



# **Housing Needs Survey**

## **Wickham Bishops**

**January 2017**

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**Rural Housing Enabler**

**RCCE** (Rural Community Council of Essex) is an **independent charity** helping people and communities throughout rural Essex build a sustainable future.

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## **Background**

The Rural Community Council of Essex (RCCE) is an independent charity helping people and communities throughout rural Essex build a sustainable future.

*RCCE's mission is to provide local communities with the skills, resources and expertise necessary to achieve a thriving and sustainable future.*

This means helping communities come together to identify their own needs and priorities, and provide them with advice and support in developing practical solutions. We strive to provide a voice for rural communities, representing their interests to government at local, regional and national level.

RCCE employs a Rural Housing Enabler (RHE) to work with rural communities, usually through the parish council, to identify if there is a need for a small development of affordable housing for local people.

## **Context and Methodology**

In autumn 2016 Wickham Bishops Neighbourhood Plan Steering Group, worked with the Parish Council and RCCE's Community Officers to carry out a Housing Needs Survey as part of the Neighbourhood Plan. The aim of this survey was to determine the existing and future levels of housing need for local people. The survey was delivered to each dwelling in the parish. The survey pack included a covering letter, a questionnaire and a freepost envelope for forms to be returned directly to the RHE at no cost to the respondent.

The survey form was divided into two sections. Part 1 of the survey form contained questions on household composition & property type and was completed by everyone regardless of housing need. Households which were experiencing or expecting to be in housing needs in the future were asked to also complete Part 2 of the survey, which gave the opportunity to provide more detailed information. Additional forms were made available on request from the RHE.

The closing date for the survey was 25<sup>th</sup> November 2016. 875 forms were distributed. 322 forms were returned giving the survey a 37% response rate. This is above the county average of 25%, which suggests that housing needs are an important issue to many residents.

In Part 1 of the survey, 67 respondents indicated that there was a need to move to alternative accommodation. 15 of these respondents were planning to move away, leaving 52 who were either wanting to stay, or did not indicate a preference. 42 of these respondents went on to complete or partially complete Part 2 of the survey, giving more information about their housing need.

The full table of results can be seen in Appendix 6. Percentages shown are percentages of returned forms (322=100%) unless otherwise stated. Please note that the percentages have been individually rounded and therefore may not total 100.

## **The Parish of Wickham Bishops**

Wickham Bishops is a village and civil parish situated in the Maldon district that is listed in the Domesday Book. It is situated approximately three miles to the north of Maldon. Covering approximately 3 square miles the parish had an estimated population of 2,055 according to the parish plan of 2011. The village saw significant expansion in the 1960s and 1970s as new housing was built.



Wickham Bishops has an active village life with an interest in the future as evidenced by the village design statement of 2010 and a Parish Plan the following year. There is a state of the art village hall which has enjoyed plenty of use since being rebuilt ten years ago. Adjoining the hall are facilities for football, cricket, tennis, a general sports field and a children's play area. The village is well served with a library in the old village school which opens three times a week. There is a small cluster of shops including general store with post office facilities, hairdressers, several pubs and a garage. Other clubs in the village include a drama group, neighbourhood watch, and a lively social club

There is a nursery at the village hall which is open three days a week. Since the closure of the village school children now travel to Great Totham for primary education. The school received a "Good" rating from OFSTED in 2013. Secondary education for the village is in Maldon at Plume School (Maldon's Community Academy) which was described as a good school in the 2014 inspection.

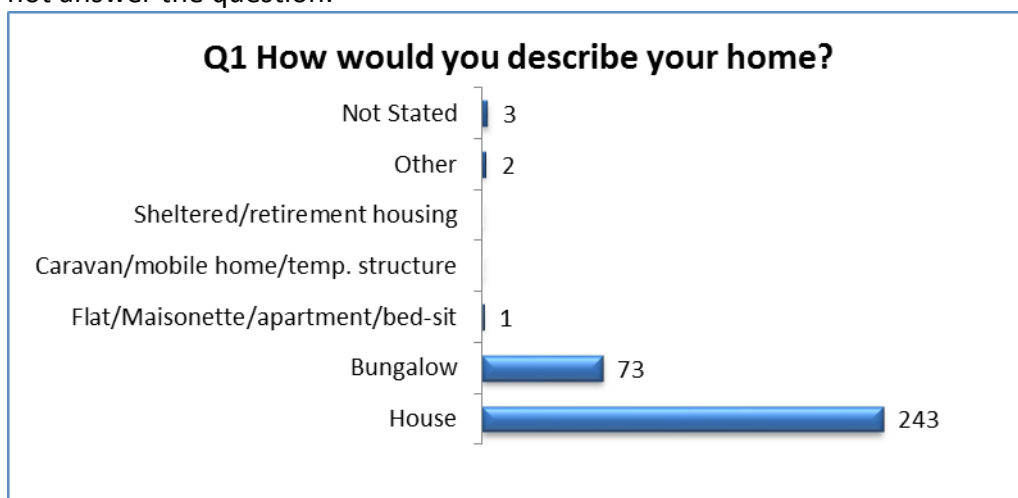
The parish is served by St Bartholomew's church which dates from the 18th Century. The church hall was extended in the 1990s.

## **PART 1 – You and Your Household**

Three hundred and fifteen respondents (98%) stated that the property to which the survey was delivered and in relation to was their main home and seven (2%) did not answer this question.

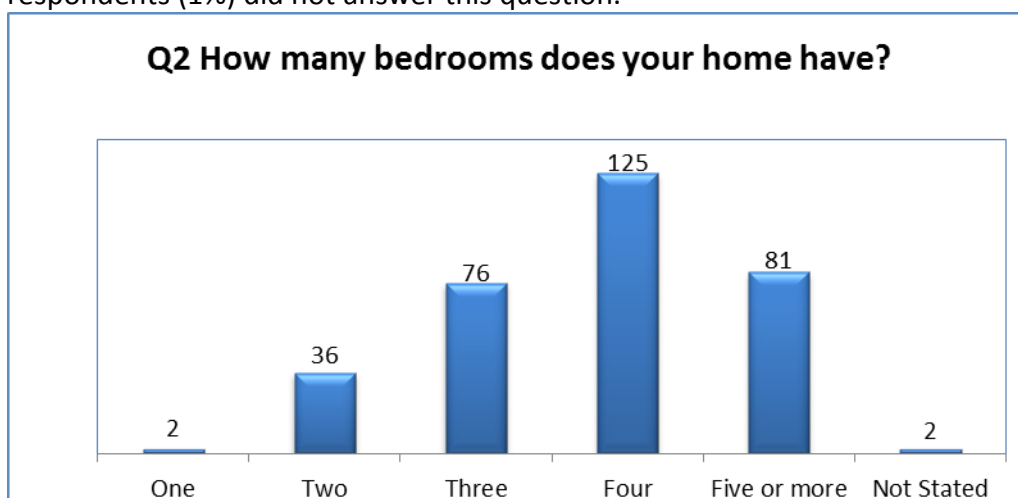
### **Property Type and Size**

The majority of respondents two hundred and forty-three (75%) described their home as a house, seventy-three (23%) described their home as a bungalow and just one (0%) as a flat/maisonette/bedsit. Two people (1%) described their house as other and three (1%) did not answer the question.



**Figure 1: Property type**

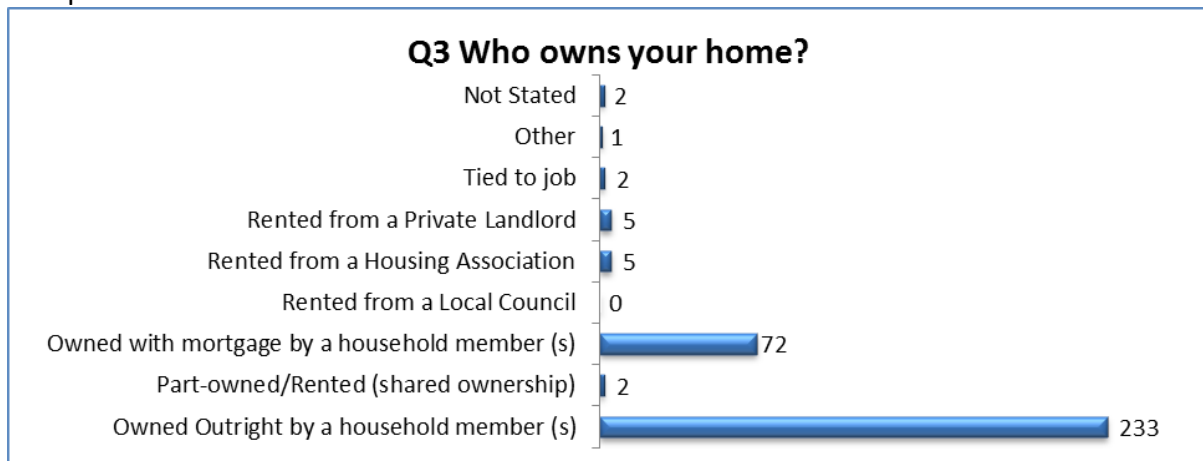
Two respondents (1%) live in a property with one bedroom, thirty-six (11%) have two bedrooms. Seventy-six respondents (24%) reported having three bedrooms, but the most common number of bedrooms was four, with one hundred and twenty-five people (39%) in this category. Eighty-one people (25%) live in a property with 5 or more bedrooms. Two respondents (1%) did not answer this question.



**Figure 2: Size of property**

## **Tenure**

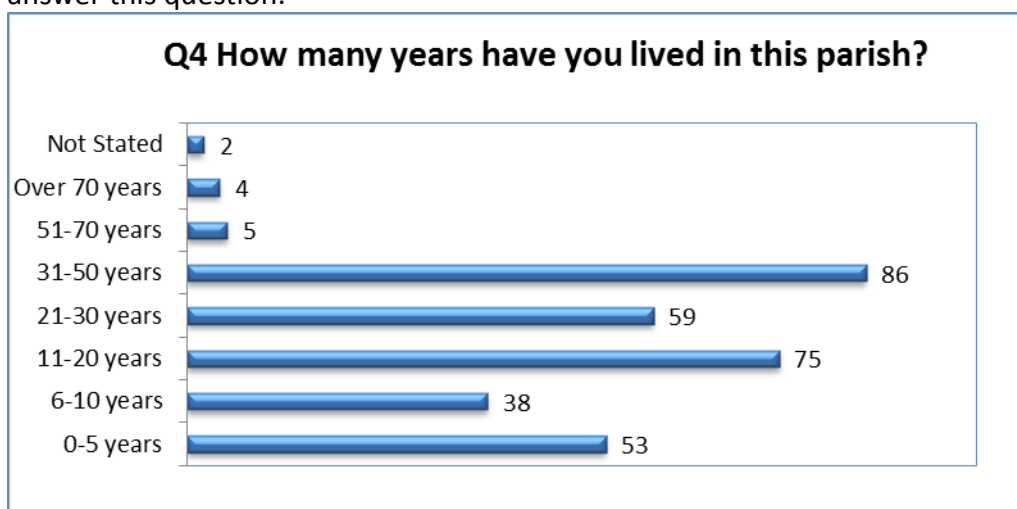
The majority of respondents, two hundred and thirty-three (72%) stated that their property was owned outright by a household member, and seventy-two (22%) stated that the property was owned with a mortgage. Five respondents (2%) rent from a housing association and another five (2%) rent from a private landlord. Two people (1%) live in a tied property, and two more (1%) stated that their home was under shared ownership. One person (0%) described their tenure as “other”. Two respondents (1%) declined to answer the question.



