



# Ludgvan Parish

## Housing Needs Survey Summary of results

November 2014

Affordable Housing Team  
Cornwall Council

# Introduction

Cornwall Council's Affordable Housing Team in partnership with Ludgvan Parish Council conducted a housing needs survey. The information collected will be used to help identify the current local need for affordable housing in the parish and the size and type required. It will also help the Parish Council in the preparation of a neighbourhood plan.

A postcard advising households of the survey and how to access the online questionnaire were sent to every household living within the Parish as well as those on the Homechoice housing needs register who have a local connection to the Parish. In total 1686 postcards were sent on 30<sup>th</sup> September 2014 and the closing date for completion of the survey was 31<sup>st</sup> October 2014.

This document sets out a summary of the survey results, and includes additional data from Cornwall Council's Homechoice register and Help To Buy South West. As well as questions regarding housing need, and whether further development would be supported the survey aimed to take a snapshot of the current housing situation within the Parish. This summary document will focus on the need for affordable housing within the Parish however a copy of the full results excluding personal data is included as appendix 1.

## **Local connections and need for affordable housing**

**In total 122 households responded to the survey**

**Of those who responded 27 households require affordable housing.**

The Affordable housing team have analysed the responses of those requiring affordable housing to better understand their local connection.

- 19 households have lived within the Parish for more than 3 years
- An additional 2 households work within the Parish for 16 hours or more
- 1 respondent has previously lived within the Parish for over 5 years
- 3 households have a family connection where a member of their family has lived within the Parish for 5 years or over.
- There were 2 incomplete entries.

The most common reasons for needing to move were:

- To move to a more affordable home
- Currently renting but would like to buy
- Current home is too small
- Living with friends/family and would like to live independently.

Of those needing to move 15 households needed to do so within the next 2 years.

Households were asked if they are currently registered for affordable housing. HomeChoice registered local housing need in the parish is currently 188 households. Of the 27 households identified by this survey requiring affordable housing, 9 new households have been identified who are not currently registered for affordable housing.

## HomeChoice

<b>Size of Accommodation</b>						
<b>Applicant Type</b>	1Bed	2Bed	3Bed	4Bed	5bed	<b>Total</b>
Band A	0	0	0	0	1	<b>1</b>
Band B	2	6	4	1	1	<b>14</b>
Band C	13	11	8	4	0	<b>36</b>
Band D	18	9	0	0	0	<b>27</b>
Band E	60	39	11	0	0	<b>110</b>
<b>Total</b>	<b>93</b>	<b>65</b>	<b>23</b>	<b>5</b>	<b>2</b>	<b>188</b>

Of those with a local connection, 36 households on the Homechoice register have stated a preference for living in Ludgvan Parish.

# Affordable Housing Requirements

The following information identifies the type of affordable housing required. It should be noted that not all of the households who identified a need for affordable housing answered all of the questions.

## Location

Respondents who indicated their need for affordable housing were asked where they would like to live within the Parish.

<b>Ludgvan</b>	7
<b>Crowlas</b>	0
<b>Long Rock</b>	1
<b>Nanclendra</b>	1
<b>Lelant Downs</b>	1
<b>Canonstown</b>	0
<b>Anywhere within the Parish</b>	9
<b>Outside of the Parish</b>	0

## Tenure

The following tenure preferences were identified as being most suitable for the household need:

<b>Affordable Rent</b>	5
<b>Shared Ownership</b>	4
<b>Intermediate Sale</b>	8
<b>Private Rented</b>	0
<b>Open Market</b>	2
<b>Other: Self Build</b>	1
<b>Other: Any type of affordable home to purchase</b>	1

## Size of accommodation required

The number of bedrooms required by each household is as follows:

<b>1 bed</b>	6
<b>2 bed</b>	6
<b>3 bed</b>	5
<b>4 bed +</b>	0

## Adaptions

2 households identified a need for older person's accommodation

## Buying or renting an affordable home

Households were asked what the maximum price range they could afford if purchasing a property.

<b>Do not wish to purchase</b>	1
<b>Under £80,000</b>	2
<b>£81,000 - £100,000</b>	5
<b>£101,000 - £125,000</b>	5
<b>£126,000 - £155,000</b>	4
<b>£156,000 - £200,000</b>	0
<b>£200,000 +</b>	0

Households were asked what the maximum monthly rent they could afford if renting a property.

<b>Do not wish to rent</b>	1
<b>Under £400 pcm</b>	7
<b>£400 - £500 pcm</b>	4
<b>£501 - £600 pcm</b>	5
<b>£601 - £700 pcm</b>	0
<b>£701 - £800 pcm</b>	0
<b>£800 pcm +</b>	0

## New development within the Parish

Respondents were asked if they would support an affordable housing led development, to help meet the needs of local people with a connection to the Parish.

<b>Yes</b>	47
<b>No</b>	21
<b>Maybe</b>	36

A number of comments were provided by respondents and these have been summarised below:

- Depends on how many homes
- Affordable housing is needed to keep communities together
- Affordable housing is required by local people who live/work in the area
- Better areas such as Penzance
- Improvements to road network (A30) needed first
- Depends on site/location
- Only support if genuinely affordable
- Should not have a negative impact on existing community or character of the area
- Depends on strength of local connection and the need
- Need sufficient infrastructure and facilities
- Impact on the school
- Young people need affordable housing otherwise they will move out of the county and their skills will be lost
- Should be built on brown field sites and not impact on agricultural/ greenfield land
- Concerns regarding traffic at Crowlas cross roads

**Respondents were asked how many new homes they would support being built.**

<b>None</b>	22
<b>1-10</b>	17
<b>11-20</b>	13
<b>21-30</b>	8
<b>31-40</b>	6
<b>41+</b>	13
<b>Don't mind</b>	20

**Respondents were also asked what type(s) of development they would support**

<b>None</b>	20
<b>Affordable rented homes</b>	35
<b>Older persons accommodation</b>	31
<b>Affordable homes to purchase</b>	62
<b>Open market housing</b>	12
<b>All of the above</b>	11

### **Land for future development**

14 respondents provided details of land which may be suitable for development

- Ludgvan Leaze (already has planning permission)
- Land at Nancledra
- Land adjoin Chy-an-Gweal estate Ludgvan Leaze
- Long Rock where the car boot is held and other unused land along the railway
- Land at Rosepeath
- The Barracks opposite former Old Inn
- Land Nr playing fields, Long Rock
- Age of Steam site
- Land between Long Rock and Bypass that is no longer used for agriculture
- Land nr to the school
- Land between Ludgvan Community Centre and Patch and Acre Nr Ludgvan Leaze
- Land at 50°08'48.0"N 5°28'28.2"W 50°08'25.6"W 5°28'25.6"W



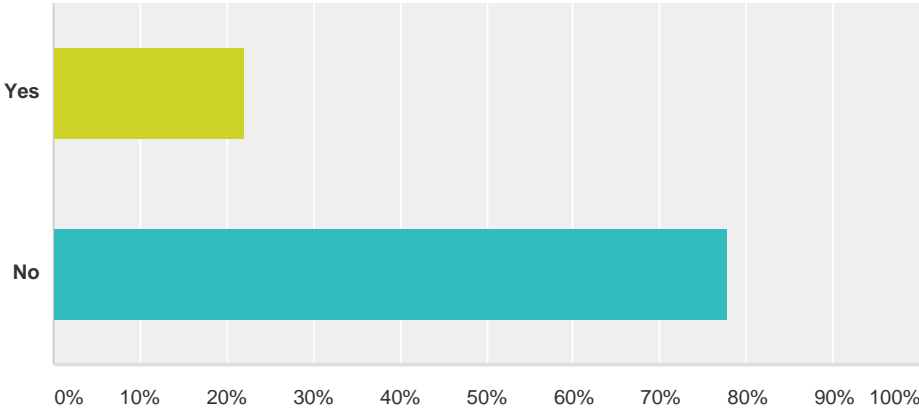
## Summary

The identified housing need from this survey as well as local need and preference data currently available from HomeChoice would indicate that there is a need for a scheme of affordable housing within the Parish to meet the local housing need. Currently there would be a requirement for approximately 25- 35 affordable homes. The predominant need is for 1, 2 and 3 bed accommodation to be provided in a mix of affordable tenures to both rent and buy. The location of any new affordable dwellings will need to be carefully considered and thorough community engagement and consultation will need to take place prior to any planning application being submitted.

For all planning applications that involve on site affordable housing, applicants will be required to submit a Section 106 legal Agreement. A section 106 agreement (planning obligation) is required to secure affordable homes for qualifying persons (local people) in perpetuity. The s106 agreement will contain provisions to control initial and future rent levels and sales values. Occupancy of the affordable dwellings will also be restricted.

### Q1 Does a member of your household require Affordable Housing?

Answered: 122 Skipped: 0

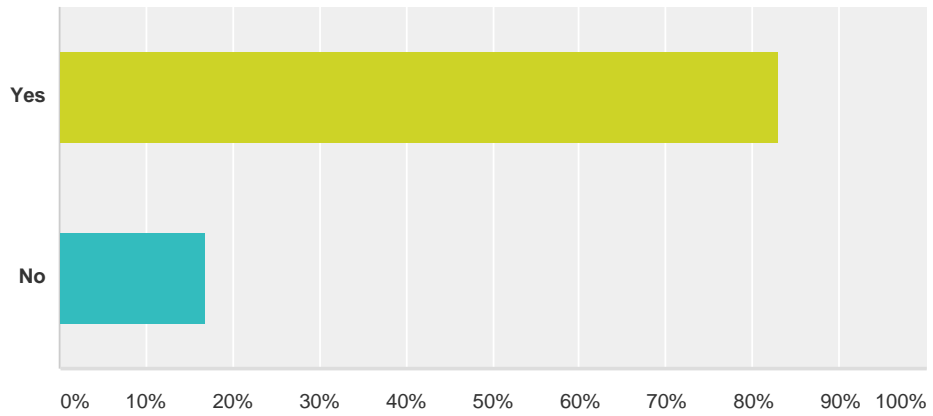


Answer Choices	Responses	
Yes	22.13%	27
No	77.87%	95
<b>Total</b>		<b>122</b>

# Ludgvan Parish Local Housing Needs Survey

## Q2 Does a member of your household live in the Parish?

Answered: 95 Skipped: 27

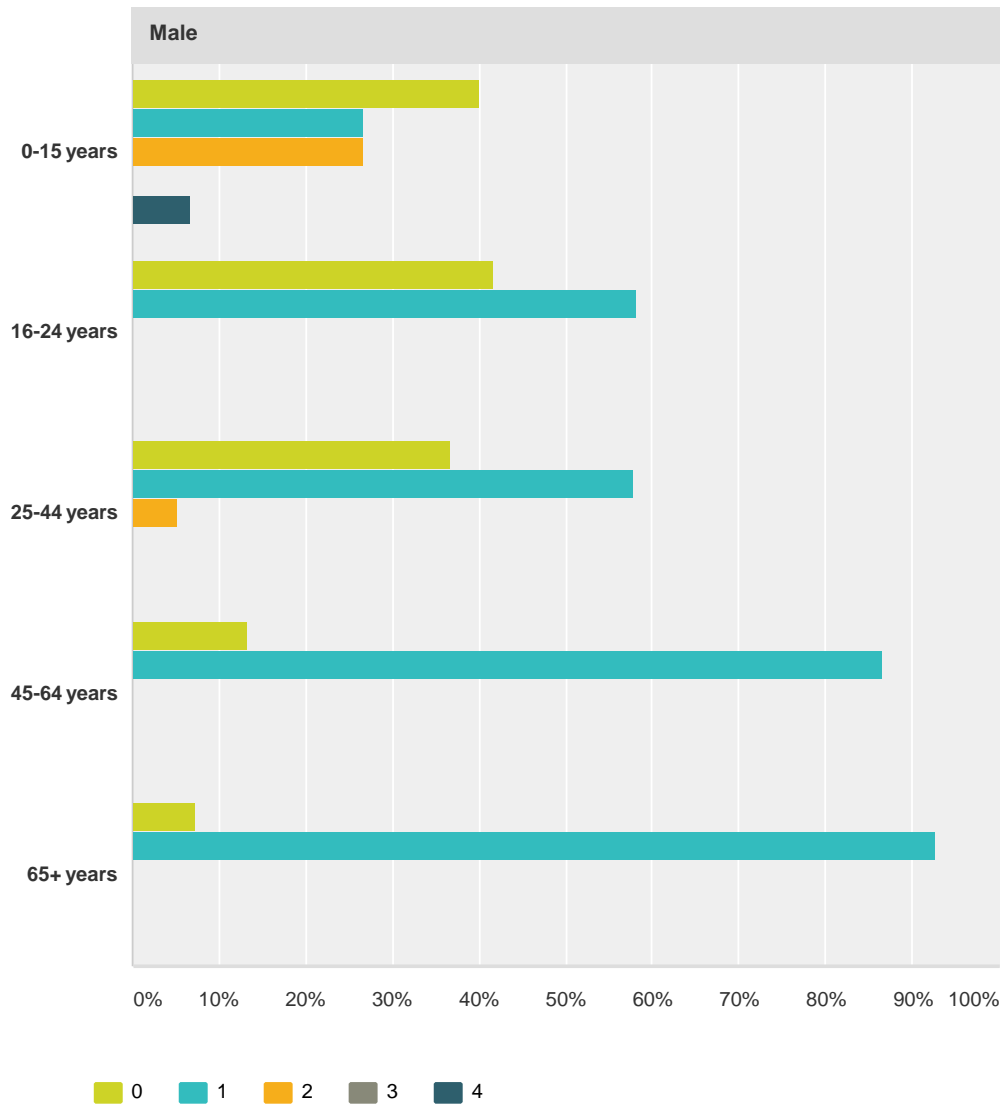


Answer Choices	Responses
Yes	83.16% 79
No	16.84% 16
<b>Total</b>	<b>95</b>

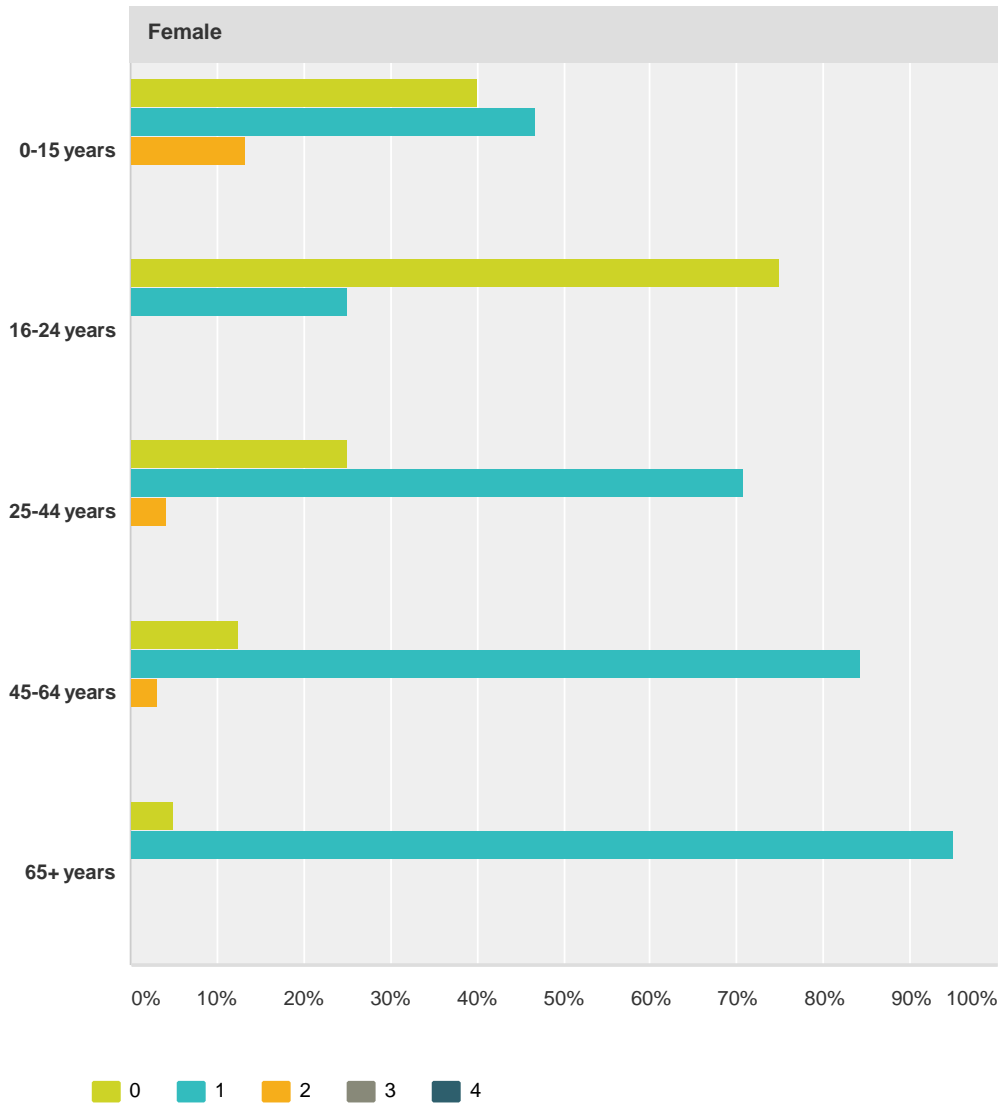
# Ludgvan Parish Local Housing Needs Survey

