



Three Elms

Hereford

Statement of Community
Involvement

September 2016



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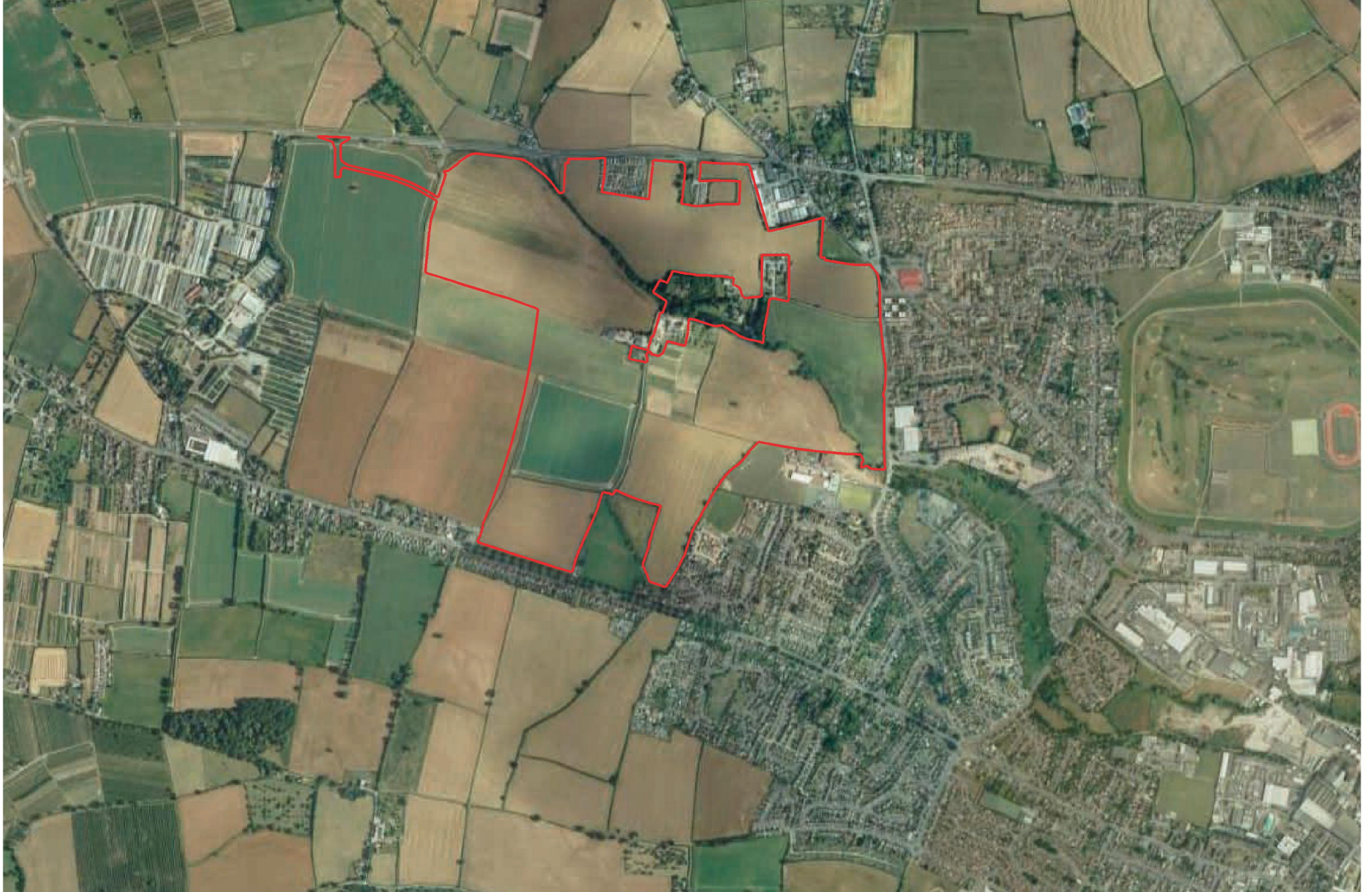
Project Code	00342D
Created by	JJ/JW/LY
Checked by	CC
Issue type	FINAL
Issued on	September 2016



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Aerial view of site



INTRODUCTION, PURPOSE & PROPOSED DEVELOPMENT

INTRODUCTION

This Statement of Community Involvement (SCI) has been submitted to Herefordshire Council on behalf of the Church Commissioners for England (the Commissioners) to accompany an Outline Planning Application made by the Commissioners for a sustainable urban extension on Land at Three Elms, Hereford.

This SCI should be read in conjunction with the other documents and drawings submitted alongside the application for planning permission.

PURPOSE

This SCI sets out the strategy that has been adopted for engaging local stakeholders and the wider community with regard to the proposed development. It provides details of meetings, hands-on planning groups, forums and exhibitions, along with key themes to have emerged. It also outlines how the process has informed the development of the proposals.

PROPOSED DEVELOPMENT

Herefordshire Council has allocated the Three Elms site for a sustainable urban extension in its Core Strategy (Policy HD5), which was adopted in October 2015.

The Commissioners have prepared an Outline Planning Application for the site, with all matters reserved except access, for:

- An urban extension comprising up to 1,200 homes (Use Class C3);
- Employment development (comprising Use Classes BI/B2/B8);
- A neighbourhood centre comprising a mix of retail (A1/2/3/5), health provision (Use Class D1) and leisure uses (Use Class D2);
- A new 1 form entry primary school;
- Park & Choose interchanges; and
- Open and play space, landscaping, highways, infrastructure and associated works.

The application seeks detailed permission for proposed accesses at:

- Three Elms Road;
- Kings Acre Road;
- Roman Road; and
- Employment only access from the Livestock Market.

A full description of the proposed development is provided in the Planning Statement and in Chapter 4 of the Environmental Statement (ES).

1. BACKGROUND

COMMITMENT TO ENGAGEMENT & HEREFORDSHIRE COUNCIL

COMMITMENT TO ENGAGEMENT

The Commissioners are committed to consulting with the local community regarding its proposed development of the site at Three Elms, Hereford.

With their consultant team, the Commissioners have undertaken an extensive programme of stakeholder and community engagement throughout the development of its proposals. This process of pre-application engagement is in keeping with the approach set out in Paragraphs 188-191 of the National Planning Policy Framework (March 2012).

This has involved continuous engagement through a series of meetings with Herefordshire Council including consultation with planning and conservation officers at the Council throughout the pre-application process. This engagement has been ongoing over many years; a list of meeting dates from September 2014 onwards is included at Page 45.

The community outreach process then began in April 2015 and centred on a Community Planning Weekend (CPW) held in May 2015. This event was supported by community animation in the lead-up to the CPW, and was followed by a Report Back presentation. Since these events, there have been two subsequent events to update the public. The next chapters provide further detail on these activities.

HEREFORDSHIRE COUNCIL

The Commissioners and its client team have engaged with Herefordshire Council throughout the development of the submitted proposals.

The process of community involvement carried out has been undertaken with direct regard to Herefordshire Council's Statement of Community Involvement (January 2016) with respect to "significant" applications (Point 10.16).

As excerpted here from the SCI's Point 10.15:

"Significant planning applications – Community engagement

The Council encourages anyone seeking planning permission to discuss their proposal first. The Council believes these are valuable as they allow discussions to take place around the likely acceptability of a proposed development.

As part of this process the Council always recommend that anybody seeking planning permission should discuss their proposal at an early stage with those potentially affected."

In the SCI's Point 10.17, the Council sets out applicant duties for community consultation. The table, right, outlines these actions and identifies how the Commissioners and its consultant team have involved the community and stakeholders at each stage.

For more information on the pre-application discussions between the Commissioners and Herefordshire Council in relation to the Site, please refer to Chapter 5.

