



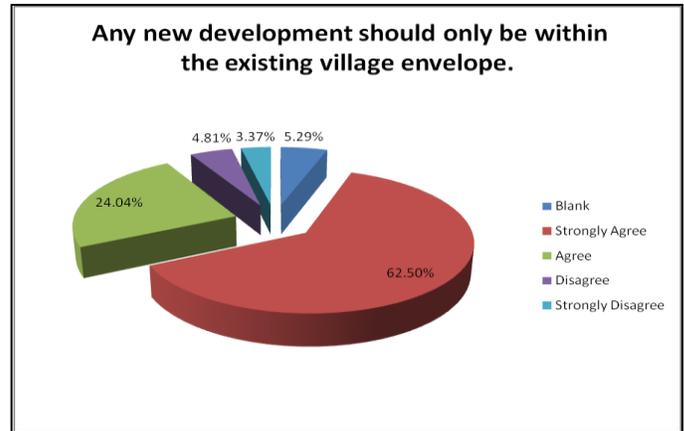
Looking to OUR future
VILLAGE DESIGN STATEMENT QUESTIONNAIRE
TECHNICAL REPORT

Analysis of the VDS Questionnaire

Section 1 Housing (General)

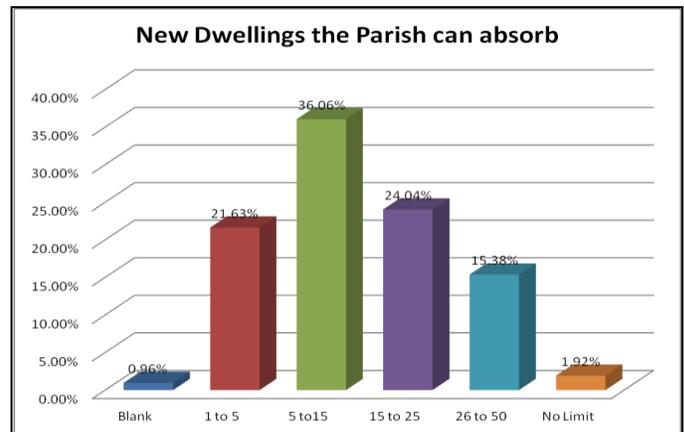
Q1.1 Any new development should only be within the existing village envelope

The response to this question shows a good majority of respondents (86.54%) would only like new developments to be within the village envelope.



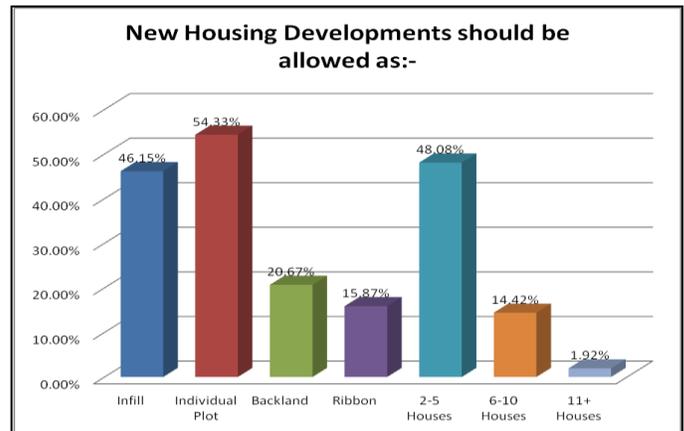
Q1.2 If a number of new dwellings are to be built, how many could the parish absorb in the next 15 years

The majority of respondents would only like to see 5 to 15 properties built in the next 15 years, ie. Very limited development.



Q1.3 New housing developments in the parish should be allowed as:-

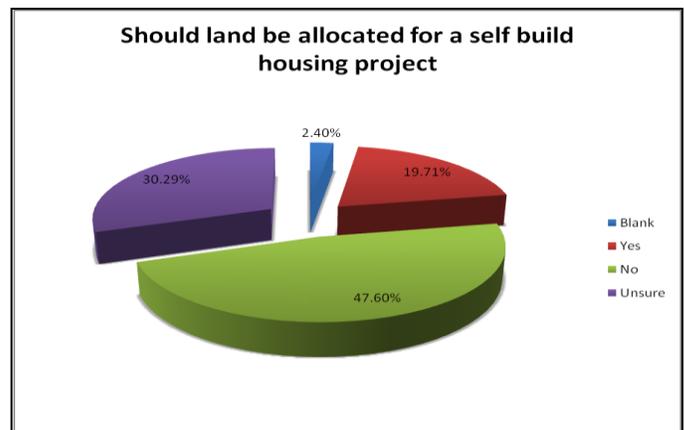
The respondents were allowed to select as many of the categories as they agreed with. A clear majority favoured individual plots, infill and small developments.