## Q3 Please provide the number of people in the relevant age groups in your household below:

Answered: 88 Skipped: 34



# Ludgvan Parish Local Housing Needs Survey



<b>Male</b>							
	0	1	2	3	4	Total	
0-15 years	40.00% 6	26.67% 4	26.67% 4	0.00% 0	6.67% 1	15	
16-24 years	41.67% 5	58.33% 7	0.00% 0	0.00% 0	0.00% 0	12	
25-44 years	36.84% 7	57.89% 11	5.26% 1	0.00% 0	0.00% 0	19	
45-64 years	13.33% 4	86.67% 26	0.00% 0	0.00% 0	0.00% 0	30	
65+ years	7.32% 3	92.68% 38	0.00% 0	0.00% 0	0.00% 0	41	
<b>Female</b>							
	0	1	2	3	4	Total	
0-15 years	40.00% 6	46.67% 7	13.33% 2	0.00% 0	0.00% 0	15	
16-24 years	75.00% 6	25.00% 2	0.00% 0	0.00% 0	0.00% 0	8	
25-44 years	25.00% 6	70.83% 17	4.17% 1	0.00% 0	0.00% 0	24	

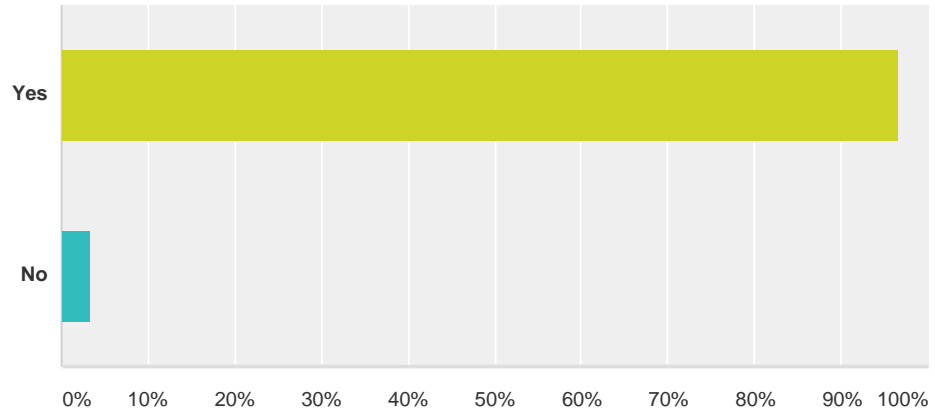
## Ludgvan Parish Local Housing Needs Survey

45-64 years	<b>12.50%</b> 4	<b>84.38%</b> 27	<b>3.13%</b> 1	<b>0.00%</b> 0	<b>0.00%</b> 0	32
65+ years	<b>5.00%</b> 2	<b>95.00%</b> 38	<b>0.00%</b> 0	<b>0.00%</b> 0	<b>0.00%</b> 0	40

# Ludgvan Parish Local Housing Needs Survey

## Q4 Is your home in the Parish your main home?

Answered: 91 Skipped: 31

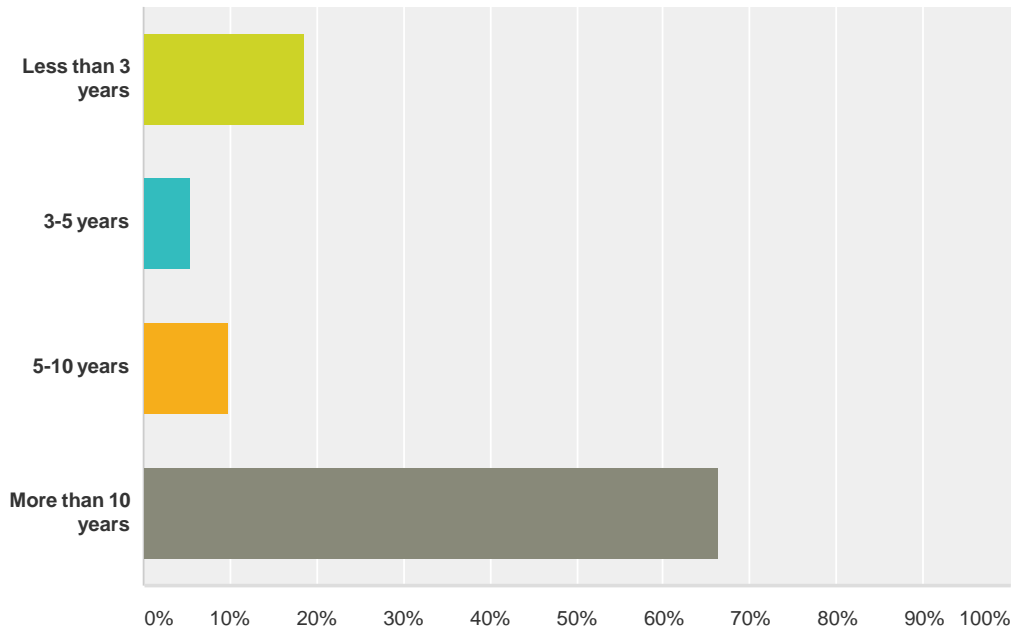


Answer Choices	Responses	
Yes	96.70%	88
No	3.30%	3
<b>Total</b>		<b>91</b>

# Ludgvan Parish Local Housing Needs Survey

## Q5 How long have you lived at your present address?

Answered: 92 Skipped: 30



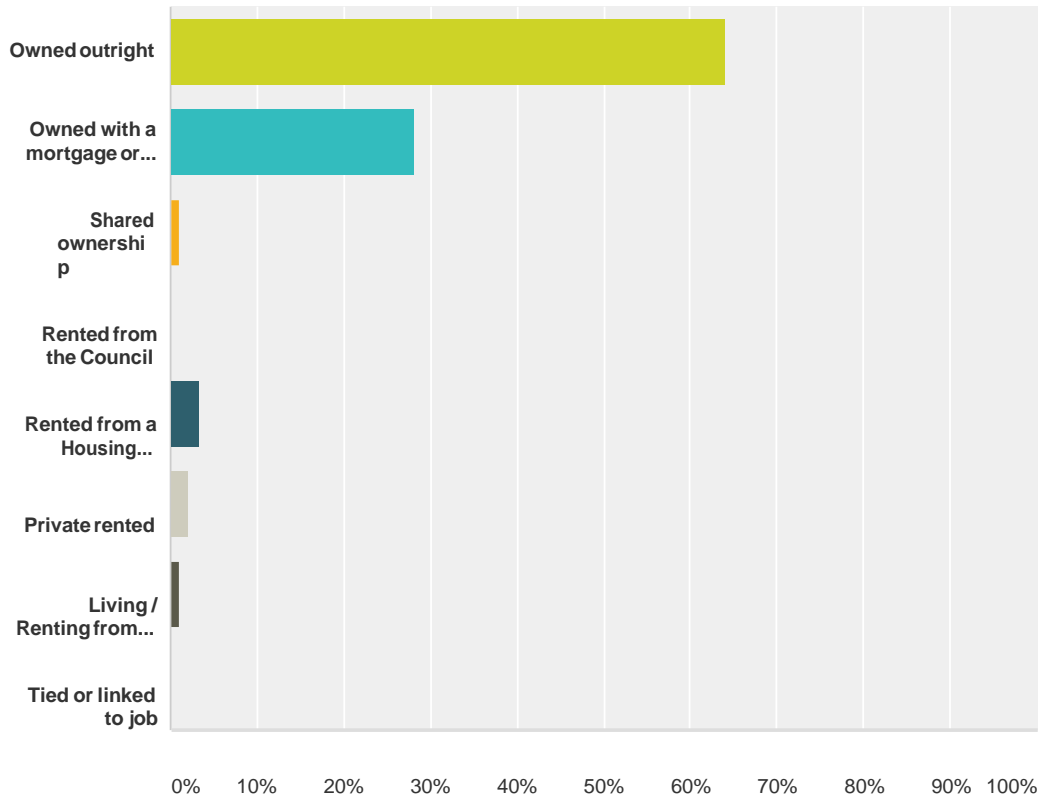
Answer Choices	Responses	
Less than 3 years	18.48%	17
3-5 years	5.43%	5
5-10 years	9.78%	9
More than 10 years	66.30%	61
<b>Total</b>		<b>92</b>



# Ludgvan Parish Local Housing Needs Survey

## Q6 Do you own or rent your home?

Answered: 92 Skipped: 30

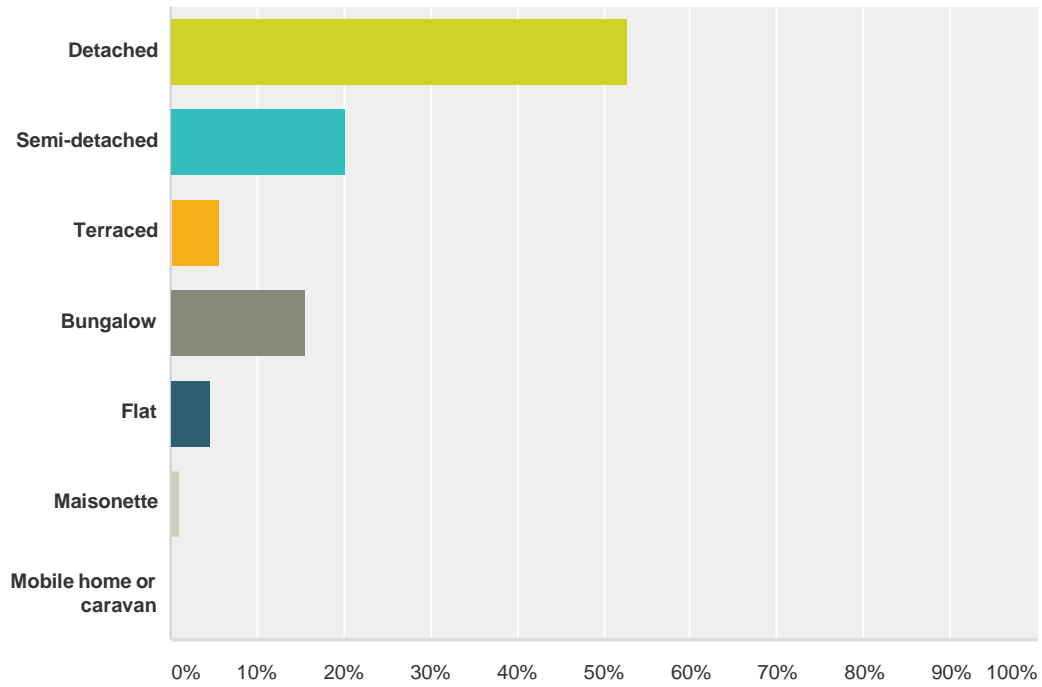


Answer Choices	Responses	Count
Owned outright	64.13%	59
Owned with a mortgage or loan	28.26%	26
Shared ownership	1.09%	1
Rented from the Council	0.00%	0
Rented from a Housing Association	3.26%	3
Private rented	2.17%	2
Living / Renting from a relative or friend	1.09%	1
Tied or linked to job	0.00%	0
<b>Total</b>		<b>92</b>

# Ludgvan Parish Local Housing Needs Survey

## Q7 What type of home do you live in?

Answered: 89 Skipped: 33

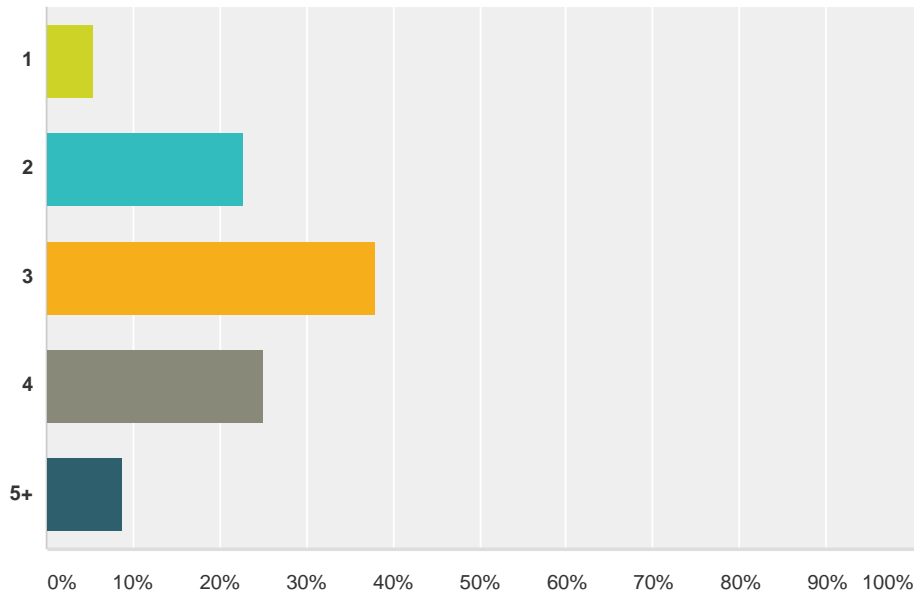


Answer Choices	Responses
Detached	52.81% 47
Semi-detached	20.22% 18
Terraced	5.62% 5
Bungalow	15.73% 14
Flat	4.49% 4
Maisonette	1.12% 1
Mobile home or caravan	0.00% 0
<b>Total</b>	<b>89</b>