Herefordshire Council's applicant duties for community consultation:	The Church Commissioners for England, with their consultant team, have:
<ul style="list-style-type: none"> Identify groups and/or individuals who should be involved 	<ul style="list-style-type: none"> Created and continually developed a community stakeholder database Implemented a wide programme of publicity at key milestones, including leafleting, letters by email and post, press adverts and media releases Undertaken a community outreach programme to encourage participation in Community Planning Weekend
<ul style="list-style-type: none"> Agree a method for their involvement Agree a timetable for their involvement 	<ul style="list-style-type: none"> Discussed approach with Council officers prior to beginning community engagement activities Invited the public to participate in collaborative design workshops at the Community Planning Weekend on 15 & 16 May 2015 Held subsequent events to continue discussions with the community and stakeholders: <ol style="list-style-type: none"> Community Update Exhibition, 2 July 2015 Pre-Submission Exhibition, 8 June 2016 Set up and maintained a dedicated web page for the project, and provided the public with a Freephone number and email contact so that the community could contact the team in their own time
<ul style="list-style-type: none"> Set out how any feedback from the consultation will be assessed 	<ul style="list-style-type: none"> Used workshop outputs from the Community Planning Weekend to create key themes and an illustrative Vision for the site, which was reported back to the community on 19 May 2015 Communicated additional feedback from the subsequent 2 July 2015 and 8 June 2016 events with the design team for consideration
<ul style="list-style-type: none"> Identify where the feedback has resulted in a revision to the proposal Include in the planning application a statement on the consultation exercise 	<ul style="list-style-type: none"> Prepared and submitted this Statement of Community Involvement, which sets out how community engagement has influenced the proposal (refer to Chapter 5)

2. OUTREACH & PUBLICITY

STAKEHOLDER DATABASE

At the beginning of the engagement process, a stakeholder database was developed which included 135 community groups, local politicians, and other key stakeholders. This included:

- Members of Herefordshire Council
- Members of Hereford City Council
- The surrounding parish councils of:
 - Breinton
 - Burghill
 - Holmer and Shelwick
 - Stretton Sugwas
- MPs for Hereford and South Herefordshire, and for North Herefordshire
- Representatives of local community, business and interest groups

The above individuals and groups received, by post or by email, an invitation to the Community Planning Weekend as well as subsequent events.

Throughout the process, those attending public events were invited to sign in. With this information, the stakeholder database was added to with every point of engagement, resulting in a list of more than 500 local stakeholders.



Attendees sign in at the Community Planning Weekend, May 2015



2. OUTREACH & PUBLICITY

COMMUNITY OUTREACH

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To encourage a good level of participation at the Community Planning Weekend and to explain JTP's role and the project objectives, a community outreach programme was carried out beforehand. This was an opportunity to introduce people to the Community Planning process, to begin to understand the local issues, and encourage their participation in the events. A series of visits were made to carry out pre-event informal conversations with people encountered around Hereford, as well as pre-arranged meetings with identified community/ stakeholder groups.

Throughout the community planning process, meetings were held with groups, representatives and organisations, including:

- Representatives of Bovingdon Park residents
- Hereford City Council
- Hereford Civic Society
- Representatives of Huntington residents
- Whitecross Hereford High School

An interested group approached the Commissioners and shared their intention to constitute themselves as a Community Land Trust (CLT), with the aspiration of delivering a small CLT within the Three Elms site. A meeting was held in London on 24th February 2016 to discuss their initial proposals. This proposal has not been considered further at this stage given the scope of an Outline Planning Application, but dialogue will be maintained.

THREE ELMS COMMUNITY GROUP

During the time that the planning application was being prepared, members of the local community established the Three Elms Community Group. As part of the Commissioners' commitment to continued engagement, the applicant and its design team have been in contact with the community group on a number of occasions.

This included a special meeting organised by the Three Elms Community Group on Wednesday 19 August 2015. At the request of the group, representatives of the Commissioners and JTP attended the meeting and answered prepared questions from the audience of about 50 people relating to proposals for the Three Elms site.

The questions and points raised by group members at that meeting included:

- The consideration of important existing aspects of the site, including:
 - Drainage, given yearly flooding at present
 - The possibility of an Environmental Impact Assessment, given protected species and ecological value
- The heritage impact of development close to the Conservation Area of Huntington
- The need for a buffer between Bovingdon Park and any proposed development

- Traffic and movement concerns, including:
 - Three proposed access points creating more congestion on existing roads
 - Safety concerns for Huntington Lane if promoted as a pedestrian and cycle route, especially at vehicular crossings
 - The creation of a rat run through the site with proposed access between Roman Road and Kings Acre Road
- The business model and ethics of the Church Commissioners for England
- Whether the Commissioners would look after the area between existing Bovingdon Park and the proposed employment area, given ecological value
- How the community could get involved in the then-draft emerging Local Plan Core Strategy and the then-proposed allocation of the Site
- The site area and residential development area
- The proportion of social housing that would be provided and how that relates to Council policy

2. OUTREACH & PUBLICITY MEDIA

Throughout the process of community engagement, the Commissioners and their team have worked with local media outlets to help disseminate information about the community events and the emerging proposals,

This has included:

- Placing press advertisements ahead of the public events
- Producing and distributing media releases at milestones throughout the process for editorial coverage, and inviting outlets to attend events
- Responding to queries from local media outlets

The Hereford Times has most closely followed the proposals, including regular coverage of the proposed development.

New plans for massive housing scheme revealed



The site for 1,200 homes on Hereford's western edge is enclosed by Roman Road to the north, Kings Acre Road to the south and Three Elms Road to the east.

4 Jun 2016 / Ian Morris

Share: [f](#) [t](#) [w](#) [e](#) [m](#) 19 comments

Don't be last to know! Get the latest local news straight to your inbox.

Sign up

UPDATED plans to build more than 1,000 homes on the edge of Hereford are to go on show next week.

The Church Commissioners for England have, over the past few months, been working on proposals for the major development on land at Three Elms.

A planning application has not yet been submitted but the latest designs for 1,200 homes on the land between Kings Acre Road and Roman Road will be on view at two exhibitions next Wednesday.

In addition to the homes, the "urban extension" includes employment development, a neighbourhood centre with a mix of retail, health provision and leisure uses, and a new single form entry primary school.

Screenshot of Hereford Times online article, 4 June 2016

LAND AT THREE ELMS, HEREFORD COMMUNITY PLANNING WEEKEND

FRIDAY 15 MAY, 1.45PM – 7.00PM

SATURDAY 16 MAY, 10.45AM – 4.00PM

Venue: Whitecross Hereford High School
Three Elms Road, Hereford HR4 0RN

The Church Commissioners for England invite you to the Land at Three Elms Community Planning Weekend to inform the drawing up of an illustrative masterplan for a sustainable new neighbourhood.

Land at Three Elms has been identified in Herefordshire Council's draft Local Plan as a location for a mixed use development to the west of Hereford. The Council has identified the land for around 1000 new homes, 10 hectares of employment land, new open space and recreation areas, which will form a sustainable new neighbourhood. This development can also help to bring long term investment into the city, including the delivery of new infrastructure.

Don't forget the Report Back!

Tuesday 19 May, 6.00PM – 7.30PM
at Whitecross Hereford High School

EVERYONE IS WELCOME!



