

Proposed Development

South of Oakview

Hunston Parish Council is seeking the views of residents so that it can effectively represent the village when the application is submitted



Outline of proposed development – now 186 dwellings.



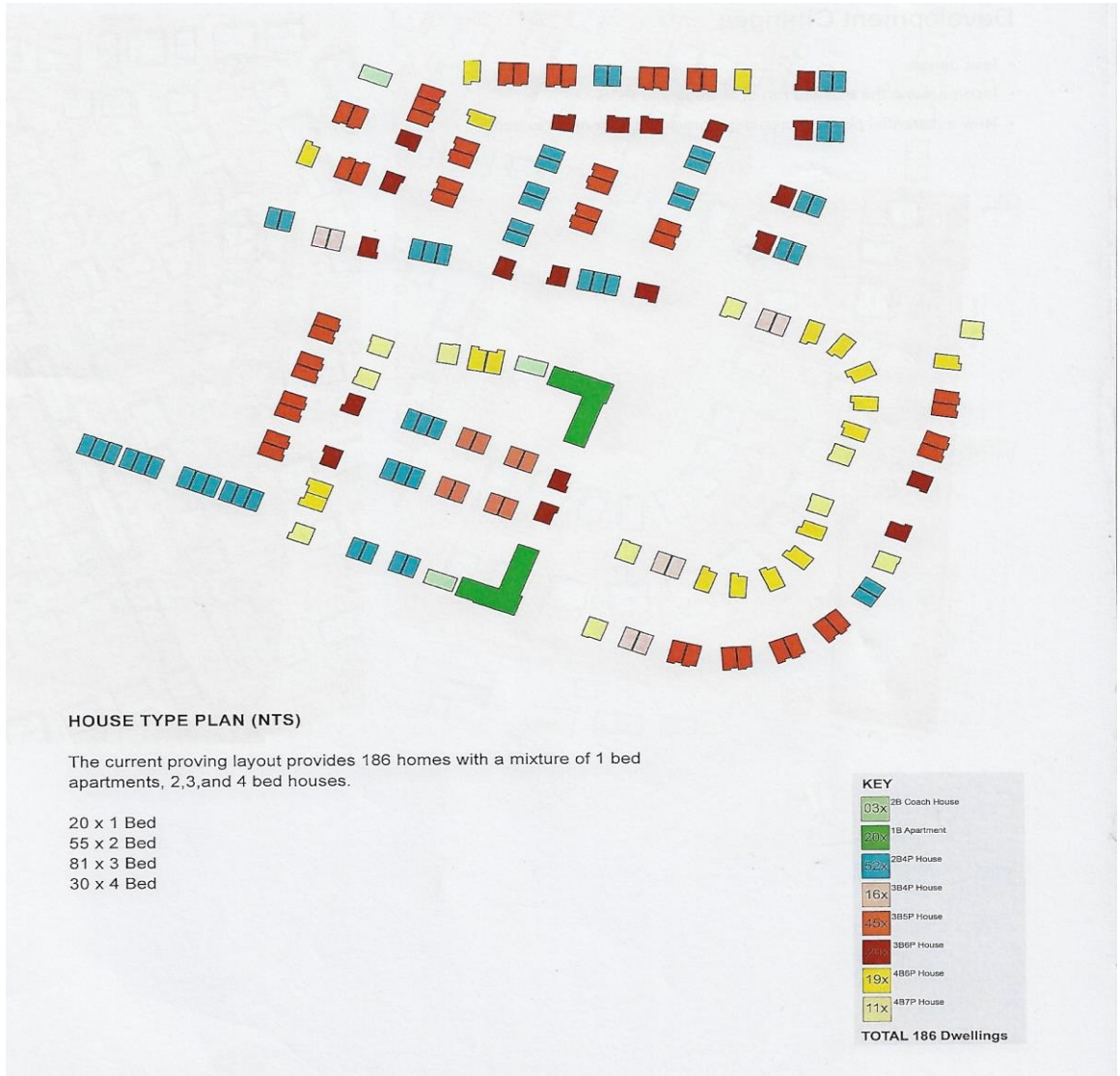
TENURE PLAN (NTS)

The current proving layout provides 186 homes with a mixture of Shared ownership & affordable dwellings.

RED = 20% Affordable
Total 37 dwellings

BLUE = 80% Shared Ownership
Total 149 dwellings

Proposed Mix
of housing –
all affordable,
mostly shared
ownership, all
to be owned
and managed
by Hyde



Proposed
 house sizes –
 a mix of sizes

Points of consideration



Increased traffic



Availability of
school places



Access to Doctors
or Dentists



Effective treatment
of sewage



Effective disposal
of surface water

Possible Positive Outcomes

- Availability of affordable rented housing in Hunston
- Opportunity for local people to get onto the housing ladder by means of Shared Ownership properties
- Potentially more custom for the shops and pub to keep them viable
- More friends and neighbours! Likely more families with children using play facilities.
- Possible investment into village facilities – if we know what to negotiate for and what's realistic. The developers are prepared to make commitment to get our support (but to a point).

Known concerns

- ❖ Increased volume of traffic through the village.
- ❖ the increase in air pollution.
- ❖ the potential for additional flooding through the village.
- ❖ the potential for sewage discharge within the village or harbours.
- ❖ the current lack of available school places within reasonable walking distance.
- ❖ the availability of doctors or dentists to cope with additional residents.
- ❖ the availability of properties for truly local people.

Routes Forward

We could support if:

- The developers offered more to the wider village – but what?
- If there were fewer houses – but there will be threshold that it wont be viable for them to go below and the fewer houses the less they will be able to offer us.

We could oppose:

- We might win and get no houses as in the new draft plan
- They might appeal and we might loose our leverage to negotiate.

Question

- The object of this meeting is to obtain a clear mandate from residents on how they would like the Parish Council to respond when a planning application is submitted.
- Do you vote....
 - NO! – Parish Council to object to any houses and try and stop the development; or
 - YES, BUT....Parish Council to offer support but condition on key commitments...what would those be???