#	Other (please specify)	Date
1	DETACHED BUT LINKED TO A GARAGE	10/4/2014 3:21 AM

### Q8 How many bedrooms in your home?

Answered: 92 Skipped: 30

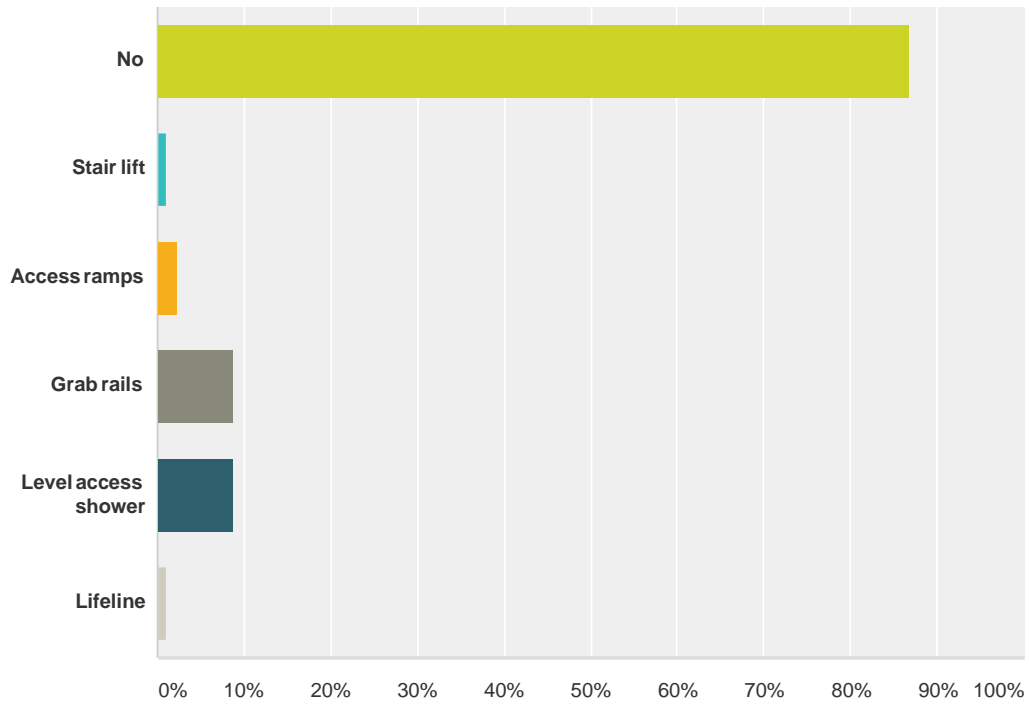


Answer Choices	Responses
1	5.43% 5
2	22.83% 21
3	38.04% 35
4	25.00% 23
5+	8.70% 8
<b>Total</b>	<b>92</b>

# Ludgvan Parish Local Housing Needs Survey

## Q9 Is your home adapted? Please select all adaptations to your home.

Answered: 91 Skipped: 31



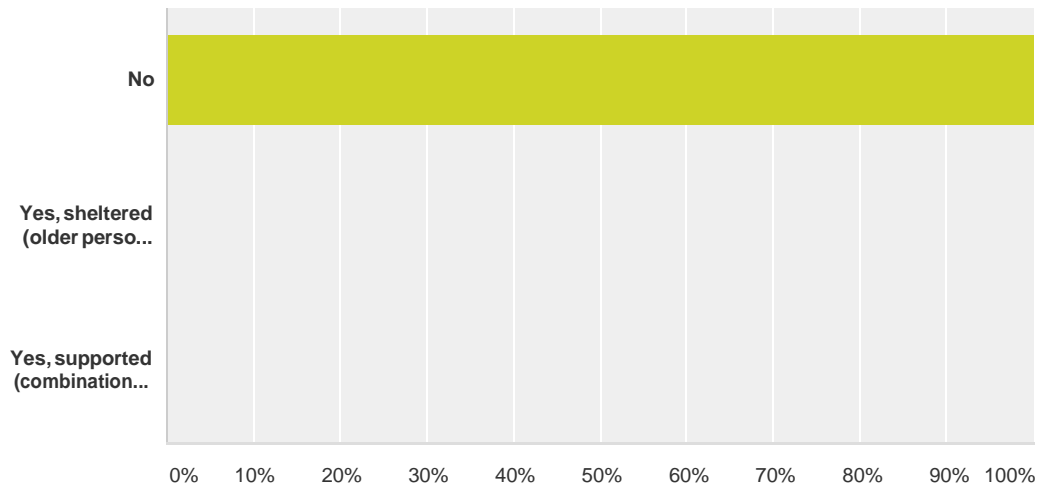
Answer Choices	Responses
No	86.81% 79
Stair lift	1.10% 1
Access ramps	2.20% 2
Grab rails	8.79% 8
Level access shower	8.79% 8
Lifeline	1.10% 1
<b>Total Respondents: 91</b>	

#	Other (please specify)	Date
1	bath lift	10/4/2014 10:09 AM
2	Riased Toilet	10/3/2014 5:24 AM
3	Walk in bath	10/3/2014 3:26 AM

# Ludgvan Parish Local Housing Needs Survey

## Q10 Is your property sheltered or supported accommodation?

Answered: 91 Skipped: 31

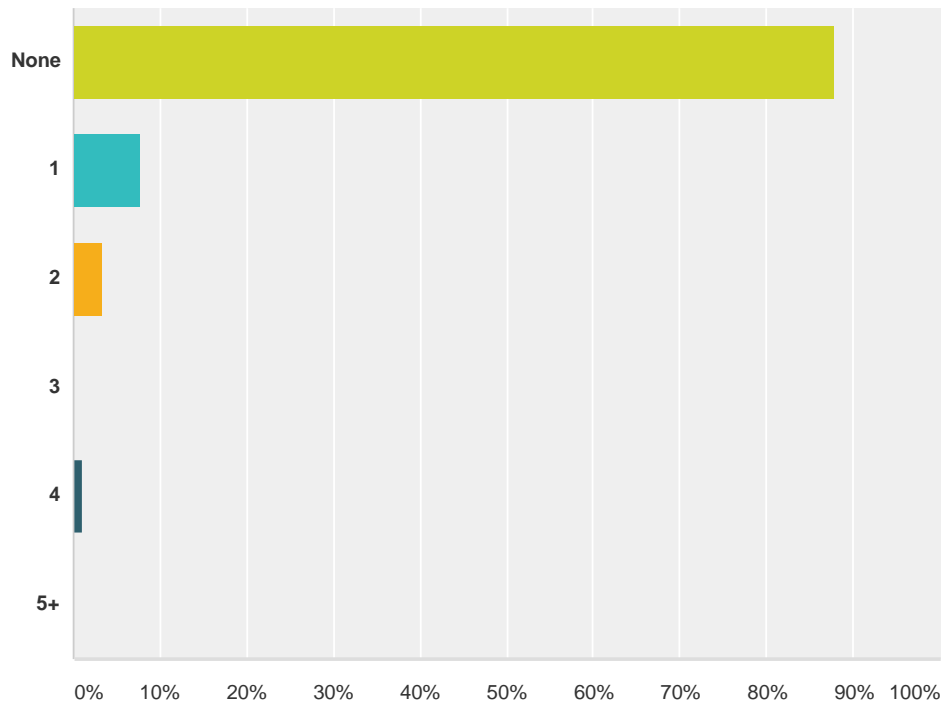


Answer Choices	Responses
No	100.00% 91
Yes, sheltered (older persons accommodation, generally with a scheme manager)	0.00% 0
Yes, supported (combination of housing and support services provided)	0.00% 0
<b>Total</b>	<b>91</b>

# Ludgvan Parish Local Housing Needs Survey

## Q11 Have any members of your household moved out of the parish in the last 5 years? If so, how many?

Answered: 91 Skipped: 31

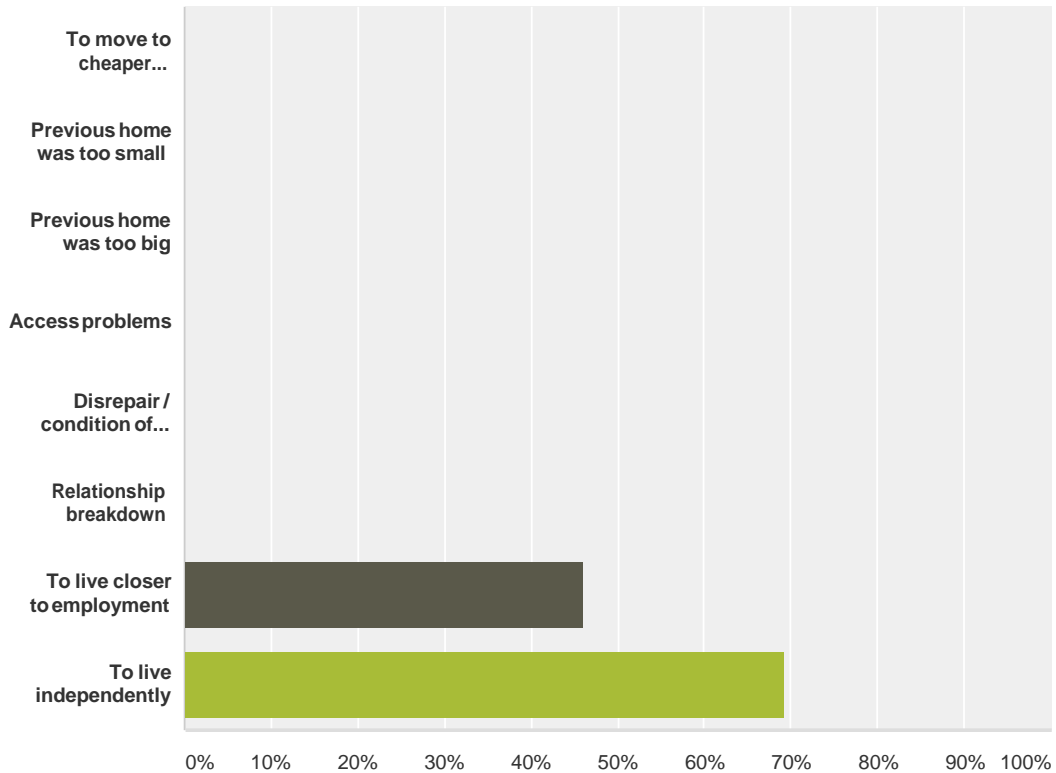


Answer Choices	Responses	Count
None	87.91%	80
1	7.69%	7
2	3.30%	3
3	0.00%	0
4	1.10%	1
5+	0.00%	0
<b>Total</b>		<b>91</b>

# Ludgvan Parish Local Housing Needs Survey

## Q12 Please indicate their reason(s) for moving out of the parish?

Answered: 13 Skipped: 109



Answer Choices	Responses
To move to cheaper accommodation	0.00% 0
Previous home was too small	0.00% 0
Previous home was too big	0.00% 0
Access problems	0.00% 0
Disrepair / condition of home	0.00% 0
Relationship breakdown	0.00% 0
To live closer to employment	46.15% 6
To live independently	69.23% 9
<b>Total Respondents: 13</b>	

#	Other (please specify)	Date
1	n/a	10/29/2014 11:30 AM
2	n/a	10/15/2014 8:13 AM
3	not applicable	10/14/2014 7:24 AM
4	University	10/6/2014 10:24 AM
5	not applicable	10/5/2014 10:55 AM
6	no one moved out	10/4/2014 10:10 AM

## Ludgvan Parish Local Housing Needs Survey

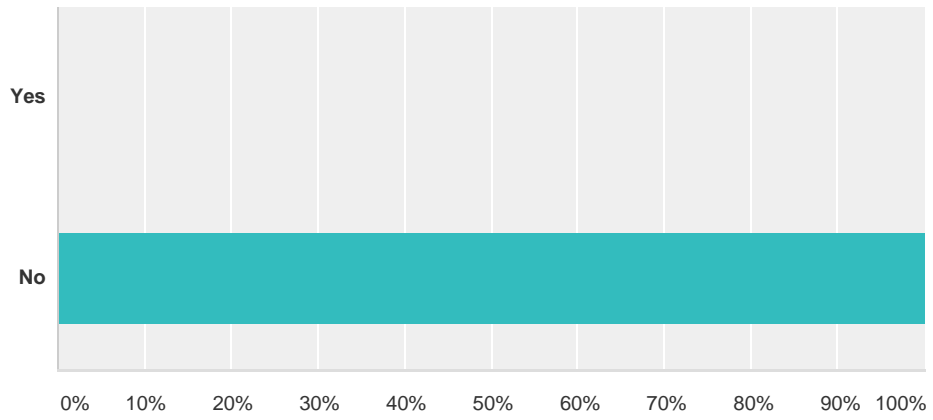
7	Not applicable	10/4/2014 3:23 AM
8	NOT APPLICABLE	10/2/2014 7:34 AM



# Ludgvan Parish Local Housing Needs Survey

## Q13 Does anyone in your household, need affordable housing in the parish? If yes please continue to Part 2 of this survey.

Answered: 91 Skipped: 31

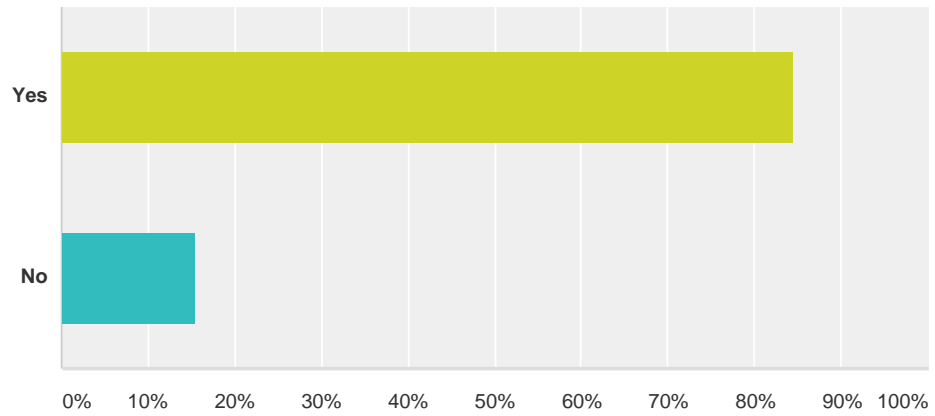


Answer Choices	Responses
Yes	0.00% 0
No	100.00% 91
<b>Total</b>	<b>91</b>

# Ludgvan Parish Local Housing Needs Survey

## Q14 Does the member of the household needing to move, live in the parish?

Answered: 26 Skipped: 96

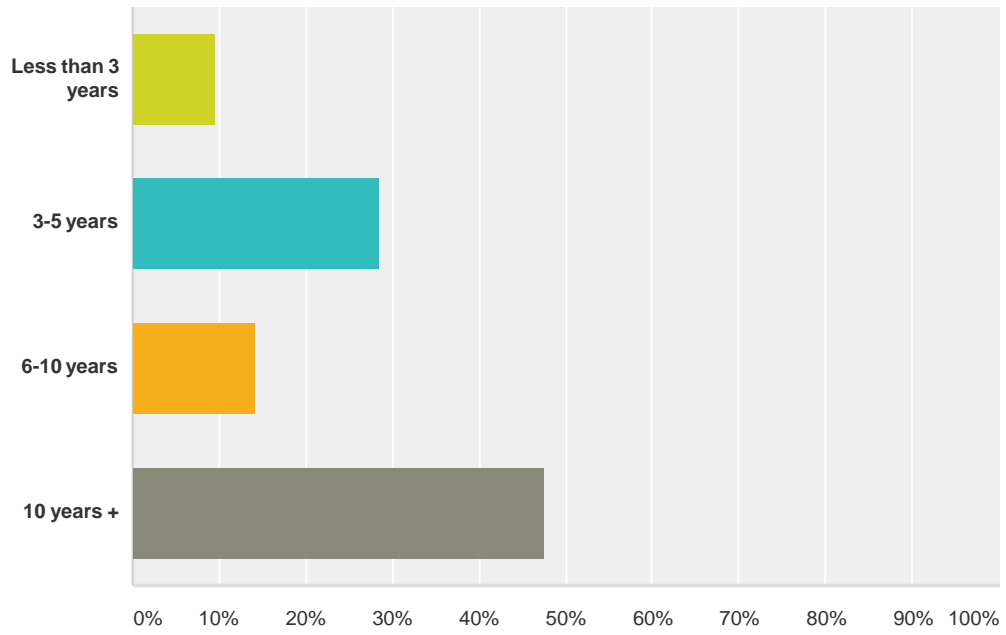


Answer Choices	Responses	
Yes	84.62%	22
No	15.38%	4
<b>Total</b>		<b>26</b>

Ludgvan Parish Local Housing Needs Survey

**Q15 If so, how long has the member of your household lived in the parish?**

Answered: 21 Skipped: 101

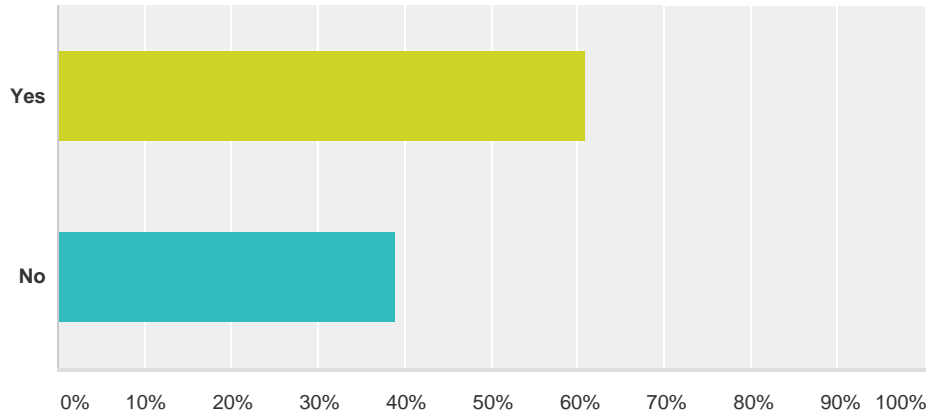


Answer Choices	Responses	
Less than 3 years	9.52%	2
3-5 years	28.57%	6
6-10 years	14.29%	3
10 years +	47.62%	10
<b>Total</b>		<b>21</b>

# Ludgvan Parish Local Housing Needs Survey

## Q16 Does the member of the household needing to move, work for 16 hours or more (not including seasonal employment) in the parish?