For more information, see www.jtp.co.uk
or contact Jennifer Johnson at jj@jtp.co.uk or
Freephone 0800 0126730



Press advert which appeared in Hereford Times on 7 May 2015

2. OUTREACH & PUBLICITY

WEBPAGE & CONTACT DETAILS

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WEBPAGE

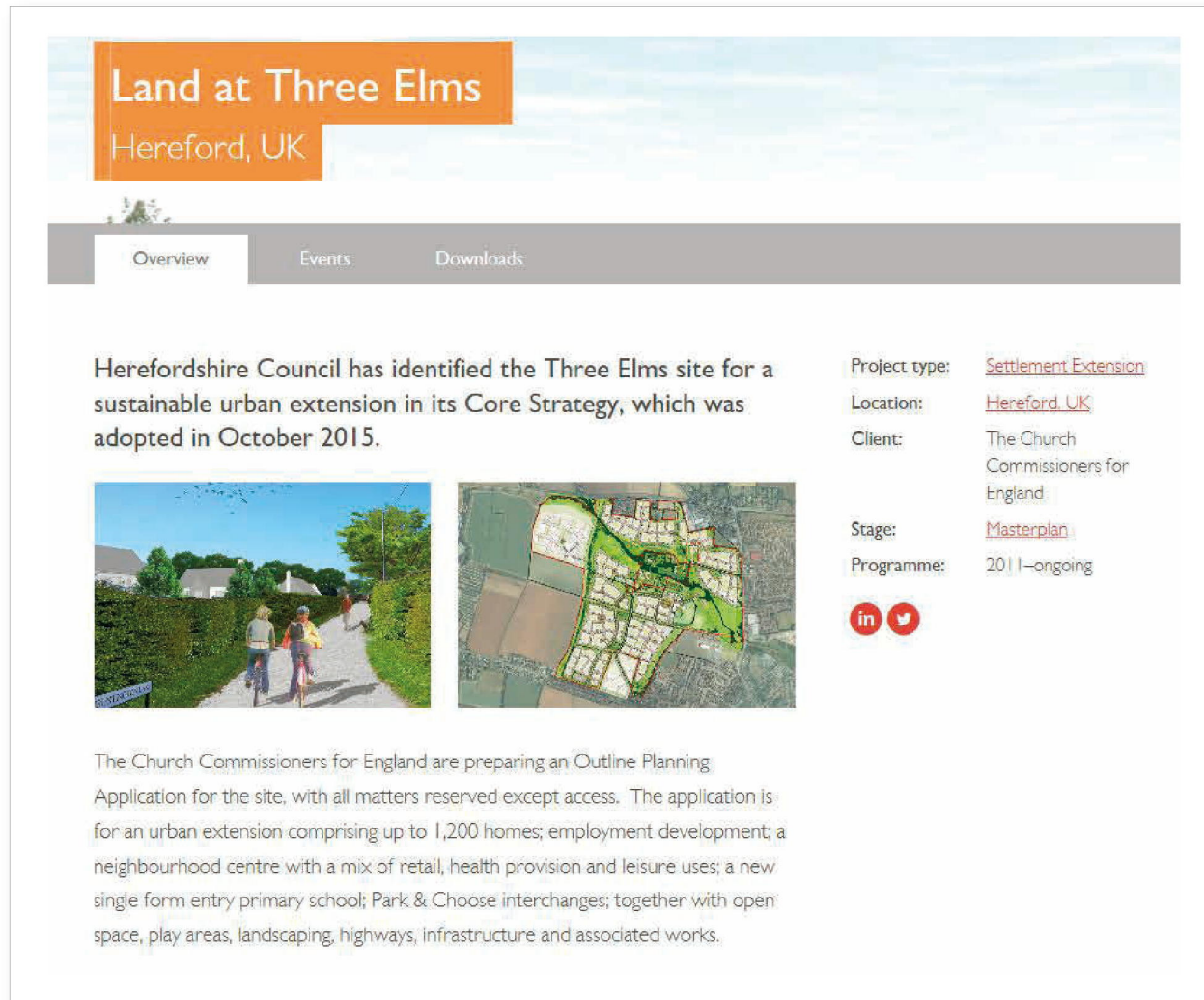
A webpage was set up displaying information about the proposals and has been updated throughout the community engagement and planning process. The website URL is:
www.jtp.co.uk/projects/community-planning/land-at-three-elms/

The webpage is user friendly and contains a significant amount of information about the proposals, the supporting evidence behind them and how the plans have been amended over time. The page includes background information, event listings and all materials from past events.

CONTACT DETAILS

Councillors, stakeholders and members of the public could contact the project team at any time about the development through the following communication methods:

- Freephone: 0800 0126730
- Email: community@jtp.co.uk



Screenshot of dedicated project webpage, taken 20 July 2016

LAND AT THREE ELMS, HEREFORD COMMUNITY PLANNING WEEKEND

Friday 15, Saturday 16 and Tuesday 19 May 2015

The Church Commissioners for England invite you to the Land at Three Elms Community Planning Weekend to inform the drawing up of an illustrative masterplan for a sustainable new neighbourhood.



EXHIBITION & WORKSHOPS

1.45pm - 7.00pm, Friday 15 May
10.45am - 4.00pm, Saturday 16 May

REPORT BACK

6.00pm - 7.30pm, Tuesday 19 May

VENUE

Whitcross Hereford High School

EVERYONE IS WELCOME!



The Land at Three Elms Community Planning Weekend is being organised by John Thompson & Partners on behalf of the Church Commissioners for England. For more information please visit www.jtp.co.uk or contact ennifer.ohnson@jtp.co.uk or on Freephone 0800 0126730.

jtp.co.uk

LAND AT THREE ELMS, HEREFORD

COMMUNITY PLANNING WEEKEND

Exhibition & Workshops: Friday 15 &
Saturday 16 May 2015
Report Back: Tuesday 19 May 2015

BACKGROUND

Up and down the country local authorities are required to plan for economic growth and the delivery of much needed new housing. Land at Three Elms has been identified in Herefordshire Council's draft Local Plan as a location for a mixed use development to the west of the city. The Council has identified the land for around 1000 new homes, 10 hectares of employment land, new open space and recreation areas, which will form a sustainable new neighbourhood. This development can also help to bring long term investment into the city, including the delivery of new infrastructure.

The Church Commissioners for England have appointed John Thompson & Partners (JTP) as masterplanners, to work with the local community to inform and influence the development of an illustrative masterplan for the land.

WHAT TO EXPECT AT THE COMMUNITY PLANNING WEEKEND

The Community Planning Weekend will be an opportunity to share local knowledge and contribute to planning the new neighbourhood through workshops and hands-on planning groups. There will also be an exhibition explaining the background of the site. Participation is on a drop-in basis – there is no need to pre-register – and you can stay for a short while, a few hours or the whole event if you are able to. Team members will be on hand to answer questions and discuss any points or comments raised throughout the two public workshop days.

Everyone is welcome!

REPORT BACK PRESENTATION

Following the public workshop days, the JTP led team will analyse and summarise the outcomes and draw up a new Vision for the Land at Three Elms, including an illustrative masterplan. This will be presented to the local community at 6.00pm, Tuesday 19 May at Whitcross Hereford High School.

Following the Community Planning Weekend, the design team will move forward to prepare an Outline Planning application for the site, which it is anticipated will be submitted to Herefordshire Council in early autumn 2015.