**Figure 3: Tenure**

## **Years in the parish**

Fifty-three respondents (16%) had lived in the parish for 0-5 years and thirty-eight (12%) for 6-10 years. Seventy-five people (23%) had been in the parish for 11-20 years, fifty-nine (18%) for 21-30 years and eighty-six (27%) for 31-50 years. Five respondents (2%) have lived in the parish for 51-70 years and another four (1%) for over 70 years. Two (1%) did not answer this question.

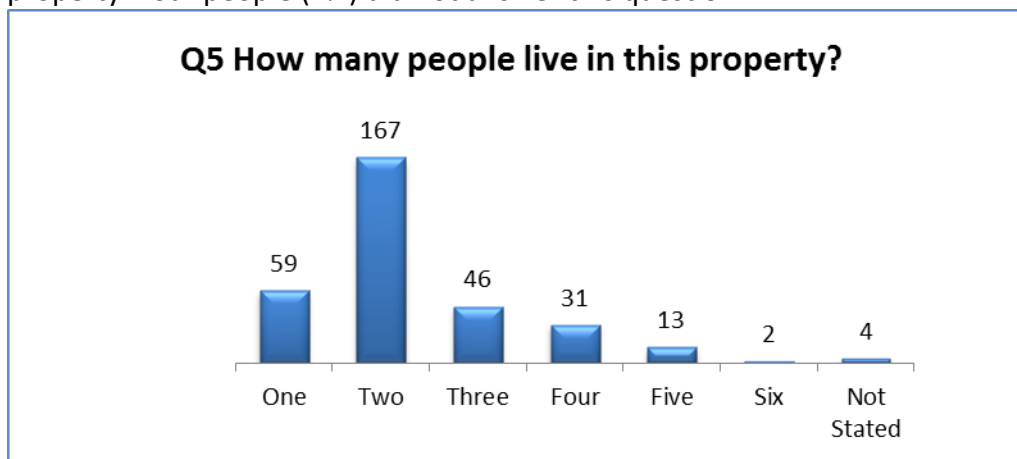


**Figure 4: Years of residence in the parish**



### **Number of people living in the property**

Fifty-nine respondents (18%) live alone but the majority of one hundred and sixty-seven respondents (52%) live with one other person. Forty-six (14%) households have three people, thirty-one (10%) have four people and thirteen (4%) households have five people living in the property. Two households (1%) reported having six people living in the property. Four people (1%) did not answer this question.

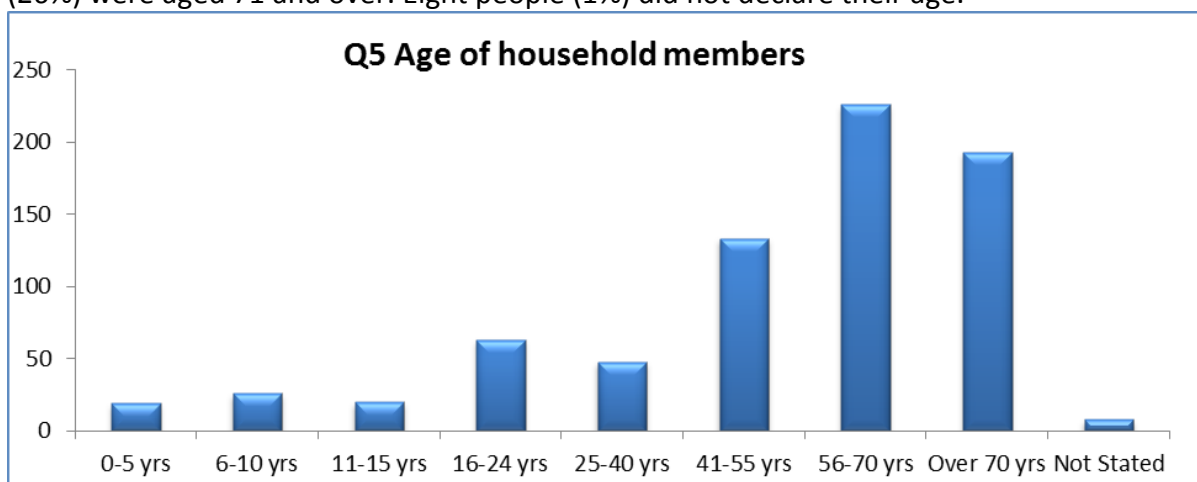


**Figure 5: Size of Households**

### **Age and Gender**

The total number of people within the households responding to the survey was 694. For the purposes of the question relating to age and gender the percentages used are of 694 i.e. 694=100%.

There were nineteen recorded children (3%) aged 5 and under, twenty-six (4%) between 6-10 years, and twenty (3%) were between 11-15 years old. Sixty-three (9%) were between 16-24 years and forty-eight (7%) were between 25-40 years old. One hundred and thirty-three respondents (18%) were aged 41-55, but the largest age group was the 56-70 year olds with two hundred and twenty-six people (31%). One hundred and ninety-three people (26%) were aged 71 and over. Eight people (1%) did not declare their age.



**Figure 6: Age of residents**

The responding population is made up of 383 (52%) females and 346 (47%) males. There were seven people (1%) whose gender was not recorded.

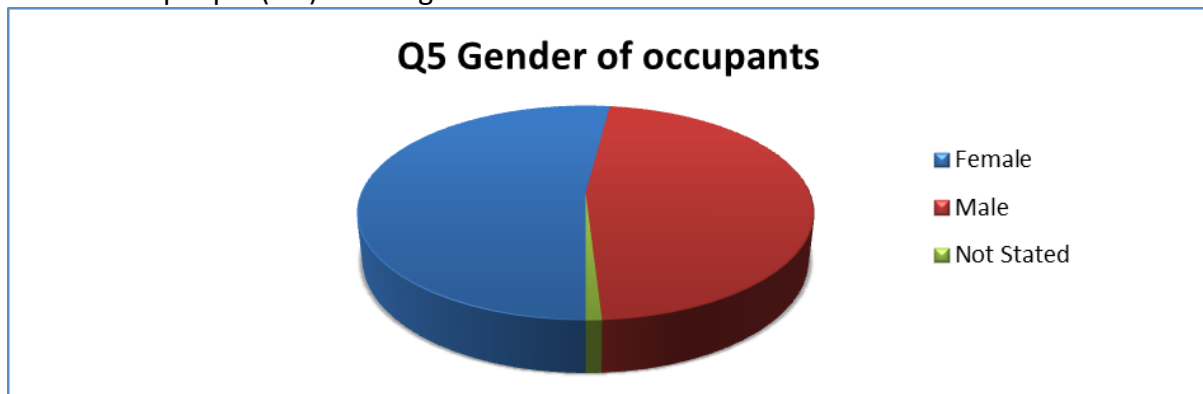


Figure 7: Gender of respondents

### In Housing Need

When asked if anyone in the household needed to move to alternative accommodation six respondents (2%) answered Yes (as soon as possible), thirty-one (10%) answered Yes within 5 years, thirty (9%) said Yes in more than 5 years. Two hundred and fifty-one (78%) said no. Four respondents (1%) did not answer this question.

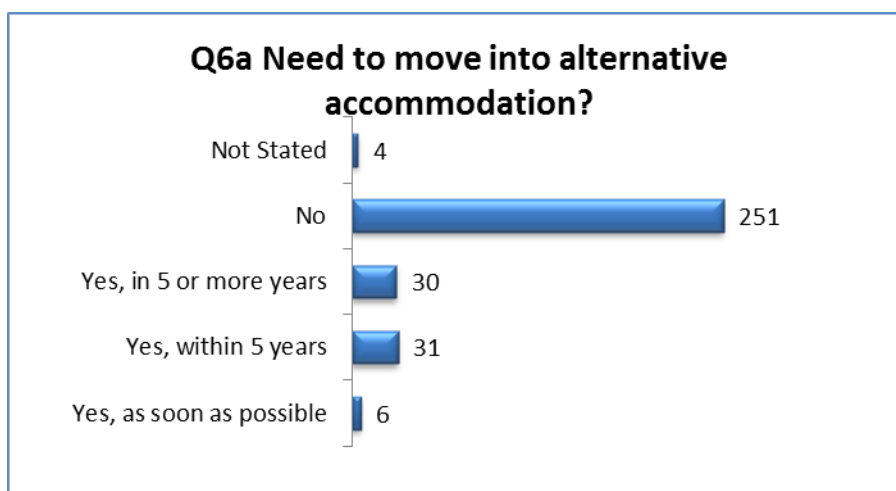
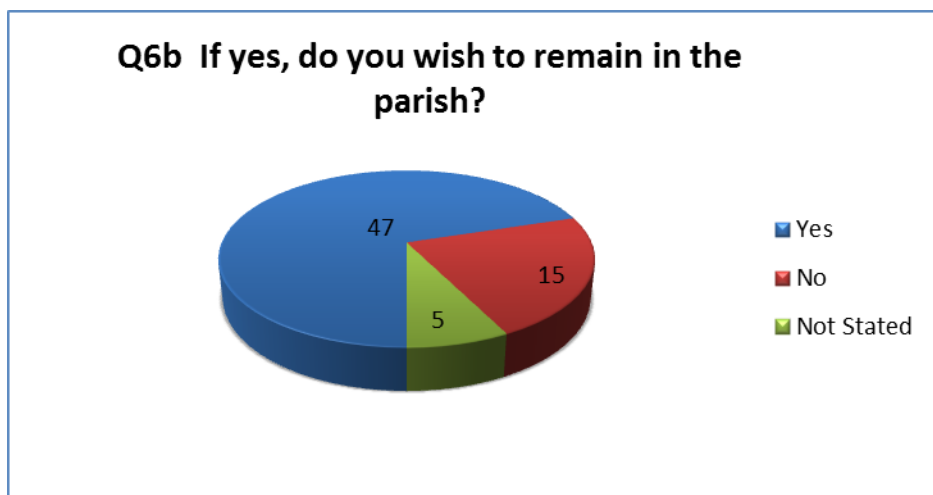


Figure 8: Need to move to alternative accommodation

### **Moving back to or staying in the parish**

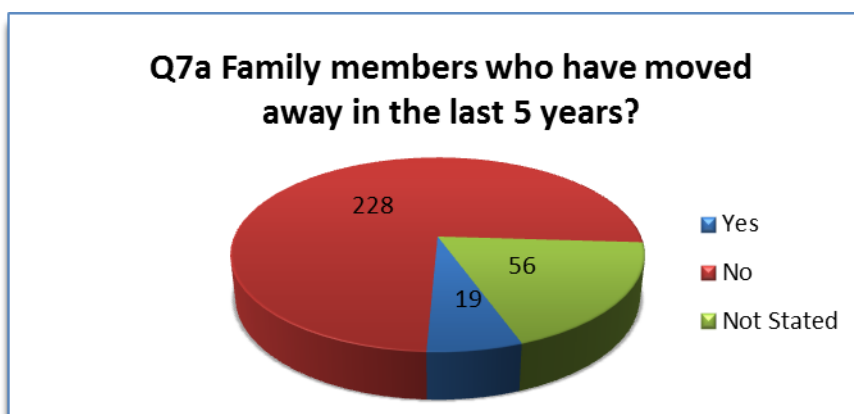
The survey asked the people who expressed the need to move if the household would remain in the parish / move back to the parish? Forty-seven people (70%) of the sixty-seven respondents said they would move into or stay in the parish. Fifteen (22%) said that the move would be out of the parish and five (7%) did not answer the question.



