

Update to the Open Space Addendum, September 2019

Introduction

Since the publication of the addendum to the KKP Open Space study there the site list in the Local Plan has been updated. Site AKR/18 Yew Tree Walk (85 dwellings) has been removed from the site allocation list. Following receipt of further information the site has been reclassified as Greenfield.

There has been no evidence of the field has ever been previously developed. The plateau has been formed by the deposit of unwashed and ungraded pulverised fuel ash from the former power station. Any construction would therefore require extensive piling and this is also likely to make any development unviable.

Site WFR/CB/3 Land off Station Drive, Blakedown (50 dwellings) is an additional site. This is a mixed development of residential and car parking for the Blakedown train station. The development will help to meet housing need in Blakedown and to meet additional car parking demand at the station.

There is also an additional site L1/13 Land off Zortech Avenue has also been added to the local plan. This part of the former Burlish Golf Course and has been allocated for employment use. As it is for employment only this would not form part of the open space requirements. Housing sites AS/1, AS/5, BHS/18 and BW/4 have already received planning permission for development so are not included in the summary site table below.

Please note for site MI/5 Baldwin Road a housing dwelling number of 73 is used. The site has been allocated for 19 dwellings, but in addition to this it has planning permission for a further 54 dwellings. The revised open space standard provisions for each area in the district are outlined below.

Kidderminster Town

This area has been identified as having capacity for 932 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 2088. The recommended quantity standard provision for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	1.17
Natural and semi-natural	4.26	8.89
Amenity Greenspace	0.78	1.63
Allotment	0.18	0.38
Provision for children and young people	0.12	0.25

(ha per 1,000 population)

Kidderminster North

This area has been identified as having capacity for 1463 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 3,277. The recommended quantity standard provision for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	1.84
Natural and semi-natural	4.26	13.96
Amenity Greenspace	0.78	2.56
Allotment	0.18	0.59
Provision for children and young people	0.12	0.39

(ha per 1,000 population)

Kidderminster East

This area has been identified as having capacity for 1440 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 3,226. The recommended quantity standard provision for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	1.81
Natural and semi-natural	4.26	13.74
Amenity Greenspace	0.78	2.52
Allotment	0.18	0.58
Provision for children and young people	0.12	0.39

(ha per 1,000 population)

Stourport-on-Severn

The scenario is identified as having capacity for 1038 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 2,325. The recommended quantity standard provision for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	1.30
Natural and semi-natural	4.26	9.91
Amenity Greenspace	0.78	1.81
Allotment	0.18	0.42
Provision for children and young people	0.12	0.28

(ha per 1,000 population)

Bewdley

The scenario is identified as having capacity for 225 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 504. The recommended quantity standard provision for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	0.28
Natural and semi-natural	4.26	2.15
Amenity Greenspace	0.78	0.39
Allotment	0.18	0.09
Provision for children and young people	0.12	0.06

(ha per 1,000 population)

Rural Villages

The scenario is identified as having capacity for approximately 108 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 242. The recommended quantity standard provision for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	0.14
Natural and semi-natural	4.26	1.03
Amenity Greenspace	0.78	0.19
Allotment	0.18	0.04
Provision for children and young people	0.12	0.03

(ha per 1,000 population)

Strategic Allocation Sites

In recognizing that for large scale developments proposals such as new settlements or urban extensions, most of the provision should look to be delivered on site. The Local Plan proposes two strategic allocation sites for development. These have been separated out below to show the open space requirements.

Lea Castle Development

The scenario is identified as having capacity for 1400 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 3,136. The recommended quantity standard provisions for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	1.76
Natural and semi-natural	4.26	13.36
Amenity Greenspace	0.78	2.45
Allotment	0.18	0.56
Provision for children and young people	0.12	0.38

(ha per 1,000 population)

Eastern Extension development

The scenario is identified as having capacity for approximately 1,440 dwellings. Using the Wyre Forest occupancy rate of 2.24 persons per household this will result in a population growth of 3,226. The recommended quantity standard provision for Wyre Forest is used to calculate the potential open space and play requirements as:

Typology	Quantity Standard	Open Space Requirement
Parks and Gardens	0.56	1.81
Natural and semi-natural	4.26	13.74
Amenity Greenspace	0.78	2.52
Allotment	0.18	0.58
Provision for children and young people	0.12	0.39

(ha per 1, 000 population)

The table below is the updated version of table 4.15: Open Space Requirements for individual residential developments sites in the Open Space Study. The exact nature and location of provision associated with these developments should be fully determined through the local planning process, which may in some instances, for example, include off site contributions in the form of enhancing existing sites where appropriate.

Summary

The document updated the addendum report on Open Space, in line with the Local Plan. As stated in policy 20C in the Local Plan Pre-Submission, any development exceeding 10 or more dwellings should make provision for green space and outdoor community uses.

For any semi natural green space in future developments this will also need to be consistent with policy 14 in the local plan. In cases in which it will be impracticable and inappropriate to deliver all the open space typologies on site, developer contributions will be sought and secured through a legal agreement such as section 106 agreements. This will be consistent with the revised NPPF as shown in paragraph 96 in regard to good quality open space, and also the Local Plan policy 9 in promoting good health.