Q1.4 Should land be allocated for a self build housing project as part of a future development in the village

Nearly half of the respondents were against self build projects in the village, although a third were unsure.

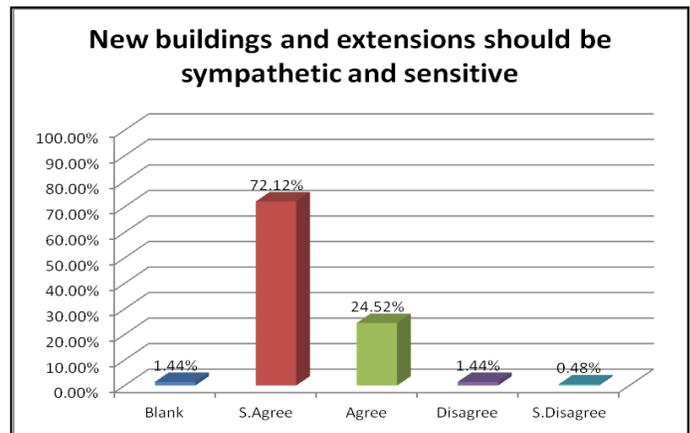
Conclusion – It is very clear that the residents of the village would prefer small developments, infill, or individual dwellings only within the village envelope and not any form of extensive housing development.



Section 2 Infill of One or Two Houses and/or Extensions

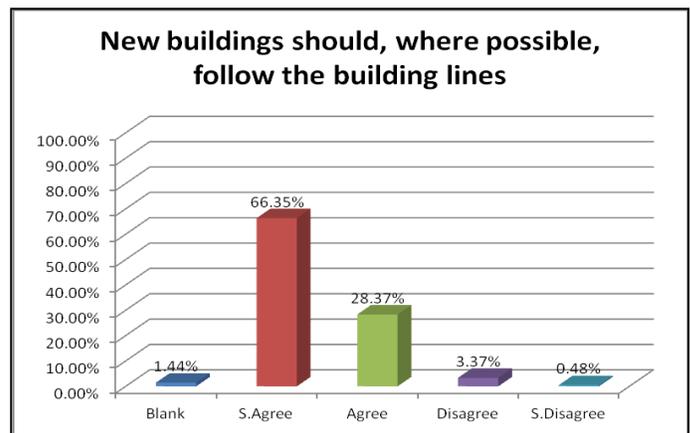
Q2.1 New buildings and extensions should be sympathetic and sensitive to nearby buildings in terms of Design

A significant majority of respondents agreed (96.64%) with this statement. This should be covered in the present planning regulations.



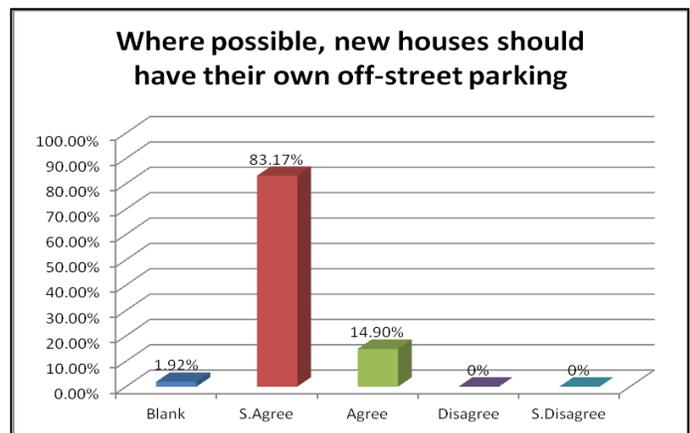
Q2.2 New buildings should, where possible, follow the building lines or skyline of adjacent properties

Again a large majority of respondents agreed (94.72%) and again this should be covered in the present planning regulations.



