

Gwyn Humphreys

From: Ceri Postle
Sent: 12 June 2023 10:44
To: Gwyn Humphreys
Subject: RE: Planning Application Consultations

Morning Gwyn,

Further to your email below, please see my response

- P/2023/0050 – Land at Stansty Fields, Mold Road

The current demand from the Housing Demand Model utilised (which takes into account Housing Register demand, Affordable Housing register Demand, turnover of all stock, new build for all affordable housing and voids etc) for Gwersyllt and Summerhill is as below:

Gwersyllt total demand 192

Number of Bedrooms	Demand
1	119
2	36
3	26
4	7

Summerhill total demand 12

Number of Bedrooms	Demand
1	11
2	1
3	0
4	0

As you can see from the figures above there is an over-riding need for 1 bedroom properties and the proposed breakdown of:

16 x2 beds and 8x3 beds for the affordable housing, doesn't meet the demand in place. A provision of a small number of 1 bedroom properties would be more suitable. I would therefore suggest there is a request made to the developed to include a proportion of one beds within the AH provision.

If you need anything else from me, please let me know,
Thanks
Ceri