
Central Lincolnshire Local Plan Review Examination

Response to Inspectors' Matters, Issues and Questions
submitted on behalf of Cyden Homes
(ID: 1102632)

Matter 6: Sustainable Urban Extensions ('SUE's') and Regeneration Opportunity Areas

November 2022

Central Lincolnshire Local Plan Review Examination

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**Matter 6:
Sustainable Urban Extensions ('SUE's') and Regeneration Opportunity Areas**

**Barton Willmore, now Stantec on behalf of
Cyden Homes (ID: 1102632)**

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INTRODUCTION

- 1.1 Barton Willmore, now Stantec is instructed by Cyden Homes Limited to submit this hearing statement in response to the Inspectors' Matters, Issues and Questions. This statement expands upon the representations submitted on behalf of Cyden Homes at the earlier stages of the Local Plan Review's preparation.
- 1.2 As background, Cyden Homes controls land to the south of Hawthorn Road, Cherry Willingham which is promoted as a site for residential development. The site is not currently proposed for allocation in the Local Plan Review; it is an omission site.
- 1.3 This statement supplements the representation submitted at Regulation 19 consultation stage in May 2022.

RESPONSE TO MATTER 6: SUSTAINABLE URBAN EXTENSIONS ('SUE'S') AND REGENERATION OPPORTUNITY AREAS

Issue 1: Sustainable Urban Extensions – Policies S68 and S76

Q2. Have the SUEs progressed as expected following adoption of the existing Local Plan? If not, what are the reasons for their delay?

- 1.1 No. Delays have been encountered with several SUEs with housing not delivered as anticipated at the time of the adoption of the current Local Plan.
- 1.2 For example, the September 2016 Five Year Land Supply Report identified that first completions at the Western Growth Corridor (CL819) were anticipated in 2018/19. This was not achieved and the latest Central Lincolnshire Five Year Land Supply Report (October 2021) assumes that first completions will be in 2024/25, six years later than initially anticipated.
- 1.3 Similarly, in 2016 first completions at the Sleaford West Quadrant (CL3036) were in anticipated in 2018/19. The latest report sets out there remains substantial work to be done to provide any evidence that the site could deliver anything within the current five year period.

Q4. What are the projected delivery rates for the SUEs during the course of the plan period? What are they based on and are they realistic?

- 1.4 In the context of our comments above, while the projected delivery rates may be the best estimate of delivery timescales at the current time there is no guarantee that they will be achieved, as has been the case with previous projections.

Q6. What contingency arrangements are in place in the event that the SUEs do not come forward as expected?

- 1.5 Insufficient contingency arrangements are in place in the Local Plan Review as drafted.
- 1.6 As we have commented in earlier representations, housing delivery is heavily reliant on the SUEs.

- 1.7 Taking account of the above, additional sites should be identified if the Plan is to be positively prepared and sound. Additional sites, ideally of a range of different sizes at various locations including Large Villages such as Cherry Willingham, will ensure that housing delivery is not reliant on only a small number of sites coming forward, thereby providing the greatest certainty that much needed housing will be delivered in a timely manner.

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