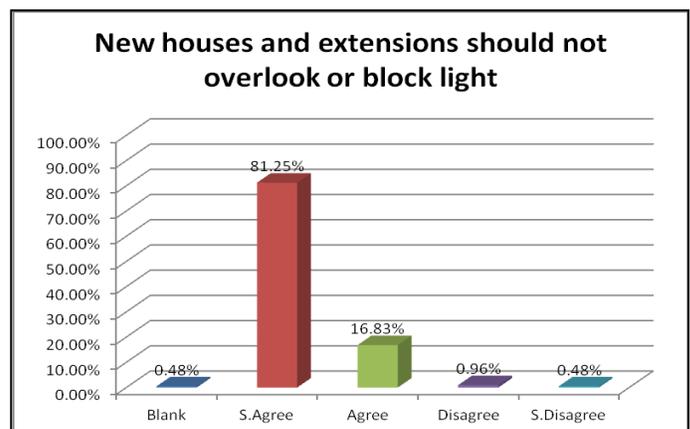
Q2.3 Where possible, new houses should have their own off-street parking

Inconsiderate parking can be a problem in some parts of the village so it is not surprising that 98.07% agreed or strongly agreed that new housing should have their own off-street parking. Clearly villagers do not want the type of high density housing which does not have personal garages or drives.



Q2.4 New houses and extensions should not overlook or block light from neighbouring properties

A majority of respondents were in agreement (98.08% agreed or strongly agreed). Again this should be covered in the present planning regulations

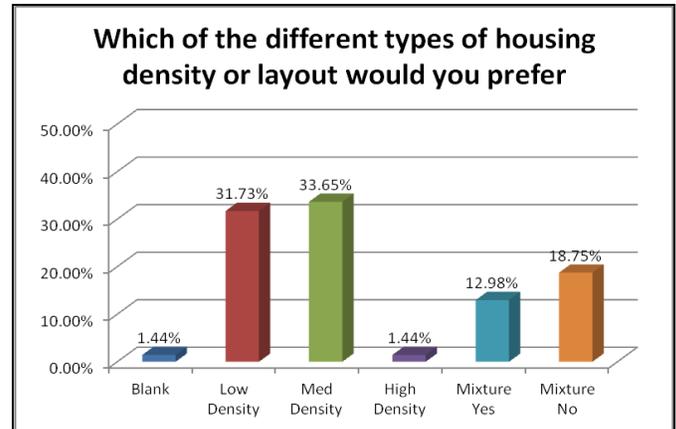


Conclusion – New properties and extensions should be planned within the present planning guidelines with particular attention paid to the provision of adequate car parking facilities.

Section 3 Estates and Developments

Q3.1 Which of these three different types of housing density or layout would you prefer?

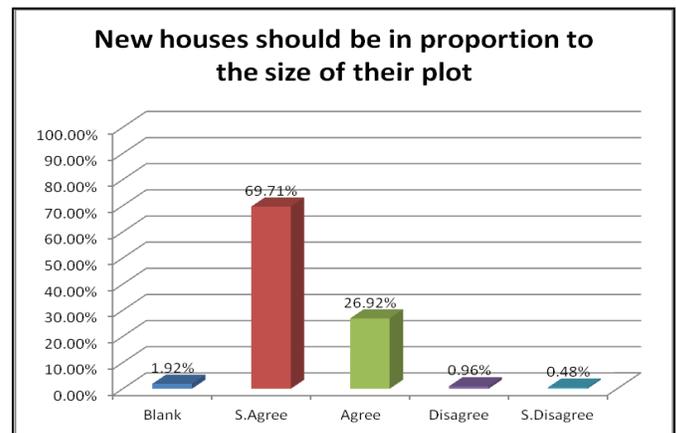
The question gave an opportunity to choose a specific density of housing OR whether a mix would be appropriate. Low and medium density were most popular with about 30% favouring each. A majority of the remainder (about 19%) voted against a mixture of housing on one development with (13%) for a mixture



Q3.2 New houses should be in proportion to the size of their plot, and preserve reasonable garden sizes

