

Copmanthorpe Neighbourhood Plan

Part 4



Evidence Base and Area Designation

November 2014

CONTENTS:

- a) Community Audit Report June 2013: Executive Summary
- b) Parish Council response to draft City of York Local Plan June 2013
- c) Housing Quantity Survey Report March 2014
- d) Housing Needs Survey Report July 2014
- e) Area Designation Application and Decision
- f) Community Facilities and Organisations

**COMMUNITY AUDIT REPORT
JUNE 2013 – EXECUTIVE SUMMARY**



COMMUNITY AUDIT REPORT
EXECUTIVE SUMMARY
JUNE 2013

Action Planning, a professional research company, have worked with Copmanthorpe Methodist Church, Copmanthorpe Parish Council and other key community stakeholders to research the needs and opinions of Copmanthorpe residents and to gauge their response to a number of ideas for projects that could be run in the community.

Between February 2013 and June 2013, desktop research, stakeholder meetings and large scale community surveys have been undertaken, generating a wealth of insight into what residents think about their community, what are some of the problems and challenges they face and their ideas on the future of Copmanthorpe. The community survey produced an impressive response and is statistically representative of the population as a whole of Rural West York Ward when stratified by age. Data has been obtained at a 95% confidence level and less than 5% margin of error.

There is much valuable information contained within the summary statistics and appendices of this report and within the raw data set. It should prove to be a useful compass to steer policy, enquiry and project development in the village for the next few years. This report should be used to stir stakeholders into action, producing tangible improvements for residents in Copmanthorpe.

The main findings and recommendations for the Methodist Church and Parish Council as the primary stakeholders are presented below.

Finding and recommendations for the Methodist Church:

- Loneliness is an issue for 35% of respondents, perhaps due to work pressures and long hours. 45% of respondents cited lack of time as a factor that prevented participation in community activities, despite there being a wealth of activities on offer. The Methodist Church could explore providing a function that fits into people's daily routines, such as an evening-meal club. Busy workers could get a hot meal once a week and the chance to socialise. Another potential idea would be to provide a meeting space for the self-employed/professionals with Wi-Fi and meeting rooms to foster business connections and provide opportunities for a shared working environment during the week. These are sometimes referred to as Jellies. More information can be found at <http://www.uk-jelly.org.uk> (there is a York Jelly, but residents may value a local group).

- Anti-social behaviour is an issue for 35% of respondents. The church could explore the causes, timing and locations of this problem with other partners and help provide some solutions, e.g. positive diversionary activities for young people at key times in the week
- There is a role for the church in facilitating communication. The village newsletter is valued by 79% of respondents and the church already plays a central role in village life through its involvement in this activity. This is an area that the church should capitalise on, developing the functionality / scope / appearance of the newsletter
- There is a place for the church in developing the village information pack for new residents. The church could play the pivotal role of coordinating this initiative, pulling information together and being the first face that a new resident meets in the village.
- The community cinema project ideas received overwhelming support (71%) and the church should work up ideas to implement this initiative
- The idea of providing a quiet space open for prayer and reflection also received support and the church should explore how it can facilitate this, perhaps in conjunction with other ideas such as the evening meal club
- The idea of a community health and fitness club received overwhelming support (94%). Whilst this is a project that would require considerable investment, it would be worth exploring how the church could facilitate this, perhaps by working with other key partners
- Enquiries about volunteering opportunities were received from 23 respondents. The church should make contact with these individuals and explore ways they can help them serve their community
- 67 respondents said they would be interested in participating in focus groups. The church should ensure that, as they develop the ideas above, they employ the services and insights of these individuals to ensure that as the projects take shape, they are cognisant of community input

Findings and recommendations for the Parish Council:

- Overall, respondents are satisfied with life in Copmanthorpe, value its distinctive village feel, make extensive use of facilities, amenities and shops, and support local business. Respondents from different ages and backgrounds get on well together.
- The majority of respondents do not want new housing developed (79%) and think the Green Belt is important (87%).
- The majority of respondents want to see the shopping centre given a facelift (67%).
- Speeding and parking is a frustration for respondents (54% and 47% respectively) and they have supplied local intelligence on perceived problem areas in the village.
- There were many comments about the bus service and in particular the dislike of the hourly service rather than the half-hourly service.
- Respondents value traditional means of communication such as the village newsletter (79%), local shops (53%), and notice boards (49%). The Parish Council could consider developing notice boards in the centre of the village.
- Anti-social behaviour is a concern for some respondents (35%) and the council could research further where and when this is a problem and develop some strategies in partnership with other community stakeholders.
- Respondents think that an information pack for families moving to the village is an important project to develop (45%) and the Parish Council could explore ways of contributing / facilitating this initiative.

**PARISH COUNCIL RESPONSE
TO THE DRAFT CITY OF YORK COUNCIL LOCAL PLAN JUNE 2013**



Copmanthorpe Parish Council
6 Wilstrop Farm Road
Copmanthorpe
YORK
YO23 3RY

Mr M Grainger
Head of Integrated Strategy
City of York Council
West Offices
Station Rise
YORK YO1 6GA 11th July 2013

Dear Mr Grainger

**CITY OF YORK LOCAL PLAN PREFERRED OPTIONS - JUNE 2013
OBJECTIONS BY COPMANTHORPE PARISH COUNCIL**

1. Thank you for your letter of 3rd June 2013 seeking this Parish Council's views on the draft local plan.
2. Before responding in detail to the proposals, we would make two points:

Copmanthorpe Neighbourhood Plan

3. The first is our neighbourhood plan. As you are aware from the meeting organised jointly between City of York Council and the Yorkshire Local Councils Association on 18th July 2012 at New Earswick, and subsequent written confirmation to Mr Michael Slater of the City Council dated 7th February 2013, Copmanthorpe Parish Council is preparing a neighbourhood plan under powers conferred by the Localism Act 2011. The plan is now well-advanced and is due for completion before the end of this year. We recognise there is a housing shortage and we are prepared to 'offer a fair share'. Our plan will therefore provide for new housing to be developed in Copmanthorpe on a number of identified sites on a managed and sustainable basis and in a manner which has the support of our community.

City of York Consultation

4. The second point is the lack of consultation. In view of our emerging neighbourhood plan, and the fact that the draft local plan proposes far-reaching consequences for Copmanthorpe, we are deeply disappointed that the City Council did not have the courtesy to engage with the parish council, nor consult nor inform local residents during its preparation. The plan appears to have been prepared in secret and then presented as a 'fait-accompli' without regard to local opinion.
5. The statutory 'consultation' event held in the village on 18th June 2013 was widely regarded as inadequate with poor maps, insufficient hand-out material, missing background reports, many documents marked 'not to be taken away', officers not taking notes for subsequent debriefing, and inconvenient opening hours (2.00pm to 7.00pm) which, in a commuting village like Copmanthorpe, made it impossible for many residents to attend.

