

Turvey Parish Council

Turvey Neighbourhood Plan

Call for Sites Submission Form

Please use this form to make a submission to the call for sites process and promote a site for development or redevelopment in the Parish Council's Neighbourhood Plan.

This form should be submitted electronically if possible. Please use a separate form for each site. Site submission forms may be sent preferably via email to turveyneighbourhoodplan@btinternet.com

Completed submission forms must be received by 5pm on 29th June 2018.

Your suggested site cannot be considered if you do not send along with the completed submission form a location plan which clearly identifies the site boundary and access to a public highway.

The Parish Council is unable to provide blank plans for this exercise, but Ordnance Survey plans of sites may be obtained via external companies that can be identified through an internet search (there may be a charge for this service).

CONTACT DETAILS			
	Personal details		Agent's details (if applicable)
Title	Mrs		
Name	HE Keyte		
Job title (if applicable)			
Organisation (if applicable)			
Address	New Gains Farm Bedford Road Turvey Bedfordshire		
Postcode	MK43 8BA		
Telephone no	07999529284		
Email	tweedys@ymail.com		
If you are using an agent, who would you prefer any correspondence to go to?	Contact agent <input type="checkbox"/>	Contact client <input checked="" type="checkbox"/>	Contact both <input type="checkbox"/>
	Your interest (please indicate)	Land owner <input checked="" type="checkbox"/>	Agent <input type="checkbox"/>
			Other (please specify) <input type="checkbox"/>

Current owner's name and address	Mrs HE Kyte New Gains Farm Bedford Road Turvey Bedfordshire MK43 8BA
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SITE DETAILS					
a)	Address of site <i>Please attach location plan on an Ordnance Survey base clearly showing site boundaries and access to an adopted highway.</i>	Land North West of New Gains Farm, Bedford Road, Turvey	d)	Adjoining land uses, if known.	North: Agricultural South: Agric/Wood East: Agricultural West: Agricultural
b)	Gross site area (hectares)	3.5 ha	e)	Has the site been developed previously?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
c)	Current use of the land	Agricultural			

2 PROPOSED USE					
2.1 What do you think the site should be used for?					
a)	What is the primary use you propose for the site?	Residential and mixed, on part of site only	b)	For mixed use proposals, what further uses do you propose for the site?	Possible business uses and community facilities, including shop, open space and leisure.
2.2 What type and scale/quantum of development do you propose on this site? Please complete all relevant sections below.					
a) For housing (C2/C3 use classes) sites please indicate...					
	The number of dwellings the site could provide.	25-50 (if all residential), less if other land uses prevail	The type of housing you are proposing	Family houses <input checked="" type="checkbox"/> Self-build homes <input checked="" type="checkbox"/> Older people housing <input checked="" type="checkbox"/> Flats <input checked="" type="checkbox"/>	
	What density you have assumed?	25-30/ha approx	The site could accommodate a mixture of housing types		

	The tenures you are proposing?	<u>Market housing</u> Owner occupied <input checked="" type="checkbox"/> Private rented housing <input checked="" type="checkbox"/>		
		<u>Affordable Housing</u> Affordable rent <input checked="" type="checkbox"/> Shared ownership <input checked="" type="checkbox"/> Other <input checked="" type="checkbox"/> <i>Please specify Mixture of types</i>		
b) For Gypsy and Traveller sites please indicate...				
	If you are proposing the site as a permanent site or transit site.	N/A	If the site is privately owned.	Yes <input type="checkbox"/> No <input type="checkbox"/> Don't know <input type="checkbox"/>
	The number of pitches the site could accommodate.			
c) For Travelling Showpeople sites please indicate...				
	The number of plots the site could accommodate.			
d) For employment (B1/B2/B8 use classes) sites please indicate...				
	The type of employment the site could provide.	B1 mainly (if appropriate)	The gross floor space the site could provide.	
e) For retail sites (A1 only) please indicate ...				
	The type of retail you are proposing.	A1 (shop)	The net floor space that the site could provide.	

	The gross floor space that the site could provide.				
f)	For hotel (C1 use class) sites please indicate ...				
	The number of hotel rooms the site could accommodate.				
g)	For all other types, including leisure and recreation (D2 use class), community uses (D1 use class) and other uses please....				
	Quantify the amount of development you propose.	D2 and D1		Fully describe the use here	Based on community consensus, but might include play area and open space.
3 SITE SUITABILITY					
3.1	Are there any access constraints to developing the site?				
	There is no access to an adopted highway.	<input type="checkbox"/>		Please enclose a map clearly showing how access to an adopted highway will be provided and provide details here	Access would be required across adjoining family land (access right is agreed) to reach A428, or existing farm entrance widened using owned land (again principle is agreed).
	The current access is unsuitable/requires improvement	<input checked="" type="checkbox"/>			
3.2	Are there any physical, environmental or other constraints to developing the site?				
a)	Please indicate any known physical constraints to developing the site.				
	Flood risk	<input type="checkbox"/>	Ground conditions, such as steep slopes etc.	<input type="checkbox"/>	If there are any other known physical constraints, please provide details here.
	Contamination, pollution or hazardous risks	<input type="checkbox"/>	Public rights of way within or adjoining the site	<input checked="" type="checkbox"/>	
b)	Please indicate any known environmental constraints to developing the site.				
	Heritage assets, conservation or archaeological interests	<input type="checkbox"/>	Landscape impacts	<input type="checkbox"/>	If there are any other known environmental constraints, please give details here.
	Sites of Local Importance	<input type="checkbox"/>	Vegetation on the site and water bodies	<input type="checkbox"/>	
c)	Please indicate any known infrastructure constraints to developing the site.				
	Drainage	<input type="checkbox"/>	Water Supply	<input type="checkbox"/>	Telecommunications <input type="checkbox"/>
	Gas	<input type="checkbox"/>	Electricity	<input type="checkbox"/>	Sewerage <input type="checkbox"/>
d)	Please provide details of any other known constraints to developing the site, including legal/ownership constraints, such as ransom strips, leases or restrictive covenants, here.			e)	Could the constraints indicated in Section 3 <i>Site Suitability</i> be overcome? If so, please provide details here.
f)	Would the development of the site produce any environmental/amenity impacts, such as noise or odour, on surrounding occupants and neighbours?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Don't know <input type="checkbox"/>		g)	If you have ticked yes to question f) please provide details here.
4 AVAILABILITY AND ACHIEVABILITY CONSIDERATIONS					
a)	Is the site available for development now?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Don't know <input type="checkbox"/>	b)	Is the site currently subject to a planning application?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Don't know <input type="checkbox"/>
c)	Is the site currently being marketed?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Don't know <input type="checkbox"/>	d)	Please provide details of any evidence of market interest in the type of development you are proposing on this site?	
5 DELIVERABILITY AND DEVELOPABILITY CONSIDERATIONS					
a)	Are there any abnormal site development costs that could affect the viability of developing this site, such as costs of dealing with contamination, providing	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	b)	If you have ticked yes to question 5 a), please provide details here.	

	highway access or other infrastructure to the site?	Don't know <input type="checkbox"/>			
c)	Do you think there is a reasonable prospect that the development will be delivered within...	1-5 years <input checked="" type="checkbox"/> 6-10 years <input type="checkbox"/> 11-15 years <input type="checkbox"/>	d)	Please explain the reasons for your answer to question 5c) here.	Once allocated, planning permission can be sought and the build commence
e)	When do you expect development to take place? <i>Please specify the anticipated start and completion dates and, for sites that will take more than one year to develop, the amount of development / number of housing units to be completed in each year of the project.</i>	2019 onwards over two to five years			