

From: Hugh Ivins [REDACTED]

Sent: 27 May 2010 10:46

To: POServices

Subject: Re: FW: GNDP JCS DPD - Note from Exploratory Meeting

Dear Simon,

I read with interest the Joint Inspectors excellent conclusions following the EM. My particular interest as a Planning Consultant representing builders/developers is the element of Affordable Housing (40% on sites of 5 or more) in the rural Broadland area outside the NPA. It appears that a 'blanket' approach has been adopted over the whole of the GNDP area which does not stand up to scrutiny in terms of deliverability. I would argue for a lower target in the rural areas ie 30% on sites of 10 or more, within settlement boundaries to balance a NPA requirement of 40%. The 100% 'exceptions' housing scheme would still apply outside these boundaries. I will follow with interest your Inspectors deliberations regarding the NDR route and the Rackheath Growth triangle. I would strongly press for a further EM prior to proceeding to the hearings session.

yours

Hugh Ivins BA MRTPI