96.63% of those responding were in favour of reasonable garden sizes

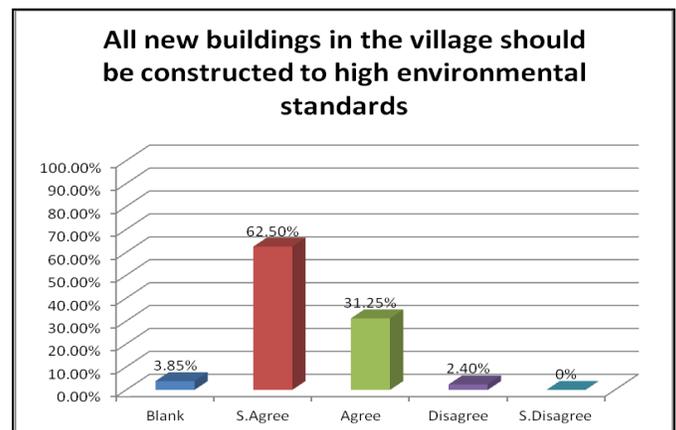
Conclusion – Low or medium density developments would be acceptable providing garden sizes were considered to be in proportion with the proposed housing.



Section 4 Sustainability and External Features

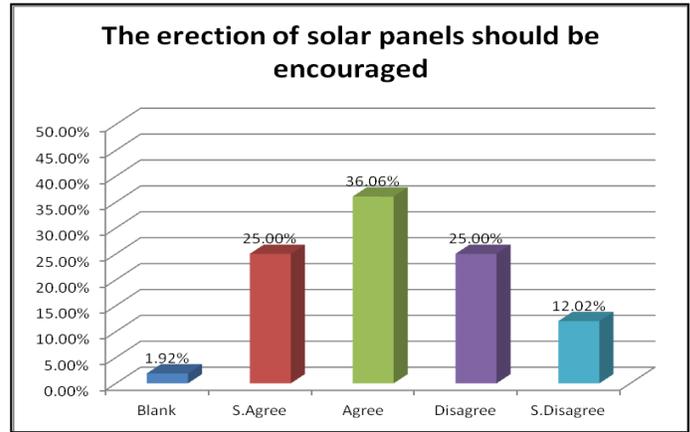
Q4.1 All new buildings in the village should be constructed to high environmental standards

A large majority voted in favour (93.75%). If they are to gain local support, developers should be keen to show as much sustainability in their projects as possible.



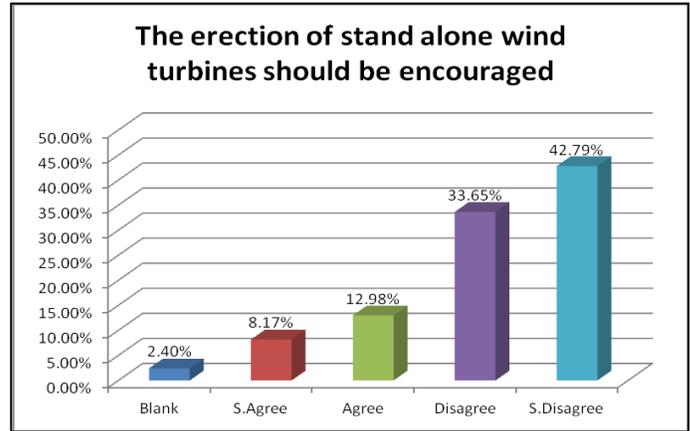
Q4.2 The erection of solar panels should be encouraged on new developments in the village

A smaller majority vote here with 61.06% in agreement compared to 37.02% who disagreed.



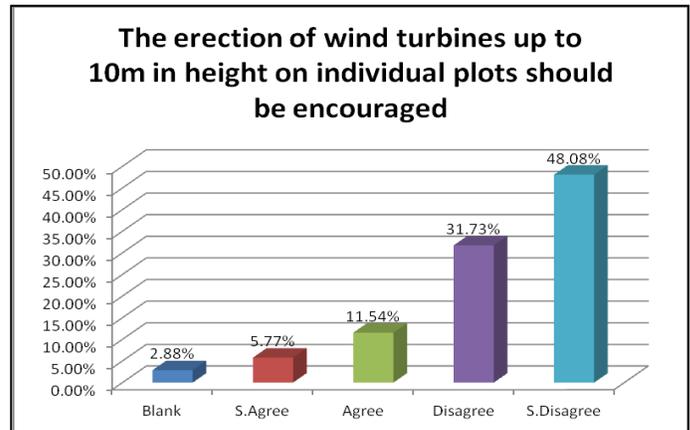
Q4.3 The erection of stand alone wind turbines should be encouraged

Stand alone wind turbines should not be encouraged with 76.44% against.



