somerset. WRB recognises the underinvestment over the coming years but nothing the council can do will fix the geography or that it can only support a 9 hole course.

## Nature Park

The late addition of the Avon and Wildlife Trust/Forest of Imagination Nature Park is interesting but the failure of AWT/FoI to collaborate and create a Nature/Bike "Adventure" Park is disappointing.

WRB is of the opinion that there is room for many things on the 10 hectare site but keeping it as a golf course removes that possibility. Bath is better served by investing in the Approach golf course, moving the main entrance to Wellsway, and providing the opportunity for a mixed use "Adventure" park providing good public transport, walking, and cycling connections.

## Conclusion (To be read out at the council meeting)

Walk Ride Bath would like to highlight the extremely high response rate from under 18 year olds to the consultation. Walk Ride Bath would also ask the council to recognise the strategic importance of Scholars Way on Bath's southern plateau, a walking and cycling network that connects 23,000+ students and communities to their places of work and the Odd Down Park and Ride. Walk Ride Bath would also ask the council to recognise the poor access to bus services that Entry Hill residents currently have. In light of these items Walk Ride Bath is requesting the council guarantee good walking and cycling routes are established across the Entry Hill site both at the top and bottom of the site.

Walk Ride Bath also recognises that any decision as to what to do with the site is coloured by the impact on local Entry Hill residents, particularly a major concern being any increase in traffic. Walk Ride Bath requests that the council opens the existing entrance on Wellsway and closes the Entry Hill entrance to vehicular access. This removes all unnecessary traffic from the quiet Entry Hill residential area in line with the recently published Liveable Neighbourhoods strategy while ensuring that decisions based on maximising Climate Emergency, Activity, and Budget criteria can be made without impacting the peace and quiet of the Entry Hill community.

The movement of the entrance to Wellsway enables the council to work with Bath BID, WECA, and LEP to develop the site into something that would create many job opportunities for Bear Flat, Odd Down, Fox Hill, and Combe Down residents while maximising Climate Emergency, Social, and Economic benefits for all of Bath.

Adam Reynolds  
Chair Walk Ride Bath