Answered: 23 Skipped: 99

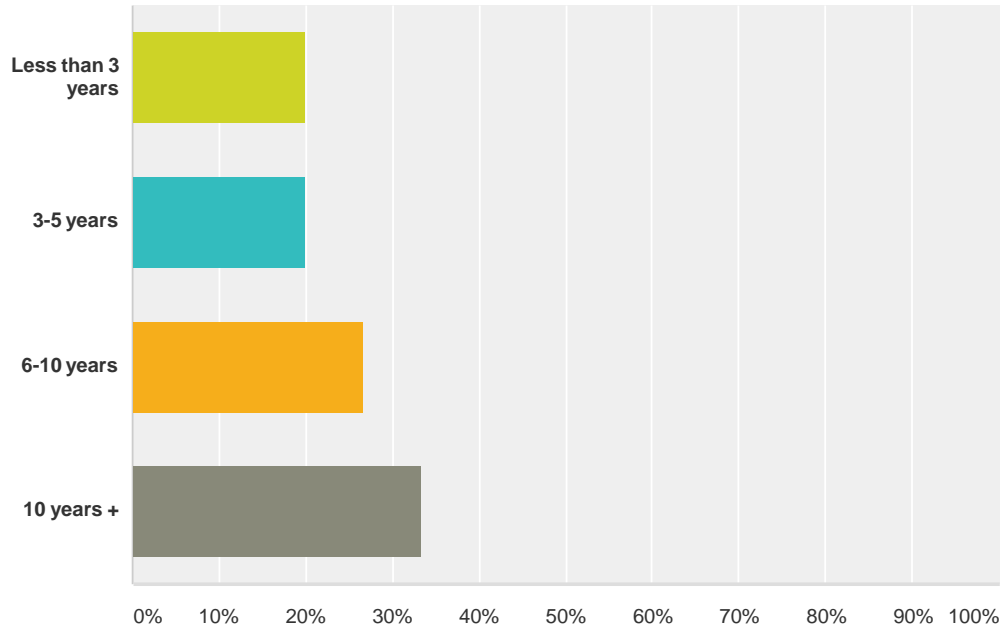


Answer Choices	Responses	
Yes	60.87%	14
No	39.13%	9
<b>Total</b>		<b>23</b>

Ludgvan Parish Local Housing Needs Survey

**Q17 If so, how long has the member of your household worked for 16 hours or more (not including seasonal employment) in the parish?**

Answered: 15 Skipped: 107

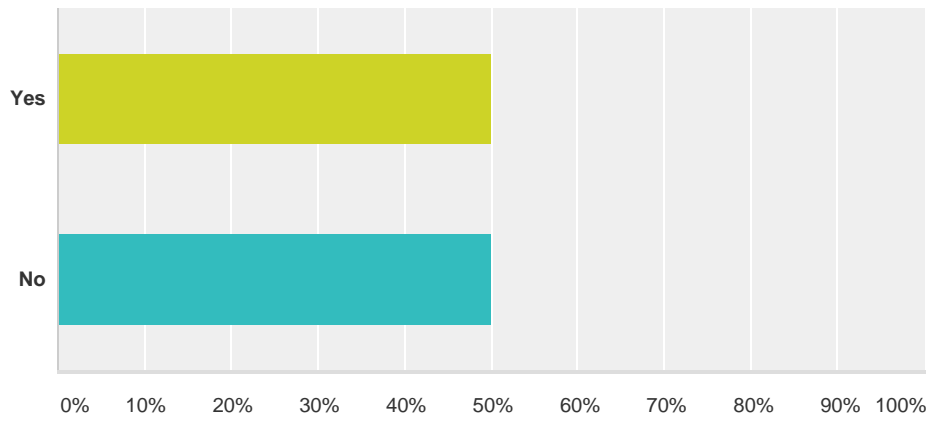


Answer Choices	Responses
Less than 3 years	20.00% 3
3-5 years	20.00% 3
6-10 years	26.67% 4
10 years +	33.33% 5
<b>Total</b>	<b>15</b>

# Ludgvan Parish Local Housing Needs Survey

## Q18 Has the member of the household needing to move, previously lived in the parish?

Answered: 22 Skipped: 100

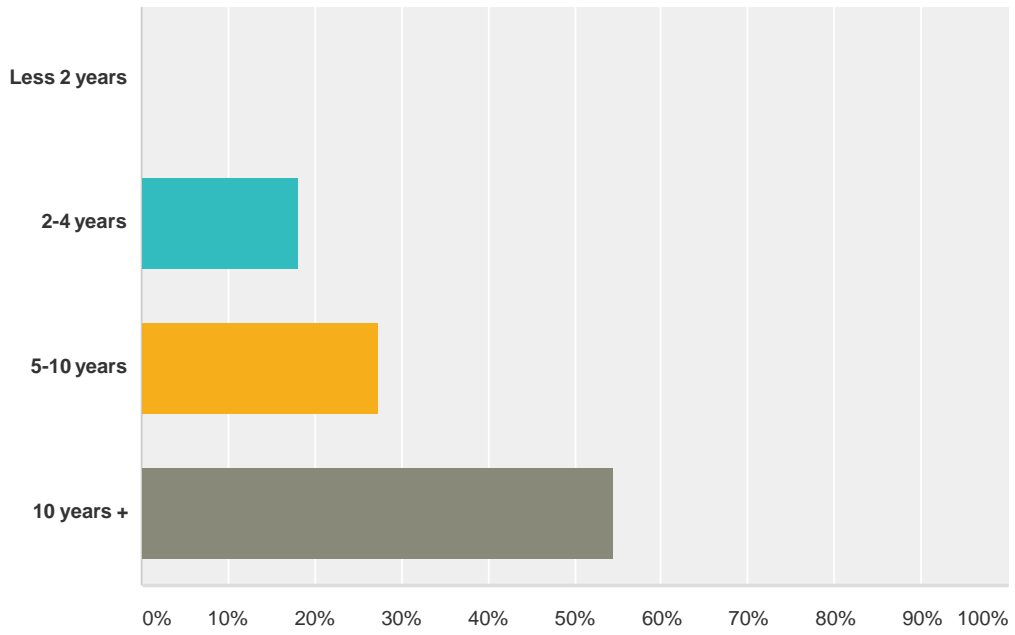


Answer Choices	Responses
Yes	50.00% 11
No	50.00% 11
<b>Total</b>	<b>22</b>

# Ludgvan Parish Local Housing Needs Survey

## Q19 If so, how long had the member of your household lived in the parish?

Answered: 11 Skipped: 111

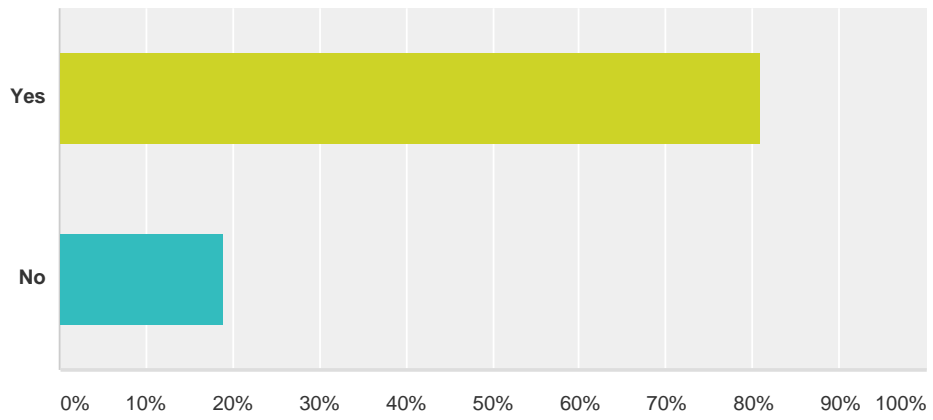


Answer Choices	Responses
Less 2 years	0.00% 0
2-4 years	18.18% 2
5-10 years	27.27% 3
10 years +	54.55% 6
<b>Total</b>	<b>11</b>

# Ludgvan Parish Local Housing Needs Survey

## Q20 Does the member of the household needing to move, have a family member living in the parish?

Answered: 21 Skipped: 101



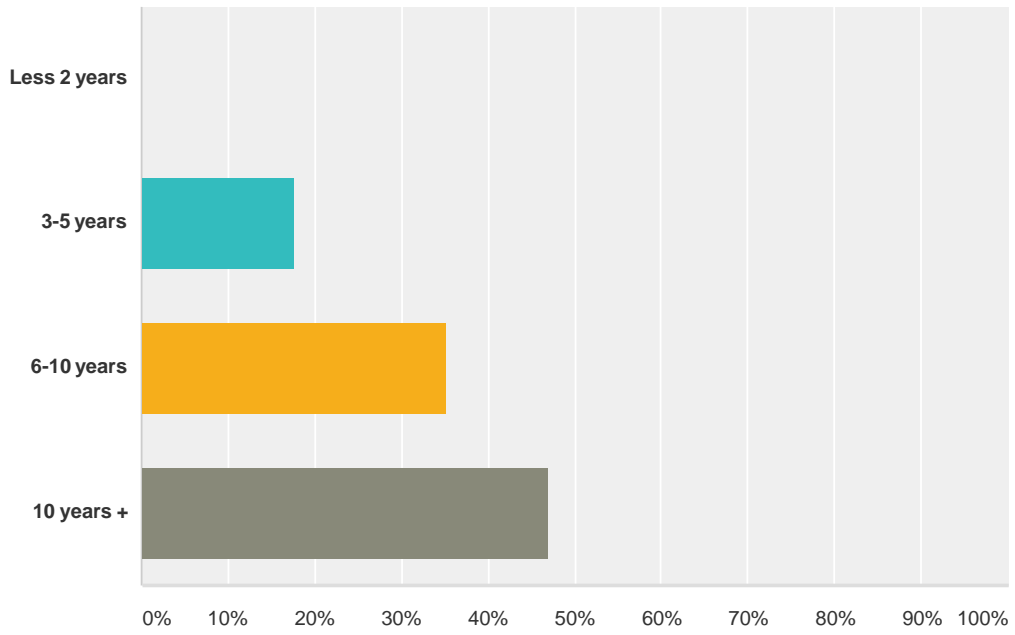
Answer Choices	Responses
Yes	80.95% 17
No	19.05% 4
<b>Total</b>	<b>21</b>



# Ludgvan Parish Local Housing Needs Survey

## Q21 If so, how long has the family member lived in the parish?

Answered: 17 Skipped: 105

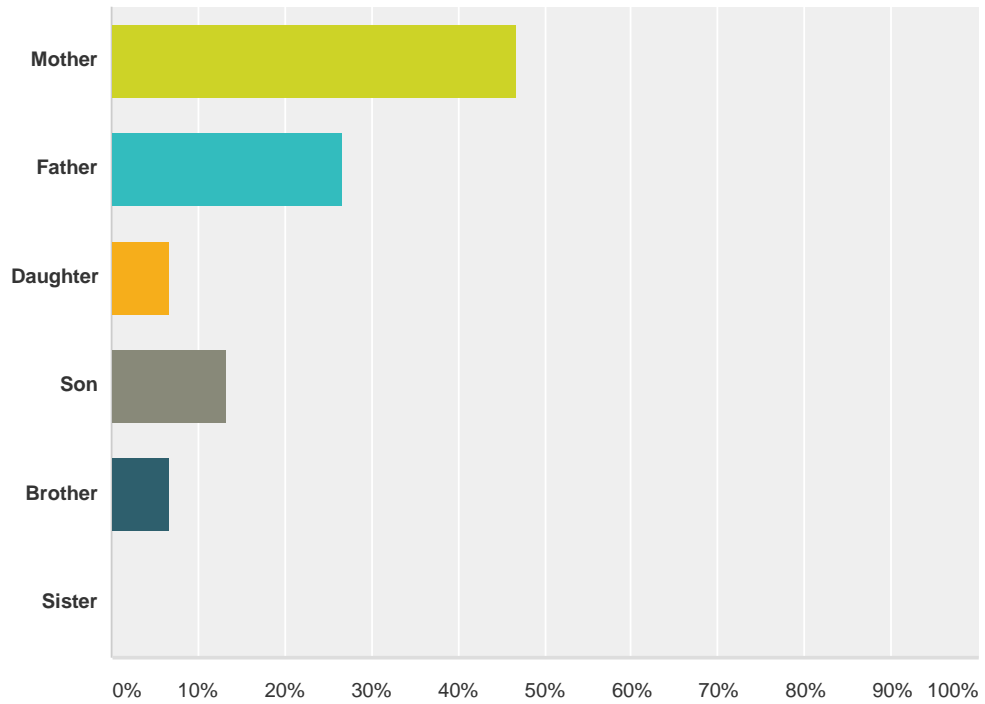


Answer Choices	Responses
Less 2 years	0.00% 0
3-5 years	17.65% 3
6-10 years	35.29% 6
10 years +	47.06% 8
<b>Total</b>	<b>17</b>