Refreshments will be provided

COMMUNITY PLANNING WEEKEND PROGRAMME

FRIDAY 15 MAY

EXHIBITION & WORKSHOPS

- 1.45pm Exhibition opens
- 2.00 Welcome and Introduction
- 2.15 Workshop 1 - Three Elms Today
What are the issues and opportunities in Hereford today?
What is the site's relationship with Hereford?
What are the challenges and opportunities for developing the site?
- Workshop 2 - Young People's Workshop
A chance for young people to talk about the site and draw ideas for the new neighbourhood.
- 3.15 Refreshment Break
- 3.30 Hands-on Planning Groups
Work in small, facilitated groups to consider key issues for the site and its relationship with Hereford and start to plan ideas for the future.
- 4.45 Refreshment Break
- 5.00 Reports Back from Hands-on Planning Groups
- 5.30 Workshops end but exhibition continues
- 7.00 Exhibitions closes

SATURDAY 16 MAY

EXHIBITION & WORKSHOPS

- 10.45am Exhibition opens
- 11.00 Welcome & Introduction
- 11.15 Workshop 3 - A Sustainable, New Neighbourhood for Tomorrow
Creating a sustainable, new neighbourhood with a strong community?
Housing and community facilities?
Landscape and ecology?
Connections and accessibility?
- Workshop 4 - Young People's Workshop
Another opportunity for young people to think about the site and draw ideas for the new neighbourhood.
- 12.45pm Lunch Break

- 1.30 Hands-on Planning Groups
Another opportunity to work in small, facilitated groups to plan ideas for the future.
- 3.00 Refreshment Break
- 3.15 Reports Back from Hands-on Planning Groups
- 3.45 Next Steps
- 4.00 Close of workshops and exhibition

TUESDAY 19 MAY

REPORT BACK PRESENTATION

- 6.00pm Report Back of the New Neighbourhood Concept
- 7.30 Close



The Land at Three Elms Community Planning Weekend is being organised by John Thompson & Partners on behalf of the Church Commissioners for England. For more information please visit www.jtp.co.uk or contact ennifer.ohnson@jtp.co.uk or on Freephone 0800 0126730.

jtp.co.uk

3. COMMUNITY PLANNING WEEKEND

INTRODUCTION



Workshop at the Community Planning Weekend, May 2015

When: Friday 15 May 2015, 1.45pm - 7.00pm,
Saturday 16 May 2015, 10.45am - 4.00pm
Where: Whitecross Hereford High School, Hereford

Around 250 people attended the Land at Three Elms, Hereford Community Planning Weekend at Whitecross Hereford High School on Friday 15 and Saturday 16 May 2015 to view a background exhibition and participate in workshops, walkabouts and hands-on planning groups to inform and influence the development of proposals for the land.

Ideas discussed included the importance of providing a range of house types and tenures to ensure a balanced community in the future, the need to carefully plan the relationship of the proposed new development with the neighbouring communities, including Huntington, the establishment of a publicly accessible corridor along Yazor Brook, including areas of woodland and meadowland park, the retention of Huntington Lane as a quiet hedgerow-lined lane for walking and cycling with limited vehicular access, and the creation of a community focus located to benefit new and existing residents with facilities including a new primary school and medical facilities.

This chapter details the methods used to engage with the local community during the Community Planning Weekend, including how participant views were captured and summarised.

3. COMMUNITY PLANNING WEEKEND

PUBLICITY, FORMAT & EXHIBITION

PUBLICITY

The Community Planning Weekend flyer, shown previously, was central to the pre-event publicity efforts. The flyer included details of the events, as well as the Freephone information line, a contact email and the dedicated project website address to allow people to get in touch with and request further information from the project team.

The event was publicised widely, including through:

- Direct invitations by post or email to the stakeholder database
- Solus distribution of over 4000 flyers including to homes in the area including east and west of Three Elms Road and Kings Acre Road
- Reporting coverage in the Hereford Times, as well as media releases sent to local press and radio
- A press advert in the Hereford Times

FORMAT

The Community Planning Weekend (CPW) was an opportunity for the community to discuss the proposed new neighbourhood and share local knowledge. Local people participated in two main types of workshops, which are summarised on the next pages:

- Issues-Dreams-Solutions ('Post-It') workshops
- Hands-On Planning workshops

The event was staffed by team members from a wide range of disciplines and backgrounds, including:

- Community planners, architects and urban designers, JTP
- Transportation and drainage experts from WYG
- Environmental expertise from Waterman Group
- Representation from the Commissioners
- Town planning expertise

The experienced team facilitated workshops sessions, and were on-hand for one-to-one conversations with event attendees.

EXHIBITION

Throughout the CPW and in addition to the workshops outlined, a background exhibition was on display. This explained various aspects of the site and culminated in constraints and opportunities diagrams. This information was designed to support attendees full participation in the activities; it also encouraged individual conversations between local people and team members.

The exhibition boards are included in Appendix A.



3. COMMUNITY PLANNING WEEKEND

PROBLEMS • DREAMS • SOLUTIONS

PROBLEMS - DREAMS - SOLUTIONS 'POST-IT' WORKSHOPS

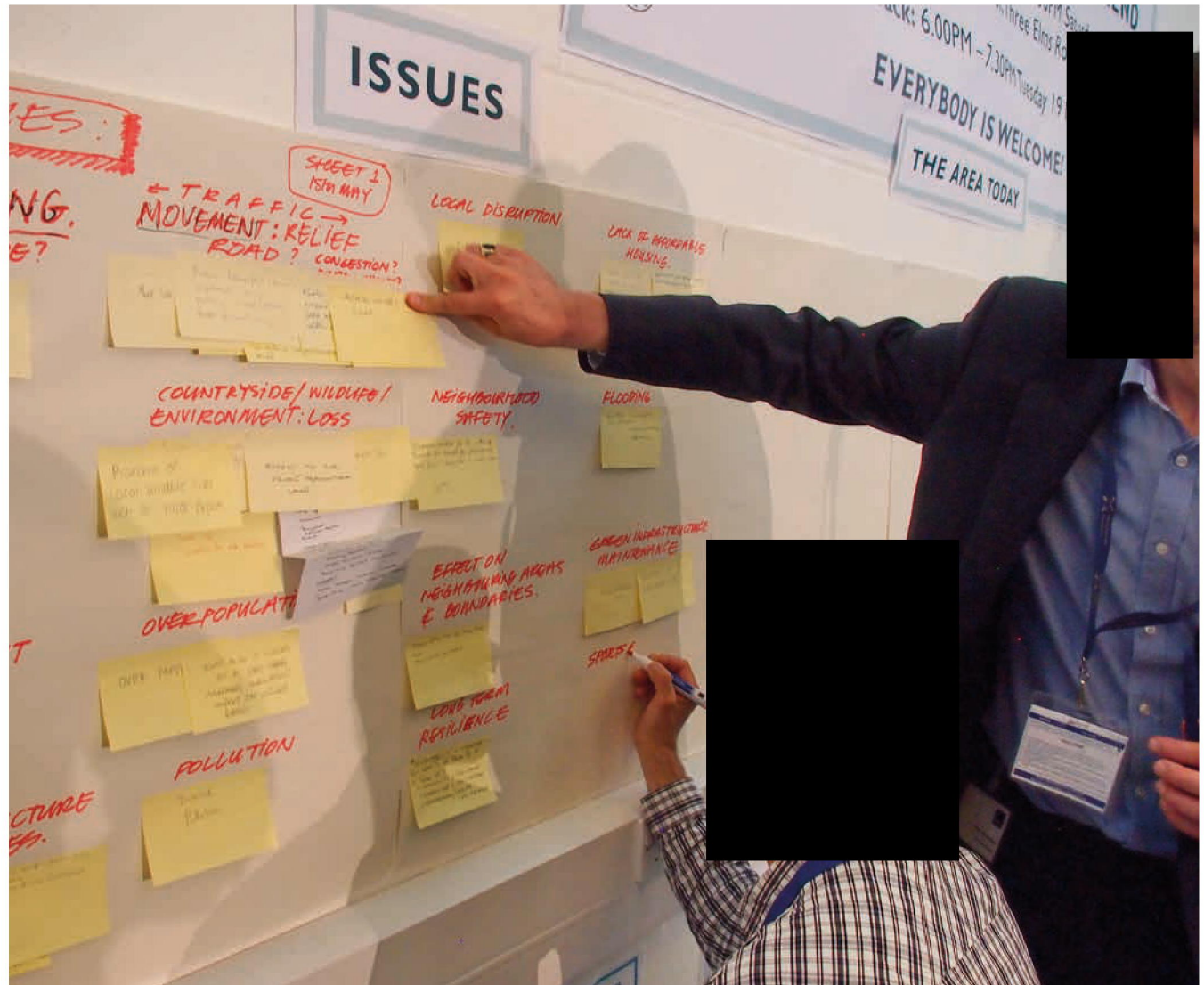
In these workshops, participants contributed their suggestions by jotting them down on Post-It notes, which were then gathered in by the JTP facilitators and grouped to identify key themes.