***Figure 9: Location of move***

### **Family who have already moved out of the parish**

Twenty-one respondents (7%) had family members who had moved away from the parish in the last 5 years due to difficulties in finding a suitable home locally. However the majority of two hundred and forty-one respondents (75%) had not experienced this. Sixty people (19%) did not answer this question.



***Figure 10: Family members moving out of the parish***

The survey asked if those who had moved away would like to move back to the parish. Ten people (45%) of the twenty-two respondents indicated that their family did wish to return to the parish. A further ten (45%) said that their family were not seeking to return. Two people (9%) did not answer the question.

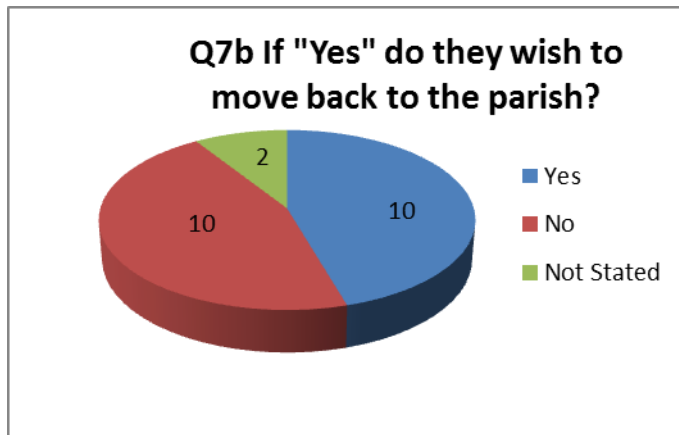


Figure 11: Family members wishing to return

### Downsizing

Seventy-nine respondents (25%) said that they felt there was a need for downsizing or they themselves were interested in downsizing. One hundred and twenty-three (38%) people said they were not interested, or would move for another reason. One hundred and twenty people (37%) did not answer this question.

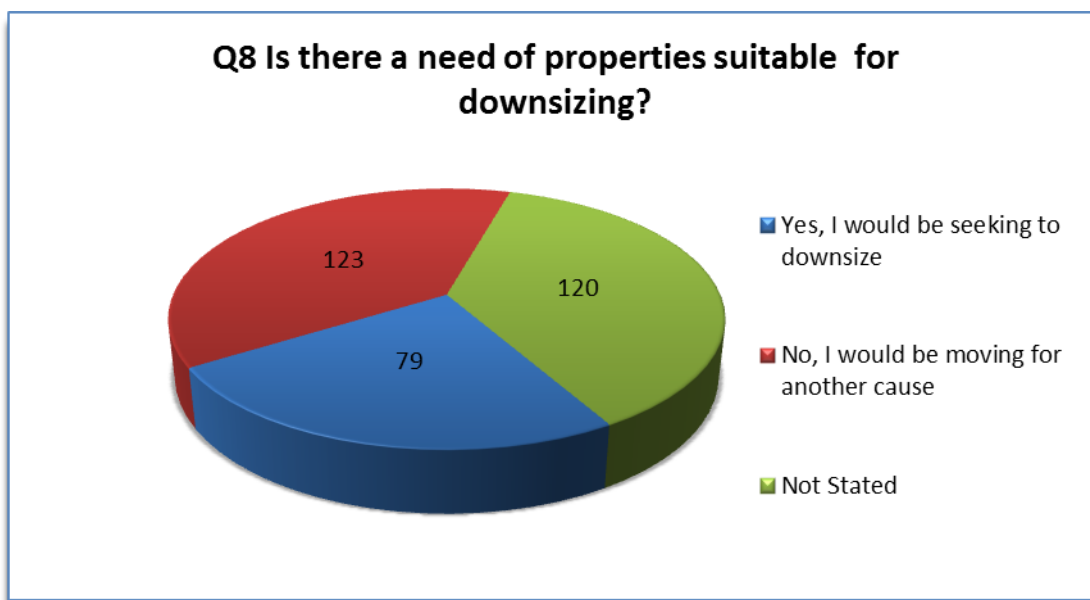
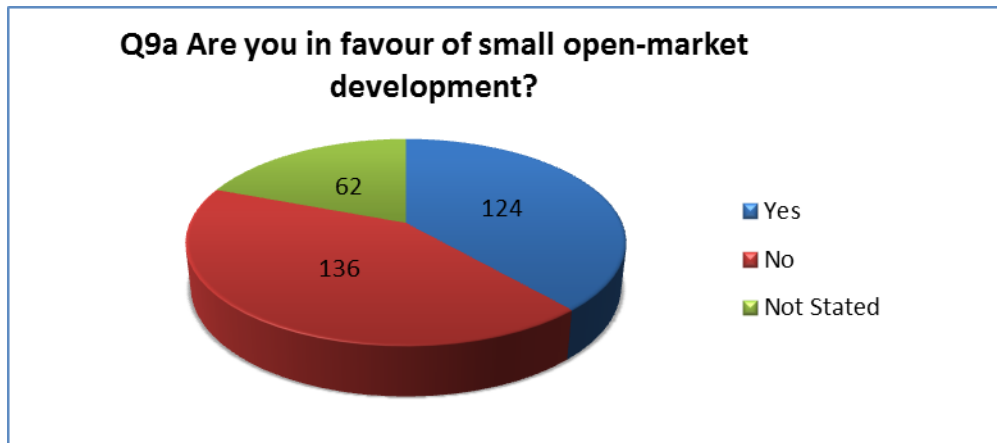


Figure 12: Downsizing

## **Housing Development**

### **Open Market Development**

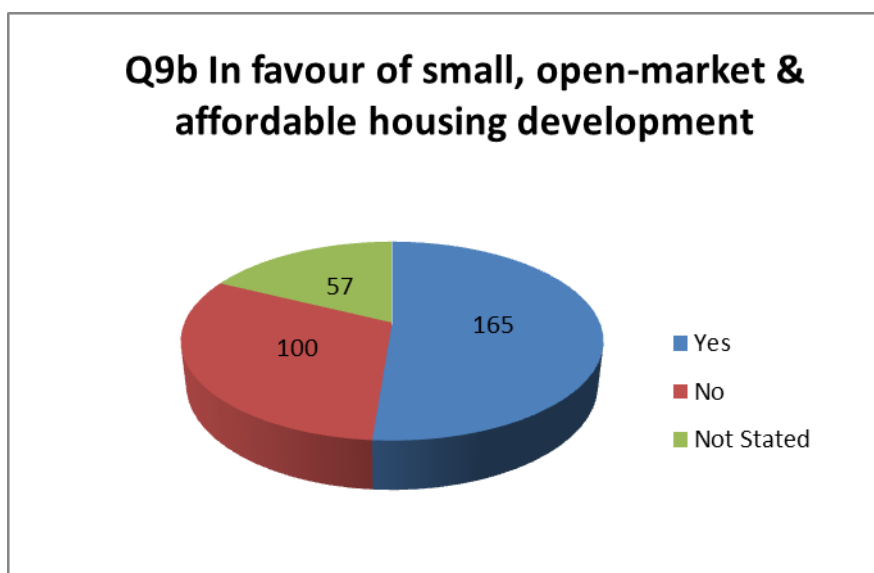
One hundred and twenty-four respondents (39%) were in favour of a small open market housing development (4-8 homes) but one hundred and thirty-six (42%) were not. Sixty-two people (19%) did not answer this question.



*Figure 13: In favour of small open market housing development*

### **Small Mixed Development**

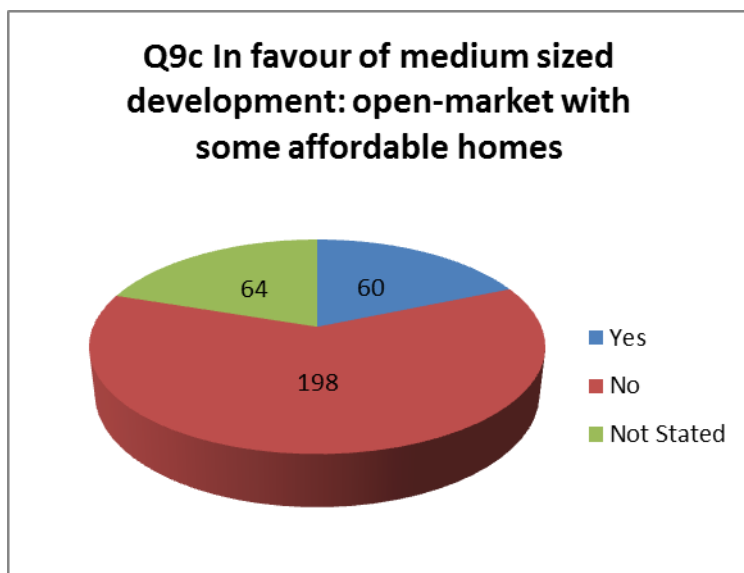
One hundred and sixty-five respondents (51%) said that they would be in favour of a small development (4-8 homes) of open market and affordable housing for local people within the parish. One hundred people (31%) were not in favour and fifty-seven (18%) did not answer.