Copmanthorpe Parish Council Consultation

6. We have carefully considered the draft local plan proposals and, since late April when it was made public, have sought the views of the residents of Copmanthorpe through an extensive programme of public consultation and events. This is scheduled below.

- 1st May 2013: Public Meeting - 50+ attendees
- 6th May 2013: Local plan stall at Street Fair
- 23rd May 2013: Public Meeting - 200+ attendees

18th June 2013: CYC Consultation - 400 + attendees
June 2013 - Community survey carried out by the Parish Council, Methodist Church, Church of England, and consultants Action Planning - 500 + responses.
20th June 2013: Residents' Ward Forum - 100 + attendees
6th July 2013: Local plan stall at Copmanthorpe Carnival

Objections and Petitions

7. A petition signed by 781 people opposing the development of the Green Belt for housing or any other use is attached to this letter. There is also an on-line petition which remains open until December 2013 and which to date has collected almost 250 signatures.

8. In addition to the above, the parish council is acutely aware of the strong public feeling and anger amongst Copmanthorpe residents towards the draft local plan which has not found expression through petitions or the formal consultation channels.

9. On behalf of the residents of Copmanthorpe, the parish council wishes to register the strongest possible objection to the proposals set out in the draft local plan on the following grounds.

Housing growth - York

10. The draft local plan is predicated on the York economy generating over 16,000 jobs (around 900 per annum) in the period 2012 to 2030. During the last decade, York has actually lost jobs overall, the latest example, regrettably, being the closure of the Law College with the loss of around 55 jobs. There are now fewer jobs in the city than 10 years ago. In addition the employment profile of York shows a higher-than-average dependency on public sector employment at 30% of total and a lower-than-average level of productivity and enterprise. These make the city's job market especially vulnerable to continuing and permanent reductions in government spending.

11. Expert economic opinion predicts that the UK economy, which is still 4% smaller than it was in 2008, will continue to show only modest growth and with the prospect of a real fall in living standards over the next decade and beyond. With the UK's main trading partner, the Eurozone, likely to stagnate for many years and with the rest of the global economy remaining fragile, no evidence has been put forward to demonstrate how such an unprecedented number of jobs will be created, even in a city as attractive as York, against such an adverse economic backdrop.

12. The draft local plan proposes that 22,000 additional dwellings will be required over the period 2012 to 2030, or more than 1200 per annum, to house the holders of all these new jobs. This figure assumes the population of York will increase by some 50,000 in that period compared to the expert forecast population growth figure to 2026 of some 20,000 and the actual growth in population which took place from 2001 – 2011 of 17,000.

13. Even if the stated amount of employment does materialise, it suggests that no further jobs will be lost in the York economy and that none of the new jobs created will go to existing York residents. The draft local plan figure of 1200 houses per annum compares with expert forecasts of less than 900 houses per annum being required over the same period and an average build-rate of less than 700 houses per annum over the last 12 years half of which were years of economic boom.

14. If these housing numbers are not reduced to a more realistic level, the local plan will allocate more land than is actually required. This will result in developers picking off those sites which are the easiest to develop; brownfield sites will be left undeveloped and irreparable harm will be done to the countryside around York which, ironically, will erode the very advantages for inward investment the city offers over most other university cities in the North; its natural setting and its built heritage.

15. Clearly, given the foregoing, the number of new houses proposed in the draft local plan for Copmanthorpe cannot be justified

Housing growth - Copmanthorpe

16. Under the draft local plan, Copmanthorpe is identified for the development of 562 houses on a 23 hectare swathe of farmland adjoining the entire western boundary of the village. A further 22 hectares of land in the same general location is shown as 'safeguarded' for future housing development for the period from 2030.

17. At present, the population of Copmanthorpe is approximately 4500 living in some 1750 dwellings. To add a further 560 houses with an additional population of almost 1500 persons is not remotely sustainable. It would completely overwhelm local services and infrastructure, and cause a significant reduction in the quality of life for residents, both existing and incoming. The development of the 'safeguarded' land would double the size of Copmanthorpe and turn it into a town requiring substantial infrastructure investment. It would also destroy the countryside and rural landscape setting of York at its principal gateway on the inbound A64, to the detriment of both visitors and inward investors.

18. The services, facilities and infrastructure which would require either wholesale replacement or significant upgrading are as follows:

Education

19. The village school is already at capacity and would need to be expanded. This would not be possible on its existing site without building on its playing areas.

Healthcare

20. Healthcare facilities already operate at capacity with extended waiting times and would need to be expanded.

Surface water and foul drainage

21. The village drainage system is already at capacity with regular flooding of streets due to surface water run-off. City of York Council is already concerned about surface water drainage in Copmanthorpe and on recent planning permissions has imposed strict limits on the amount of run-off permitted with an obligation to carry out computer modelling to show how this will be achieved over various rainfall scenarios. The foul drainage system is also at or near capacity.

Water Supply.

22. The village already suffers from low water pressure at peak periods. The system would need substantial investment in upgrading works to cope with an increase in population of over 30% including an increase in size of the trunk supply pipe.

Shopping facilities.

23. The village-centre shops and car-park could not cope with an additional 1500 people and associated traffic. The centre cannot be extended without major alterations to the highway network and without adversely affecting surrounding residential properties and the Conservation Area.

Traffic generation

24. At present, Copmanthorpe generates nearly 9000 total vehicle movements each weekday. Almost 70% of these trips use Manor Heath, along the western boundary of the village, as access

to and from the Copmanthorpe interchange junction (A64/A1237/Manor Heath) which already suffers extreme congestion at peak periods.

25. The traffic generated from 560 houses would amount to over 1000 vehicles as a minimum figure. Given the location of Copmanthorpe, it is reasonable to assume that a substantial proportion of the additional population would work in Leeds and West Yorkshire, particularly if the level of jobs predicted in the draft plan does not transpire. It is also likely that bus services to the villages will continue to be reduced as local authority subsidies are cut in the ongoing economic climate.

26. With the added population, the level of commuting by car would soar with all the attendant problems of higher carbon emissions, poorer air-quality, reduction in road-safety and specifically the effect on congestion and road-safety at the Copmanthorpe interchange junction (Manor Heath/A64/A1237).

27. The amount of new housing proposed in the draft local plan would therefore require significant investment in new services, facilities and infrastructure. It would be unrealistic to assume this level of funding would be forthcoming from the developers of the new housing, particularly as most of the infrastructure improvements would have to be in place before house building started.

28. These developers are already saddled with the commitment to build subsidised affordable housing at a high level of 30% of total houses developed. We know from experience elsewhere that this commitment alone can make the viability of development projects very marginal.

