

Rearsby NP Annex G1

Housing Development in the Village ~ May 2018.

Rearsby Parish Council have drawn up this document to detail the recent housing developments in the village and current planning permissions in existence, see table one. From consultation with the residents further small infill housing opportunities have been identified and these are detailed in table two. Further to this the Parish Council reviewed the sites detailed in the Borough Council's Strategic Housing Land Availability Assessment 2017 and their comments are recorded below.

Table One Recent Housing Completions and Planning Permission Granted

Location	Houses Built	Planning Permission
Census 2011	407	
Bluestones	36	
New Avenue	10	
Gaddsby Lane	1	
Wreake Drive	2	
Brookside	1	
Melton Road	2	1
Church Lane	1	
Bleakmore Drive	1	
Gaddsby Lane		4
Convent		16
Mill Road		1
Total	461	22

Rearsby has seen 54 houses completed in the last seven years with a further 22 granted planning permission. In total this is an increase of 76 houses or 18.7% increase in the size of the village when all are completed.

Table Two – Infill Opportunities.

Location	Infill Opportunity	
Brookside Garages	3	
Melton Road by Accountants	5	
Melton Road Tennis court	1	
Horse and Groom Pub	6	
Greenacres	1	
Gladman Developments East Goscote	60 +	

Note the Gladman developments planning application is listed as East Goscote and is primarily in that Parish but has some properties in the Rearsby Parish. As the access road is in the ALS this planning application is being objected to but is included here for completeness. Note the infill opportunities listed are from the public consultation exercise and not raised by the land owners.

From the SLAAR 2017 two areas were identified by the Parish Council first was PSH100 Gaddsbys Lane which was thought to be suitable for ten properties. The second location was off Melton Road opposite the school which was thought suitable for 8 properties. Both areas are outside the current limits to development for the village. This would give a further 18 properties in the ten plus year time frame.

In total over the next ten years a further 22 plus 16 houses could be built which is in excess of the identified housing need in the village which has been established by the Midland Rural Housing Survey recently carried out.

A P Byrne 30/5/18