

Good morning Mr Slater,

When looking at the housing numbers requirement for Frisby on the Wreake, deemed necessary, a good place to start are the Spatial Strategy statements made by Melton Borough Council, particularly SS2 and SS3. It is important to access the latest information on these 2 policies and so I have referred to

1. Focused changes appendices to Melton Local Plan (from July 2017) FC1 Spatial Strategy.
2. Melton draft local plan: Housing requirements (meeting of full council July 4th 2017)

In January 2017 the HEDNA report was published (Leicestershire and Leicester Housing and Economic Development Needs Assessment). This looked at housing need over a 25 yr. period from 2011 to 2036 and the objectively assessed need(OAN) for housing in Melton borough was 170 dwellings per annum (dpa) giving a 25 yr. total of 4,250. This is a rationalised figure from various assumptions and has been put as low as 3,950 houses, but if we were to achieve a 40 % affordable housing figure it did mention being as high as 280 dpa (7000 over 25 yrs.).

At the time this report was published, MBC were working on a figure of 245 dpa and 25 yr. total of 6125 houses, in their emerging local plan. At about the same time as HEDNA was published, MBC also published a separately commissioned report called, 'Towards a Housing Requirement for Melton Borough' (Jan 2017) with an addendum in (July 2017). Interestingly the author of both this and the HEDNA were the same company GL Hearn. In this commissioned report MBC provided GL Hearn with some different criteria to consider which made their conclusions different to HEDNA.

These included

- 1) Allowing for increased economic growth
- 2) Delivering the Melton Mowbray Transport Strategy

- 3) Delivering affordable housing for local people
 - 4) Supporting Local Services
 - 5) Boosting Housing Supply significantly (this one's a bit of a stretch where they latch on to NPPF 47 that says Government wishes to boost housing supply (written in 2012) and use it to suggest we should be 'going for growth'.)
 - 6) Contributing to unmet needs from Neighbouring boroughs
- The conclusion of all these varying considerations was stated as:
- 'A sustainability appraisal'
'On the basis of the findings above, it is considered that a housing requirement of 245dpa would achieve the best balance of positive and negative sustainability effects.'

I was elected as Frisby Ward Councillor in November 2012, which was around the time that the previous proposed Melton Borough local plan failed and the new one emerged from the ashes.

Frisby on the Wreake currently has around 240 homes, it is designated as a "Rural Hub" in the MLP. The Frisby residents were encouraged by Joe Orson, Frisby's County Councillor and the "Leader of MBC" and myself, to get involved with the new Melton Local Plan during 2013. The residents attended various Reference Groups, participated in consultations, and encouraged local landowners to provide SHLAA development sites, whilst the Frisby Parish Council worked in partnership with planning officers with a co-operative mind-set that has been positively acknowledged on several occasions at MBC.

The result of this activity is that Frisby has a healthy selection of development sites, from which to choose from, to forefill its housing allocation that started at 48, that then grew to 78 in the late summer of 2016 when MBC introduced a "Proportionate basis of population" calculation, which was then reduced to 68 new homes (72 less the 4 already built since 2011) earlier this year when two other "Rural Hubs" (Scalford & Great Dalby) found

some SHLAA development opportunities that had not previously come forward.

So where does the 68 allocation come from?

MBC have decided to build 6125 new homes over a 25 year period from 2011 to 2036, 65% are planned to be around Melton Mowbray, which will help provide funding to the proposed "Distributer Road" that will in turn provide good economic opportunities and growth to the region. The remaining 35% is allocated to the 19 Rural Service Centres and Rural Hubs that have been allocated 1822 new homes after allowing for "Windfall sites".

Therefore if we divide 1822 new homes and use the "Proportionate basis of population" calculation Frisby is allocated around 4% of the rural allocation, this calculates to 72 less 4 built = 68.

However in the Frisby NP we have allocated 78 new homes, as it was suggested by MBC to allow around 10% over capacity to the "proportionate allocation" to demonstrate flexibility and co-operation, that's an increase of 32.5% to the size of our village. If we use the 78 new homes number and then back track the calculation to the whole Borough we would build 7026 new homes, so it's very understandable why the residents of Frisby feel that they are already accepted an over allocation of new homes and want to protect the village from an over development which will lead to a cumulative effect of unacceptable and unnecessary change.

Recently we have seen 48 new homes permitted on Great Lane, another 48 permitted but awaiting final SOS review on "Cooke's Land", if the latter gets the go ahead and we have 96 new homes (40% increase) we will be heading for a proportionate borough capacity of 8650 which is double the HEDNA report figures for Melton of 4250 issued earlier this year.

One other issue is if Frisby takes an over allocation, this will lead to a shortage elsewhere, if I was a betting man, I would back a

shortage in the Melton numbers as its faster to build in the villages and generally more profitable, this could also lead to a shortage of funds to support the building of the much needed Melton Distributer Road, which in turn would have a negative effect on the economic development.

I therefore hope you understand and accept our current proportionate allocation of 78 new homes within the Frisby NP to ensure that we can retain some of the history and character of the current village in the next two decades.