Loss of Green Belt land.

29. Copmanthorpe has a triangular plan configuration confined to the north by the A64, a major dual-carriageway trunk road, and to the east and south by the East Coast Main Line railway. The land identified for housing development lies in the Green Belt immediately adjoining the western boundary of the village. This is marked by several local roads, Manor Heath, School Lane, and Moor Lane, and is the only open boundary enjoyed by the village. The very openness of this land, its landscape value, and the wildlife for which it provides a haven (with several species on the 'red list') are much prized by the village. The recreational and emotional value of this land to the people of Copmanthorpe should not be underestimated.

30. Your letter refers to a 'proposal to create, for the first time, a permanent Green Belt to ensure the city's boundaries are protected until around 2040 and beyond'. The word 'permanent' seems therefore to refer to a period of around 30 years. The present Green Belt has existed since the 1950s and its present boundaries particularly around Copmanthorpe received recognition and protection as recently as the City of York Local Development Framework Core Strategy Submission of September 2011. The present Green Belt may therefore be regarded as already 'permanent'.

31. The Green Belt within its present boundaries has been robustly defended over many years by York Council and surrounding local authorities in refusing planning applications and its existence has been used successfully on numerous occasions to challenge development proposals both at application stage and on appeal. Most recently, in June 2011, a planning application by Banks Renewables for a windfarm test mast on land west of Copmanthorpe was refused by the Council on the grounds, inter alia, that it was an 'inappropriate development in the Green Belt,' thus underlining the existence of a long-established Green Belt adjoining the west of the village.

32. It is therefore misleading to say the draft local plan is creating a permanent Green Belt. It is not. By reducing it by 5% as proposed in the draft local plan, it is partially destroying the existing Green Belt to the detriment of Copmanthorpe and the many communities around York.

Loss of prime agricultural land, ancient landscape, and harm to rare species.

33. The land in Copmanthorpe proposed for housing development in the draft local plan is prime high-yielding arable farmland ranked by DEFRA within the top 20% by quality of all agricultural land in England. With the price of food continuing to escalate on world markets caused by an expanding world population and the effects of climate change, it is immoral and unsustainable to make future generations more dependent on costly imported food by building on prime farmland when extensive brownfield sites are available in the urban area of York.

34. Regular wildlife surveys are carried out by the British Trust for Ornithology on all the fields west of Copmanthorpe identified for housing development in the draft plan.

35. The 'red-listed' birds and mammals present over 2012 and 2013 were; corn bunting; yellow wagtail; skylark; linnets; yellowhammer; and brown hare. These are precious endangered species and should not be sacrificed for dubious housing statistics.

36. The Landscape Appraisal carried out for York City Council by University of Sheffield found that the landscape west of Copmanthorpe was perhaps the highest quality landscape surrounding the city. It was defined as an ancient and undisturbed rural landscape and described as a well cared-for and small scale landscape of high conservation and aesthetic value.

Area of search for potential renewable electricity generation

37. The draft local plan indicates an area (no boundaries defined) to the west of Copmanthorpe as a potential area of search for renewable electricity generation. Given the location of this land, this can only mean a windfarm.

38. A planning application by Banks Renewables for a test monitoring mast as the first stage in developing a windfarm was refused by City of York Council in June 2011 on the grounds that it was inappropriate development in the Green Belt, that it would harm the openness of the Green Belt, and that it would have a detrimental impact on visual amenity and on the setting and historic character of York. Whether the draft local plan succeeds in redefining the boundaries of the Green Belt or not, this area of search will still lie firmly within the Green Belt and the refusal reasons will still be valid.

Conclusion

39. The draft local plan appears to be based on dubious data, unrealistic assumptions, and over-optimistic growth projections. It therefore over-allocates land for development, and in doing so, it will not only destroy precious Green Belt and prime high-yielding farmland, but will also overwhelm existing utilities, transport and public services. In no sense of the word can it be described as sustainable.

40. The draft local plan will cause irreparable harm to Copmanthorpe and is wholly unrepresentative of the views and aspirations of our community. On behalf of the people of Copmanthorpe, we wish to register the strongest possible objection to it.

Yours sincerely

Chairman,

for and behalf of Copmanthorpe Parish Council

ENC. PETITION: 781 signatures

Copy to: Cllr D Merrett

**HOUSING QUANTITY SURVEY REPORT
MARCH 2014**



Background

- City of York Council are in the process of producing a draft Local Plan for the whole city. The plan includes the provision of over 20,000 new homes, nearly 600 of which are being considered for Copmanthorpe, with most being on Green Belt land west of the village.
- The Parish Council, supported by many Copmanthorpe residents, have submitted objections to the draft of the Local Plan and await details of any revisions that may be made in light of the objections.
- On a local level: the Parish Council, together with village residents, have been working, for some time, on producing a Neighbourhood Plan for Copmanthorpe. In a comprehensive Community Survey, undertaken by the Parish Council in concert with the Methodist Church in the summer of 2013, it emerged, amongst other things, that the majority of residents were against any further house building developments in the village. In the light of this, a detailed survey was undertaken in the Autumn of 2013 to seek detailed opinion on the issue of new housing and employment development in Copmanthorpe. To this end, a questionnaire was designed and distributed to all households in the village at the end of October 2013 and the completed questionnaires were collected by the end of November 2013.
- This report details the findings of this survey.

Summary of Findings

- 610 responses, from Copmanthorpe residents, were collected by the end of November 2013, to a questionnaire that was delivered to all properties in the village towards the end of October 2013.
- The consensus of opinion was that future development of the village had to be handled sensitively for there was a strong feeling that the identity and ambience of the village should be retained. To this end, the overall feeling was that around 135 additional house could be built. The areas more preferred for these additional houses were,
 - Area 2 – Part of the field behind the village allotments,
 - Area 3 – Part of the field along New Moor Lane opposite the village allotments,
 - Area 1 – Part of the field on Tadcaster Road Link.
- From the respondents' replies it was apparent they were more in favour of any new housing being dotted around the village as opposed to a single site.
- Almost two thirds welcomed small business/office premises being made available in the village. The two areas put to the respondents:
 - Area 8 – Part of the field behind the village allotments,
 - Area 9 – Part of the field along New Moor Lane opposite the village allotments,were acceptable but Area 9 had the edge.
- Respondents were wary of any large scale development of Copmanthorpe because:
 - They felt the physical infrastructure and the provision of community facilities were already too stretched.
 - Some of the areas, for proposed new housing in Copmanthorpe, encroached on Green Belt land which was also prime farm land. It was thought important to retain the Green Belt. Moreover, other areas could be used before resorting to Copmanthorpe for example, brown field sites such as York Central site and the British Sugar site.
 - Respondents were keen for the character and ambience of the village of Copmanthorpe to be maintained. If large developments went ahead Copmanthorpe

could become just another suburb of York. There was a feeling that the historic villages surrounding York should be maintained .