These workshops had three parts:

1. Problems: What are the problems with the site and surrounding area today? What are people's concerns?
2. Dreams: What would the community like to see happen?
3. Solutions: How can the development address issues and support the community's aspirations for the site?

Ideas were discussed as they arose enabling a full dialogue between all participants in a fully inclusive process. The combination of written ideas and professional facilitation allowed the ideas of the less confident to be placed on an equal footing with those of the more experienced.

After the workshops, the community planning team summarised the Post-It notes into 'Issues' and 'Actions'. These summaries are included on the next pages.



Storyboarding Post-It Notes submitted as part of the Problems - Dreams - Solutions workshop, May 2015

3. COMMUNITY PLANNING WEEKEND

FRIDAY ISSUES & OPPORTUNITIES

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FRIDAY ISSUES

Uncertainty:

- What will be delivered, when, starting where, at what quality

Movement and transport:

- How to cope with current heavy traffic volumes, even before new development
- Relationship between the site's development and proposed Relief Road
- Better public transport services and cycling facilities needed

Construction phase:

- Concerns about pollution and noise, especially during construction

Sensitive design:

- Impact on Huntington Lane: existing community, walking route
- Development must be sensitive to residents in surrounding communities

Local character:

- Area has countryside character that should be reflected in proposals: density, views, design – not 'overdevelopment'

Environment and ecology:

- Need to protect natural landscape and wildlife and mitigate negative environmental impacts, especially water/flooding

Community infrastructure:

- Need to invest in existing community services, facilities - many are already under pressure

Housing and employment:

- Will new homes be affordable, sustainable?
- Younger population needs to be catered for in terms of housing, employment
- Relationship between housing provision and employment opportunities for growing population – are there enough 'quality' jobs?

FRIDAY OPPORTUNITIES

Sustainable community:

- Encourage young people to put down roots in Hereford

Movement and transport:

- Provide attractive alternatives to car travel: good footpaths, cycle ways, public transit
- Think strategically about investments in the existing road network

Local character:

- Maintain the natural beauty of area while also providing new uses in green open spaces (recreation and sports facilities, allotments)

Housing and employment:

- Opportunity to be innovative with housing: eco-friendly, imaginative design
- Create jobs and training opportunities for local people through site delivery and employment space

Environment and ecology:

- Work with local ecology to protect and improve habitats
- Integrating education and the arts with the natural environment

3. COMMUNITY PLANNING WEEKEND

SATURDAY ISSUES & OPPORTUNITIES

SATURDAY ISSUES

Movement and transport:

- Additional traffic on already congested road network
- Lack of certainty on plans for bypass and access points to site

Employment:

- Lack of quality, high pay employment in Hereford

Environment and ecology:

- Need to preserve views of nature and Hereford
- Careful attention needed to avoid flooding, especially along Yazor Brook

Infrastructure:

- Broadband, mobile networks not up to modern-day standards

Sensitive design:

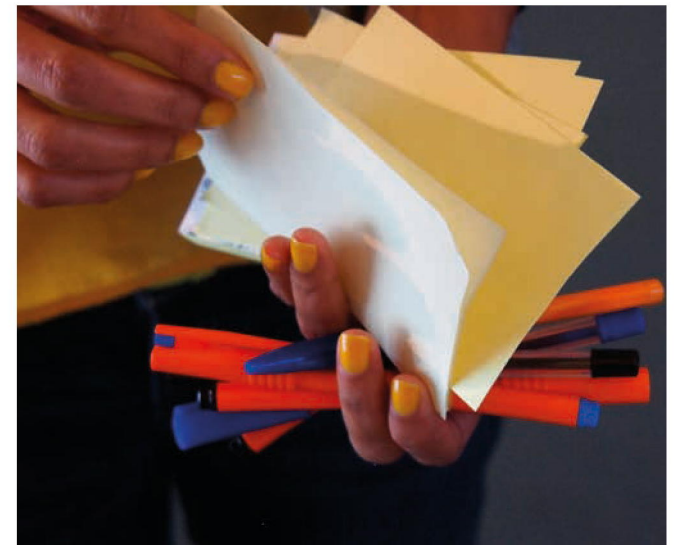
- Impacts on neighbouring residents need to be mitigated
- Concerns about scale and density of development

Community infrastructure:

- More medical facilities needed
- Relationship of new primary with current schools (Whitecross, Trinity)

Housing:

- Young people not catered for in terms of facilities, housing
- Lack of affordable housing in Hereford

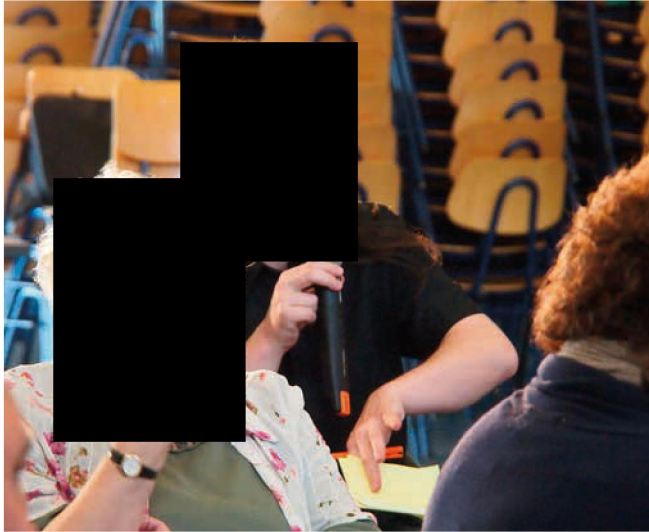


Problems - Dreams - Solutions workshop, May 2015

3. COMMUNITY PLANNING WEEKEND

SATURDAY ISSUES & OPPORTUNITIES

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SATURDAY OPPORTUNITIES

Local character:

- Blend Hereford's character with countryside

Schools:

- Plan 'in the round' for education provision, linking up existing schools with new provision

Sustainable community:

- Create spaces that help to join new and existing communities
- Provision for Hereford's growing elderly population

Housing:

- Be innovative and sustainable in housing provision, construction methods

Local business:

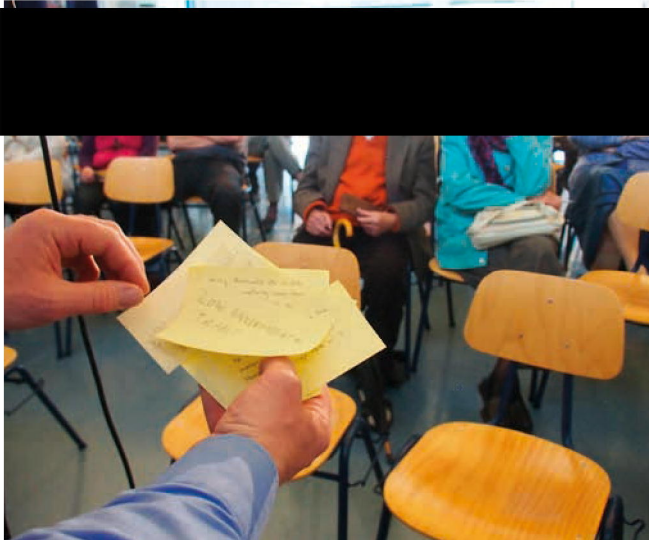
- Use retail and employment space to support local business