Location	Ref	Housing Capacity	Population	Parks	NSN	AGS	Allotment	Play
Kidderminster Town								
Lea St School	AS/6	24	54	0.03	0.23	0.04	0.01	0.01
N of Bernie C. Walk	AS/20	9	20	0.01	0.09	0.02	0.00	0.00
Bromsgrove St	BHS/2	35	78	0.04	0.33	0.06	0.01	0.01
Timber Yard Park Lane	BHS/16	55	123	0.07	0.52	0.10	0.02	0.01
Kidderminster Fire Station	BHS/38	20	45	0.03	0.19	0.03	0.01	0.01
Boucher Building	BHS/39	10	22	0.01	0.10	0.02	0.00	0.00
Churchfields	BW/1	231	517	0.29	2.20	0.40	0.09	0.06
Limekiln Bridge	BW/2	80	179	0.10	0.76	0.14	0.03	0.02
Sladen School	BW/3	72	161	0.09	0.69	0.13	0.03	0.02
BT building Mill Street	FHN/11	40	90	0.05	0.38	0.07	0.02	0.01
Ambulance Station	FPH/5	12	27	0.02	0.11	0.02	0.00	0.00
British Sugar Phase 2	FPH/10	58	130	0.07	0.55	0.10	0.02	0.02
Severn Grove shops Rifle Range	FPH/15	12	27	0.02	0.11	0.02	0.00	0.00
Naylors Field Sutton Park Rise	FPH/18	35	78	0.04	0.33	0.06	0.01	0.01
164/5 Sutton Park Road	FPH/19	4	9	0.01	0.04	0.01	0.00	0.00
Stourminster School	OC/11	56	125	0.07	0.53	0.10	0.02	0.02
Land at Low Habberley Phase 1	WA/KF/3	120	269	0.15	1.15	0.21	0.05	0.03
British Sugar Phase 1 remainder	FPH/23	59	132	0.07	0.56	0.10	0.02	0.02
Kidderminster North								
Lea Castle Hospital	WFR/WC/15	600	1344	0.75	5.73	1.05	0.24	0.16
Sion Hill School	WFR/WC/18	56	125	0.07	0.53	0.10	0.02	0.02
Lea Castle East A451	WFR/WC/32	300	672	0.38	2.86	0.52	0.12	0.08
Lea Castle West A449	WFR/WC/33	400	896	0.50	3.82	0.70	0.16	0.11
Lea Castle North Axborough Lane	WFR/WC/34	100	224	0.13	0.95	0.17	0.04	0.03
Rock Tavern car park Caunsall	WFR/WC/36	3	7	0.00	0.03	0.01	0.00	0.00

Land at Caunsall Road	WFR/WC/37	4	9	0.01	0.04	0.01	0.00	0.00
Kidderminster East								
Husum Way	OC/5	30	67	0.04	0.29	0.05	0.01	0.01
r/o Offmore	OC/6	300	672	0.38	2.86	0.52	0.12	0.08
Comberton Lodge	OC/12	10	22	0.01	0.10	0.02	0.00	0.00
Land at Stone Hill North	OC/13N	1100	2464	1.38	10.50	1.92	0.44	0.30
Stourport-on-Severn								
Cheapside	AKR/2	72	161	0.09	0.69	0.13	0.03	0.02
Swan Hotel/Working Mens Club	AKR/7	20	45	0.03	0.19	0.03	0.01	0.01
Queens Road shops	AKR/10	22	49	0.03	0.21	0.04	0.01	0.01
Pearl Lane	AKR/14	250	560	0.31	2.39	0.44	0.10	0.07
Carpets of Worth	AKR/20	110	246	0.14	1.05	0.19	0.04	0.03
Land west of former school site Consiton Crescent (formerly part of golf course)	LI/11	200	448	0.25	1.91	0.35	0.08	0.05
County Buildings	MI/1	40	90	0.05	0.38	0.07	0.02	0.01
Baldwin Road	MI/5	73	164	0.09	0.70	0.13	0.03	0.02
Steatite Way	MI/6	106	237	0.13	1.01	0.19	0.04	0.03
Worcester Road Car Sales (southern part)	MI/7	15	34	0.02	0.14	0.03	0.01	0.00
3 Sandy Lane Titton	MI/11	13	29	0.02	0.12	0.02	0.01	0.00
Land adj. Rock Tavern Wilden Lane	MI/24	2	4	0.00	0.02	0.00	0.00	0.00
School site Coniston Crescent	MI/38	115	258	0.14	1.10	0.20	0.05	0.03
Bewdley								
Bewdley Fire Station	BR/BE/1	15	34	0.02	0.14	0.03	0.01	0.00
Stourport Road triangle	WA/BE/1	100	224	0.13	0.95	0.17	0.04	0.03
Catchem's End	WA/BE/3	75	168	0.09	0.72	0.13	0.03	0.02
Land south of Habberley Road	WA/BE/5	35	78	0.04	0.33	0.06	0.01	0.01
Rural Villages								
Lem Hill Nurseries	BR/RO/2	20	45	0.03	0.19	0.03	0.01	0.01
Alton Nurseries	BR/RO/21	4	9	0.01	0.04	0.01	0.00	0.00

Bellmans Cross Shatterford	WA/UA/1	16	36	0.02	0.15	0.03	0.01	0.00
Allotments Upper Arley	WA/UA/4	10	22	0.01	0.10	0.02	0.00	0.00
Red Lion Court Bridgnorth Road	WA/UA/6	2	4	0.00	0.02	0.00	0.00	0.00
Fold Farm Chaddesley Corbett	WFR/CC/8	6	13	0.01	0.06	0.01	0.00	0.00
Land off Station Drive	WFR/CB/3	50	112	0.06	0.48	0.09	0.02	0.01