

Greater Cambridge Planning Local Plan and South West Cambridgeshire New Town Update

September 2021

Greater Cambridge Planning: Breakdown of existing and new sites

Location	Current pipeline (adopted allocations, existing permissions and windfall allowance)	Proposed increased delivery rates/densification on existing allocated sites	New proposed allocations	Total
City (urban area)	5,791 (16%)		3,912 (43%)	9,703 (20%)
Edge of Cambridge	8,003 (22%)	1,000 (40%)	2,850 (31%)	11,853 (24%)
New settlements	15,225 (41%)	1,500 (60%)	1,950 (21%)	18,675 (38%)
Rural area	8,179 (22%)		384 (4%)	8,563 (18%)
Total	37,198 (100%)	2,500 (100%)	9,096 (100%)	48,794 (100%)
Proportion of housing supply	76% of total delivery	5% of total delivery	19% of total delivery	

Local Plan Summary

- Local Plan set the bar high:
 - Minimal carbon impact (minimal commuting from villages to City).
 - Developments not permitted where water resources could be under pressure.
- 600+ sites submitted
 - 19 new sites chosen
 - Local plan identified 7,200 new homes required.
 - Extra homes with a buffer 4,440
- Total 11,640 between 2021-2041
- Extra rural homes 384

South West Cambridgeshire Action Group (SWCAG)

Thakeham

- Submitted nothing to Call for Sites
- Published its plan for 25,000 homes the day after publication.
- No account taken of carbon.
- No account taken of water resources.
- No account taken of the 11,000 homes identified as sufficient let alone the 384 in the rural area.
- Have been flying surveillance helicopters over local villages.

Next Options for them:

- Submit a planning application to South Cambs.
- Secure Central Government support (presumably as part of Government OxCam Arc).

Number of new homes Gt Cambridge

Already in the plan
from previous 2018
Local Plan

Additional
requirement with
buffer



**Existing homes in Greater Cambridge:
124,389**



**New homes already in the pipeline
for 2020-2041: 37,200**

These will be built on sites allocated in current Local Plans, sites which already have planning permission, and on 'windfall' sites which are not specifically identified in plans but which are policy compliant.



**Additional homes required to meet our
housing need for 2020-2041: 7,200**

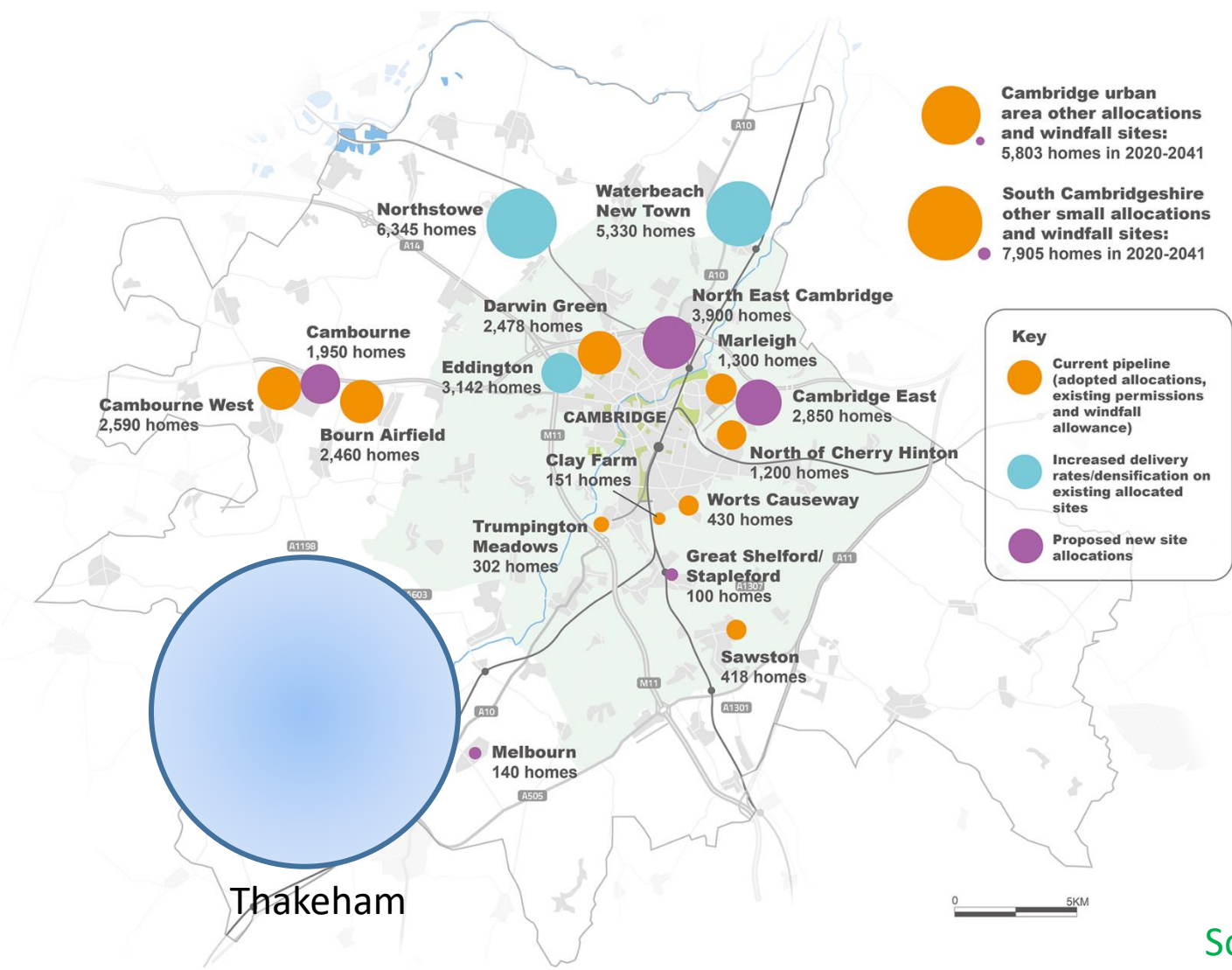
Our total identified need for the period is 44,400 homes.



**Extra homes we aim to plan for, to
give us approximately a 10% buffer
for flexibility: 4,440**

South West Cambridgeshire Action Group (SWCAG)

Greater Cambridge Planning : Location and number of new homes & Thakeham



Location	Increased delivery rates/ densification on existing allocated sites	New proposed allocations
City (urban area)		3,912 (43%)
Edge of Cambridge	1,000 (40%)	2,850 (31%)
New settlements	1,500 (60%)	1,950 (21%)
Rural area		384 (4%)
Total	2,500 (100%)	9,096 (100%)

SWCAG Next Steps

National:

1. Make new Freedom of Information requests to Homes England & the Ministry of Housing, Communities and Local Government on discussions between government and Thakeham about its proposed new town (previous requests have been rejected as 'not in the public interest.')
2. Request Anthony Browne MP to ask the Housing Minister to comment specifically on the status of Thakeham's plans.
3. Ask Thakeham to now withdraw their proposal as it is at complete odds with the principles of sustainable development in South Cambridgeshire.

Local:

1. Ask Thakeham if they intend to submit a planning application to the South Cambs District Council.
 - If so, lobby SCDC Planning Committee for outright refusal.
 - If not, ask SCDC to move forward and ratify its Local Plan without Thakeham.
2. Respond to the government's OxCam Arc consultation with the benefit of sustainable development principles now set out in the Local Plan's First Proposals.