Movement and transport:

- Discourage car use by providing infrastructure/ services that make walking, cycling and public transit safe and easy

Environment and ecology:

- Incorporate existing trees and hedgerows to create a green artery across the site
- Better management of water flows to reduce flood risk



Problems - Dreams - Solutions workshop, May 2015

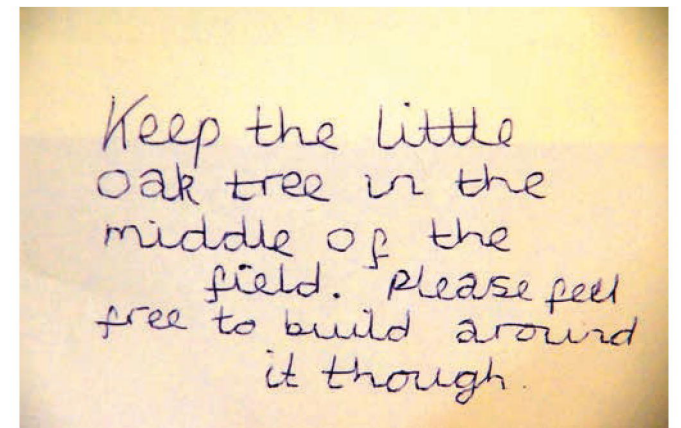
3. COMMUNITY PLANNING WEEKEND

YOUNG PEOPLE'S WORKSHOP

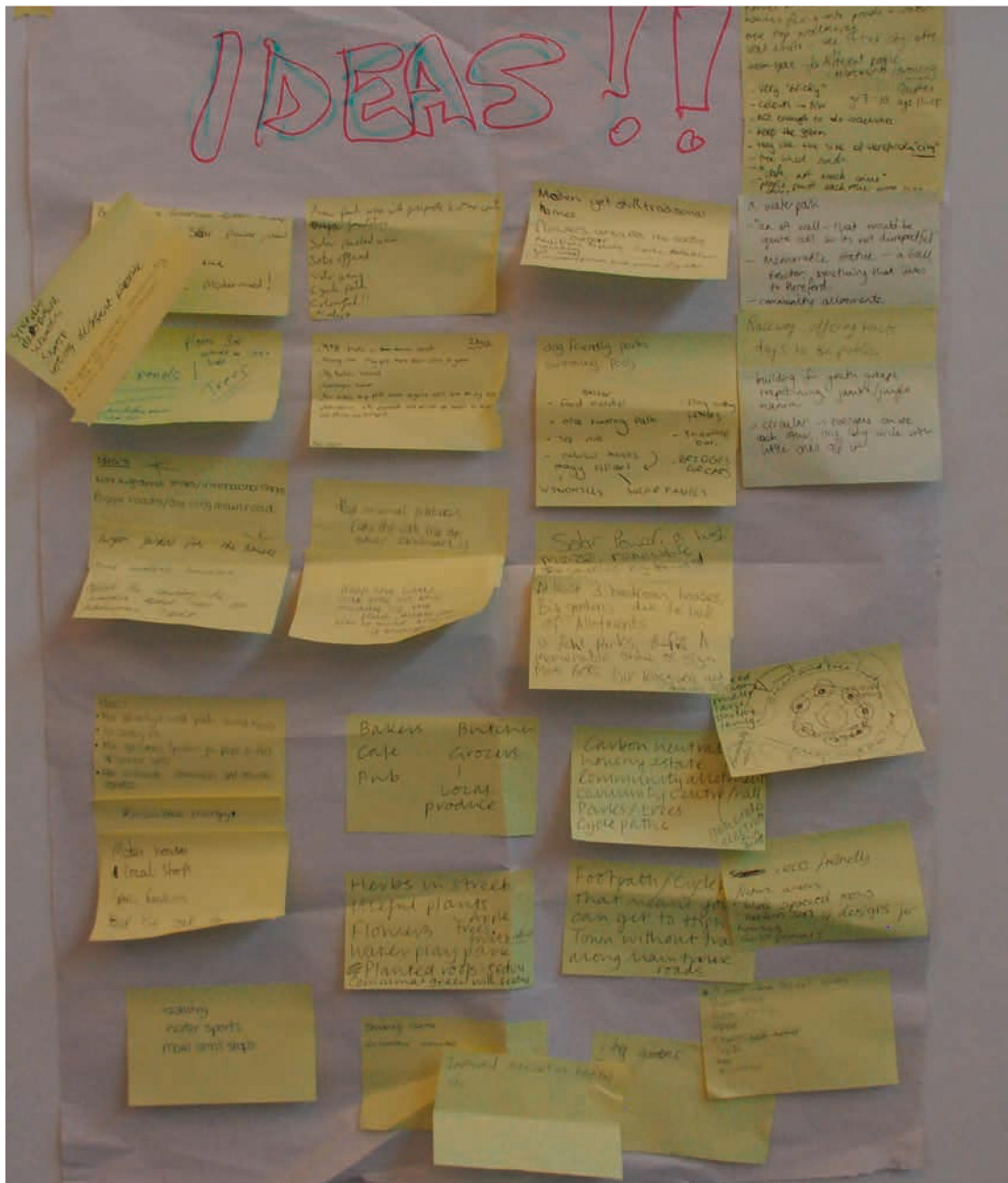
As part of the Community Planning Weekend, the team worked with young people to ensure that the views of the younger generation were included, while also providing a learning opportunity to students.

On the Friday of the Community Planning Weekend, students from Whitecross Hereford High School took part in workshops during class before presenting their ideas to the public audience.

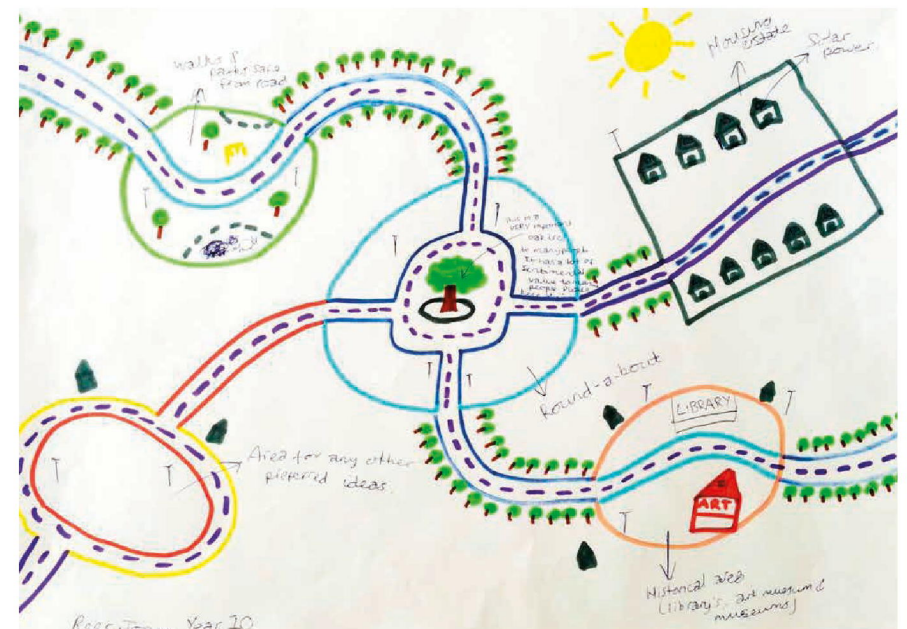
In this workshop, students wrote about and discussed what they liked most about where they live, and then what they felt could be improved. They then created their own drawings – an opportunity to share ideas for the site and its relationship with Hereford.