Q4.4 The erection of wind turbines up to 10m in height on individual plots should be encouraged

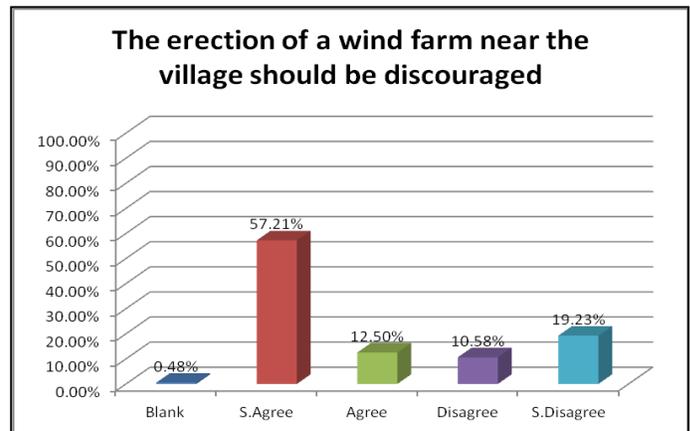
80% disagreed with this statement



Q4.5 The erection of a wind farm near the village should be discouraged

A majority of respondents would not like to see any wind farms near the village (69.71%)

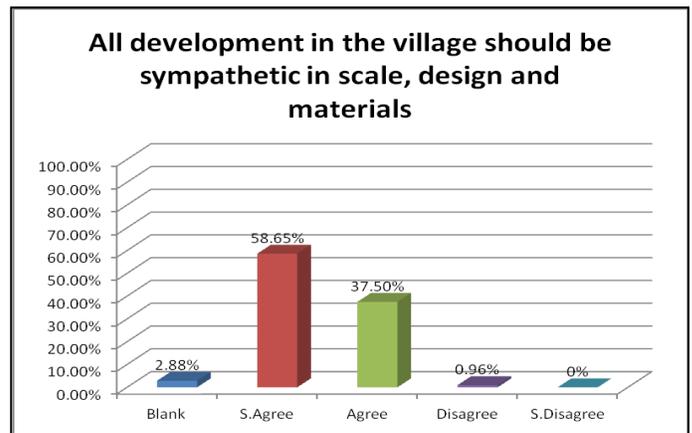
Conclusion – The village is in favour of sustainable developments and solar panels but not wind power in any of its forms



Section 5 Design and Materials

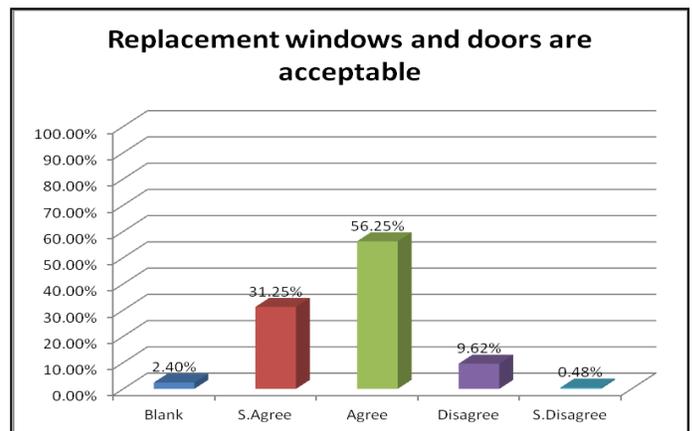
Q5.1 All development in the village should be sympathetic in scale, design and materials

A significant majority (96.15%) would like new development to be sympathetic to the design of the surrounding settlement area.



