

Appendix 4f – Options consultation exhibition boards

housing densities and character

Any new greenfield development in Burwell needs to respect the context of the village and build upon any locally distinctive characteristics that the village and its surroundings offers.

Parts of the village have very strong design characteristics, notably along The Causeway, North Street and High Street close to the church. The Causeway is an attractive street because of the trees that line the side of the road in a wide green verge, with formal terraces of Victorian heritage along one side of the road. Buildings along North Street and High Street close to the church exhibit design characteristics that would be expected along the older part of the village. These include a variety of architectural styles and ages, but all sharing a similar materials palette of cream brick or render. The difficulty is how to reflect this organic growth when developers would now prefer to build at a larger scale.

The Causeway could be reflected in any new green field development, with a long straight road lined with street trees within a wide verge providing the strong design focus to any site.

Other design characteristics must include:-

- a) reasonably sized front gardens, particularly facing onto existing main roads
- b) a variety of ridge and roof heights, but keeping to a maximum of 2 storeys in height
- c) the use of a variety of builders in any development, to help create a varied building character
- d) a mix of dwelling types, with mostly smaller terraced and semi detached houses as well as a limited number of larger detached houses
- e) the widespread use of simple wide fronted houses with shallow building depths that will allow lots of natural light into each house
- f) attractive large bay windows to front elevations
- g) the use of high quality materials and detailing that reflect the prevailing local character
- h) the generous use of trees and other soft landscaping areas within any development
- i) attractive car parking solutions that provide sufficient numbers of spaces for residents and visitors



Burwell Village College Primary

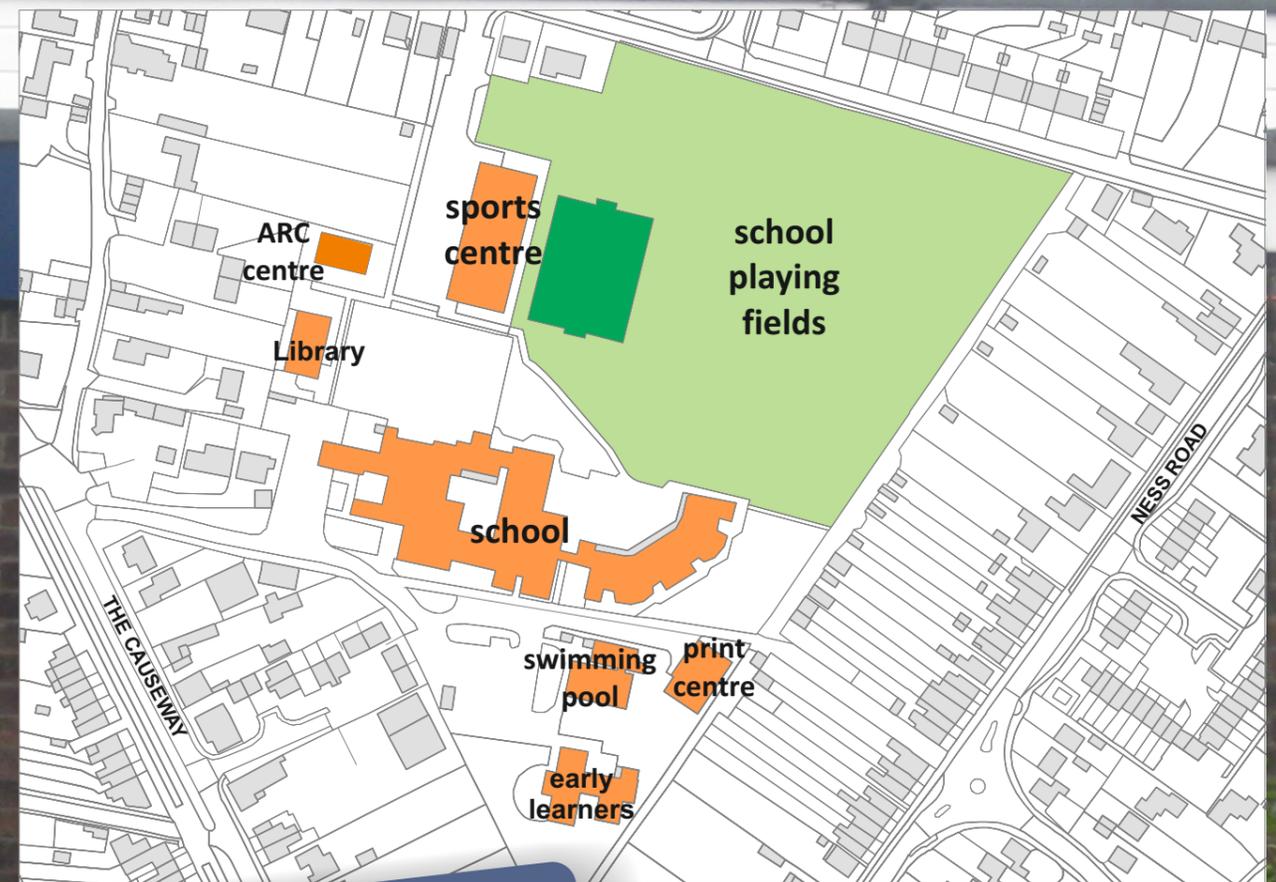
Primary School Provision

The current primary school is at capacity so additional primary school facilities will need to be provided if there is to be further growth in Burwell.

A new primary school would only be justified if the village sees growth of 400 houses or more. Growth levels below this would need to be accommodated via an extension of the existing primary school, if there is sufficient capacity on the site.