Outputs from the Young People's workshop, May 2015



Outputs from the Young People's workshop, May 2015





3. COMMUNITY PLANNING WEEKEND

HANDS-ON PLANNING

HANDS-ON PLANNING WORKSHOPS

These sessions provided the opportunity for participants to explore the physical implications of the ideas that had already emerged through the Post-It workshops.

Several small groups worked simultaneously with members of the facilitation team around large-scale maps enabling the group to develop their ideas. The results were recorded in a visual form and each group explained their ideas to everyone present in a plenary report back session.

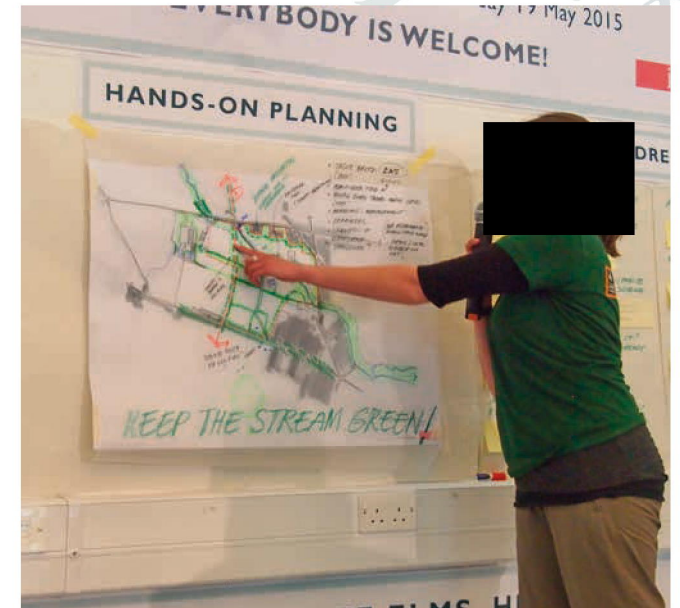
The 'visuals' from each Hands-On Planning session were then displayed and formed part of the expanding exhibition.

Building on emerging themes from the earlier Post-It workshops, participants broke into the following groups:

- Keep The Stream Green
- Social Access
- In The Thick Of It
- Connecting Community
- The Bigger Picture
- Huntington Hamlet
- Sustainability Principles
- Huntington Heart
- Cycle of Change
- Creative Industries
- Green Link
- North-West Focus

A further group on Saturday went on a minibus tour of the nearby settlements of The Furlongs, The Rose Garden, Braemar Gardens and St James.

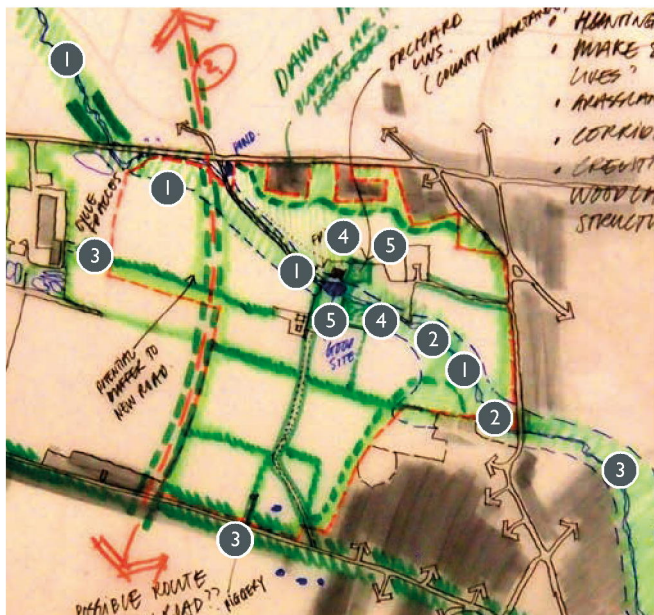
Each group's work is recorded in the next pages.



Hands-On Planning workshops, May 2015

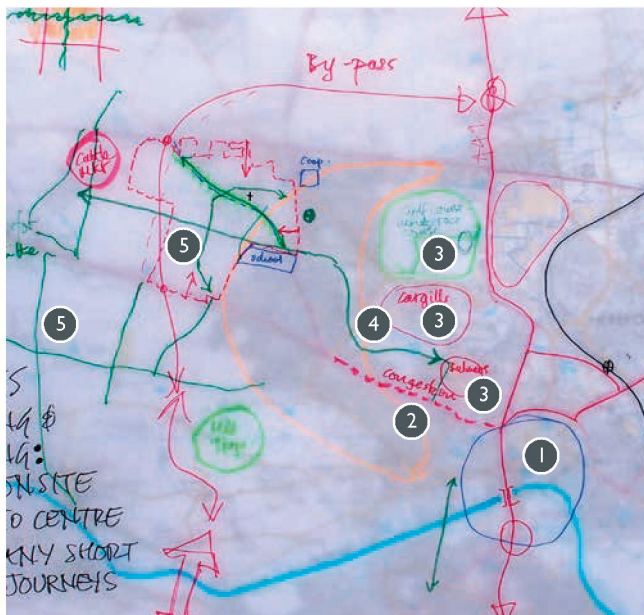
3. COMMUNITY PLANNING WEEKEND

HANDS-ON PLANNING



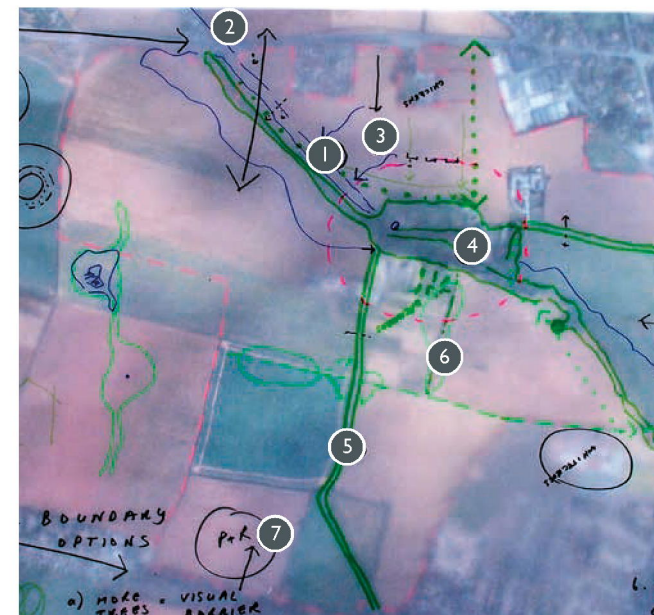
KEEP THE STREAM GREEN

- Trees planted in new development to be long lived varieties and suitable for their location
 - Future management should be carefully considered and planned early
- Enhance Yazor Brook and the Huntington ponds
 - Wildflower grasslands and designated woodland for biodiversity
 - Create Green Corridors To Wider Landscape
 - Developed existing orchard areas for habitats and food production
 - New allotment gardens



SOCIAL ACCESS

- Single crossing over River Wye
- Congestion hotspot on Whitecross Rd
- Barrier to movement caused by Bulmers, Cargill and Racecourse
- Good cycle link towards city centre, but last section not well planned
- Network of existing and new foot and cycle paths on land at Three Elms

