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22 June 2023

Charlotte Glancy
Programme Officer
C/O Banks Solutions
80 Lavinia Way
East Preston
West Sussex
BN16 1DD

Dear Charlotte

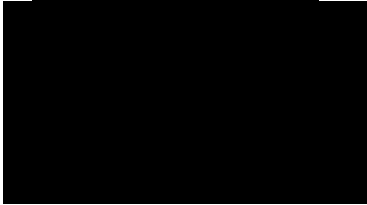
Stroud District Local Plan Examination. Matter 5B – Sharpness New Settlement – Policy PS36

I am writing in response to the initial questions asked regarding the deliverability of the Sharpness New Settlement. The detail of the phasing and delivery will be discussed in more depth on the 28th of June 2023, so that the Inspectors can scrutinise and review our approach if necessary. However, with regard to the points raised I can confirm:

1. *You have asked what the timescales will be involved for the selection of a developer for the Sharpness New Settlement.* This is a developer led project and therefore this step (selecting a development partner) has already been fulfilled. The developers are Lioncourt Homes as well as GreenSquare Accord both of whom will develop the first units on the site once planning permission has been granted. GreenSquare Accord will be responsible for the delivery of market and all affordable housing. They are a private and affordable housing developer. Both developers work extensively within the District as well as Gloucestershire and have a detailed understanding of this housing market.
2. *You have asked what the timescales will be for the submission of a planning application for the development:*
 - a. The scoping opinion for the development is scheduled to be submitted on the 23rd June 2023. The planning application for the development will be submitted in September 2023.
 - b. The developer anticipates making a start on site in 2028 with the first residential units being delivered in this year.

Please come back with any questions.

Yours sincerely



Paul Fong MRTPI

m: 07770 268650

e: PaulFong@morganelliott.co.uk

morganelliott
planning