Detailed Findings

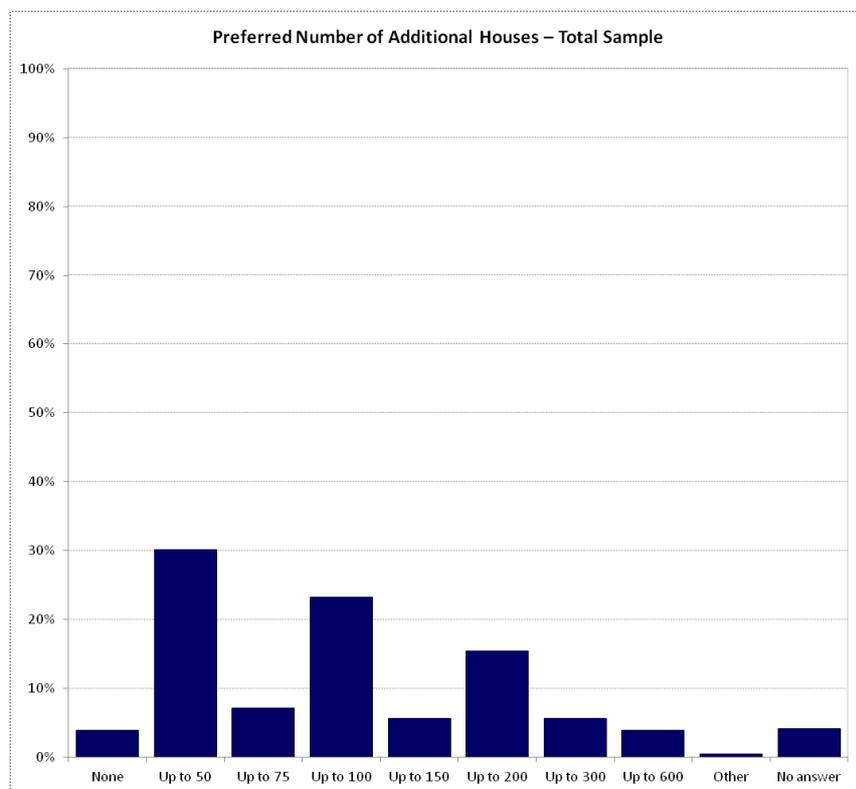
Note: throughout the text of the report, all percentages have been rounded up to the nearest whole number.

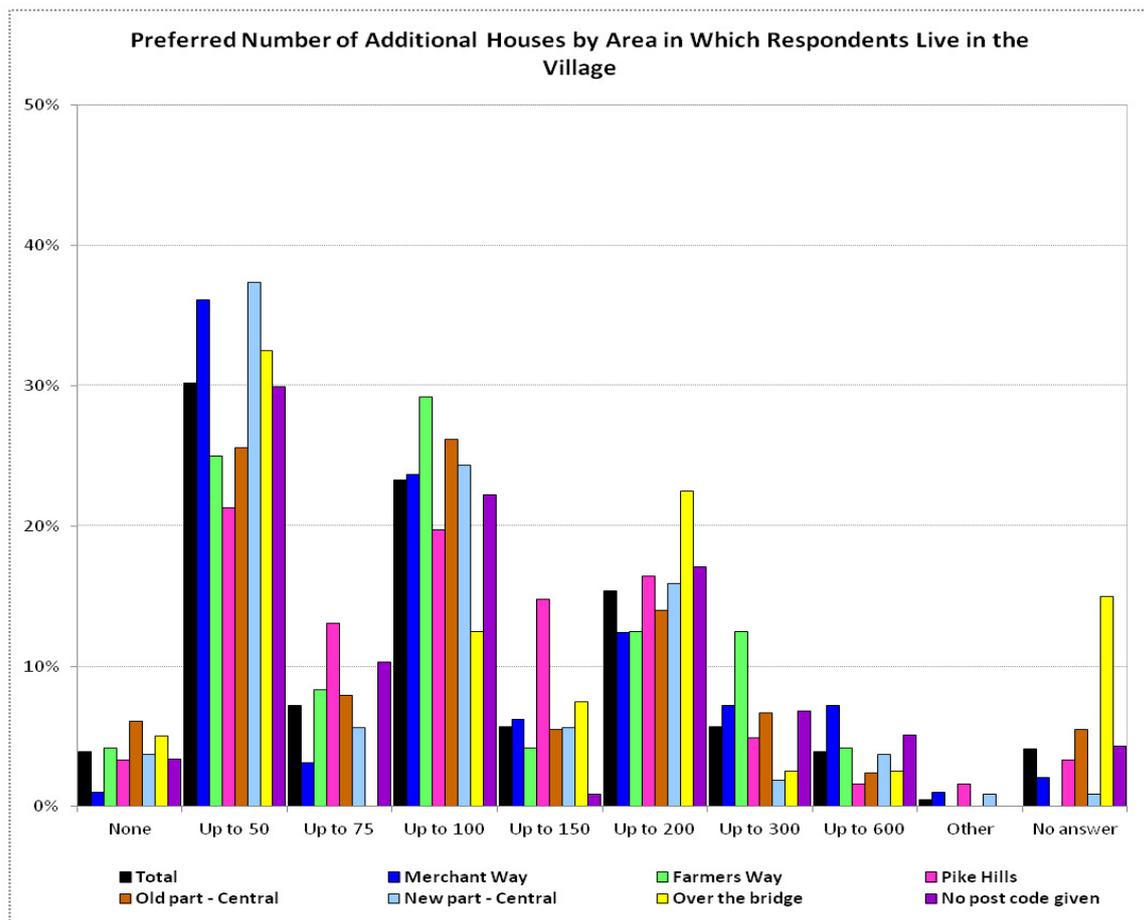
The Sample

- 610 replies were received via the questionnaires distributed throughout the village.
- Personal information was not collected, except for post code which the majority (81%) gave. This enabled opinions to be linked to the area in which respondents lived.