# Ludgvan Parish Local Housing Needs Survey

## Q22 Family member's relationship to you?

Answered: 15 Skipped: 107

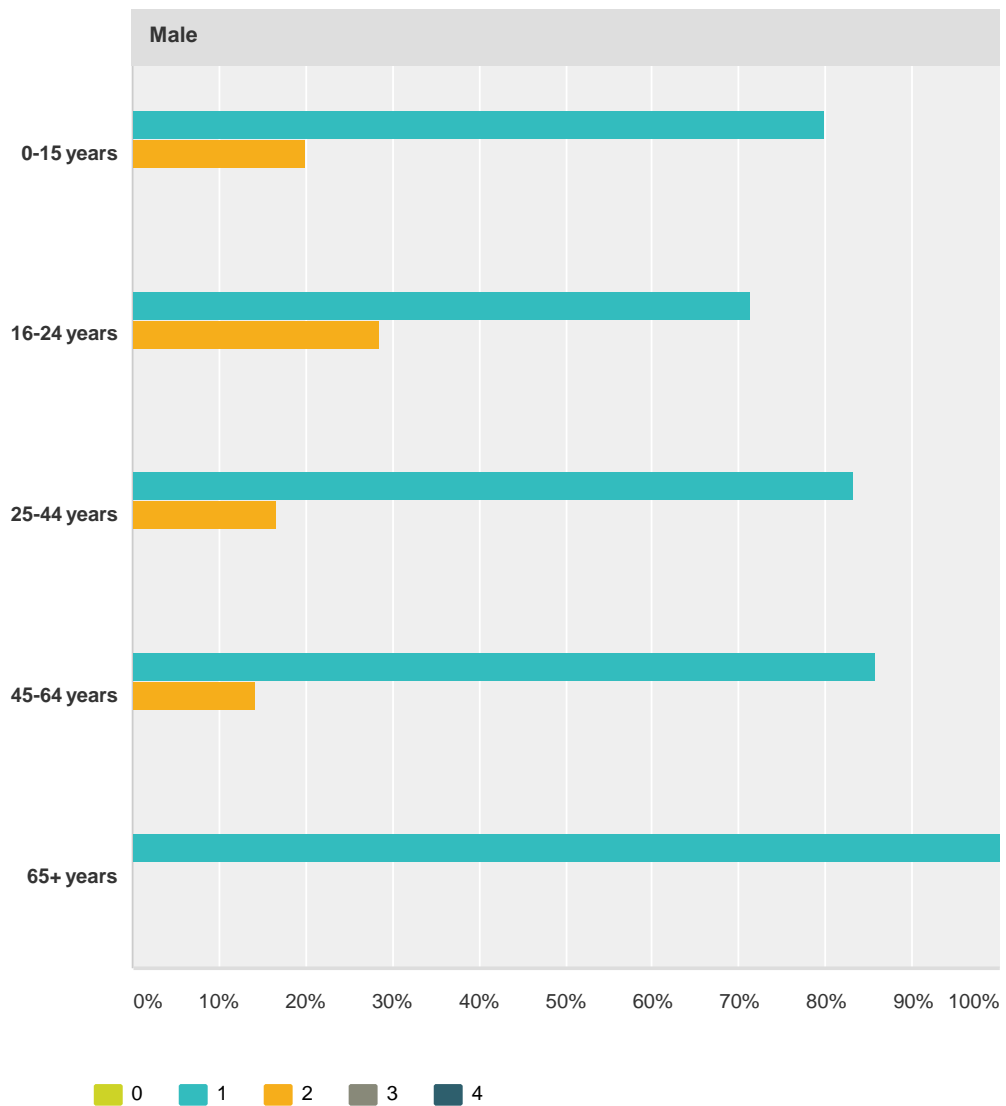


Answer Choices	Responses
Mother	46.67% 7
Father	26.67% 4
Daughter	6.67% 1
Son	13.33% 2
Brother	6.67% 1
Sister	0.00% 0
<b>Total</b>	<b>15</b>

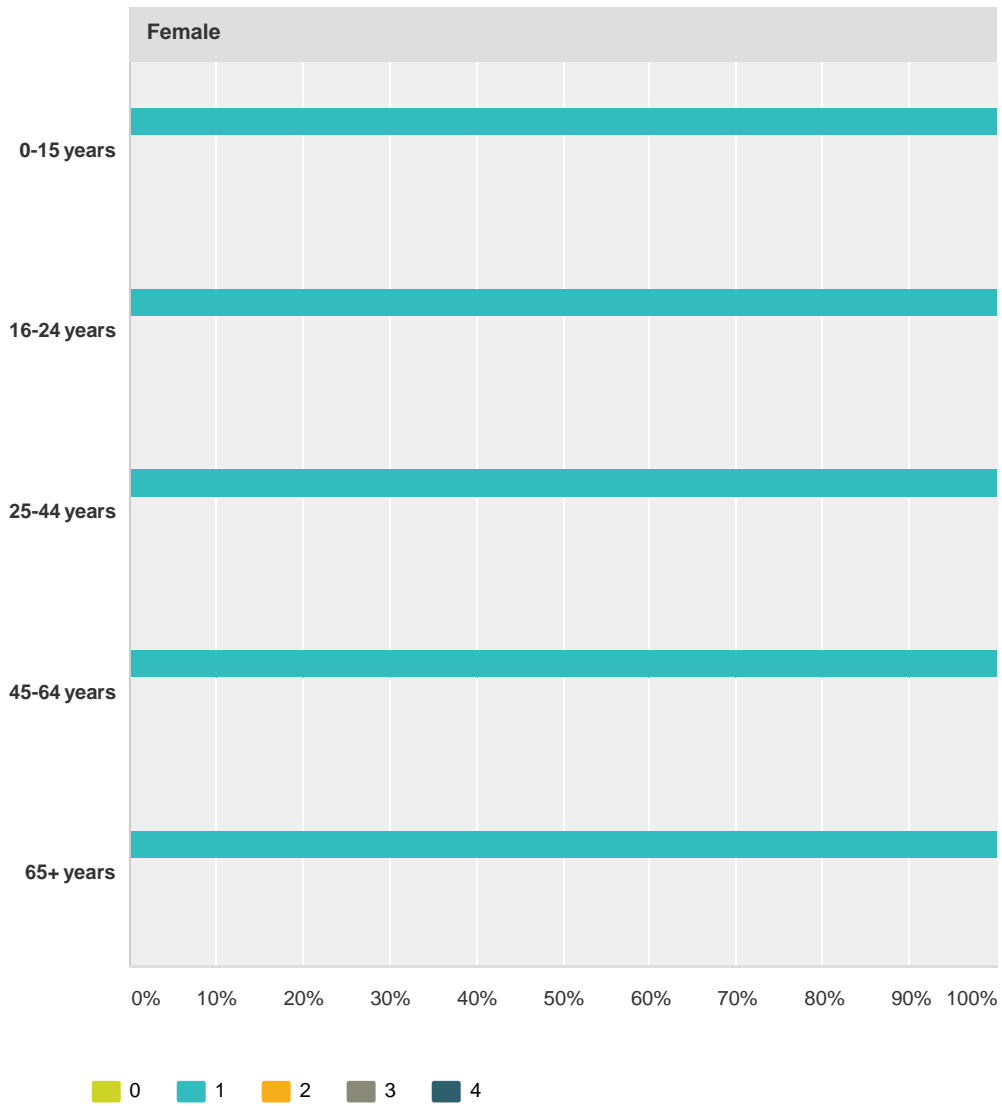
#	Other (please specify)	Date
1	cousin	10/30/2014 2:55 PM
2	partner	10/3/2014 2:45 PM

**Q23 Please provide the number of people in the relevant age groups in the household needing to move below:**

Answered: 22 Skipped: 100



# Ludgvan Parish Local Housing Needs Survey



Male							
	0	1	2	3	4	Total	
0-15 years	0.00% 0	80.00% 4	20.00% 1	0.00% 0	0.00% 0	5	
16-24 years	0.00% 0	71.43% 5	28.57% 2	0.00% 0	0.00% 0	7	
25-44 years	0.00% 0	83.33% 5	16.67% 1	0.00% 0	0.00% 0	6	
45-64 years	0.00% 0	85.71% 6	14.29% 1	0.00% 0	0.00% 0	7	
65+ years	0.00% 0	100.00% 1	0.00% 0	0.00% 0	0.00% 0	1	

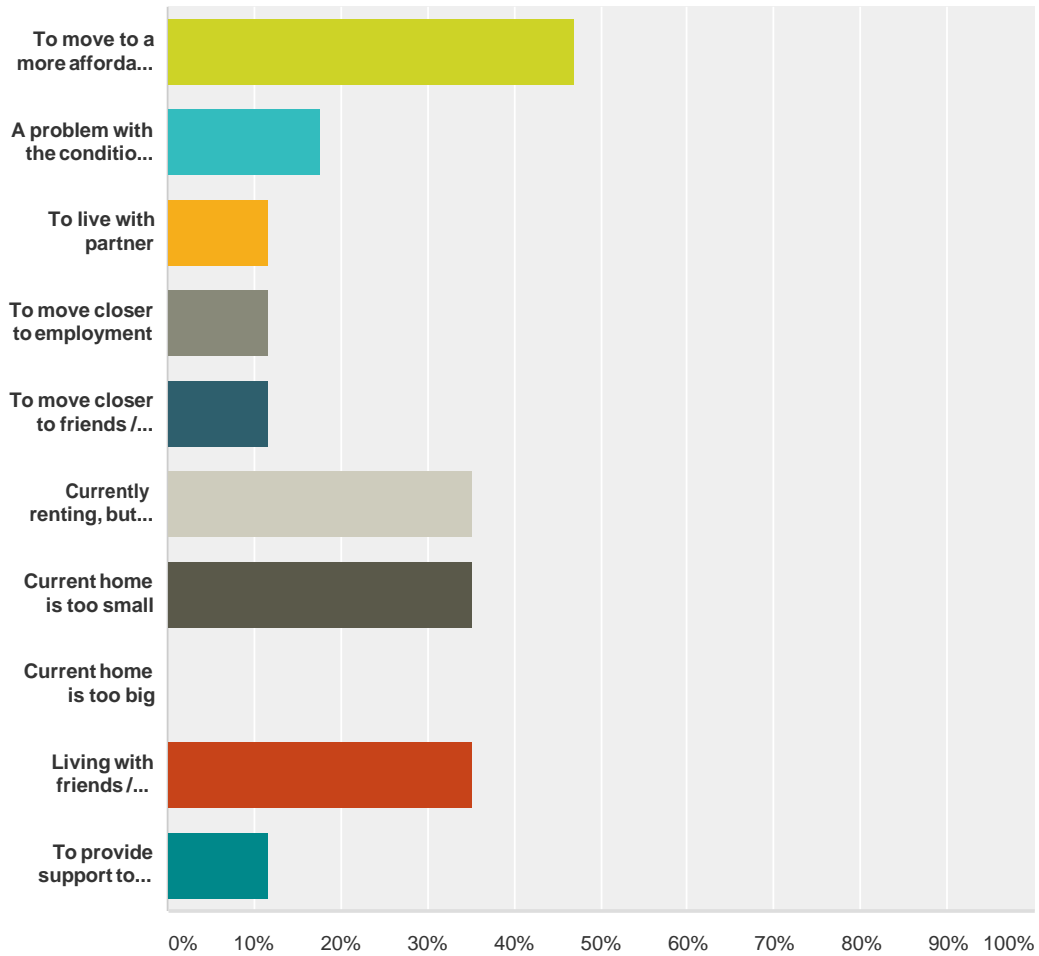
Female							
	0	1	2	3	4	Total	
0-15 years	0.00% 0	100.00% 3	0.00% 0	0.00% 0	0.00% 0	3	
16-24 years	0.00% 0	100.00% 2	0.00% 0	0.00% 0	0.00% 0	2	
25-44 years	0.00% 0	100.00% 5	0.00% 0	0.00% 0	0.00% 0	5	

## Ludgvan Parish Local Housing Needs Survey

45-64 years	<b>0.00%</b> 0	<b>100.00%</b> 1	<b>0.00%</b> 0	<b>0.00%</b> 0	<b>0.00%</b> 0	1
65+ years	<b>0.00%</b> 0	<b>100.00%</b> 2	<b>0.00%</b> 0	<b>0.00%</b> 0	<b>0.00%</b> 0	2

**Q24 Why does the household need to move? Please select reason(s).**

Answered: 17 Skipped: 105



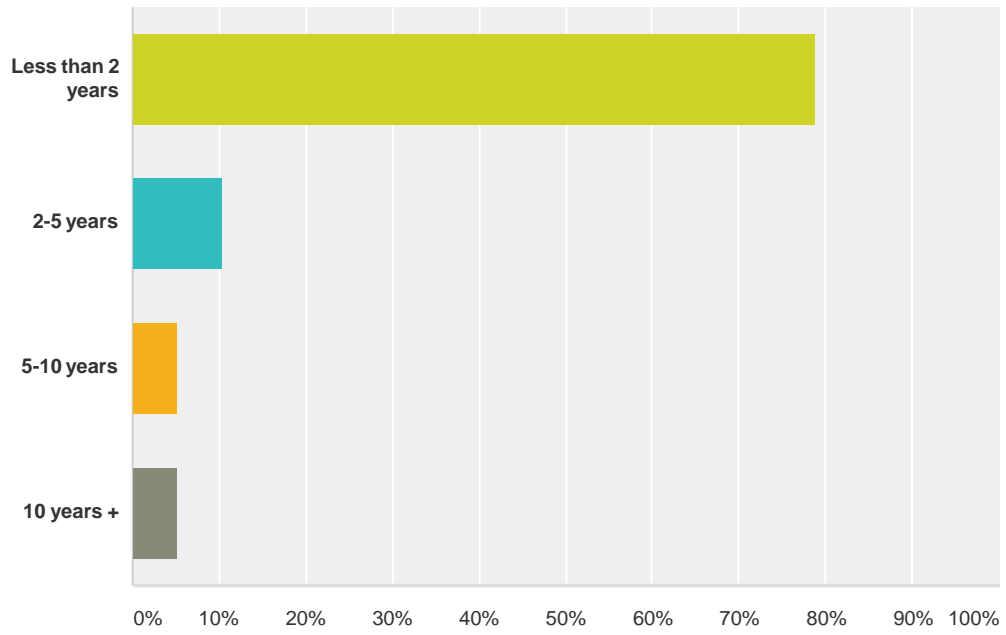
Answer Choices	Responses
To move to a more affordable home	47.06% 8
A problem with the condition of the home	17.65% 3
To live with partner	11.76% 2
To move closer to employment	11.76% 2
To move closer to friends / family	11.76% 2
Currently renting, but would like to buy	35.29% 6
Current home is too small	35.29% 6
Current home is too big	0.00% 0
Living with friends / family and would like to live independently	35.29% 6
To provide support to family member	11.76% 2
<b>Total Respondents: 17</b>	

## Ludgvan Parish Local Housing Needs Survey

#	Other (please specify)	Date
1	Need to live close to business for security reasons	11/3/2014 6:38 AM
2	To be closer to my home parish	10/6/2014 2:59 AM
3	Living in unsuitable accommodation	10/3/2014 2:47 PM