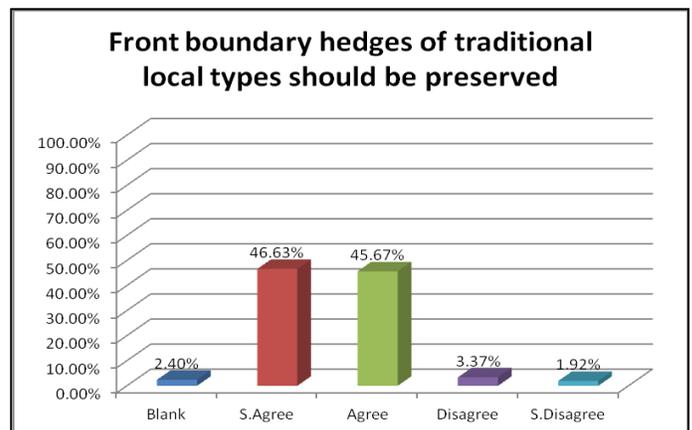
Q5.2 Replacement windows and doors are acceptable

A majority (87.5%) would like replacement windows to be in the same style and colour as those being replaced.



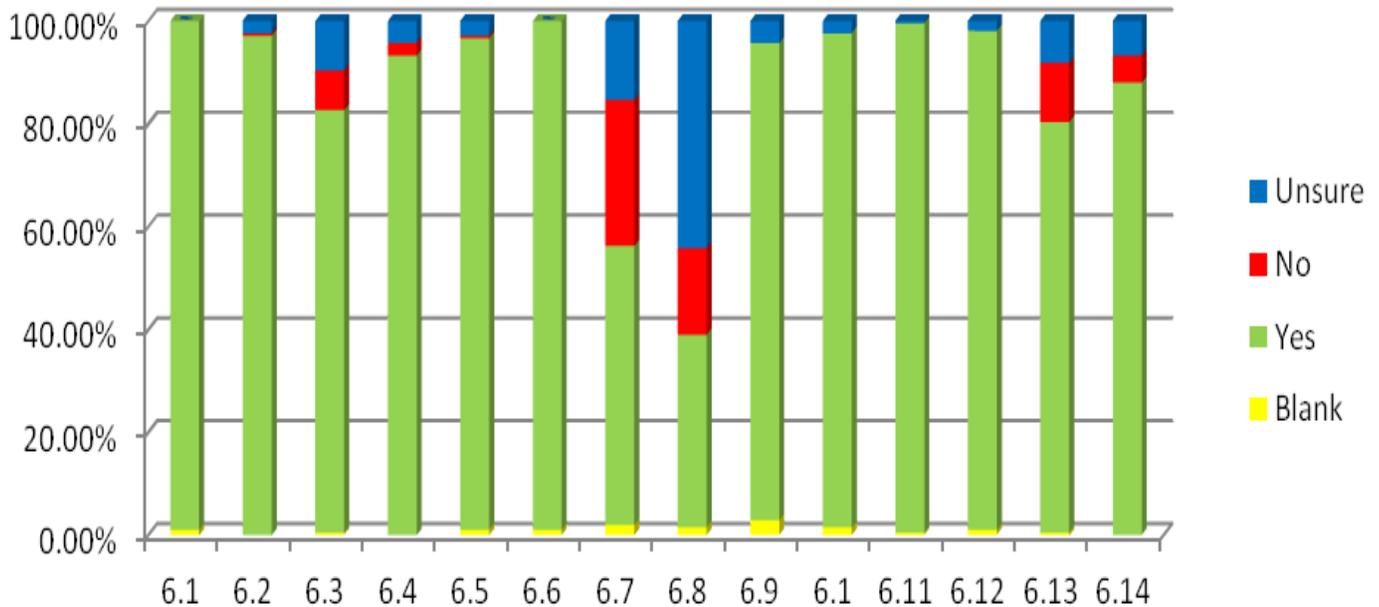
Q5.3 Front boundary hedges of traditional local types should be preserved

A majority (92.3%) would like the style of front gardens in their area to be maintained and preserved.



Conclusion – A very high proportion of respondents would like the style of new development to fit in with surrounding properties

Environment and open spaces



Comments will be made on questions that have a yes vote of less than 90%

Q6.1 *Open spaces, trees and nature reserves should be retained*

Q6.2 *Planting associated with new buildings should be encouraged*

Q6.3 *Street signs and street furniture should be kept to a minimum.*

A small percentage disagreed (7.6%) with no real comments as to what was needed or objected to as street furniture.