Extent to which the Village of Copmanthorpe Should Expand

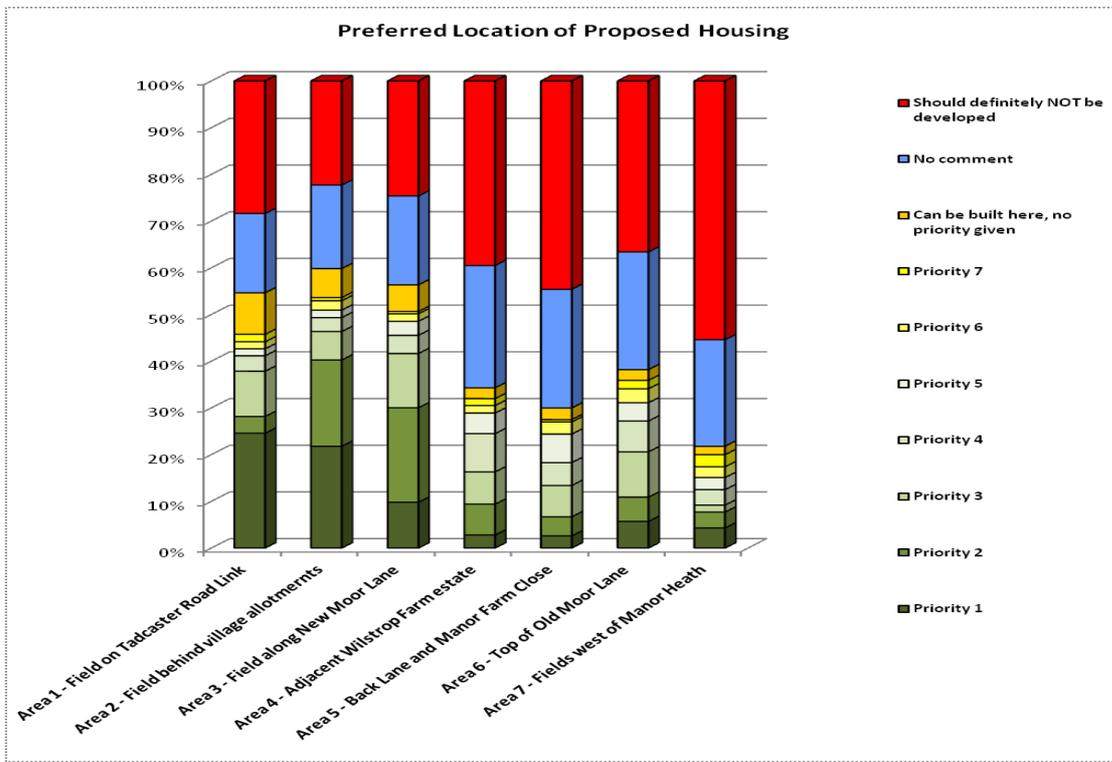
- Respondents were first asked to what extent they thought the village should further expand to accommodate additional residents over the next 15 years. They were given a series of options ranging from 50 to 600 houses. Just under two thirds felt there should only be between 50 and 100 houses. Excluding the few (4%)who stated there should be no expansion and those who stated no opinion, or made a comment that did not link to specific numbers, the average number of house that was generally acceptable was 135. This figure rose slightly among those living in Merchant Way, Farmers Way, but the bases involved are small and vary considerably, therefore any differences must be viewed with extreme caution.
- The charts below illustrate the number of additional houses the respondents favoured.





Location of New housing

- Seven potential sites for new housing were indicated on the questionnaire and, for each, respondents were asked to rate them in terms of suitability and to also indicate any area that they felt should definitely NOT be developed. The most suitable area for housing was given priority 1, the second most suitable area, priority 2 and so on.
- Details of the areas covered are to be found in the questionnaire in the Appendix of this report.
- The respondents had very severe misgivings about housing being sited on,
 - Area 7 – The fields west of Manor Heath (55% adamant it should not be developed)
 - Area 5 – The field adjacent to Back Lane and Manor Close (45% adamant it should not be built on),
 - Area 4 – Part of the field adjacent to Wilstrop Farm Estate (40% adamant it should not be built on),
 - Area 6 – Field at the top of Old Moor Lane (37% adamant it should not be developed).
- The areas for housing that were more acceptable were,
 - Area 2 – Part of the field behind the village allotments,
 - Area 3 – Part of the field along New Moor Lane opposite the village allotments,
 - Area 1 – Part of the field on Tadcaster Road Link.
- The chart below illustrates the above findings.

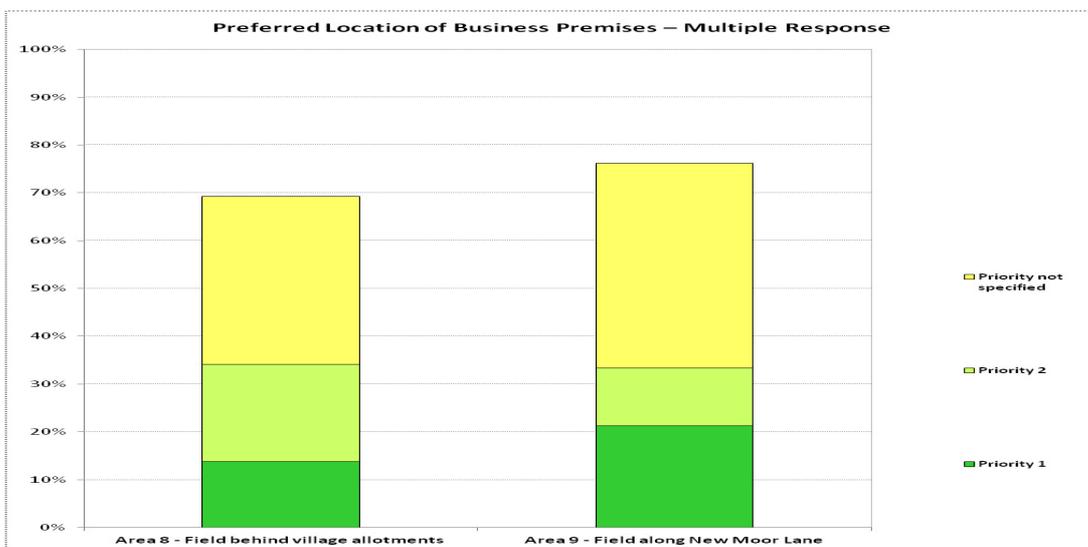


Business Premises

- Just over a third of respondents were not in favour of provision being made for small business premises in the village. In contrast,
 - 12% favoured having small light industrial units only,
 - 17% favoured having small office units only,
 - 33% favoured having both small light industrial units and small office units.

- Two potential locations for business premises were put to the respondents,
 - The field behind the village allotments (Area 8),
 - Part of the field along New Moor Lane opposite the village allotments (Area 9).

