

Suzanne Taylor

From: Ewan Stewart
Sent: 07 August 2024 09:42
To: Suzanne Taylor
Subject: 23/01586/REM Himley Village

Hi Suzanne,

I have looked at the resubmission for the above application and can confirm that Strategic Housing support the revised tenure mix.

The only comment I have on the plans is that the layout is very cramped where plots 90 – 106 are located. There are 14no rented dwellings in this section which I would view as a cluster and therefore too many. The Developer Contributions SPD requires no more than 10 units of one affordable tenure in a cluster.

I understand that, as discussed and agreed with Cala, M4(3) provision (bungalows) will be on future phases. However it would be helpful to know which plots on this phase will be M4(2). It would be helpful if ground floor maisonettes could be M4(2) with level access showers and thresholds. I don't think I have mentioned this point before on this development but ground floor dwellings will most likely be occupied by customers with mobility needs who have been assessed by the Occupational Therapist as requiring a shower and level access threshold.

In summary, Strategic Housing support this proposal subject to the clustering issue above being addressed.

I hope this email is sufficient as a formal response, please let me know if you need the above details in a different format.

Kind regards
Ewan

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