### Q25 When does the household need to move?

Answered: 19 Skipped: 103



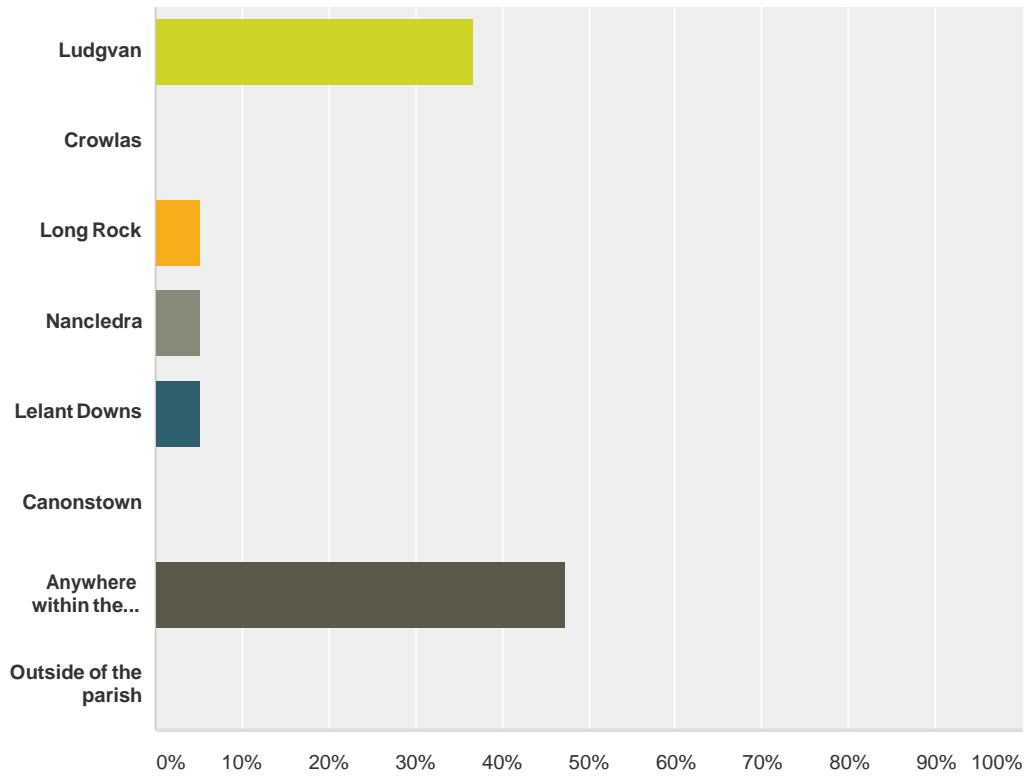
Answer Choices	Responses	
Less than 2 years	78.95%	15
2-5 years	10.53%	2
5-10 years	5.26%	1
10 years +	5.26%	1
<b>Total</b>		<b>19</b>



# Ludgvan Parish Local Housing Needs Survey

## Q26 Where would the household like to live?

Answered: 19 Skipped: 103

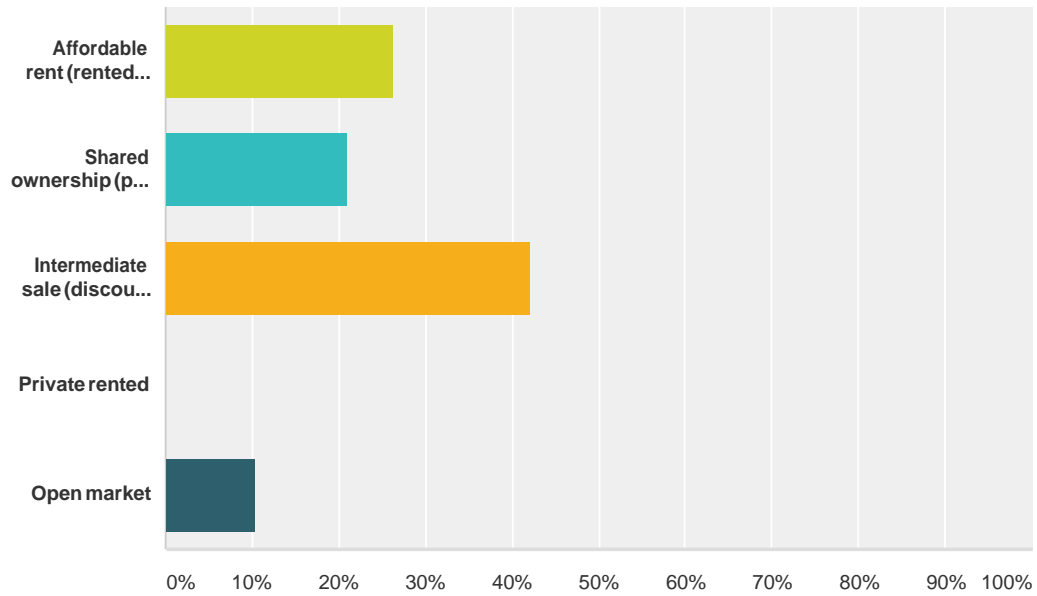


Answer Choices	Responses
Ludgvan	36.84% 7
Crowlas	0.00% 0
Long Rock	5.26% 1
Nancledra	5.26% 1
Lelant Downs	5.26% 1
Canonstown	0.00% 0
Anywhere within the parish	47.37% 9
Outside of the parish	0.00% 0
<b>Total</b>	<b>19</b>

# Ludgvan Parish Local Housing Needs Survey

## Q27 What type of housing is most suitable for the household need?

Answered: 19 Skipped: 103



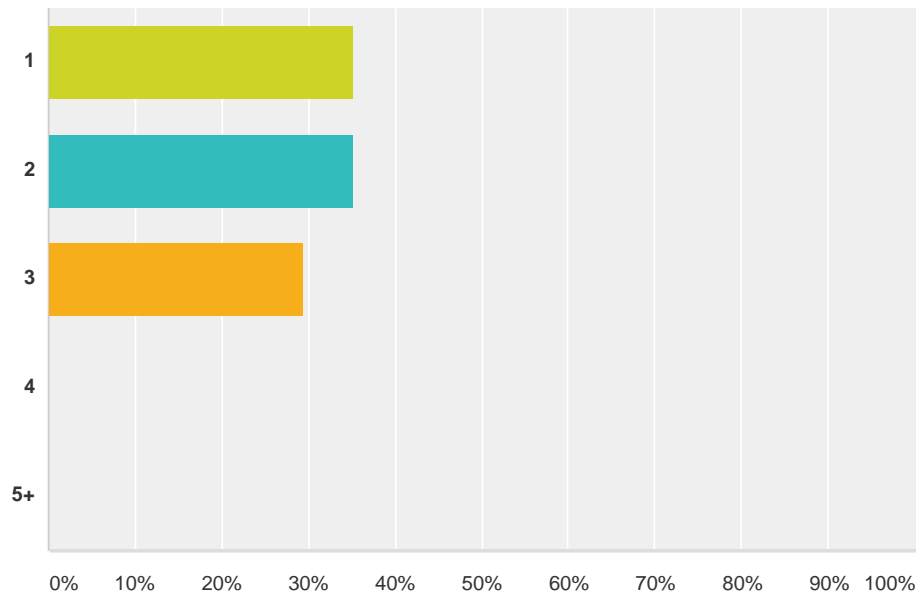
Answer Choices	Responses
Affordable rent (rented housing through a Housing Association or Council)	26.32% 5
Shared ownership (part buy part rent, normally provided by a Housing Association)	21.05% 4
Intermediate sale (discount from open market, normally provided by a private developer)	42.11% 8
Private rented	0.00% 0
Open market	10.53% 2
<b>Total</b>	<b>19</b>

#	Other (please specify)	Date
1	Self build	11/3/2014 6:39 AM
2	any suitable buying option including affordable part buy/rent	10/22/2014 4:30 AM

Ludgvan Parish Local Housing Needs Survey

**Q28 How many bedrooms does the household need to accommodate the household members moving with them?**

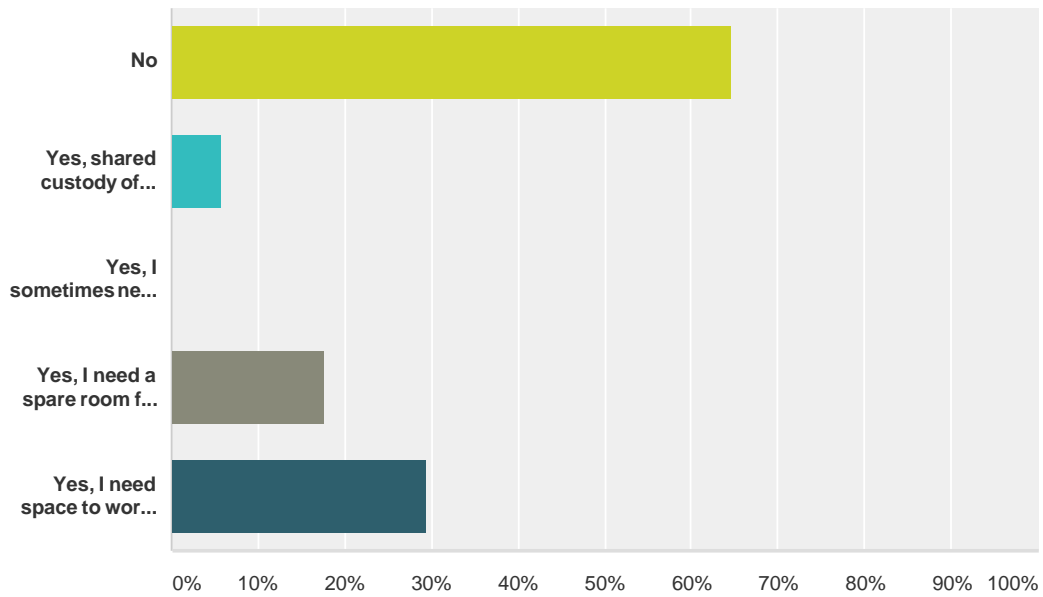
Answered: 17 Skipped: 105



Answer Choices	Responses
1	35.29% 6
2	35.29% 6
3	29.41% 5
4	0.00% 0
5+	0.00% 0
<b>Total</b>	<b>17</b>

**Q29 Does the household need additional bedroom(s) to provide extra space? Please select all that apply.**

Answered: 17 Skipped: 105

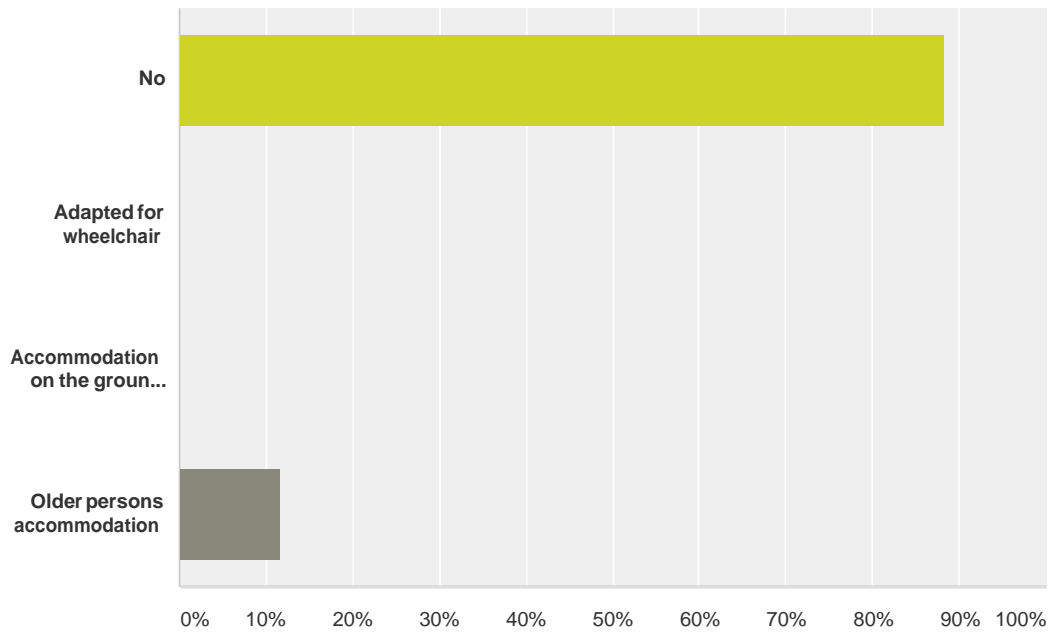


Answer Choices	Responses
No	64.71% 11
Yes, shared custody of child or children	5.88% 1
Yes, I sometimes need someone to stay with me to provide care / support	0.00% 0
Yes, I need a spare room for friends and family to visit	17.65% 3
Yes, I need space to work from home	29.41% 5
<b>Total Respondents: 17</b>	

#	Other (please specify)	Date
	There are no responses.	

**Q30 Does anyone in the household have specific housing requirements? Please select all that apply.**

Answered: 17 Skipped: 105

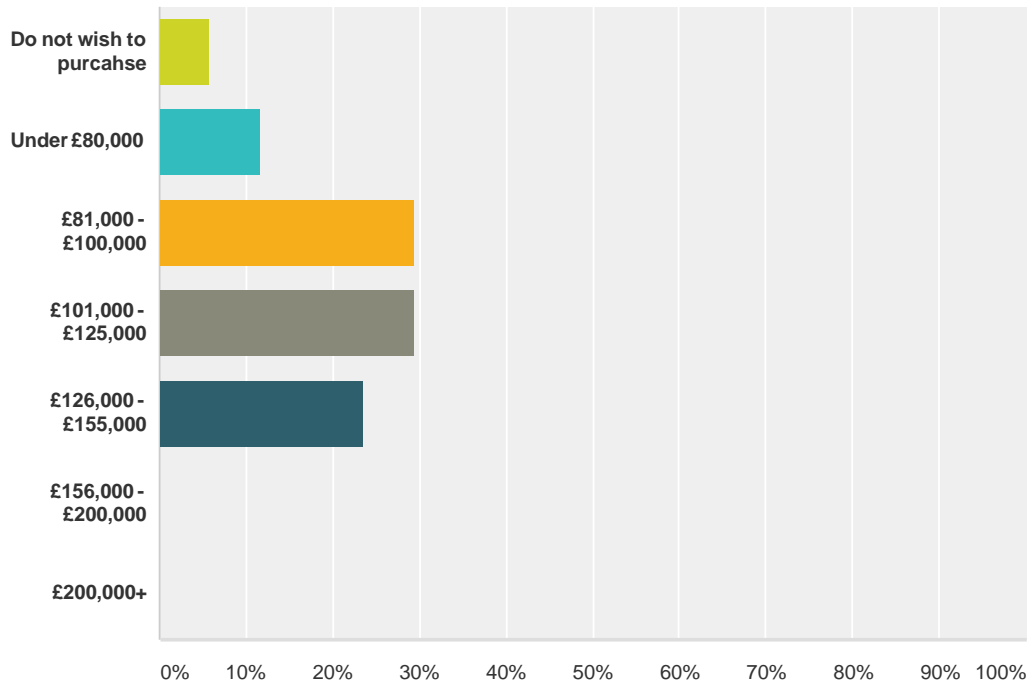


Answer Choices	Responses
No	88.24% 15
Adapted for wheelchair	0.00% 0
Accommodation on the ground floor	0.00% 0
Older persons accommodation	11.76% 2
<b>Total Respondents: 17</b>	