*Figure 14: In favour of small mixed development*

## Medium Mixed Development

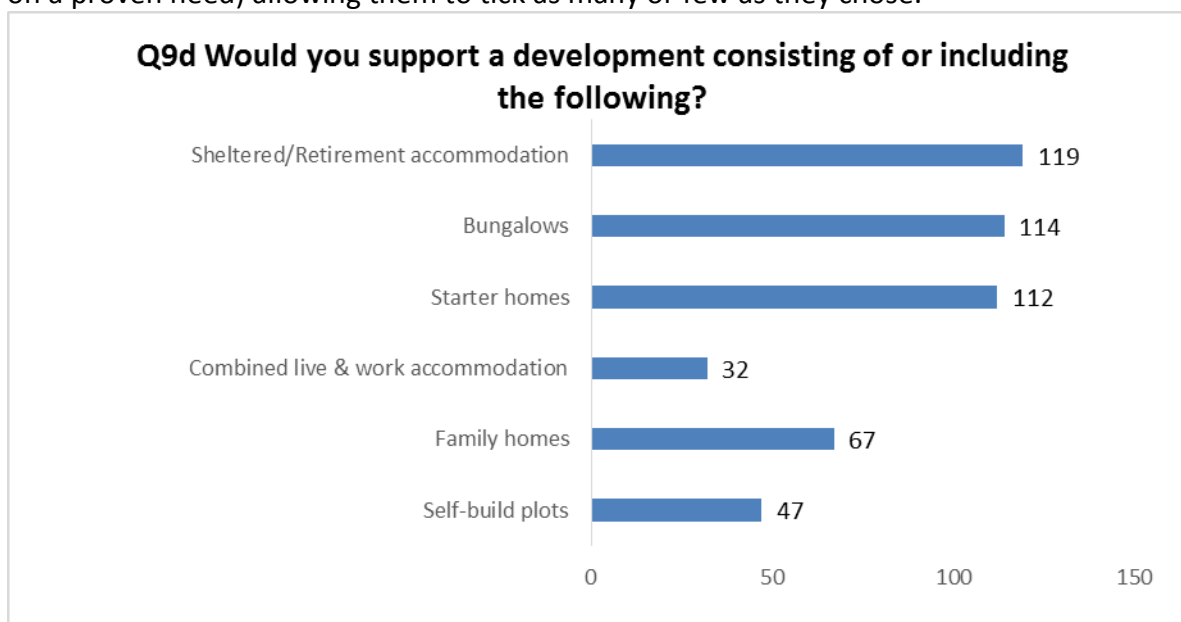
Sixty respondents (19%) said that they would be in favour of a medium sized development (10+ homes) with a mix of open market and affordable housing for local people within the parish. One hundred and ninety-eight respondents (61%) were not in favour of this type of development. Sixty-four people (20%) did not answer.



*Figure 15: In favour of medium mixed development*

## Specific Needs

The survey asked which of the following types of development would people support (based on a proven need) allowing them to tick as many or few as they chose.



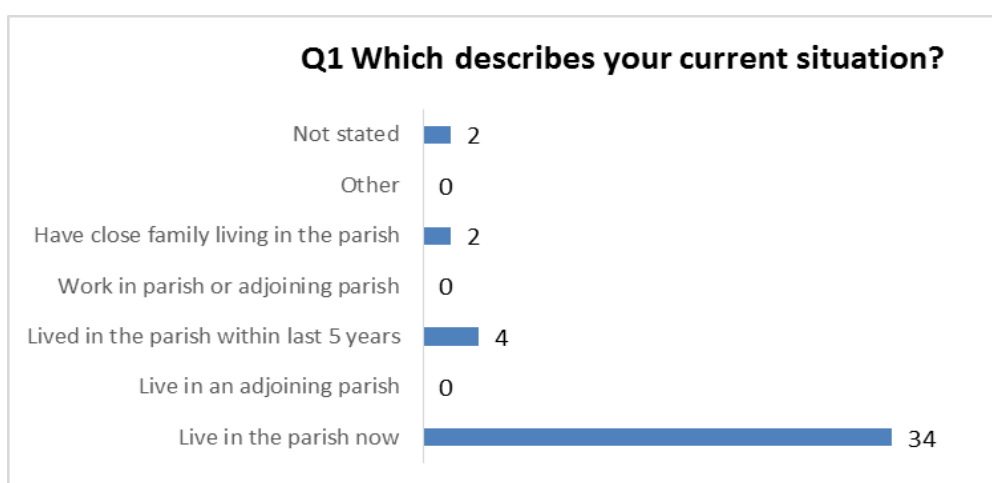
*Figure 16: Support for different types of development*

## **PART TWO – Housing Need**

67 households indicated they had a need for alternative accommodation by answering questions 6a or 7a in part 1 of the form. Fifteen of those who had a need said they would not be staying in the parish. Ten of the remaining households did not complete part 2 of the form, so no data is recorded for them in this section. For the purposes of Part 2 the percentage shown is the percentage of the forty-two respondents in housing need who completed or partially completed Part 2 (42=100%) unless otherwise stated.

### **Current situation**

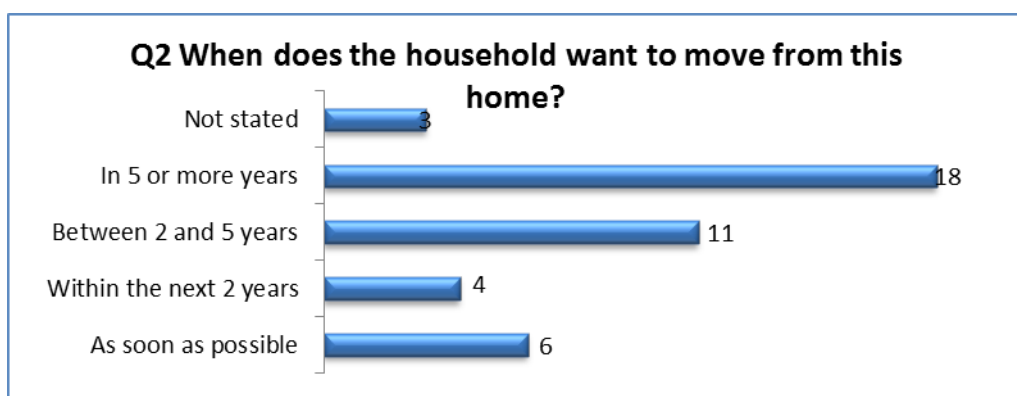
Thirty-four respondents (81%) described themselves as living in the parish, and a further four (10%) had lived in the parish in the last five years. Two respondents (5%) said that they had close family in the parish. Two people (5%) did not answer this question.



**Figure 17: Current situation**

### **When those requiring accommodation need to move from the home**

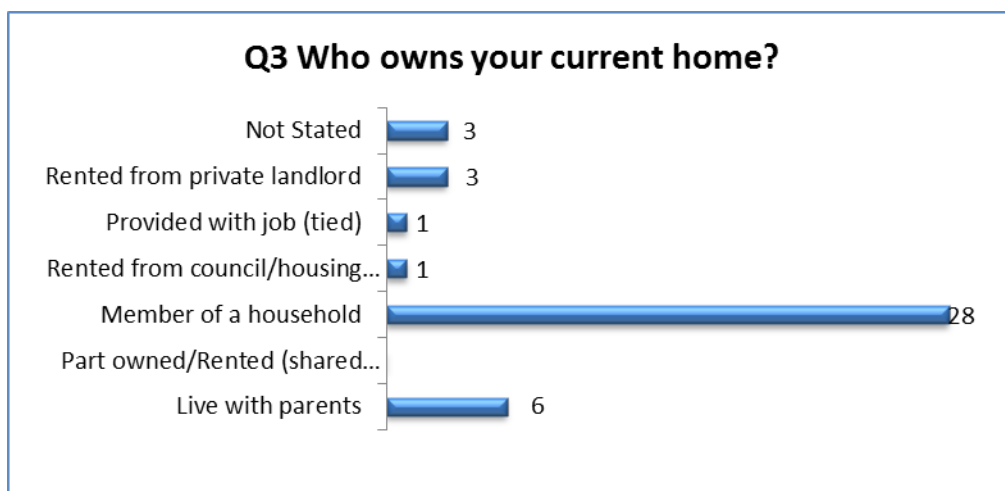
Six respondents (14%) wished to move as soon as possible and four (10%) said that they would require alternative accommodation within the next two years. Eleven respondents (26%) wish to move within the next 2-5 years and eighteen (43%) in five years or more. Three people (7%) did not answer this question.



**Figure 18: Timeframe for moving**

### **Current Tenure**

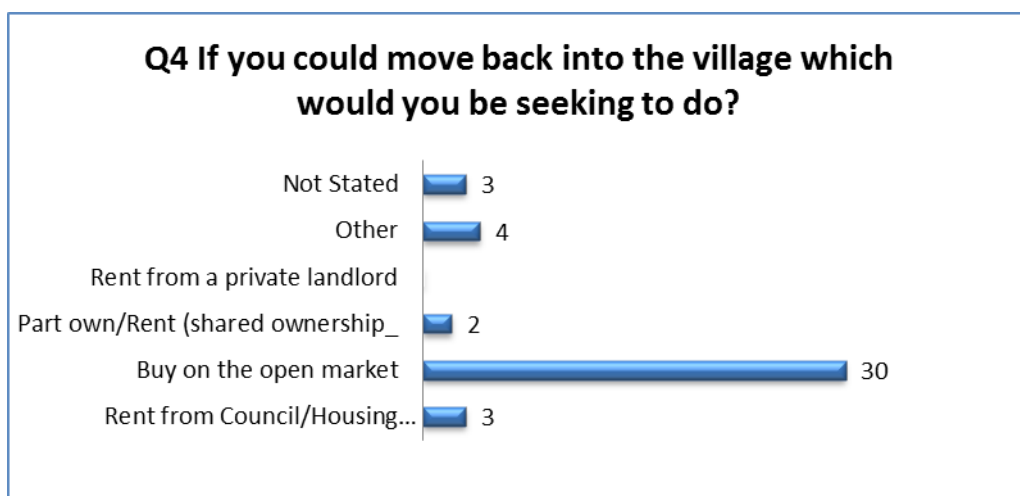
Six respondents (14%) stated that they currently live with their parents and twenty-eight (67%) stated that they were members of the household. Three (7%) rent from a private landlord and one (2%) rents from a housing association / local authority. One respondent (2%) is living in accommodation that is tied to their employment. Three people (7%) did not answer the question.



**Figure 19: Current Tenure**

### **Preferred Tenure**

Three respondents (7%) indicated that they would prefer to rent from a housing association / local council. The most popular option, to purchase a property on the open market, was chosen by thirty (71%) of the respondents. Two (5%) would prefer shared ownership and four (10%) would prefer an alternative option. Three respondents (7%) did not answer this question.



