

Introduction

A meeting took place on 24 March 2004 to discuss carrying out a housing needs survey as part of the Newbold Pacey and Ashorne Parish Plan.

Further discussion took place in July 2004 and a survey questionnaire was decided upon. 130 questionnaires were printed along with 'Freepost' envelopes for completed questionnaires to be returned to Warwickshire Rural Community Council.

A copy of the questionnaire was delivered to every house in the Parish. Additional copies of the questionnaire were available from the Rural Housing Enabler.

Respondents were asked to return their completed questionnaires by 31 August 2004.

A copy of the questionnaire can be seen as Appendix 1.

Context

Local Planning Framework

Policy CTY5 of Stratford on Avon District Council's Revised Deposit Draft (January 2003) Local Plan Review 1996-2011 applies to Newbold Pacey and Ashorne Parish. This policy allows for development, in **exceptional circumstances**, of affordable dwellings to meet local housing need in perpetuity where residential development would normally be resisted.

Schemes to meet a local need will be supported within or adjacent to existing settlements provided that:

- It can be demonstrated there is a local and long-term need for affordable housing.
- The scheme has been initiated from within the local community and has the support of the relevant Parish Council or is identified in an adopted Parish Plan.
- Satisfactory prior arrangements for the management and occupation of the properties have been made to ensure the homes will meet identified local needs, both initially and in perpetuity.

This so called 'exceptions' policy is aimed at meeting the needs of smaller settlements, especially those with a population of under 3000 persons.

Newbold Pacey and Ashorne Parish Plan

The community is currently preparing a Parish Plan. A separate Parish Plan Questionnaire was distributed in July/August 2004 exploring various issues relating to the parish. A number of housing questions were included in the Parish Plan Questionnaire to determine:

- Whether people had had to move away from the Parish over the last 5 years to find affordable/suitable accommodation.
- Whether in the opinion of villagers there is a need for more housing for local people in the parish.
- What types of housing villagers think is needed (irrespective of current planning policy/guidance).

The results of the Parish Plan Questionnaire may yield results that require further investigation.

Results

One questionnaire was returned from a single person currently living in the Parish. The need identified was for a 2-bedroom bungalow to rent from a housing association within the next two years. The person concerned was already on the District Council's housing waiting list. The person's affordable housing need and local connection were verified.

Next steps

The next stage will be for the Parish Plan Questionnaire to be analysed. Once this has taken place, the views of the parish as a whole towards future development will be known.

From the housing needs survey, whilst only one person would appear to be in affordable housing need in the Parish this need should be considered at the 'Action Plan' stage of the Parish Plan process. The community should consider how to deliver a home to meet this need and the partners who can help the community do so. These partners will include the District Council, Warwickshire Rural Housing Association and the Rural Housing Enabler.

The community should also consider suitable locations to meet this need.

Acknowledgements

Gratitude is expressed to:

- Micky Griffith, Parish Plan Working Group Coordinator.
- Jenny Booth, Newbold Pacey and Ashorne Parish Council.
- All those who helped deliver the survey questionnaire forms.

Appendices

Appendix 1 Copy of the questionnaire

Appendix 2 Copy of the Census data 2001 for Newbold Pacey (and Ashorne) Parish

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