

Matter 6 Written Statement – Stuart Richardson

1 Consultation on the site selection stage comments were made by residents and myself. When the preferred options was published the Rosebrook site and Abbott Road were not in that document. However at the next stage of the process the two sites had been put back in again, making it harder for residents to comment for their removal. Should the Planning Policy team be allowed to do that.

2 There is a lot of concern about infrastructure eg roads, school places and loss of amenity value caused by housing developement.

3 There would be long term disruption to the football pitches and facilities. Resulting possibly in teams collapsing.

4 There as been significant loss of amenity value already with the current developement at Penniment Farm. eg footpaths moved.

5 With proposals set out by Ashfield District Council I think there will be a substantial closing in of green spaces between the two councils. Under duty to cooperate not enough weight has been attached to this.

Further brief comments the Ladybrook Estate is one of the most densly populated areas of Nottinghamshire. The existing Parks and Open Spaces in the area are degraded and in some cases not fit for purpose. Further erosion of open space around the area could have long term detrimental effect on the health of residents with increased traffic pollution and reduced opportunity for excersise.



Housing Types

0202 2 bed = 22	GIFA = 70m ² (x22) = 1540m ²
204 2 bed = 7	GIFA = 70m ² (x7) = 490m ²
0217 2 bed = 15	GIFA = 80m ² (x15) = 1200m ²
0300C 3 beds = 31	GIFA = 84m ² (x31) = 2604m ²
0317 3 bed = 15	GIFA = 96m ² (x15) = 1440m ²
0405 4 bed = 2	GIFA = 116m ² (x2) = 232m ²
4011 4 bed = 10	GIFA = 136m ² (x10) = 1360m ²
Total property number = 102	
Total GIFA = 8886m² (GIFA excludes area for attached and detached garages)	

Affordable Housing Plot Numbers

Affordable rent
Plot nos. 04, 29, 30, 31, 46, 88, 87, 88, 89, 90, 98, 100 and 102

Shared Ownership
Plot nos. 21, 22, 34, 38, 96, 99 and 101

Total Affordable Housing number = 20

Mansfield District Council
Planning and Development Department
2015 CENTRE FOR COMMUNITY AND HOUSING
2015 CENTRE FOR COMMUNITY AND HOUSING
2015 CENTRE FOR COMMUNITY AND HOUSING

Prepared By: [Name]
Checked By: [Name]
Approved By: [Name]

PROPOSED HOUSING LAYOUT OPTION 2

Scale: 1:500

DATE: 2017

Author: [Name]
Check: [Name]
Draw: [Name]
Revise: [Name]