**Figure 20: Preferred Tenure**



## **Housing Register**

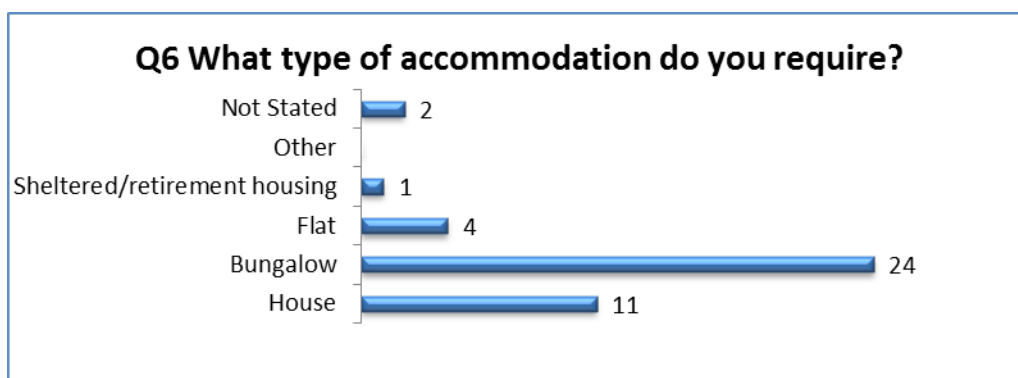
Only three (7%) of the households that completed part 2 are currently on either the local authority housing register or any Housing Association register. Thirty-seven (88%) are not the register. Two people (5%) did not answer the question



*Figure 21: Registered on any housing register waiting list*

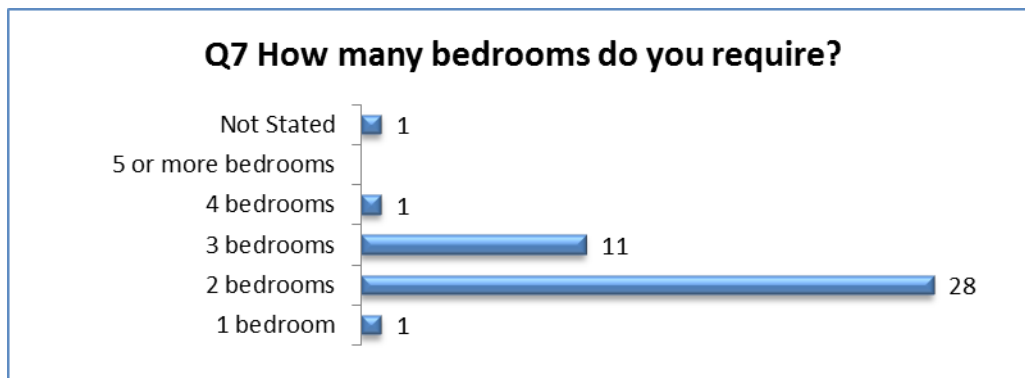
## **Accommodation Required**

The majority of respondents, twenty-four (57%) stated that they require a bungalow, and eleven (26%) would prefer a house. Four respondents (10%) indicated a need for a flat/maisonette/apartment and one person (2%) wanted sheltered/retirement housing. Two respondents (5%) did not answer this question



*Figure 22: Types of Accommodation Required*

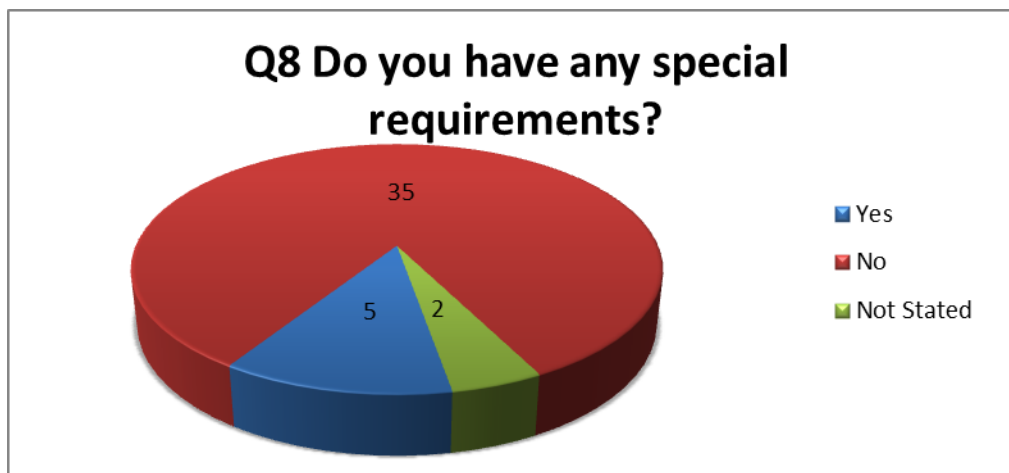
Just one person (2%) wanted a 1 bedroom property, while the majority, twenty-eight (67%) wanted a 2 bedroom property. Eleven people (26%) wanted a 3 bedroom house and one (2%) wanted 4 bedrooms. One person (2%) did not answer this question.



**Figure 23: Number of Bedrooms Required**

### **Special Needs and Adaptations**

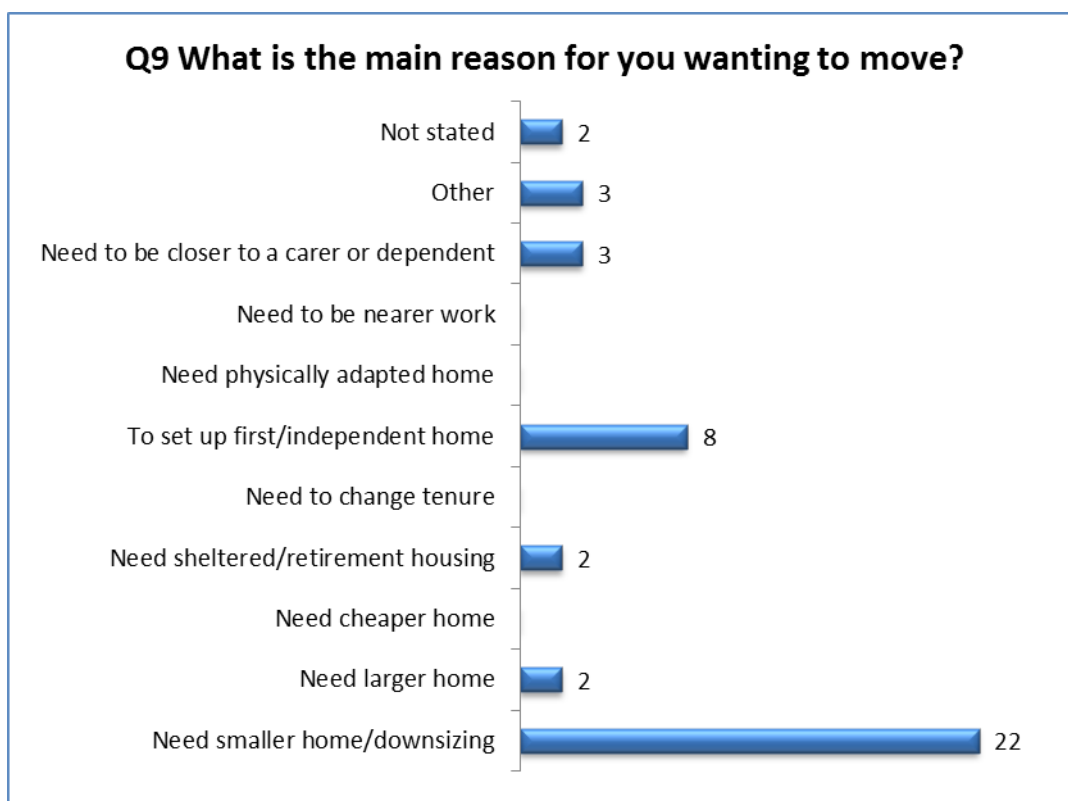
When asked if they would have any specific special needs or required adaptations to the property thirty-five respondents (83%) said no, but five (12%) indicated that they had some special needs. Two people (5%) did not answer the question.



**Figure 24: Special Needs & Adaptations**

### **Reason for requiring alternative accommodation**

The main reason for wanting to move was downsizing (i.e. a smaller home): Twenty-two households (52%) cited this the main reason. Two households (5%) said that they needed larger accommodation and eight (19%) said that they were setting up a first / independent home. Three (7%) need to be closer to a carer/dependent and two (5%) were needing sheltered/retirement housing. Three (7%) described their need as “other” and two (5%) did not answer the question.

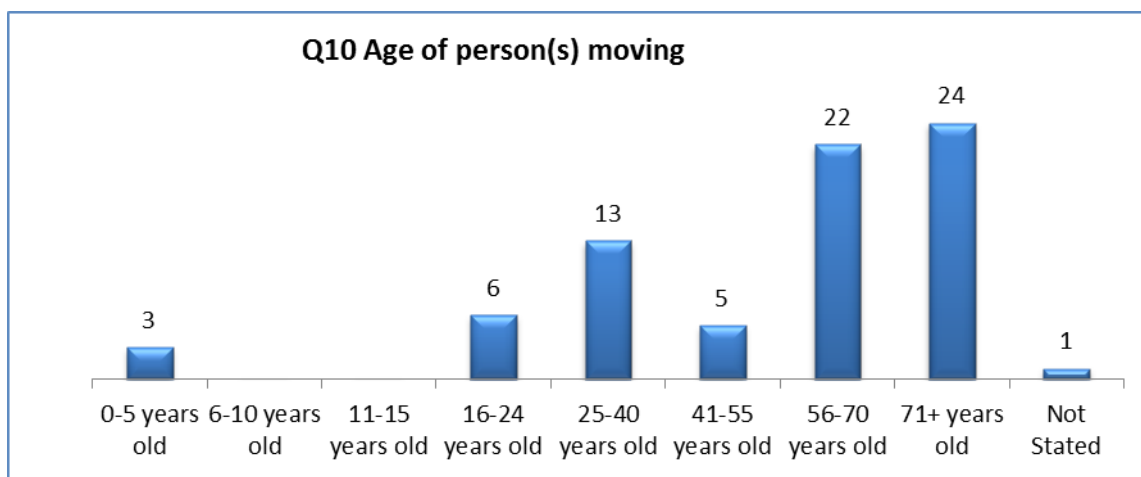


**Figure 25: Reason for moving to alternative accommodation**

## **Age and Gender**

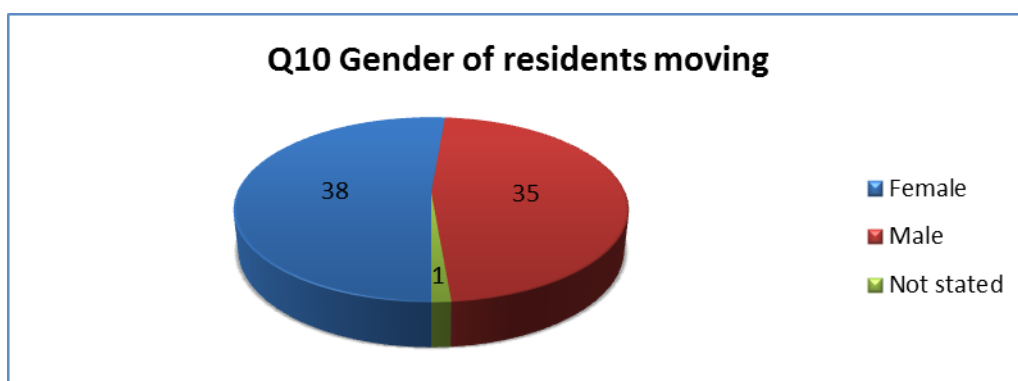
The total number of people needing to move to a new household was seventy-four in the following age groups (percentage figure for age and gender are of total people i.e. 74 = 100%)