- As to the location of new business premises: both Area 8 and Area 9 were acceptable but Area 9 – part of the field along New Moor Lane opposite the village allotments – had the edge, see chart below



Spontaneous Comments/Suggestions

- At the end of the questionnaire, respondents were invited to add any comments or suggestions regarding housing and the provision of business/office premises in the village. Half the respondents (51%) made no comments – this tends to be the case in surveys of this kind – but:
 - 27% referred to the infrastructure of the village being inadequate for further development. Specifically mentioned were:
 - Traffic, e.g. congestion, ease of accessing and exiting the village, etc. (15%). Additionally some respondents (3%) specifically referred to the A64 and the fact it would have to be upgraded/modified.
 - The local school (11%),
 - The local doctors/dentists/health provision, social services (6%),
 - Drainage, and the sewer system (6%) – examples were given of continuing problems despite recent attempts to make improvements,
 - Parking (4%),
 - Public transport (3%),
 - Retail/shops (3%).
- Another important factor that concerned respondents was the proposed use of Green Belt land. They felt it was important to retain the Green Belt especially as it comprised of prime farmland.
- Additionally, respondents wanted Copmanthorpe to remain a village. They felt that its character and ambience should be retained and there was some fear that it might become a suburb of York if development was not handled sensitively. There was also some feeling that there were other areas that should be developed before Copmanthorpe, for example, brown field sites in and around York.
- Overall, it seemed that respondents wanted any future development to be low key, even unobtrusive, and to fit with the current style and ambience of the village.

**HOUSING NEEDS SURVEY REPORT
JULY 2014**



Background

- City of York Council are in the process of producing a draft Local Plan for the whole city. The plan includes the provision of over 20,000 new homes, nearly 600 of which are being considered for Copmanthorpe with most being on Green Belt land west of the village.
- The Parish Council, supported by many Copmanthorpe residents, have submitted objections to the draft of the Local Plan and await details of any revisions that may be made in light of the objections.
- On a local level: the Parish Council, together with village residents, have been working, for some time, on producing a Neighbourhood Plan for Copmanthorpe. In a comprehensive Community Survey, undertaken by the Parish Council in concert with the Methodist Church in the summer of 2013, it emerged, amongst other things, that the majority of residents were against any further house building developments in the village. In the light of this, a detailed survey was undertaken in the Autumn of 2013 to seek detailed opinion on the issue of new housing and employment development in Copmanthorpe.
- To ensure that the Neighbourhood Plan for Copmanthorpe is fully comprehensive a further survey covering the housing needs of those living in the village was undertaken. This report details the findings of this latest survey.

Summary of Findings

- A questionnaire was delivered to every house in the village, 527 households completed and returned it.
- The majority of the households responding consisted of two adults and no children. Tenure of property was overwhelmingly owner occupier with the majority having no mortgage.
- 994 individual adults responded of which 39% were retired and 60% worked. The usual place of work for those working was primarily York, but just over a quarter claimed to work in Leeds and West Yorkshire. The overwhelming majority travelled to work by motorcycle, car or van tending to leave the village via Manor Heath, but a third claimed to leave via Tadcaster Road Link.
- As to the retired respondents, only half indicated the route they used when leaving the village, but for the remainder Tadcaster Road Link tended to dominate followed by Manor Heath.
- The vast majority of the households responding – 95% – claimed that their current accommodation was suitable for their needs. Few, only 11%, claimed they needed, or wanted alternative or additional accommodation. The main reasons for needing alternative accommodation were:
 - Needing larger accommodation,
 - Needing smaller accommodation.The types of alternative accommodation favoured were two or three bedroom houses or bungalows with detached properties being marginally preferred to semi-detached. Regardless of the property wanted, buying on the open market was the most preferred method of acquiring it.
- As to future housing needs and aspirations, it was noticeable that several felt that, in due course, they would need to downsize and to find accommodation more suited to older residents.

Sample Profile

- A questionnaire was delivered to every household in the village at the beginning of June 2014. Households were asked to complete and return it; 527 households did so.
- The majority of the households responding consisted of two adults and no children. Additionally, tenure of property was overwhelmingly owner occupier with the majority not having a mortgage. This would seem to reflect that many responding were retired.

Sample Profile			
Base: all households	527	Base: all households	527
Number of adults in household:	%	Number of children in household:	%
One	19	One	10
Two	65	Two	11
Three	11	Three	1
Four	5	Four	*
Five	1	None	77
		More than 4	*

Tenure of Current Home	
Base: all households	527
Tenure of current home:	%
Owner occupier with mortgage	35
Owner occupier with no mortgage	60
Rent from Council/Housing Association	2
Rent from private landlord	2

Travel

- The following was established vis-à-vis the adults living in the households contacted:
 - Usual place of work,
 - How they usually travelled to work,
 - Route used to leave the village.

Allowance was made for up to 3 adults per household to answer. In this way, 994 adults were contacted.

Usual Place of Work

- Of the 994 adults who responded 391 that is, 39%, were retired. However, focusing on the 60% (603 respondents) working, the following table summarises their usual place of work. Interestingly, many worked at several venues.

Usual Place of Work (Multiple Response)		
	Total	
Base: all working adults	603	
Usual place of work:	Xx	%
Copmanthorpe	70	12
York	332	55
Leeds/West Yorkshire	162	27
East Yorkshire/Humberside	28	5
Harrogate/North Yorkshire/Teesside	35	6
Outside Yorkshire	39	6

- As regards travelling to work, regardless of venue, the vast majority went by car, motorcycle or van.

Usual Method of Travel to Work (Multiple Response)		
	Total	
Base: all working adults	603	
Usually travel to work by:	Xx	%
Walk	54	9
Bicycle	68	11
Motorcycle, car, van	478	78
Bus	83	14
Train	15	2
No answer	3	*

- As to the **route used when leaving the village**, some of the respondents who were retired gave details as well as those who currently worked.
- It was noticeable that many of the respondents used several of the routes when leaving the village.

Route Used to Leave the Village (Multiple Response)					
	Total		Working		Retired/Not working
Base: all working and retired/not working adults	994		603		391
Route:	xx	%	xx	%	xx %
Manor Heath	459	46	346	57	113 29
Colton Lane	16	2	12	2	4 1
Temple Lane	134	13	83	14	51 13
Tadcaster Road Link	354	36	208	34	146 37
No answer	234	24	37	6	197 50

Accommodation

- The majority of the households responding (95%) claimed that their current accommodation was suitable for their needs.
- It was not surprising, therefore, that few (11%) claimed they needed or wanted alternative, or additional accommodation.
- The two main reasons for needing alternative accommodation were:
 - Needing larger accommodation,
 - Needing smaller accommodation.
- Of the 59 households needing/wanting alternative accommodation:
 - 32% confined themselves to one option,
 - 68% put forward two possibilities.

This aside, the respondents essentially wanted a two or three bedroom house or a bungalow, with detached properties being marginally preferred to semi-detached.

- Regardless of type of property wanted, buying on the open market was the most preferred method of acquiring the property wanted.