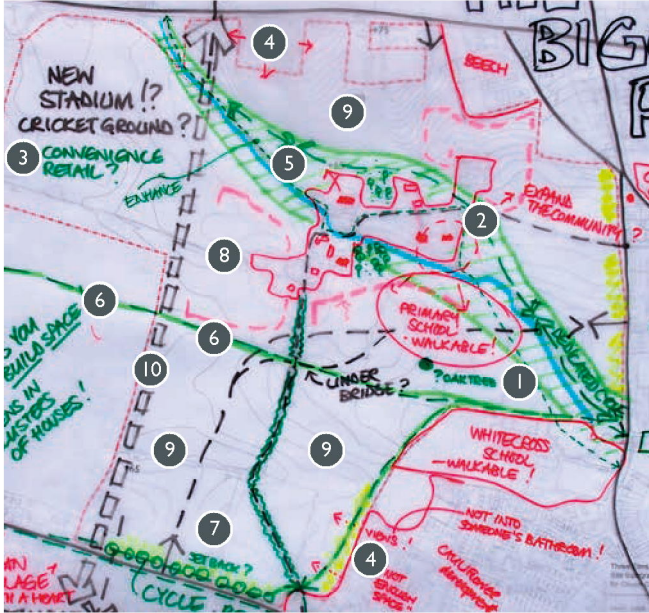


IN THE THICK OF IT

- Boundary options
 - more trees = visual barrier
 - grassland = physical barrier
- Retain hedge and brook
 - Views of Credenhill Wood
 - Water to fall to the Yazor Brook
 - Protect conservation area and setting
 - Traffic in Huntington Lane – to become cycle/ pedestrian route
 - Ecological corridor
 - Park and ride

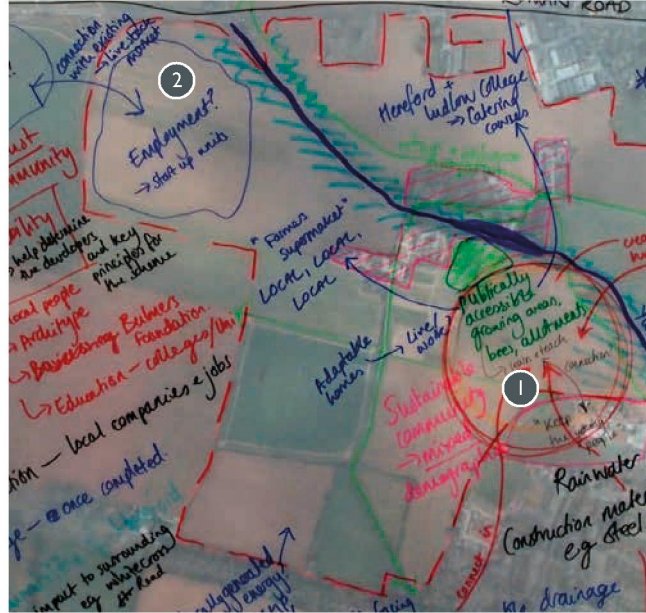
3. COMMUNITY PLANNING WEEKEND

HANDS-ON PLANNING



THE BIGGER PICTURE

- 1 Primary and secondary schools: walkable
- 2 Expansion of community from Huntington Church
- 3 Possible sports uses plus employment
- 4 Proximity to & views from existing properties to be considered
- 5 Build space into the development
- 6 New public route (former rail line)
- 7 Set development back from Kings Acre Road
- 8 Possible development south-west of Huntington
- 9 Create clusters of houses around green spaces
- 10 Potential Relief Road corridor



SUSTAINABILITY PRINCIPLES

- 1 Central hub with growing areas (e.g. allotments / orchards / gardens) for use as learning resource
- 2 Employment area including start up units, live work and adaptable homes to allow for home working

SUSTAINABILITY PRINCIPLES (CON'D)

- Create a "Sustainability Board" with local people, professionals, councillors, Bulmers Foundation, Hereford College, etc
- Plan sustainability throughout project through planning (the Sustainability Board), construction and living stage
- Integrate sustainability principles – south facing roofs, integrated technologies e.g. air source heat pumps

3. COMMUNITY PLANNING WEEKEND

HANDS-ON PLANNING

CONNECTING COMMUNITY

- Indoor and outdoor activities within Hereford supply a good range of recreation for all ages.
- Good supply of retail in city centre, including new shopping and entertainment centre – 'The Old Market'.
- Bobblestock, Westfields, Kings Acre and Moor Farm all form the eastern edge of the site – look towards the city for activities / facilities.
- New development should provide a community 'heart' to serve existing and new residents.
- Whitecross High School is keen to be involved and act as a catalyst.



HUNTINGTON HAMLET

NB: This group began with a walkabout around Huntington

- 1 Create a green buffer to Huntington hamlet
- 2 Provide a green or orchard between the Old Coach House and Newcourt Farm that protects the view of the church
- 3 Realign footpath away from boundary
- 4 Huntington Lane to become a footpath and cycle way with limited vehicular access
- 5 Retain and extend the existing orchard
- 6 Primary school located in centre of neighbourhood and in close proximity to secondary school
- 7 Retain existing oak tree
- 8 Clean Yazor Brook





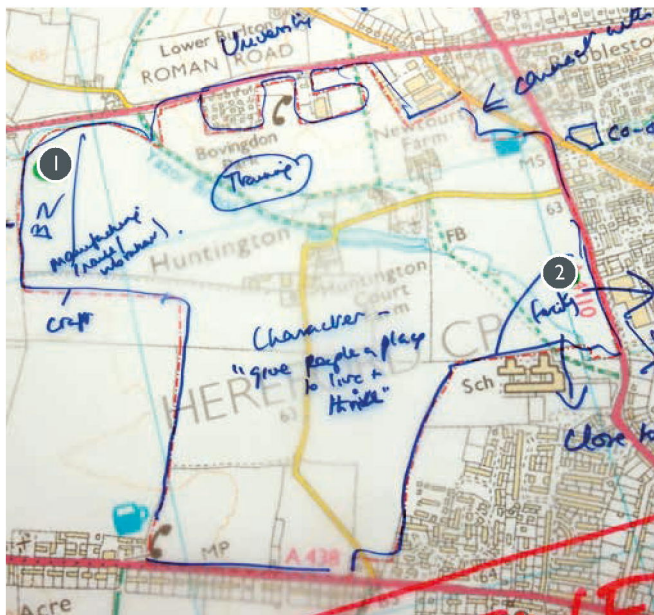
- ## HUNTINGTON HEART (CON'D)

- ## CYCLE OF CHANGE

- 1 Main direction of traffic is towards the East
- 2 Congestion hotspots
- 3 Proposed relief road route through site
- 4 Important to learn from problems caused by new Belmont development
- 5 Section of Relief Road that might not be needed
- 6 Air quality problems caused by town centre traffic
- 7 Key area for improving cycle network
- 8 'Park and choose' facilities proposed
- 9 Network of footpaths

3. COMMUNITY PLANNING WEEKEND

HANDS-ON PLANNING



CREATIVE INDUSTRIES

Incorporate creative industries on the site:

- 1 Appropriate for manufacture of physical products, eg woodworking, ceramics, blacksmithing, sculpture, welding etc (b2 due to noise / vibration)
- 2 Closer to city centre for engagement / accessibility / showcase opportunities, eg music, visual arts, film, jewellery, graphics, digital art, recording studio, fab labs

CREATIVE INDUSTRIES (CON'D)

- Diversity of creative industries in Hereford - excellent reputation though often "under the radar"
- Hereford is bidding to be UK City of Culture in 2021
- Large number of micro-S.M.E.s.
- Everyone's health and wellbeing (esp. retired/ elderly) benefit from creative activities (e.g. life drawing)
- Lack of high speed internet
- Employment / training on site should tie up with existing training, e.g. at Herefordshire & Ludlow College
- Develop links with the courtyard centre for the arts



GREEN LINK

- 1 Wildlife and nature route
- 2 Low rise housing suited to the elderly
- 3 Growing the school
- 4 New public route (former rail line)
- 5 Farm retreat or spa, plus small scale industry
- 6 Green streets, linear park, higher density housing
- 7 Potential relief road corridor