#	Other (please specify)	Date
	There are no responses.	

### Q31 If purchasing, what is the maximum price range the household can afford?

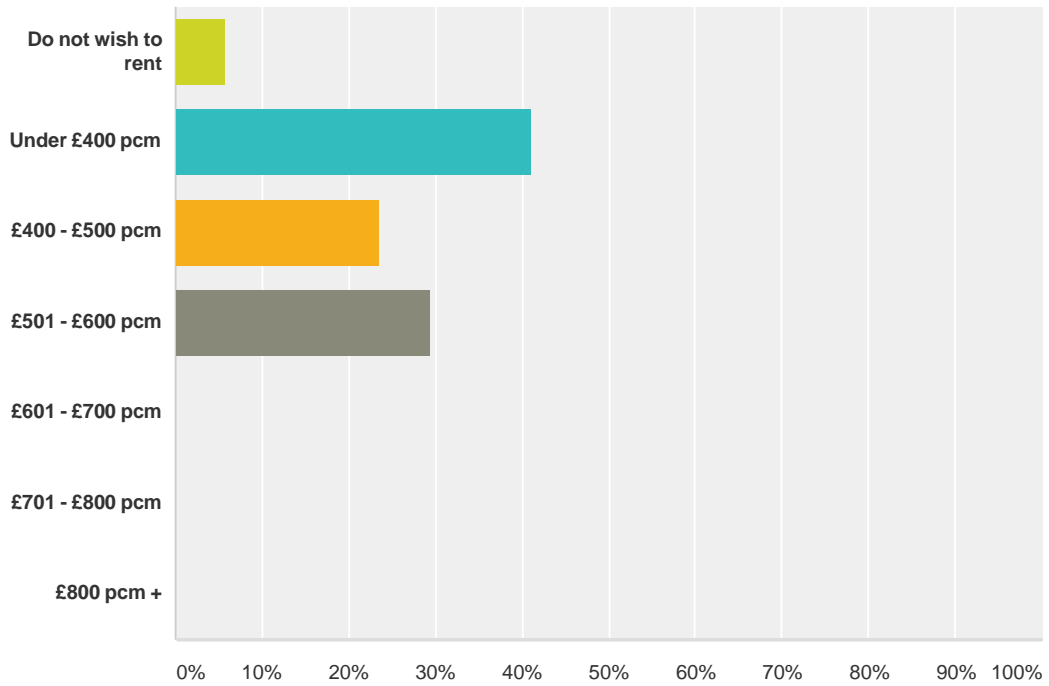
Answered: 17 Skipped: 105



Answer Choices	Responses	
Do not wish to purchase	5.88%	1
Under £80,000	11.76%	2
£81,000 - £100,000	29.41%	5
£101,000 - £125,000	29.41%	5
£126,000 - £155,000	23.53%	4
£156,000 - £200,000	0.00%	0
£200,000+	0.00%	0
<b>Total</b>		<b>17</b>

### Q32 If renting, what is the maximum monthly rent the household can afford?

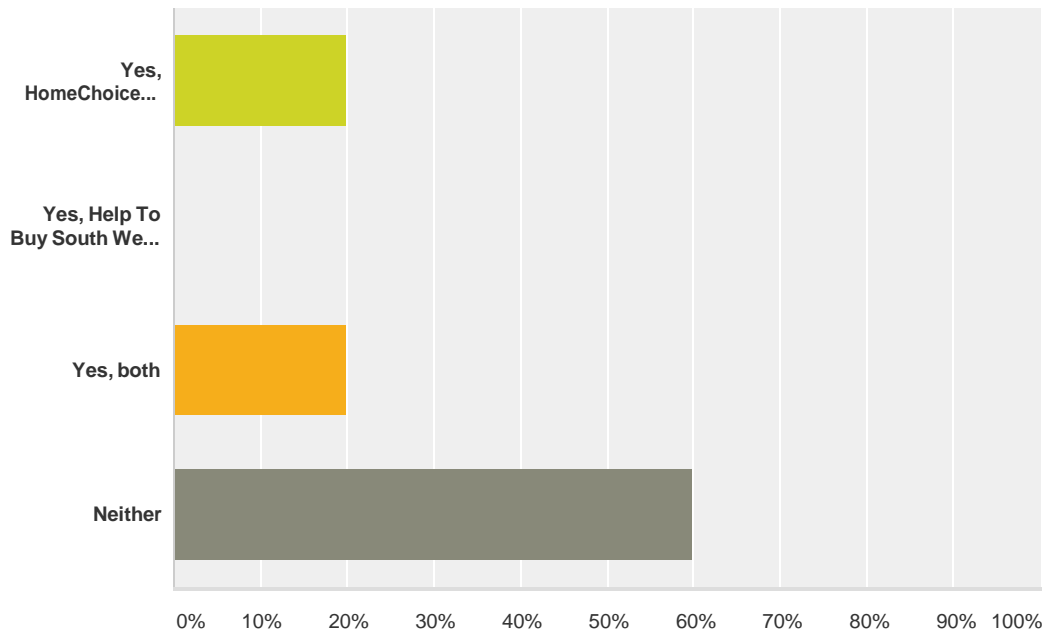
Answered: 17 Skipped: 105



Answer Choices	Responses
Do not wish to rent	5.88% 1
Under £400 pcm	41.18% 7
£400 - £500 pcm	23.53% 4
£501 - £600 pcm	29.41% 5
£601 - £700 pcm	0.00% 0
£701 - £800 pcm	0.00% 0
£800 pcm +	0.00% 0
<b>Total</b>	<b>17</b>

### Q33 Is the household on the Council's HomeChoice and/or South West Homes registers?

Answered: 15 Skipped: 107



Answer Choices	Response s
Yes, HomeChoice (rented properties through a Housing Association (HA) or Council)	20.00% 3
Yes, Help To Buy South West (shared ownership (HA) and/or intermediate sale through a private developer)	0.00% 0
Yes, both	20.00% 3
Neither	60.00% 9
<b>Total</b>	<b>15</b>



Ludgvan Parish Local Housing Needs Survey

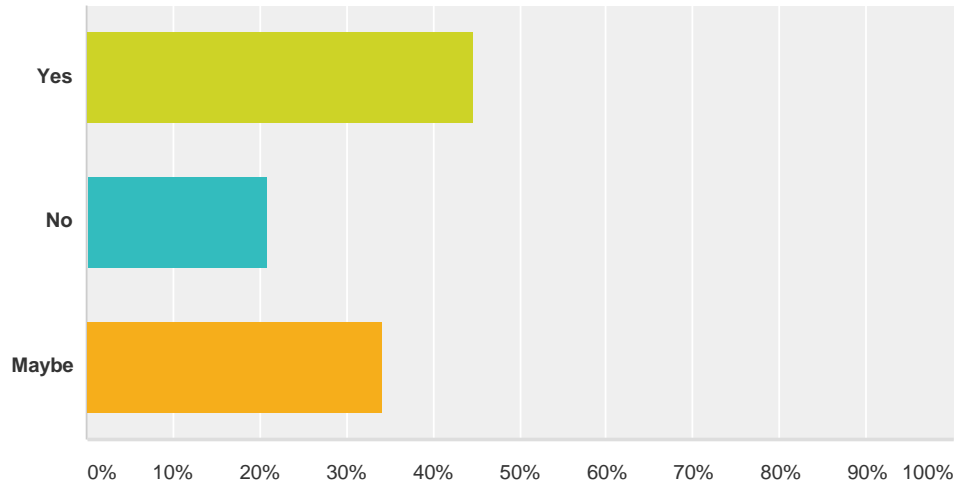
**Q34 Please provide your registration number.**

Answered: 7 Skipped: 115

# Ludgvan Parish Local Housing Needs Survey

## Q35 Would you support an affordable housing led development, to help meet the needs of local people with a connection to the Parish?

Answered: 105 Skipped: 17



Answer Choices	Responses	
Yes	44.76%	47
No	20.95%	22
Maybe	34.29%	36
<b>Total</b>		<b>105</b>

#	Please provide reasons for your response	Date
1	The traffic situation in Ludgvan is at bursting point before any housing is considered a solution is needed. This is not a mild problem and until addressed I will oppose all new builds affordable or not. We have 2 major problems in Ludgvan. 1) Lorries travelling through the village to get to the A30 from the quarry. 2) The difficulty of leaving the village to travel west - it is almost impossible to turn right on to the A30	11/19/2014 3:58 AM
2	You need some affordable and open market housing in Ludgvan and Long Rock because of the industrial areas for work.	11/3/2014 6:40 AM
3	There are already houses built, being built or with planning permission exists to more than cover the needs of the parish. Ludgvan already joins Crowlas and is heading towards joining Long Rock & Marazion. Villages should not be allowed to become towns - this would have an adverse effect on tourism	11/3/2014 6:35 AM
4	Affordable homes are needed but proper roads need to be the first priority especially getting on to the main road, it is chaotic at the moment and not getting any better.	11/3/2014 6:30 AM
5	Families need support - If all young families move away our community suffers. If possible keep affordable housing available to local people.	11/3/2014 6:28 AM
6	Only if the housing was genuinely affordable to rent for local people and most definitely not for the open market. Small developments of up to 6 units only. Often larger developments of identical homes ruin character of communities and one is already well under way at Rosepeath. A30 reached saturation point years ago and Crowlas should been by passed decades ago I believe.	11/3/2014 6:23 AM

## Ludgvan Parish Local Housing Needs Survey

7	<p>This survey is to assist the PC in the preparation of a neighbourhood plan and this I assume would include the provision of housing in general not only the provision of AH. I feel that the provision of a large scheme would be detrimental to the area and that a series of individual smaller plots spread through the Parish would be more suitable. If one takes an area within 3 miles radius of Ludgvan Churchtown there are more than 40 small individual groups of 2 or more houses which if a further 1 or 2 houses were allowed at each some 80 plots for housing would be available plus larger sites at Ludgvan, Crowlas, Nancledra and Longrock. This spread would give purchasers the option of where to build, would not need the costly infrastructure of roads, sewers, street lighting, water services and other costs of maintenance to be borne by the rates as the only continuous cost would be the collection of 1 bin of rubbish per week. Most of these sites are served with existing mains water or private water supplies and septic tanks. The argument against this spread of housing will be that school children will be at a disadvantage to get to school, this doesn't happen at the moment and children walk or are taken by parents without any difficulty and school buses are available locally for secondary school pupils. The provision of individual sites would also assist in the provision of self-build sites which are required by Government and would not result in the use of agricultural land as most of the sites have areas of land attached.</p>	11/3/2014 6:19 AM
8	Need to consider site and impact on existing character of the development	11/3/2014 6:01 AM
9	To enable young people to stay within the parish. My concerns relate to road infrastructure. It is difficult even now to get onto A30 from the minor roads and I have great concerns for young children crossing and within the vicinity of the A30 namely in Crowlas.	11/3/2014 5:53 AM
10	Because the parish of Ludgvan is in dire need of affordable homes for young local, low paid families. We had reserved and paid a £3000 deposit for an affordable home on the Rosepeath site until the builder recently closed the site. That's 14 affordable homes no longer being built in the parish.	10/30/2014 3:21 PM
11	Would like to find out further details about any affordable housing proposal before deciding. Location of housing and current services available to support them would affect any decision regarding support	10/29/2014 11:33 AM
12	Local people are desperate for a decent affordable place to live & to keep local communities together.	10/29/2014 8:21 AM
13	I am concerned with the number of houses that are being built. There are big developments planned in the local area such as Penzance, Heamoor and St Buryan. why can these not meet any potential housing demand from Ludgvan?	10/27/2014 5:55 AM
14	It would depend on the location	10/27/2014 4:25 AM
15	There is plenty of housing; it's too expensive for young locals though. Why not treble Council Tax for second home owners to deter some of them from buying? I'd develop brown field sites if building new homes - such as the old heliport, now Sainsbury's! No need to build on green fields and we wouldn't support it. The number of homes would depend on the availability of brown field sites and infill plus the local need being met.	10/22/2014 3:40 AM
16	Young people need affordable housing otherwise they will move out of the county and their skills will be lost to other parts of the country	10/20/2014 7:59 AM
17	THERE ARE ALREADY EMPTY NEW PROPERTIES. THE SCHOOL CANT PROVIDE MORE PLACES..THE SCHOOL AREA AND CROSSROADS ARE ALREADY A NIGHTMARE AND GET GRIDLOCKED..MADE EVEN MORE DANGEROUS BY THE LARGE QUARRY LORRIES	10/16/2014 5:35 AM
18	Local demand for local people. If not carried out on greenfield site, or prime farming land. Must have good access to A30. Minor disruption to village. Local amenities accessible and enhanced. E.g. Ludgvan Primary School.	10/15/2014 1:55 PM
19	If the site was in a suitable position with adequate infrastructure.	10/14/2014 2:07 PM
20	It would depend on the strength of the 'local connection' and the 'need' as opposed to 'desire'	10/14/2014 8:38 AM
21	Would like to see the results of this survey first.	10/14/2014 7:26 AM
22	Only for people with a direct connection to the parish.	10/14/2014 7:01 AM
23	Only if the designated site was appropriate and located correctly UNLIKE the proposed development in Blowing House Hill. This will create far worse traffic problems than we already have in Ludgvan & Crowlas IE: getting out onto the A30 Why not locate another site next to the current houses being built on the A30 ??	10/12/2014 11:54 PM
24	Young people need help to benefit from the advantages of home ownership and the responsibilities it brings.	10/11/2014 11:31 AM
25	Depends on how many and the location of the build	10/11/2014 2:27 AM

## Ludgvan Parish Local Housing Needs Survey

26	There is room and need for development in this area	10/10/2014 11:58 AM
27	First of all, EXACTLY what is the definition of 'affordable housing' in the context of this survey? Without that definition, the survey is meaningless because different people will have a different notion of what 'affordable housing' actually is. There are lots of properties within a five mile radius of Ludgvan which are under £150,000 are they 'affordable'? A lot of young people seem to prefer to spend their disposable income on having a good time rather than save for a deposit for a home. How close do people really have to live to where they were born? Is it that necessary? Anyway, it is necessary to have enough jobs paying a living wage before thinking about building more houses.	10/10/2014 4:42 AM
28	There is an affordable housing estate at the cross roads which is in the process of being built and another planned for Ludgvan Leaze and I think the village would lose its character with another estate also the A30 is already overloaded and any other roads opening onto it would be a hazard.	10/10/2014 1:12 AM
29	Dependent on ideal location preferably brownfield sites.	10/9/2014 11:10 AM
30	I fully understand the need for affordable housing, especially in such an expensive area. However, I also think that any sites earmarked for such development should be identified very carefully so as not to impact too severely on agriculture, traffic, drainage etc.	10/9/2014 4:10 AM
31	Helps to keep people in the Parish and close to their friends/relatives. Also helps to maintain facilities in the Parish; i.e. schools, transport, Post Offices, shops, Community Centres.	10/8/2014 4:27 AM
32	local people should have housing where they live	10/7/2014 7:18 AM
33	Local roads/school/doctors surgery are all at present overcrowded. These problems should be addressed prior any further development.	10/7/2014 5:47 AM
34	Insufficient infrastructure in this parish such as schools etc. also poor job opportunities for new people. Houses need to be built where there are jobs.	10/7/2014 3:29 AM
35	Sites need to be appropriate and developments should not have a negative effect on existing properties	10/6/2014 1:48 PM
36	There is no need for affordable housing in the parish and because of the rurality of the parish any development would be on greenfield sites which is unacceptable	10/6/2014 12:25 PM
37	It would depend on the proposal. I would not want the village to expand too much and would want reassurances that housing is for local people.	10/6/2014 10:26 AM
38	I would not like to destroy the countryside, I would rather empty and little-used homes were used instead. I can't afford rental prices in the area, and there is nothing available privately, and I've been applying to homechoice houses for the last 4 or 5 years.	10/6/2014 3:10 AM
39	It is a. Small. Village. and. it dose. not. have the.infrastructure &. there are a. lot of. old. people & it will spoil the. Village	10/5/2014 10:42 AM
40	THERE IS A DEFINITE NEED FOR MORE AFFORDABLE HOUSING FOR YOUNG PEOPLE.	10/5/2014 7:05 AM
41	depends on the locality	10/5/2014 1:10 AM
42	I would trust labour only if they were in charge	10/4/2014 10:14 AM
43	We don't agree with any more land being built on. We live here because of the open fields, landscape & views.	10/4/2014 9:29 AM
44	As long as the housing did not look cheap, gave the locals a sense of living in a Cornish home, not a boring generic style that pervades throughout housing estates. Would also prefer no large estates but small groups of affordable housing so that owners will grow to appreciate a degree of privacy and so have pride in their possession. Many affordable estates look run down. Builders need to create a more Cornish ascetic look using local materials of granite on a small scale to keep costs down. I have seen so many houses with the walls running in a reddish colour that automatically makes the home look cheap.	10/4/2014 3:28 AM
45	Because in a few years it will be our children trying to get on the housing ladder, and definitely not put for social housing.	10/4/2014 3:13 AM
46	I want to live in my parish, near my mother who is widowed. She had a heart attack a couple of years ago and it makes you realise that being close is important! I have been looking at housing in other parishes but have not found anything I can afford that is suitable.	10/4/2014 2:07 AM
47	There is already a local affordable housing development which is increasing in size. More development will spoil this popular village which does not have the infrastructure to cope with the demands required by building more housing estates. The traffic in the village already causes major problems on a daily basis, ie traffic congestion, and cars parked where they shouldn't be. Somebody will get hurt one day.	10/4/2014 12:59 AM
48	The road system needs to change at the crossroads , as at the moment it is far to busy .	10/4/2014 12:40 AM