Level of Satisfaction with Current accommodation		
Base: all households	527	
Current accommodation is suitable for household's needs:	xx	%
Yes	502	95
No	25	5
Need/want alternative or additional accommodation	xx	%
Yes	59	11
No	468	89

Main Reasons Why Need/Want Alternative or Additional Accommodation		
Base: all households expressing a need	59	
Want or need:	xx	%
Larger accommodation	19	32
Smaller accommodation	19	32
Long term/permanent accommodation	11	19
Cheaper accommodation	9	15
To maintain independent living	6	10
To form a new household	4	7
To be closer to carer or dependent	4	7

Main Type of Accommodation Needed/Wanted						
	Total		First Choice		Second Choice	
Base: all choices given	99		59		40	
Type of accommodation:	x	%	xx	%	xx	%
Flat	3	3	2	3	1	3
Detached bungalow	22	22	17	29	5	13
Semi-detached bungalow	13	13	4	7	9	23
Terraced house	8	8	2	3	6	15
Semi-detached house	19	19	10	17	9	23
Detached house	23	23	16	27	7	18
Supported housing	3	3	2	3	1	3
Any type of detached or semi-detached house or bungalow, or a terraced house	2	2	1	2	1	3
Change of use from stables to accommodation	1	1	1	2	-	-

Minimum Number of Bedrooms Wanted in Accommodation Needed/Wanted						
	Total		First Choice		Second Choice	
Base: all choices given	99		59		40	
Minimum number of bedrooms:	xx	%	xx	%	xx	%
One	6	6	4	7	2	5
Two	38	38	25	42	13	33
Three	35	35	18	31	17	43
Four	16	16	11	19	5	13
More than four	4	4	1	2	3	8

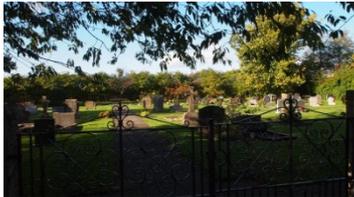
Main Preferred Methods of Acquiring Needed/Wanted Accommodation (Multiple Response)						
	Total		First Choice		Second Choice	
Base: all choices given	99		59		40	
Method of acquiring:	xx	%	xx	%	xx	%
Self/custom build	21	21	16	27	5	13
Buying on open market	58	59	36	61	22	55
Discounted sale/part ownership to affordable level	12	12	5	9	7	18
Council/Housing Association renting	11	11	5	9	6	15
Private landlord renting	4	4	2	3	2	5
Older person's accommodation	9	9	6	10	3	8

Spontaneous Comments

- At the end of the questionnaire the households were given an opportunity to add remarks pertaining to their current or future housing needs or aspirations. Many had nothing to add but a sizeable group made comments about the future development of the village and not about their personal requirements. In this regard they reflected the views expressed in the survey carried out during Autumn 2013.
- In the context of personal housing needs and aspirations, the most important thing to emerge was that several felt they would, in due course, need to downsize and to find accommodation that was more suited to older residents. The main findings are detailed in the table overleaf

Main Spontaneous Comments Re. Current or Future Housing Needs or Aspirations (Multiple Response)		
Base: all households	527	
Main comments:	xx	%
No answer, no comment	350	66
Comments re; infrastructure of village, overcrowding, no more housing needed, etc. Nothing directly pertaining to personal needs or aspirations	61	12
Other	21	4
Likely to/considering downsizing	20	4
Likely to/considering downsizing and want to stay in or near Copmanthorpe	5	1
Downsize and move into York at some point	4	1
Will need sheltered/oap type accommodation (including a bungalow as a possibility) care home, etc. at some point	15	3
Favour affordable housing for the young, starter homes	12	2

DESIGNATED AREA APPLICATION AND DECISION



COPMANTHORPE PARISH COUNCIL

APPLICATION TO CITY OF YORK COUNCIL FOR DESIGNATION OF NEIGHBOURHOOD PLAN AREA

1 INTRODUCTION

Copmanthorpe Parish is situated approximately three miles south-west of York city centre and lies within the Rural West York ward of City of York Council. It comprises the village of Copmanthorpe and surrounding farmland interspersed with a number of farmsteads and individual houses. The attached map shows the extent of the parish with its boundary shown by red line.

2. STATEMENT EXPLAINING WHY THE PARISH IS CONSIDERED TO BE AN APPROPRIATE NEIGHBOURHOOD AREA

Copmanthorpe Parish Council plays an important and active role within the community and its declared objective is to represent effectively all of the people who live in the parish. Consultation carried out to date shows a strong desire from parish residents for a neighbourhood plan. The Parish Council works alongside City of York Council on many matters including road and footpath maintenance and street lighting, and is a statutory consultee on planning applications within its area. The Parish Council manages the Burial Ground, the Allotments, two village greens and numerous green spaces. It plays a significant role on the Recreation Centre Committee, the Youth Club, and the local Drainage Board as well as working closely with the local Police team on law enforcement matters. It gives financial support to numerous village groups and organisations and actively keeps parishioners informed through its website, Twitter account, notice boards and regular newsletters.

3. COPMANTHORPE PARISH COUNCIL AS THE RELEVANT BODY

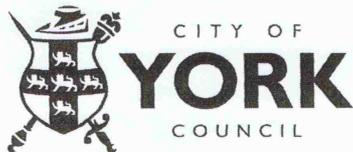
Copmanthorpe Parish Council is the official statutory first tier of government in its parish area and enjoys the strong support of the local community. The Council has considerable collective knowledge of its parish area and has a deep understanding of the area's planning opportunities and constraints and how these interact with the aspirations and concerns of the residents of the parish.

4. CONCLUSION

A significant amount of ground work has already been undertaken towards preparing a neighbourhood plan for the parish and Copmanthorpe Parish Council looks forward to receiving formal designation of its neighbourhood plan area and to working with City of York Council in completing its neighbourhood plan.

**D T CARR
CHAIRMAN
COPMANTHORPE PARISH COUNCIL**

SEPTEMBER 2013



Integrated Strategy Unit

City & Environmental Services
FREPOST RTEG-TYYU-KLTZ
City of York Council
West Offices
Station Rise, York
YO1 GA

Tel: (01904) 551491

Email:
neighbourhoodplanning@york.gov.uk

Date: 3rd February 2014

Dear Copmanthorpe Parish Council,

Thank you for your letter to City of York Council where you formally submitted an application for designation of a neighbourhood plan area.

Following the Cabinet Meeting on the 7th January 2014, we are writing to inform you of the approval of the formal application of the Copmanthorpe Neighbourhood Plan, including the boundary.

The next stage for Copmanthorpe Parish Council is to establish the issues that could be addressed in the Neighbourhood Plan and to produce a set of options that will be consulted on by the Parish to determine what will be included in the Copmanthorpe Neighbourhood Plan. We look forward to meeting you at 10am on 3rd February in Copmanthorpe to discuss this.

