

Re: Cotswold District Council Development Strategy and Site Allocations, January 2015

Additional Evidence to support Blockley Parish Council representations

The following additional evidence is submitted by Blockley Parish Council in support of its representations made during the consultation period that ended on 27th February 2015. In those representations the Parish Council flagged up its intention to “undertake a more detailed assessment of the Parish and to consult further with the local community”, and to send the results to Cotswold District Council as soon as they were completed. CDC subsequently agreed that this additional evidence could be submitted by the end of April 2015, and would be taken into account.

Consequently in March- April 2015 the Parish Council undertook a parish- wide survey of parishioners’ views regarding new housing development. This was based on CDC’s proposals for new housing on three sites in Blockley as part of the District’s total housing requirement to March 2031.

A copy of the survey form, and accompanying newsletter and map, are attached, together with a table of results. These are based on a response rate of 265 (approximately 25% of the total number distributed).

The survey revealed:

1. Overall, some two thirds of respondents (64%) opposed CDC’s proposal for 51 new dwellings in Blockley over the period to 2031.
2. Almost all (94%) opposed the building of more than this number.
3. However, there was support (59%) for the building of fewer than 51 dwellings.
4. Site size was a crucial factor: while there was considerable support for sites for 5 or fewer homes, larger sites were strongly opposed. For example, sites for 16 to 25 homes were supported by 27 respondents but opposed by 173.
5. Parishioners thought that new housing development should take place across the parish and not be limited to Blockley village.
6. The three sites in Blockley proposed by CDC : Little Shoe Broad BK5 : 22 dwellings (Little Shoes Broad), BK8 : 13 dwellings (Sheafhouse Farm) and BK14A : 16 dwellings (The Limes) received a mixed response. More than 4 out of 5 parishioners (83%) opposed the development of BK5, Little Shoe Broad. Around half of respondents expressed support for the other two sites. BK14A, The Limes, was the least unpopular site of the three, but still opposed by more than 2 out of 5 parishioners.
7. Parishioners were asked if they had a piece of land that they would be willing to see developed for housing, say within the next five to ten years. There were four

positive responses: two relating to Blockley and two elsewhere in the Parish. Only one of the four had contacted Cotswold District Council about this land.

In conclusion, the main findings of this new parish-wide survey were:

- Blockley Parish is not a “Nimby” community, opposed to all new development; on the contrary, there is wide support for small sites. 190 respondents (72 % of the total) supported sites providing 5 or fewer homes. 108 supported sites accommodating up to 15 new dwellings.
- Large-scale developments and large sites are, however, strongly opposed.
- Just over one third of respondents supported CDC’s proposal for 51 new dwellings over the period to 2031. However, many commented that phasing of any new development was crucial, and should be spread over the 20 year plan period.
- Almost all (94%) opposed the building of more than this number over the plan period.
- Of the three sites proposed by CDC, BK5 (Little Shoe Broad) was opposed by 83% of respondents. The corresponding figure for Sheafhouse Farm (BK8) was 51%, and 43% for The Limes (BK14A). The numbers of new dwellings proposed for Little Shoe Broad was 22. This is 50% less than the “up to 33” proposed by Cala Homes in their application 15/01020/OUT.
- Parishioners thought that new housing should be distributed across the Parish, and not confined to Blockley village.

This survey has provided new and cogent evidence regarding Blockley parishioners’ views on new housing development in the Parish. It constitutes a material consideration in the context of planning policy decisions and the emerging Cotswold District Council local plan.

Blockley Parish Council urges CDC to give due weight and consideration to these survey results and to the submissions already made at the consultation stage, of which they form a vital part.

BPC April 2015

Attachments:

1. Survey form
2. Accompanying newsletter and map
3. Summary table of survey results