

Heydon Parish Council's response to SCDC's call for sites information gathering survey.

Notes from SCDC:

- It is absolutely not compulsory to provide information on all or any sites in your area. We gather a wide range of information from other sources, so this is just an opportunity for you to add to this if you feel there is local knowledge which may help us assess the sites.
- You will have ample opportunity to comment on sites further, at the Preferred Options consultation on the Local Plan later this year – when we will publish the full assessments on all sites.

Description of sites

Site 1: Heydon Golf Club: <https://consultations.greatercambridgeplanning.org/form/40045>

Site 2: Heydon Golf Club: <https://consultations.greatercambridgeplanning.org/form/40046>

Master Plan: For Sites 1 &

1a: <https://consultations.greatercambridgeplanning.org/download/attachment/30674>

Site 3: Land South of Heydon Lane: <https://consultations.greatercambridgeplanning.org/form/40249>

Feasibility Study: <https://consultations.greatercambridgeplanning.org/download/attachmentform/1950>

Site 4: Land West of Fowlmere Road: <https://consultations.greatercambridgeplanning.org/form/40245>

Feasibility Study: <https://consultations.greatercambridgeplanning.org/download/attachmentform/1927>

Site 5: Land West of Chishill Road: <https://consultations.greatercambridgeplanning.org/form/40255>

Feasibility Study: <https://consultations.greatercambridgeplanning.org/download/attachmentform/1976>

Site 6: Heydon End: <https://consultations.greatercambridgeplanning.org/form/47352>

Planning Statement: <https://consultations.greatercambridgeplanning.org/download/attachmentform/3446>

Name	Area (acres)	Houses
Heydon Golf Club	869	9,072?
Heydon Golf Club	869	3,500? + Light Industrial
Land South of Heydon Lane	6.7	31
Land West of Fowlmere Road	2.5	16
Land West of Chishill Road	16.6	31
Heydon End	5.0	8 - 16

Following responses were reviewed by independent expert prior to submission. Character limit of 2000 per question.

Question 1

Would you like to tell us anything about site accessibility and transport links?

All sites:

- The A505 is hazardous and already a very busy road. Significant changes to junction capacities would be required to accommodate increased traffic produced by all sites.
- It can take 15mins to get across the Junction of Fowlmere Road and onto the east bound A505, there have been a number of recent accidents, including fatalities, along this stretch of road on the A505 from M11 to Royston.
- Very limited footways within the village with no option to widen the roads to accommodate increased safe pedestrian movements.
- The only transport service in the village is a very limited bus service, 1 bus in the morning and 1 at night. The journey into Cambridge takes 1hr. No improvements to public transport are anticipated for the foreseeable future.

Site 1&2: The size of this site is strategic in nature, and goes far beyond what is required to meet the housing or employment needs of the locality. The size would mean major restructuring of the Junction into A505 and all other roads entering and exiting Heydon and surrounding villages.

Existing oil pipeline cuts through the centre of the planned site at several points. This would require significant work to reroute.

Site has 2 airfields in very close proximity. Fowlmere airfield and the significantly larger and busier Duxford airfield.

Site 3: Heydon Lane is too narrow for increased traffic and would require widening to allow for 2 cars to pass each other safely.

Site 4: Narrow and steep entrance, would require purchase of land from properties either side of the entrance (one is Listed) in order to provide access for 2 cars to pass each other plus pavement. Both properties have suggested they will not sell.

Site 5: Parked cars on the road already reduce accessibility, increased traffic from the site will cause more issues.

Site 6: Entrance to the site is on a narrow and fast bend entering Heydon.

Question 2

Would you like to tell us anything about site constraints or opportunities regarding development, such as flood risk, noise, air pollution or light pollution?

All sites:

- The size of all sites would cause significant light pollution (there is only 1 street lamp in the village currently) and increased traffic would cause similar increases in both noise and air pollution.
- Flash flooding down Fowlmere Road due to naturally occurring culverts which overflow in heavy rain.
- Lack of transport services would add to the number of people commuting to and from the village for work, increasing traffic, noise and air pollution. Most households have 2 cars.
- Increased pollution likely to have noticeable and detrimental impact on existing, abundant wildlife in the vicinity.

Site 1&2: Significant flooding already occurs during heavy and persistent rain at Three Corner Plantation – would expect this could occur throughout the rest of the site due to rain water coming down from the hill.

Question 3

Would you like to tell us anything about landscape, townscape or heritage opportunities or constraints?

All Sites:

- The allocation of any of the sites would have a significant adverse impact on the character and appearance of Heydon and its setting, both in terms of landscape and visual impact.
- There are 2 Scheduled Monuments - An Anglo-Saxon bank and Medieval lynchet.
- Large proportion - almost half - of the existing housing is Listed.
- Tree lined avenue approach to Heydon along Fowlmere Road is now synonymous with the village.
- The adopted local plan marks Heydon as an infill village, it has 1 Pub, 1 Church but no shop, post office or school. All sites are significantly larger than what is appropriate for an infill village and some cases would backfill existing properties.
- All sites are outside the village envelope.
- Water supply is already limited in the Village and would therefore require extensive changes to the supply.
- Believe there is an aquifer under Heydon

Site 1&2: Believe there is a natural aquifer very near or under the site which would be damaged by development proposed.

Site 3: Listed buildings and Church and churchyard.

Site 4: Narrow and steep entrance to site – limited visibility on a fast corner. Would backfill existing properties.

Site 5: Part of site is in the conservation area. Existing properties views across open countryside would be affected.

Site 5: Proximity to listed buildings and buildings with views across existing field.

Question 4

Would you like to tell us anything about green infrastructure opportunities or constraints?

All Sites:

- Heydon's green infrastructure constitutes the fields, bridleways, footpaths and arable farmland that surround the village. These would lose all significance by sites of the size put forward.
- Roe Deer, Muntjac, Red Kites, Barn Owls and Bats are numerous on the outskirts of the village – developments of the scale proposed will impact them and other wildlife.

Question 5

Are there any other opportunities or constraints you would like to highlight, regarding suitability, availability or deliverability of the site?

All Sites:

- Wood Green Animal Shelter (brownfield site) is in the process of being sold. The site could easily be subject to residential planning in the near future which would be appropriate in scale to the needs of the community.

Site 3,4,5 & 6 Does not take into account schooling opportunities. Locally many schools are already over subscribed and the size of many of these proposals would inevitably put more pressure on them, and/or because for more traffic/noise and air pollution to and from school.