

Hyde Parish Council Response to NFDC Housing Strategy and Action Plan

Hyde Parish Council's view of the strategy is that it is thorough and well presented. Councillors welcome the emphasis on providing suitable housing for disabled residents, the elderly and the homeless and the intention to work with providers and lenders to develop starter homes.

Plans to add to the existing stock of dwellings through buy-back, the proposal to investigate empty homes to use as temporary housing, and under-occupancy should help to increase provision at reasonable cost.

Hyde councillors suggest:

- Large houses that can be converted into flats should be considered
- The availability of private and affordable housing of a suitable size for people of varying financial means to downsize into bungalows or flats, near shops and services, is vital and would release larger dwellings for families.

Councillors note that some provision will come from developments of more than 10 dwellings outside of the National Park but they would like to know:

- Why is no intended ratio is given?
- What view does NFDC take when developers offer other forms of mitigation instead of affordable houses?
- Brownfield sites should be investigated.

Councillors are very interested that NFDC will 'Support the National Park planning policies in achieving affordable housing requirements on housing sites within the National Park'.

- Councillors hope that some of these sites will be small exception sites in actual rural areas not only in or near the defined villages.
- A mix of private and affordable development within the Park should always be resisted.
- Councillors would also welcome an NFDC policy or statement jointly supporting the aims of the NPA and the Commoners' Housing Scheme.

In the past Hyde Parish Council has suggested possible sites for small affordable developments for local people but NFDC or a housing association considered them to be too far from local amenities – this is an urban view of what is best for rural people and needs to be reconsidered.

NFDC states that to deliver rural exception sites to meet the needs of rural people it will work in partnership with local communities, **Parish Councils** and Hampshire Alliance, Hyde Councillors hope therefore that their views will be given serious consideration.

19th October 2017