Three people (4%) needing to move were children between 0-5 years old. Six (8%) were between 16-24 years old. Thirteen respondents (18%) were in the 25-40 year category and five (7%) were in the 41-55 year old range. Twenty-two people (30%) were between 56-70 years but twenty-four (32%) were over 70 years old. One person (1%) did not answer this question



**Figure 26: age of respondents in housing need**

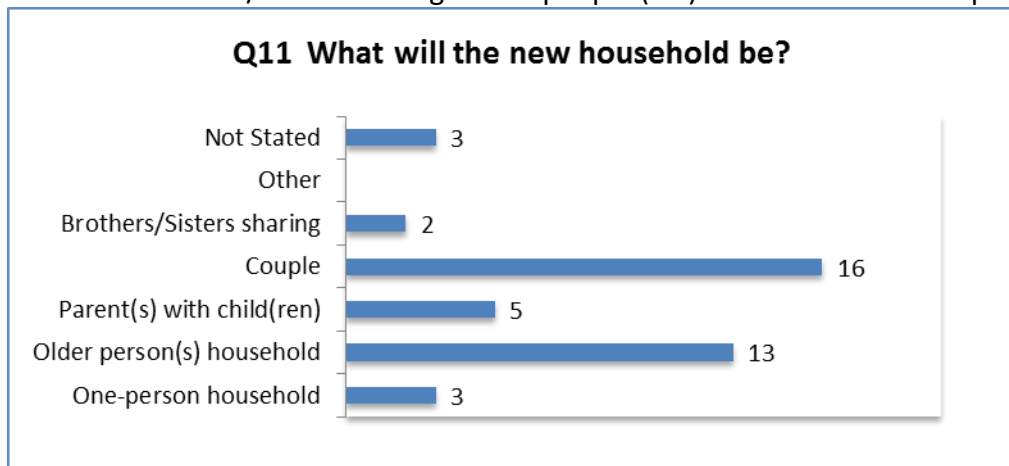
Thirty-five (47%) of people needing to move were male, and thirty-eight (51%) were female. The gender of one people (1%) was not recorded.



**Figure 27: Gender of respondents**

### **Type of household**

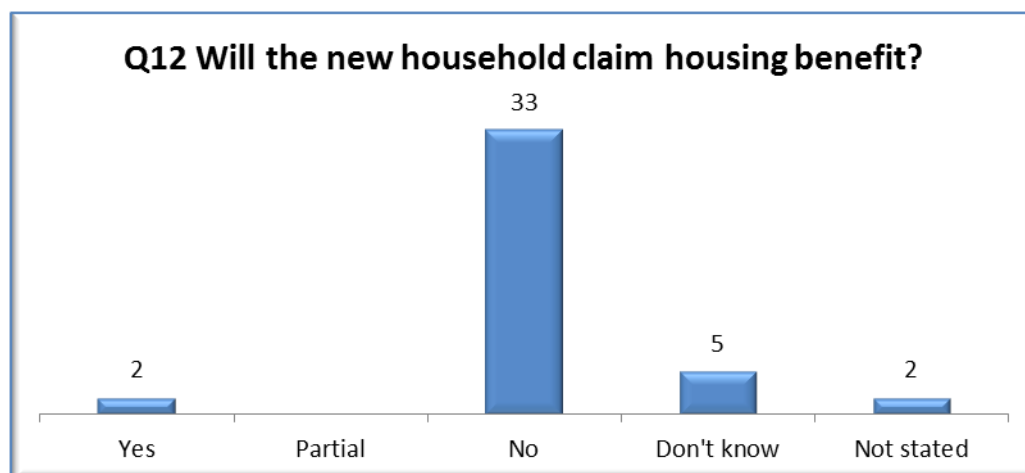
Most of the new households, sixteen (38%) would be couples and a further thirteen (31%) would be described as older. Five (12%) would be a parent(s) with child(ren) household, and three (7%) would be a living alone. Two respondents (4%) indicated that their household would be brothers/sisters sharing. Three people (7%) did not answer this question.



*Figure 28: New household composition*

### **Housing benefit**

Two of the new households (5%) expect to claim housing benefits but thirty-three (79%) would not be claiming. Five (12%) did not know and two (5%) did not answer this question.



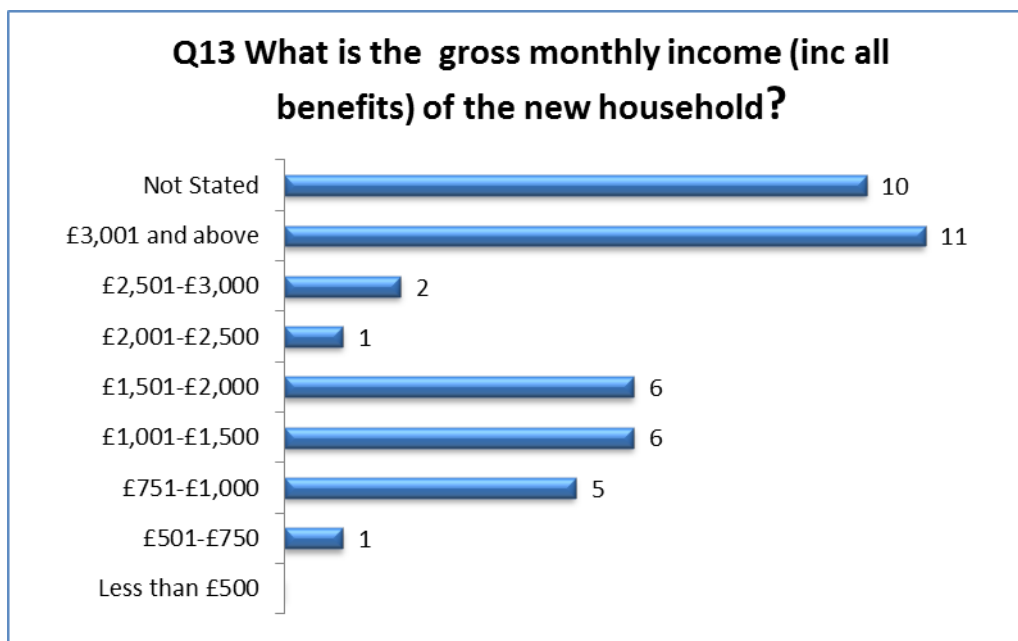
*Figure 29: Housing Benefit*

## **Affordability**

### **Income**

Respondents were asked to indicate the gross monthly income available for the new household living costs.

One respondent (2%) said that they had a monthly income between £501-£750, five (12%) said between £751-£1,000 and six (14%) between £1,001-£1,500. Six more people (14%) declared their income to be between £1,501-£2,000 and one (2%) person said between £2,001-£2,500 per month. Two (5%) said that their income was between £2,501-£3,000 and eleven respondents (26%) said their monthly income was over £3001. Ten people (24%) did not answer this question.



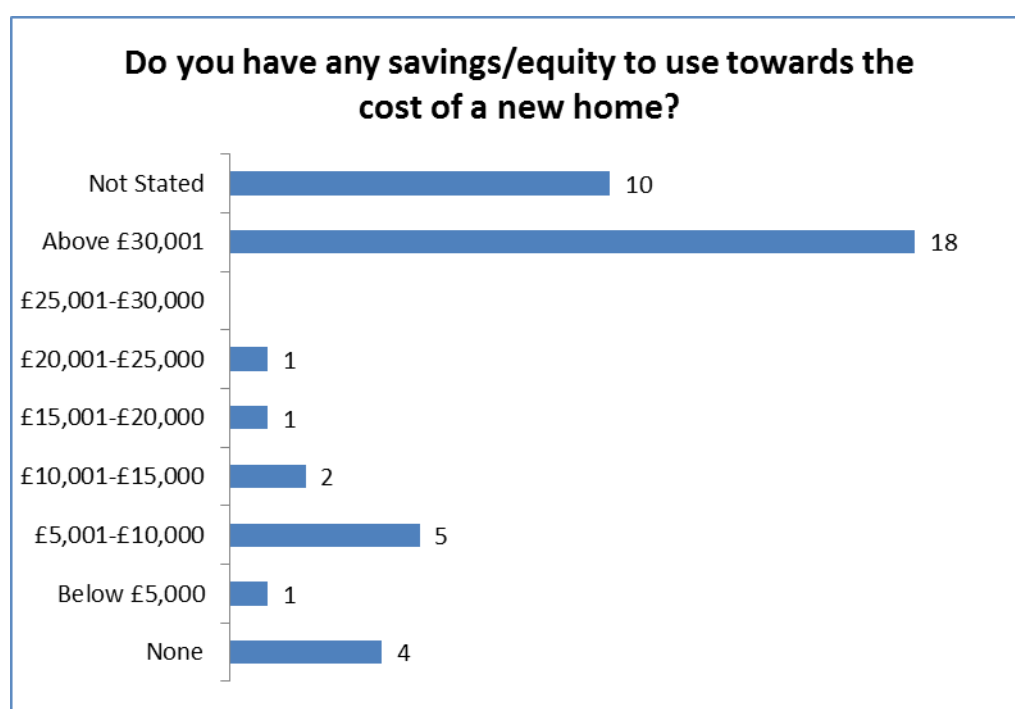
**Figure 30: Gross monthly income**

## Savings

Respondents were asked if they had any savings or equity which could be used towards outgoings for a home. This is particularly relevant to those seeking affordable housing as high levels of savings can prevent an applicant being able to access this type of housing.

It is also important for those respondents seeking shared ownership or purchasing their own property on the open market since they will most likely require a mortgage and will need savings to cover the deposit and legal costs.

Four respondents (10 %) indicated that they had no savings. One respondent (2%) indicated that they have some savings below £5,000 and five (12%) have between £5001-£10,000. Two respondents (5%) have between £10,001-£15,000 and one (2%) has between £15,001-£20,000. One (2%) person has savings between £20,001- £25,000. Eighteen (43%) have savings above £30,000. Ten respondents (24%) did not answer this question.



**Figure 31: Savings**

### **PART THREE: Assessment of Need**

Analysis has been carried out to assess the levels of affordability of open market and affordable housing from the information provided by the respondents. The assessment of need notes the preferred accommodation type and tenure, however, whilst analysing the results to provide a recommendation practical considerations were also taken into account, such as the current age of respondents and income levels.

