

NNDC LDF Site Specific Proposals Examination in Public  
Further Written Statement  
Comment by Hugh Ivins BA MRTPI  
Addendum following the Inspectors PHM of 8 June 2010

Comment ID SSPDP830

Matters and Issues for Day 8 Catfield (CAT01/CAT07)  
Inspectors Questions;

- ix) While the housing allocation CAT01 may be available and achievable, its suitability is compromised by the significant local objections to the use of Lea Road as the only recognised access which will also have to cater for the enlarged adjacent site now proposed within the amended development boundary.
- x) While the Core Strategy policy SS3 allocates 26 units for Catfield as a Service Village CAT01 is the only allocation for 15 units being put forward under the SSP, there is the prospect of CAT 07, if allocated, being developed within 15 years.
- xi) –
- xii) CAT 07 has a better, lower, sustainability rating than CAT01 and resolves the issue of long term vehicle access to CAT01 and the adjacent site, dispensing with the need to use Lea Road.
- xiii) CAT01 and CAT07 are not subject to infrastructure constraints
- xiv) CAT01 raises objections primarily from access issues which CAT07 resolves, and significant landscaping will be incorporated into the CAT07 scheme to enhance the site and mitigate its impact on the area.
- xv) CAT01 on its own is unsound because it does not satisfy the Core Strategy policy requirement to provide sufficient housing in the plan period to reflect its status as a Service Village. In addition it has a particularly large employment area which will benefit from additional local employment and housing in the plan period.

Hugh Ivins BA MRTPI  
30 June 2010