

Appendix A – Housing development

District Plan (Pre-Submission Version)

The Pre-Submission District Plan underwent public consultation during November and December 2016.

The District Plan has currently outlined the following areas of the District for housing and the necessary associated education and leisure provision.

Bishop's Stortford

The Bishop's Stortford development will accommodate 2,529 homes between 2017 and 2033 (650 home to be delivered between 2017 and 2022; 1,250 home between 2020 and 2027; and 300 homes between 2027 and 2033).

The site west of Hoggate's Wood be accommodated 850 homes, and shall include the provision for:

- a primary school (two form entry);
- a neighbourhood centre (shops and other services);
- outdoor playing pitches; and
- play areas.

The site between Hoggate's Wood and Farnham Road will accommodate 1,350 homes, and shall include the provision for:

- a primary school (two form entry);
- a secondary school (six form entry), to include indoor and outdoor sports facilities (with community use);
- a neighbourhood centre (shops, business unit's health facilities); and
- play areas and open spaces.

The site east of Farnham Road will accommodate 329 homes, and shall include the provision for:

- a primary school (one form entry); and
- public open space.

Buntingford

Since 2011 the development of 1,100 dwellings has been approved. The development strategy has identified the need for additional educational and leisure on facilities.

The educational requirements will be met by the expansion of Freman College and Millfield first and middle School, plus a new two form entry first school.

Leisure provision will be met by the additional of new playing pitches and public open space as part of the development north of the town.

Hertford

Hertford is expected to accommodate 950 new homes between 2011-2033. These developments will be spread across five locations across the town, with developments ranging from 50 dwellings to 300 in size. The Mead Lane Area has been allocated to provide 200 homes by 2017, and its location is close to the Hertford Leisure Centre, being just a short walk away. The other sites identified are further out from the town and they include enhancements to open space and the measures to improve walking, cycling and outdoor fitness.

The developments in Hertford will be required to contribute to the provision of junior football and mini-soccer pitches in Hertford and Ware.

Ware

Developments in Ware are expected to accommodate 1,000 homes between 2011 and 2033, with a further 500 post 2033. The development is expected to be on the outskirts of the North-East side of the town.

The development will include a new six form entry secondary school and a new primary school, and a neighbourhood centre with retail and healthcare services.

The development in Ware will be required to contribute to the provision of junior football and mini-soccer pitches in Hertford and Ware, and contribute to off-site sport and recreation as appropriate (according to policy). The proximity to Hertford Leisure Centre, Fanshawe Pool and Gym, and Wodson Park Sports Centre provide several options for off-site contributions to support the housing development.

Sawbridgeworth

Developments in Sawbridgeworth will accommodate 500 new homes across three sites, and will contribute to the expansion of Mandeville Primary School to a two-form entry.

Uttlesford District Council

Uttlesford District Council lies to the east of Bishop's Stortford and is in the catchment of Grange Paddocks.

The Local Plan is still in development, but 4,600 new homes are required to be built in the area up to 2033. These will be from sites that already have planning permission and the development of small sites across the district. The sites that have been identified suggest that this figure could be considerably higher; in the region of 30,000.

Potential new settlements are:

- Great Chesterford – 24 minutes from Bishop's Stortford (5,000 new residential dwellings)
- Elsenham – 12 minutes from Bishop's Stortford (4,000 new dwellings)
- Easton Park - 16 minutes from Bishop's Stortford (Great Dunmow - 10,000 new dwellings)
- Andrewsfield - 24 minutes from Bishop's Stortford (7,500 new dwellings)
- Boxton Wood - 26 minutes from Bishop's Stortford (4,500 new dwellings in total - this site is partly in Braintree, but would have 3,400 dwelling within Uttlesford)

While there will be sport and recreation, along with education facilities included within these developments if they were to go ahead, the location of most of them would mean that the Grange Paddocks site would be within a reasonable catchment. This would likely mean that the residents from these new properties may choose to use sports facilities in East Herts over the facilities in Uttlesford, as is true of some of the existing residents from this area (data from the existing membership base shows that sports centre uses are coming from outside of the East Herts District).