Options

- Extend primary school on current site
- New 1 form entry primary school (210 places) in addition to existing school
- Replace existing school with larger 3 form entry primary school (630 places)



Issues

- Study needed to assess capacity on existing school site. What would happen to the current site if the school moved?
- Need to consider the impact of all options on the other community facilities on the school site.
- If a new school was required, there would need to be a positive relationship between the new school and the existing school.
- A new school would be on the edge of the village and would require good road access, plus safe walking and cycling routes
- Funding sources would need to be identified for all options. These could include developer contributions from new housing.

Issues Stage Consultation Feedback

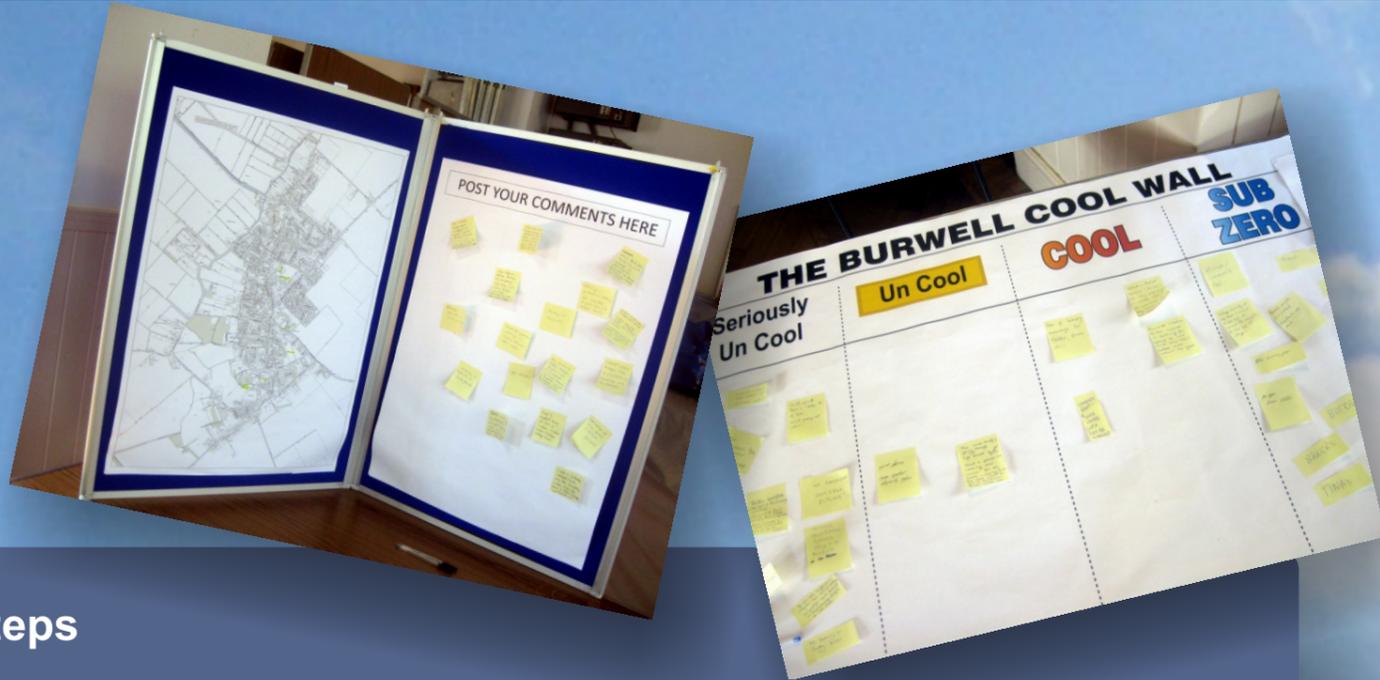
- Children from Burwell should be able to go to primary school in Burwell and not have to attend primary schools in neighbouring villages.
- 55% (169 people) of respondents said that the existing school should be extended on the existing site. 21% (65 people) said that a new primary school should be provided (23% answered 'other').



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Burwell Masterplan

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Next Steps

Production of the draft Burwell Masterplan

All of the feedback received from the options stage consultation will contribute to the next stage of the Masterplan development.

The Burwell Masterplan Working Party will review all of the consultation responses and this will be used to guide the production of a draft Burwell Masterplan. A full six week consultation on this draft document will take place over the summer. It will then be taken to East Cambridgeshire District Council for approval as the Council's policy for the long term future of Burwell.

East Cambridgeshire Local Plan

The District Council has commenced a review of the East Cambridgeshire Core Strategy (adopted 2009). The new strategy will be known as the 'East Cambridgeshire Local Plan.' It will be a single document which includes a vision for growth, strategic policies, and identifies sites for development and infrastructure provision.

The Local Plan will include a Village Vision for all key settlements. These Visions will set out a strategy for each settlement, identify potential development sites, and look at infrastructure and service requirements. The Burwell Masterplan proposals will form the basis of the 'Vision' for Burwell.

How you can get involved

Ask to be added to the **Burwell Masterplan contact database** via masterplan@eastcambs.gov.uk or telephoning **01353 665555** to receive updates on the Masterplan process

Send your thoughts and ideas via email to masterplan@eastcambs.gov.uk or write to: **Burwell Masterplan, East Cambridgeshire District Council, The Grange, Nutholt Lane, Ely, Cambs, CB7 4EE.**

Attend the Burwell Masterplan Working Party meetings. The next one is being held on Monday 2nd April 2012 from 6.30pm at the Mandeville Hall.