Q6.4 *Permanent roadside advertising*

Q6.5 *The green spaces that separate EAG from Stanway, Copford and Fordham should be preserved*

Q6.6 *The Heath and associated wild meadow areas should be preserved*

Q6.7 *Do you think there are enough sport/recreational areas*

A substantial minority (28.37%) thought more are required.

Q6.8 *Do you think there are enough allotment plots*

Only a small no vote (16.83%) with a much greater unsure vote (44.23%), Have we a waiting list?

Q6.9 *The Colne Valley to the north of the village is an important setting and should be preserved*

Q6.10 *The Iron Latch Nature Reserve should be preserved*

Q6.11 *Native hedgerows on field boundaries should be encouraged*

Q6.12 *The Public Rights of Way network is an important asset*

Q6.13 *Developments such as Park and Ride should not be located adjacent to residential areas*

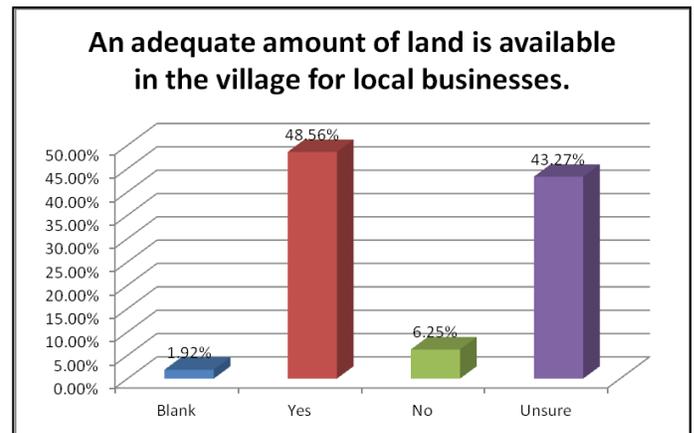
Q6.14 *Items such as heat pumps, air conditioning units, waste bins should be kept out of sight from the roadway.*

Conclusions – A very high percentage of respondents would like to see the village remain as it is in regard of the open spaces and environment.

Section 7 Business and Employment

Q7.1 An adequate amount of land is available in the village for local businesses

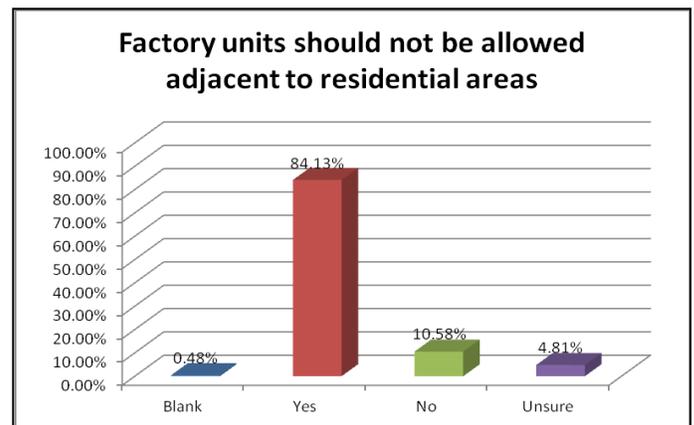
A small majority agrees, but almost as many are unsure about this question. We may have to speak to local business to see what they think



Q7.2 Factory units should not be allowed adjacent to residential areas

No comments to support the No vote.

Conclusion – More research on local business may be needed to establish whether land/premises are required and where the village wants them.



Section 8 Additional Comments

- 1. Most of the comments made in the questionnaire, which are relevant to the planning process, and thus the Village Design Statement (VDS) are covered by the answers to the questions. They may be used as quotes to support parts of the VDS they refer to. The very few that are not covered by these results will be mentioned in the text of the VDS, in the specific sections that they relate to.*
- 2. The comments made that are not relevant to the VDS for example - regarding Bus Stops, Zebra Crossings etc. will be passed on to the Parish Council for their information/action.*
- 3. Other comments which refer to the beauty, situation and general look of the village will be used as quotes throughout the VDS as confirmation and emphasis of points made in the document.*