If you have any further enquiries on this process please email neighbourhoodplanning@york.gov.uk or telephone 01904 511491.

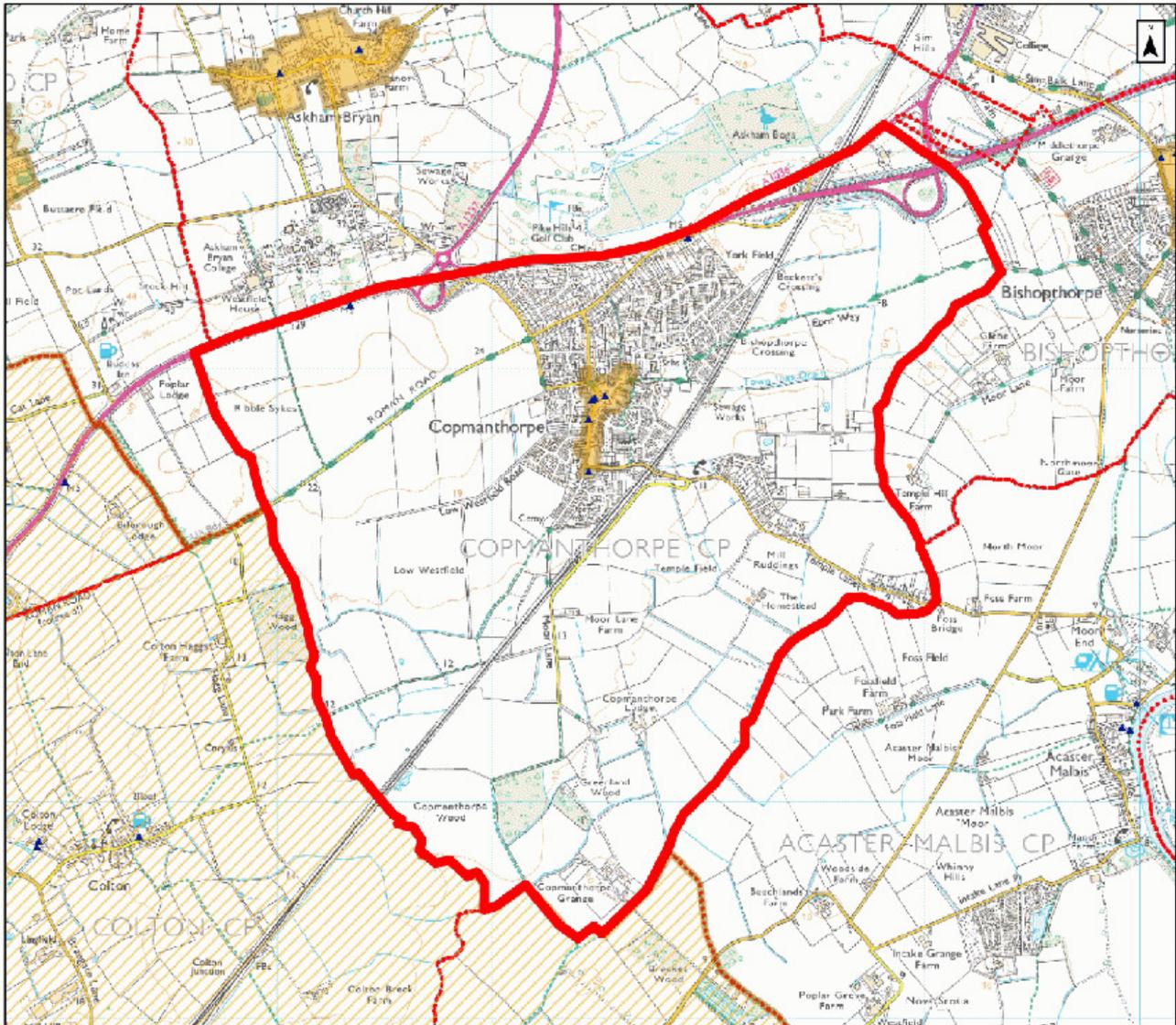
Kind regards,

Rebecca Harrison
Development Officer

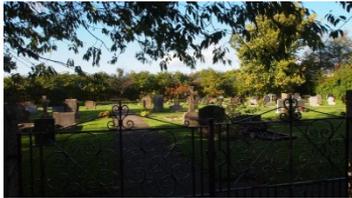
Director: Darren Richardson

www.york.gov.uk

Copmanthorpe Neighbourhood Plan Boundary



**COMMUNITY FACILITIES & ORGANISATIONS
SEPTEMBER 2014**



Estate Planning Services	Requiem
Home Tuition – Maths x 2	Sarah Broughton, Elaine Lampard
Home Tuition – Piano	Laurence Cornhill
Home Tuition – General	Denise Redding
Market Research	Davis-Ives
Veterinary Surgery	The Minster Veterinary Surgery
IT Consultant & Electronics x 2	Chris Sharp, DVD Adaptations

Personal Services

Audiology	Copmanthorpe Hearing Care Service
Chiropodist	Happy Feet
Hair & Nail Treatments	The Salon
Hairdresser	Indulge
Mens Hairdresser	Solo
Home Hairdressing	Hair by Anna
Ironing Services	
Sports Therapist	Jane Wilson

Commercial Physical Activities

Dance Schools x 3	Attitude Dance at the School, Sandra Smith, Zumba
Martial Arts	Youth Club
Pilates	Regan

Sports Clubs

Village Sports Clubs x 9	Copmanthorpe Badminton Club, Bowls Club, Cricket Club, Cycling Club, Football Club, Netball Club, Tennis Club, Running Group, Rambler's Club
--------------------------	--

Community Groups

Parochial Church Council
 Mother's Union
 Copmanthorpe Village May Day Street Fair Committee
 Copmanthorpe Residents' Association
 Copmanthorpe Chess Club
 Copmanthorpe Women's Fellowship
 Praise and Play
 Playbox
 Copmanthorpe Guides, Brownies and Rainbows
 Copmanthorpe Recreation Centre – Committee, Tuesday Volunteers Group, Carnival Committee
 Summer Holiday Club
 Copmanthorpe Railway Club
 Copmanthorpe Art Exhibition
 Copmanthorpe Art Group
 Copmanthorpe Communicare
 Copmanthorpe Good Companions
 Women's Institute
 Yorkshire Countrywomen's Association
 Copmanthorpe Parish Council Task Force
 Copmanthorpe Horticultural Show
 Copmanthorpe Youth Club
 Sprout Community Garden
 Friends of Copmanthorpe School
 Copmanthorpe Scout Group (inc. Scouts, Cubs and Beavers)
 Copmanthorpe Village Green Committee
 Copmanthorpe Village Newsletter Committee
 South Ainsty Archaeological Society