## Ludgvan Parish Local Housing Needs Survey

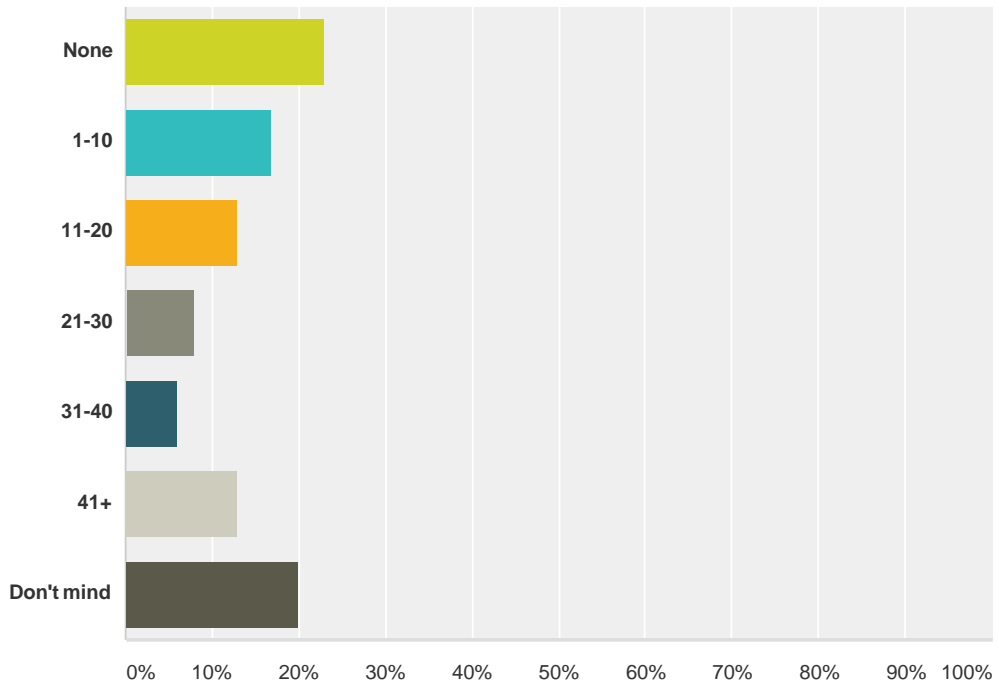
49	On an appropriate site that is led by the people in the Parish, not led by developers trying to develop any site for monetary gain.	10/3/2014 9:51 PM
50	Currently had our maisonette on the market for over 2 years and because of affordable housing people are buying new properties not older ones which means we cannot move to a property with a garden for our 3 year old.	10/3/2014 2:28 PM
51	Why cant low paid workers live in the countryside where they were born, its not just for the wealthy.	10/3/2014 10:54 AM
52	Location and size of project would matter dependent on whether there are sufficient facilities to support a development	10/3/2014 8:53 AM
53	40 homes for local people were supposed to have been built next to where I live but for some reason the scheme was dropped!!	10/3/2014 6:37 AM
54	Great care needed in too much new development	10/3/2014 6:16 AM
55	I would rather that people stopped holiday letting and having second homes...so that all people locally could rent at a reasonable price, when they need to.	10/3/2014 5:40 AM
56	There are already 2 sites with Planning Permission. One is partly built but has now been abandoned Ludgvan School is full to bursting. It cannot take any more without being considerably enlarged. There are already severe parking problems during school hours.	10/3/2014 5:34 AM
57	We already have two small housing estates in Ludgvan. No infrastructure here for more housing, no surgery, school already full etc. Traffic in the village already a problem and there is already new housing at Crowlas crossroads causing traffic problems getting on to A30. Would have thought Penzance would be a much better place, where you have all the necessary facilities.	10/3/2014 5:28 AM
58	Depends on location - there is currently a proposal to develop up blowing house hill and the access to this road and additional traffic is being opposed by all locals. Also the school does not have adequate parking to support additional houses.	10/3/2014 3:46 AM
59	Yes so long as all the necessary facilities where also put in place	10/3/2014 3:28 AM
60	To help people who live and work in the area to purchase homes	10/3/2014 3:14 AM
61	depends on location and size	10/3/2014 12:43 AM
62	Most young people don't stand a chance of buying a house until cheaper ones (terraces?) are available, also they are competing with 2nd. home buyers- the Lelant Saltings development of new houses now has a high proportion of 2nd homes and holiday lets.	10/2/2014 3:36 PM
63	To help local people live in a location of their choice	10/2/2014 1:33 PM
64	They need to be truly affordable and not available to the second home market.	10/2/2014 12:34 PM
65	We would support a small development (4 or 5 houses) appropriate in scale and design for our rural village. We have a 23 year old son and fear that he and his peers will not be able to afford to buy a home in this special part of Cornwall.	10/2/2014 12:01 PM
66	Homes are needed for young working class families	10/2/2014 11:13 AM
67	Ludgvan and Lower Quarter is fine as it is.	10/2/2014 11:03 AM
68	Affordable housing required by local people who live and work in the area	10/2/2014 7:37 AM
69	not sure what that means	10/2/2014 7:35 AM
70	Only if it did not detract from the beauty in the parish and did not sacrifice green fields to do so. I believe that houses standing empty should be renovated to accommodate any shortfall on housing needs.	10/2/2014 6:25 AM
71	People need somewhere affordable to live.	10/2/2014 5:51 AM
72	The area definitely needs affordable housing people live in this parish but have no hope of staying here...also people live in the parish but travel to work	10/2/2014 4:45 AM
73	It's expensive to rent property when competing against second home demand	10/2/2014 4:01 AM
74	However, there should be better use of the existing building stock in the local area. There are many properties, particularly in towns, which, with some refurbishment would provide accommodation. Perhaps the saving on building new homes could be used for providing grants and incentives to property owners to use their vacant flats and houses?	10/2/2014 3:43 AM
75	I believe there are areas in Penzance that could be developed and not be as crowded as Ludgvan could be if it were developed any more than it already is.	10/2/2014 3:20 AM

## Ludgvan Parish Local Housing Needs Survey

76	I am concerned about more housing being built. My reasons are because 1) affordable housing means more young families which will go to Ludgvan school. The school currently has in my opinion too many children attending from all areas, no parking and it is chaos at school time already . 2) More housing will lead to more cars on our already busy and dangerous main road.	10/2/2014 3:05 AM
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### Q36 How many new homes would you support being built?

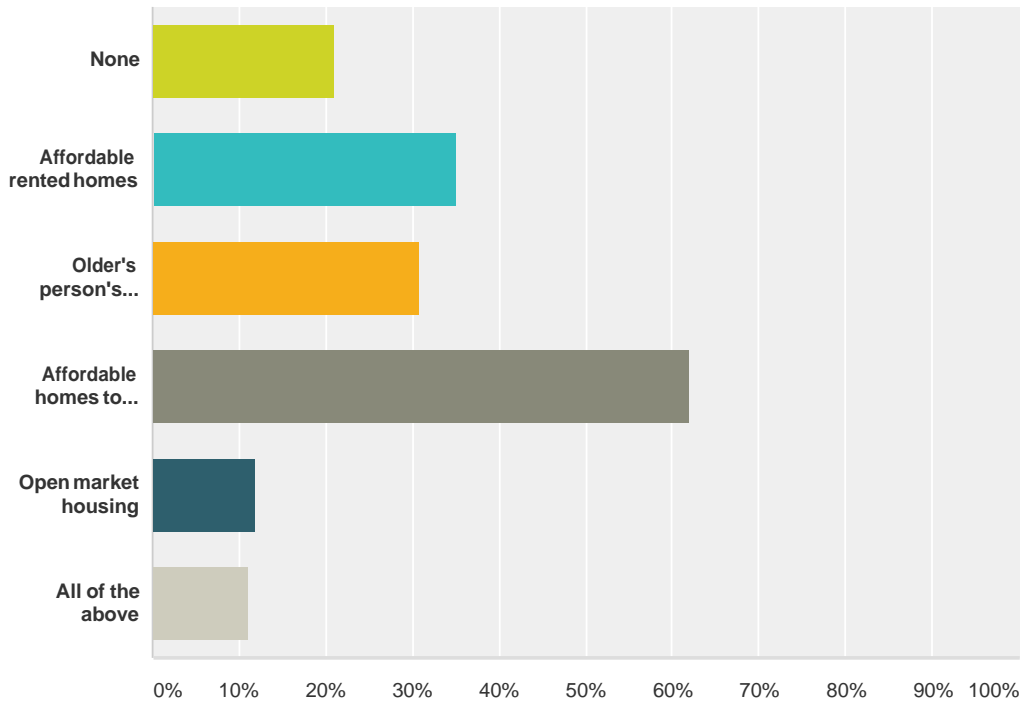
Answered: 100 Skipped: 22



Answer Choices	Responses
None	23.00% 23
1-10	17.00% 17
11-20	13.00% 13
21-30	8.00% 8
31-40	6.00% 6
41+	13.00% 13
Don't mind	20.00% 20
<b>Total</b>	<b>100</b>

**Q37 What type(s) of development would you support? Please tick all that apply.**

Answered: 100 Skipped: 22



Answer Choices	Responses
None	21.00% 21
Affordable rented homes	35.00% 35
Older person's accommodation	31.00% 31
Affordable homes to purchase	62.00% 62
Open market housing	12.00% 12
All of the above	11.00% 11
<b>Total Respondents: 100</b>	

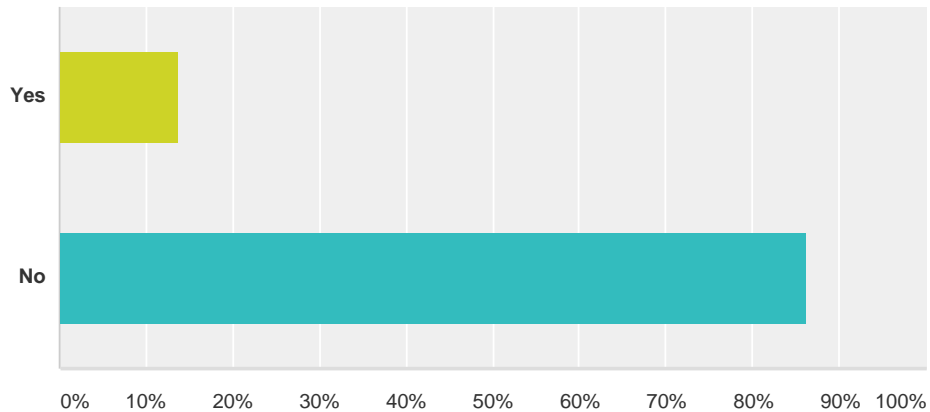
#	Other (please specify)	Date
1	Community development taking into account amenities available.	11/3/2014 6:28 AM
2	Wait until the results of this survey.	10/14/2014 7:26 AM
3	change of the system so that holiday lets become proper lets and that holiday makers stay on farms, private houses and hotels etc.	10/3/2014 5:40 AM
4	Small terraced houses, with garden, for young locals; and small ground floor houses, with garden, for elderly locals.	10/2/2014 3:36 PM



# Ludgvan Parish Local Housing Needs Survey

## Q38 Do you own or know of any land that may be suitable for housing development?

Answered: 101 Skipped: 21



Answer Choices	Responses
Yes	13.86% 14
No	86.14% 87
<b>Total</b>	<b>101</b>

#	If yes, please provide further details or a site address	Date
1	Ludgvan Leaze - already has planning permission	11/3/2014 6:41 AM
2	Might be able to build a bungalow for disabled in my garden	11/3/2014 6:28 AM
3	see previous comments	11/3/2014 6:19 AM
4	Depends on how much land is required. We own a 1 acre field in Nancedra, not sure if this would be suitable.	10/22/2014 4:36 AM
5	Land adjoining Chy-anGweal Estate, towards Ludgvan Leaze.	10/14/2014 2:08 PM
6	Long rock where the car boot is held and other land unused .along the front by the railway . People may argue but housing is a necessity allotments are a luxury	10/10/2014 12:00 PM
7	Not specifically but any Armed forces owned land or Council owned land which isn't being put to good use should be considered for redevelopment, but not automatically for new housing.	10/10/2014 4:44 AM
8	Land where Rospeath development is, as yet, unfinished. Land towards Ludgvan Leaze from existing housing at Chy an Gweal. Small parcel of land, locally known as the Barracks opposite the former Old Inn. Land at Long Rock near the playing fields-not for a huge development and within keeping of the existing housing in the village.	10/9/2014 4:14 AM
9	However, I believe affordable housing should be close to schools, main bus route and the town. as generally people who have to buy affordable housing cannot always afford a car and therefore should be close to amenities.	10/4/2014 3:30 AM
10	Whilst I realise people won't want houses built in their back garden - unless they're going to make a profit from it - the grid references below show an area that has potential; Good access, fits 'inside the village' and is not prime agricultural land... 50°08'48.0"N 5°28'28.2"W 50°08'52.3"N 5°28'25.6"W	10/4/2014 2:19 AM
11	Age of Steam is scrub land with access to the main road so a possibility, but PLEASE DO NOT build on good agricultural land and green fields and valley settings which are enjoyed by the people of this parish, and make the village what it is. Think also about habitat, wildlife, etc. These should be protected for future generations to enjoy, not turned into more housing estates.	10/4/2014 1:03 AM
12	Land between Ludgvan Community Centre and Patch and Acre near Ludgvan Leaze.	10/3/2014 9:54 PM
13	Would be suitable for about six 2 bed traditional type miners cottages as already a row of cottages in place , but all are holiday homes and any development would be opposed.	10/3/2014 10:59 AM

## Ludgvan Parish Local Housing Needs Survey

14	As stated in previous question.	10/3/2014 6:37 AM
15	I own a piece of land next door to the school that would be ideal for development. approx 1.25 acres.	10/3/2014 3:47 AM
16	The old age of steam site off of rospeath lane	10/2/2014 10:41 PM
17	Land between Long Rock and the bypass that is no longer used for agriculture.	10/2/2014 12:35 PM
18	Unfortunately a development is being proposed at the moment in Nancledra for 11 affordable homes in a field on the edge of the village. We feel it is on a scale totally out of proportion with the rest of the village and in a very prominent site (NOT INFILL!!). We already have 15 houses being built at Furzecroft and 2 affordable homes on the Chypons estate, one of which is still for sale after a couple of years. We support affordable homes in the village but not at any cost, it must be appropriate to the surroundings. We have lived in the village for 30 years and are concerned that the rural feel of the village is going to be lost forever.	10/2/2014 12:13 PM

If you would like this information  
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