

The Sedgefield Plan

Shaping the future of our area

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Agenda

Public Meeting 10th and 11th March 2014

- Introduction
- Housing What we know
- The Community Survey
- Young Peoples Survey
- Questions
- Writing our plan, inspection timetable
- Before you go and getting involved
- Post you thoughts and ideas



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Housing - What we know

- Demographics of Sedgefield
- Sedgefield has an ancient past
- Development started in 1960's
- 1996 Winterton Hospital shuts
- 2002 NetPark started
- 2003 Community hospital closes
- Steady growth from 1960's to date

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Eden Drive site H57

- DCC allocates **450 new** houses
- Site promoted by Durham Diocesan Board of Finance
- Housing group formed in October 2013
- Met with site owners and developers
- Proposal includes closing Stockton Road and reroute through to roundabout on A689
- Developer agrees to address concerns
- NWL confirm sewage capacity for **only 300** houses till 2020

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Cross Boundary impacts

- Wynyard - 3 miles - 2250 additional houses
- Stockton - 1229 new houses
- Hartlepool forecast 5925 new houses

Profound impact on Sedgefield

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The Caravan Park – Brakes Farm

- 2008 approved after appeal **330 caravans**
- Planting had to mature over 5 years
- Could start this year
- Expect **600 additional** residents impacting of facilities & amenities
- Sewage disposal major impact on treatment plant
- NWL concerned



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Other developers proposals

- Eden Drive not exclusive
- Community Hospital site 7/SF065
- Triangular fields – Stockton Road A689 7/SF123&124
- Beacon Lane/Butterwick Road 7SF110
- Community College
- Filmco Site
- NetPark Growth

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Development Sites



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Conclusions

- Sedgefield under attack
- Planning and Community Infrastructure Levy (CIL)

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Community Survey

The Key Findings

- 2500 surveys were distributed
- 665 were completed in hard copy and on line
- 24% of Households
- 11.6% of population
- 16% of voters

A very robust survey

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Community Survey - Key Findings

- Most important characteristics are **Green Spaces, Village Centre and Conservation Area**
- **50%** thought Sedgefield has the right amount of housing
- If we have to accept housing then bungalows, low cost housing and energy efficient homes are preferred
- Majority will **accept up to 50 new** houses
- Most **important facilities** are Doctors Surgery and High Street
- Concern that new development will **impact on amenities and facilities**

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Demographic Characteristics

Gender	Male	49%
	Female	51%
Employment status	Employed full time	41%
	Retired	37%
	Employed Part time	13%
	Full time homemaker	4%
	Disabled or too ill to work	1%
	Unemployed—looking for work	1%
	Student	1%
	Unemployed not looking	0%
	Full time carer	0%
	Prefer not to say	1%
	No response	1%

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Relationship to Sedgefield

- Live in Sedgefield 98%
- Commute from Sedgefield 14%
- Work in Sedgefield 12%
- Commute to Sedgefield 1%
- Children under 16 in household 34%

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The most important Characteristics of Sedgefield

- Green spaces in and around village 88%
- Village centre/conservation area 88%
- Shops/health/Dental services/Bank 75%
- Farms and Countryside around Sedgefield 66%
- The Church (es) 61%
- Views from Sedgefield 61%
- Ceddesfeld Hall 48%

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What do you like most about Living in Sedgefield

- Rural community/atmosphere 81%
- Identity and character 79%
- Access to Towns/Cities/Motorway/Railway 73%
- Being part of the community 67%
- Activities/community groups/social facilities 56%
- The atmosphere 55%
- Flower beds and gardens 52%

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Housing stock in Sedgefield

- Far too many 13%
- Slightly too many 24%
- **About right 51%**
- Too few 8%
- Far too few 2%
- Don't know 2%

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Preferred housing development

- 0 to 50 55%
- 50 to 99 12%
- 100 to 149 13%
- 150 to 299 10%
- 300 to 449 6%
- 450 to 499 3%
- 500+ 1%

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Investment in Facilities (future)

- Youth club/Young peoples facilities 16%
- Leisure centre/Swimming pool 11%
- More sport facilities 5%
- More children's facilities 5%
- Running track/Cycle paths 4%
- Better parking facilities 4%

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Importance of facilities as community grows

- Free car parking 88%
- Better use of community hospital 87%
- Bigger surgery/more doctors and nurses 85%
- Additional car parks 83%
- Community buildings 75%
- More bus services 72%

(important or very important)

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Conclusion

- ✓ **Read the Survey**
- ✓ **Email your comments -**
info@thesedgefieldplan.co.uk
- ✓ **www.thesedgefieldplan.co.uk**

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Writing the Plan

- The Sedgefield Plan is our opportunity to influence the growth and development of our community to 2030
- We have to be Pro Development
- Compliant with National Planning Policy Framework
- The context is DCC local plan
- When it is approved by inspectorate it will become DCC's property and will have to be consulted in all future planning decisions and appeals.

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The table of events

- We will soon start to draft “The Plan” and policies
- Draft submitted to DCC for approval
- Public consultation on policies (6 weeks)
- Community referendum to adopt plan
- Inspection process
- Approval (early 2015)

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Inspection Criteria

- Compliant with NPPF
- Broadly compliant with DCC Local plan
- Evidence of community engagement (6 weeks)
- Are policies reasonable and justified

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DCC Local Plan Inspection

- DCC cabinet meeting to approve the draft plan **19th March**
- Full Council Meeting to approve plan should be forwarded for inspection **2nd April**
- We will submit **two neighbourhood plans**;
 1. To deal exclusively with the Eden Drive proposal based on a single policy
 2. We will develop the main Plan in parallel

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What now

- Get involved – join the steering group or a topic group
- Give your thoughts and ideas on a post it note and stick on the wall

Thank you for attending

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