Some respondents aspire to own a share of their home but in reality cost may still be prohibitive and renting is likely to be the only available option at this time.

The tables below show the preferred tenure type selected by each respondent and the recommendations based on a number of factors including income levels and savings.

Indicated tenure	
Type	Number
Open Market	30
Sheltered Housing	1
Housing Association / Council rented	4
Shared ownership	2
Not Stated / self build / other	5

Recommended tenure	
Type	Number
Open Market	29
Sheltered Housing	2
Housing Association rental	7
Shared Ownership	2
Self Build / Annexe	2

The table overleaf sets out the size of units required. These criteria cannot be applied to those whose needs can be met on the open market or respondents under the heading of “Not Enough Information”. The number of bedrooms stated is based on current household composition. The timescales provided on the below table are as stated on the completed housing needs survey.



Table 2: Size & Timescales

SIZE	Open Market	Shared Ownership	HA / Council Rented	Sheltered Accommodation	Other
Identified No. of units	29	2	7	2	
Size Breakdown	3 x 2 bed 1 x 2 bed flat 16 x 2bed bungalow 3 x 3 bed 5 x 3bed bungalow 1 x 4 bed bungalow	1 x 1 bed 1 x 2 bed	2 x 1 bed 5 x 2 bed	2 x 2 bed	1 x 1 bed annex 1 x 2 bed self build
<b>TIMESCALE</b>					
As soon as possible	1 x 2 bed bungalow 1 x 3 bed		2 x 2 bed	1 x 2 bed	1 x 1 bed annex
0-2 Years	1 x 2 bed 1 x 2 bed bungalow 1 x 3 bed		1 x 1 bed		
2-5 Years	4 x 2 bed bungalow 1 x 3 bed 1 x 3 bed bungalow 1 x 4 bed bungalow	1 x 1 bed	1 x 1 bed 2 x 2 bed		
Over 5 Years	1 x 2 bed flat 9 x 2 bed bungalow 1 x 3 bed 4 x 3 bed bungalow	1 x 2 bed		1 x 2 bed	1 x 2 bed self build
Not stated	1 x 2 bed 1 x 2 bed bungalow		1 x 2 bed		

### Recommendation

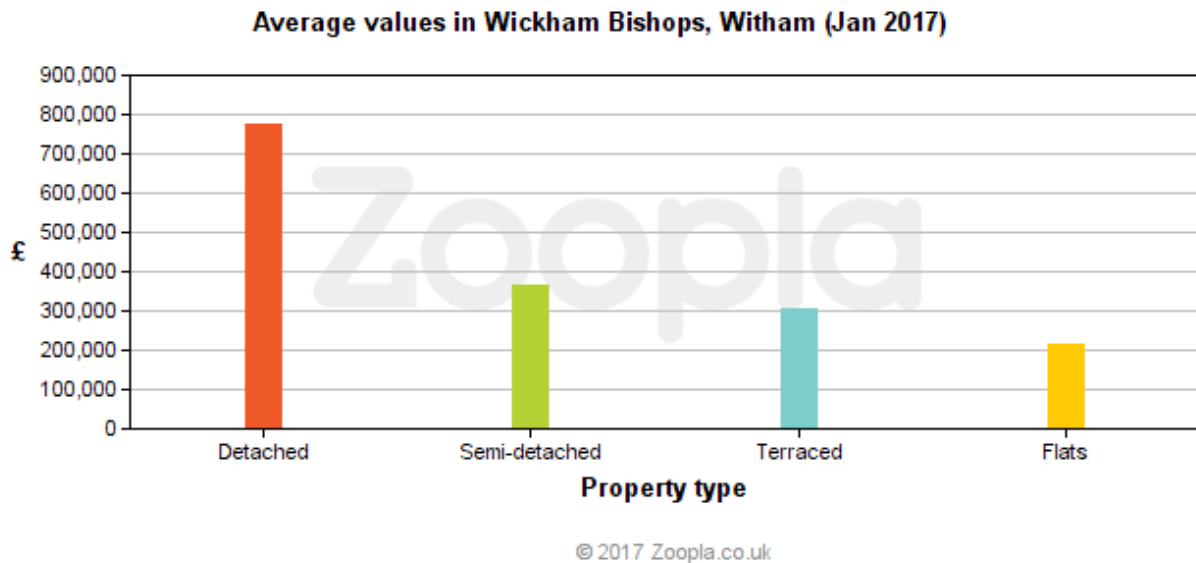
When calculating recommendations for affordable housing the achievable tenure number has been halved (to secure this for local people). The need for affordable housing units was two 1 bed units and five 2 bed units, a total of seven units. Halving these figures would suggest one 1 bed units and two 2 bed units. Both of the 2 bed units to have wheelchair access, one with fully accessible layout and facilities.

Some of the respondents who wanted affordable housing aspired to more bedrooms than the needs suggested by the data. In general properties will be offered on a full capacity basis rather than fulfilling a desire to have spare bedrooms.

## **Appendix 1**

### **Local Housing Stock**

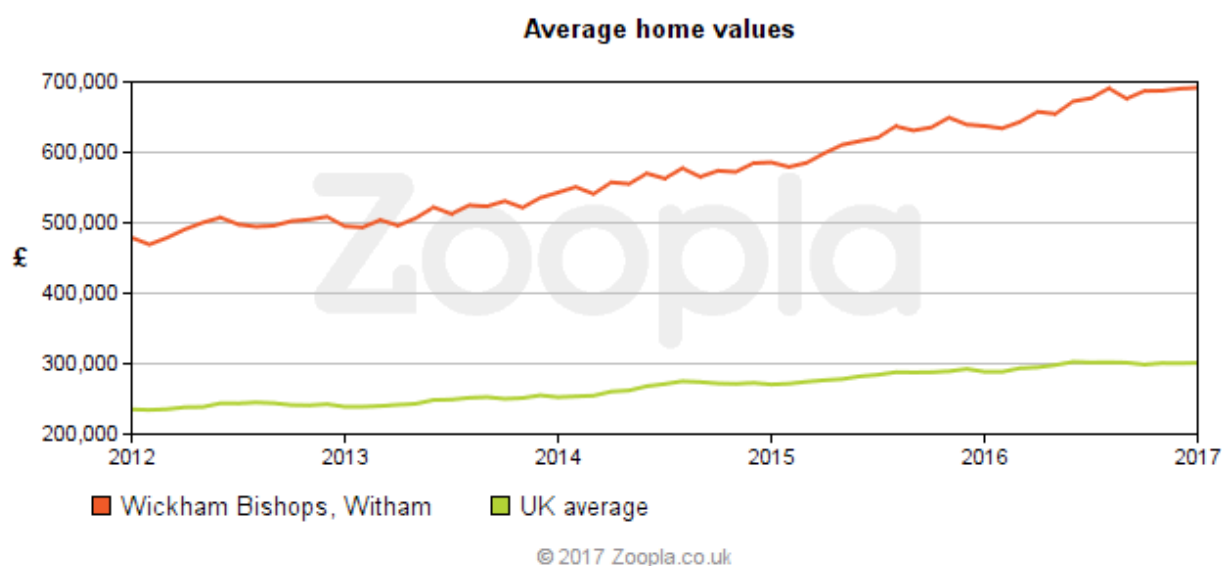
#### **Average property values in Wickham Bishops as of December 2016**



Source: Zoopla & Right Move

The average price paid for a property in Wickham Bishops in the last 12 months is £665,066 (average from Zoopla and RightMove combined). Overall sold prices in Wickham Bishops over the last year were 8.73% up on the previous year leading to an average increase in property value of £55,451. This data is based on a total of 27 sales. Detached properties make up the majority of housing stock and account for 81% of total sales in the past year, so the statistics for other properties are not as robust because they are based on just 5 sales.

## Average home values in Wickham Bishops compared to the UK average over the past 5 years



### **Affordability**

To put the issue of affordability into context it is important to understand the local property market to show the issues families on modest incomes would face whilst seeking housing in Wickham Bishops in order to remain living in the parish.

The available housing stock in Wickham Bishops, based on the number of properties on sale at present, shows there to be a shortage of smaller properties. At the time of writing this report there were just four properties with less than four bedrooms on the market, just 13% of those on sale. The most popular size of property available is a four bedroom house at 47% of those available at present.

Because the numbers are so low the average prices of smaller properties may be called into question as they may not be typical. At present the average price of a 2 bedroom flat or maisonette is £180,000, but there are only two on the market at present. The average price of a 3 bedroom property is £537,500. This big difference can be explained by not only the number of bedrooms, but also the type of building, i.e. a house rather than a flat/maisonette, and the small data sample.

Based on current interest rates a mortgage on one of the average 3 bedroom properties (based on £537,500) over a 25 year period with a 10% deposit would cost around £2,080 per month in repayments (2 year fixed mortgage at 2.13%APR). This would require a household income of £102,000 pa. A 15% deposit for this property would be £80,000. Using the same criteria one of the 2 bedroom flats/maisonettes would need a deposit of £26,790 and repayments of £696 per month.

For some households these costs remain out of reach leaving the only options to look for a shared ownership property, renting affordable housing or moving out of the parish.

*(data sources, Zoopla, Rightmove)*

## **Appendix 2**

### **Deprivation data**

All 32,482 neighbourhoods in England have been ranked on a range of deprivation topics. The most deprived neighbourhood in England has a rank of 1. Overall Wickham Bishops was ranked 28,992 out of 32,844 where 1 was the most deprived and 32,844 was the least deprived.

**Overall: 88%** Better than 88% of areas in England



**Income Deprivation: 81%** Better than 81% of areas in England



**Employment: 82%** Better than 82% of areas in England



**Health: 93%** Better than 93% of areas in England



**Education: 76%** Better than 76% of areas in England



**Barriers to Services: 35%** Better than 35% of areas in England



**Living Environment: 73%** Better than 73% of areas in England



**Crime: 89%** Better than 89% of areas in England



Full details of the Index of Deprivation are available from the UK Government Website [English indices of deprivation 2015](#).



Wickham Bishops Neighbourhood Plan – Housing

Wickham Bishops has recently initiated the process of producing a Neighbourhood Plan. This plan helps give residents more of a say in the development of their own parish. Once completed, the policies set out in the Neighbourhood Plan become part of the legal process of determining planning applications and future development in the village.

Although we already have a Village Design Statement, this only gives guidance to the local authority as to what the local community does, and does not, want developed and the data is now several years out of date. The Neighbourhood Plan's policies will have legal status and must be considered by Maldon District Council in assessing planning applications.

We have asked the Rural Community Council, a registered charity to conduct a survey to determine the housing needs now and in the future for people in our parish. This evidence is essential to support the policies set out in the Neighbourhood Plan. The survey is enclosed.

Please could you take a few minutes to complete the attached Housing Needs Survey form and return it in the Freepost envelope provided by **Friday 25<sup>th</sup> November 2016**. Please be assured that the RCCE will treat your response in strict confidence. The Neighbourhood Plan's Steering Group will be provided with a summary report but will not see the completed forms nor be made aware of any personal details.

If you have any questions about completing the survey, or require additional forms please contact Michelle Gardiner (Community Engagement Officer) either on 01376 574330 or by e-mail at [michelle.gardiner@essexrcc.org.uk](mailto:michelle.gardiner@essexrcc.org.uk).

For more information about the Neighbourhood Plan, or to volunteer your time to the Steering Committee, please visit the parish council's web site [www.wickhambishopsparishcouncil.org](http://www.wickhambishopsparishcouncil.org).

Yours sincerely,

Cllr Richard Mundell  
Chairman,  
Wickham Bishops Neighbourhood Plan Steering Group

Cllr Iain MacGregor  
Chairman,  
Wickham Bishops Parish Council

Michelle Gardiner  
Community Engagement Officer  
Rural Community Council of Essex

## Appendix 4

### Parish Housing Needs Survey for

### Wickham Bishops

Please read the accompanying letter before completing this form and use the pre-paid envelope to **return the completed form by**

**Friday 25<sup>th</sup> November 2016**



RCCE - Registered Charity No. 1097009. Company registered in England and Wales No. 4609624

#### Is this your main home?

Yes, main home..... ☐ No, second home..... ☐

*If this is your second home do not complete the rest of the form but please do return it*

**PART 1 – You and Your Household** *A household is one person living alone or a group of people (not necessarily related) living at the same address who share cooking facilities and share a living room or sitting room or dining area.*

#### 1. How would you describe your home? (Tick one box only)

House.....	<input type="checkbox"/>	Bungalow.....	<input type="checkbox"/>
Flat / maisonette / bed-sit.....	<input type="checkbox"/>	Caravan / mobile home/ temp. structure.	<input type="checkbox"/>
Sheltered / retirement housing.....	<input type="checkbox"/>	Other.....	<input type="checkbox"/>

#### 2. How many bedrooms does your home have? (Tick one box only)

1 bedroom or bedsit.....	<input type="checkbox"/>	2 bedrooms.....	<input type="checkbox"/>
3 bedrooms.....	<input type="checkbox"/>	4 bedrooms.....	<input type="checkbox"/>
5 or more bedrooms.....	<input type="checkbox"/>		

#### 3. Who owns your home? (Tick one box only)

Outright by a household member(s).....	<input type="checkbox"/>	Part-owned / rented (shared ownership)..	<input type="checkbox"/>
Owned with mortgage or loan.....	<input type="checkbox"/>	Rented from the local council.....	<input type="checkbox"/>
Rented from a housing association.....	<input type="checkbox"/>	Rented from a private landlord.....	<input type="checkbox"/>
Tied to job.....	<input type="checkbox"/>	Other.....	<input type="checkbox"/>

4a. For how many years have you lived in this parish?...

..... in this home?..

4b. What is your postcode?.....

*The Parish Council will be provided with a summary report but your individual responses will remain private and not disclosed.*

5. Please complete the table below to show the age and gender of all those living in your home.

	Age	Gender
Person 1		
Person 2		
Person 3		
Person 4		
Person 5		
Person 6		

6a. Do you, or anyone living with you, need to move to alternative accommodation? (Tick one)

Yes, as soon as possible..... ☐ Yes, within 5 years..... ☐

Yes, in 5 or more years..... ☐ No..... ☐

6b. If you answered 'Yes' to 6a, do you, or they, wish to remain in the parish?

Yes..... ☐ No..... ☐

If you answered 'Yes' to 6b, please complete PART 2 of this questionnaire.

#### NEED TO COMPLETE PART 2?

*PART 2 collects information on housing needs. A separate PART 2 will be required for each new home needed (e.g. if two people living with you need to move to alternative accommodation and would be seeking a home each, we ask that they complete separate PART 2 forms). Please photocopy PART 2 or contact the Rural Housing Enabler for an additional survey form(s). The contact details are given at the end of PART 2.*

7a. Have any members of your family moved away from the parish in the last 5 years, due to not being able to find a suitable home locally?

Yes..... ☐ No..... ☐

7b. If you answered 'Yes' to 7a, do they wish to move back to the parish?

Yes..... ☐ No..... ☐

If you answered 'Yes' to 7b, please have them complete PART 2 of this questionnaire.

8. It would be useful to know if there is a need for homes which are suitable for local people to purchase to enable them to downsize (move to a smaller home because their current property is too large for their needs), thus freeing up a family home. Please indicate if this is the case.

Yes, I would be seeking to downsize..... ☐ No, I would be moving for another cause. ☐

*Affordable housing encompasses subsidised purchase for local people, part-rent / part-buy shared ownership, reduced-rent private and social-rented housing. Previously, government grants supported the cost of building affordable housing. Such funding is no longer available, therefore, typically a proportion of open-market housing is used to cross-subsidise the costs of affordable homes and to provide a mix of housing.*

Would you be supportive of housing development in the parish if a need was proven for...

9a. ...a small development (typically 4 -8 homes) consisting of open-market housing?

Yes..... ☐ No..... ☐

9b. ...a small development (typically 4-8 homes) consisting of one or two affordable homes, for local people or people with connections to the village, and a small number of open-market housing?

Yes..... ☐ No..... ☐

9c. ...a development (typically 10+ homes) that includes both open-market and a small number of affordable houses for people with a local connection?

Yes..... ☐ No..... ☐

9d. ...a development that either included or consisted of the following (please tick any you would support if a need was proven)?

Self-build plots.....	<input type="checkbox"/>	Family homes.....	<input type="checkbox"/>
Combined live & work accommodation..	<input type="checkbox"/>	Starter homes.....	<input type="checkbox"/>
Bungalows.....	<input type="checkbox"/>	Sheltered / retirement accommodation....	<input type="checkbox"/>

10. Can you suggest any sites where such a development could be built?

11. Any additional comments?

*Comments will be recorded anonymously in the report to the Parish Council*

**IF NO-ONE IN YOUR HOUSEHOLD IS IN NEED OF ALTERNATIVE ACCOMMODATION (I.E. INDICATED 'No' TO BOTH 6b AND 7b), YOU DO NOT NEED TO COMPLETE PART 2 OF THIS FORM.**

Thank you for taking the time to complete this survey

**End of PART 1**



## PART 2 – Open-Market and Affordable-Housing Needs

DO NOT COMPLETE PART 2 IF YOU HAVE NO HOUSING NEED. PLEASE RETURN PART 1 IN THE PREPAID ENVELOPE PROVIDED.

*If you answered 'Yes' to 6b or 7b in PART 1, please complete PART 2 **but only for those who need to move, i.e. the new household**. If more than one new household is needed, please photocopy PART 2 or contact the Rural Housing Enabler for an additional survey form(s). The contact details are given at the end of PART 2.*

### 1. Which of the following best describes your current situation? (Tick one box only)

- |  |                          |   |                          |
|--|--------------------------|---|--------------------------|
| Live in the parish now.....                  | <input type="checkbox"/> | Live in an adjoining parish.....        | <input type="checkbox"/> |
| Lived in the parish within last 5 years..... | <input type="checkbox"/> | Work in parish or adjoining parish..... | <input type="checkbox"/> |
| Have close family living in the parish.....  | <input type="checkbox"/> | Other.....                              | <input type="checkbox"/> |

If Other, please specify:

### 2. When do those requiring accommodation need to move from this home? (Tick one box only)

- |                            |                          |                              |                          |
|----------------------------|--------------------------|------------------------------|--------------------------|
| As soon as possible.....   | <input type="checkbox"/> | Within the next 2 years..... | <input type="checkbox"/> |
| Between 2 and 5 years..... | <input type="checkbox"/> | In 5 or more years.....      | <input type="checkbox"/> |

### 3. Who owns your current home? (Tick one box only)

- |                               |                          |  |                          |
|-------------------------------|--------------------------|--|--------------------------|
| Live with parents.....        | <input type="checkbox"/> | Part-owned / rented (shared ownership).. | <input type="checkbox"/> |
| Member of the household.....  | <input type="checkbox"/> | Rented from council / Housing Assoc..... | <input type="checkbox"/> |
| Provided with job (tied)..... | <input type="checkbox"/> | Rented from a private landlord.....      | <input type="checkbox"/> |

### 4. If you could stay in or move back to the village, which of the following would you be seeking to do? (Tick one box only)

- |   |                          |                                   |                          |
|---|--------------------------|-----------------------------------|--------------------------|
| Rent from council / Housing Assoc.....  | <input type="checkbox"/> | Buy on the open market.....       | <input type="checkbox"/> |
| Part-own / rent (shared ownership)..... | <input type="checkbox"/> | Rent from a private landlord..... | <input type="checkbox"/> |
| Other (e.g. self-build, annexe)         | <input type="checkbox"/> |                                   |                          |

If Other, please specify:

**5. Are you on the local council housing register or waiting list?**

Yes..... ☐ No..... ☐

**6. What type of accommodation would meet your needs? (Tick one box only)**

House..... ☐ Bungalow..... ☐  
Flat..... ☐ Sheltered / retirement housing..... ☐  
Other..... ☐

If Other, please specify:

**7. How many bedrooms do you require?**

*Please note that for affordable housing, bedroom allocation is decided by need and governed by the local authority's Allocations policy, which is available from their website.*

1 bedroom..... ☐ 2 bedrooms..... ☐  
3 bedrooms..... ☐ 4 bedrooms..... ☐  
5 or more bedrooms..... ☐

**8. Does anyone requiring alternative accommodation have specific\* housing needs?**

*\*Layout & design adapted for access e.g. wheelchair access, ground floor etc.*

Yes..... ☐ No..... ☐

If Yes, please give brief details:

**9. What is your main reason for needing to move?** (Tick one box only)

- |   |                          |  |                          |
|---|--------------------------|--|--------------------------|
| Need smaller home / downsizing.....       | <input type="checkbox"/> | Need larger home.....                    | <input type="checkbox"/> |
| Need cheaper home.....                    | <input type="checkbox"/> | Need sheltered / retirement housing..... | <input type="checkbox"/> |
| Need to change tenure.....                | <input type="checkbox"/> | To set-up first / independent home.....  | <input type="checkbox"/> |
| Need physically-adapted home.....         | <input type="checkbox"/> | To be nearer work.....                   | <input type="checkbox"/> |
| To be closer to a carer or dependent..... | <input type="checkbox"/> | Other.....                               | <input type="checkbox"/> |

If Other, please specify:

**10. Please indicate the age, gender and relationship of each person needing to move (i.e. those who will make up the NEW household).**

	Age	Gender	Relationship to Person 1 (e.g. son, daughter, partner, husband etc)
Person 1			
Person 2			
Person 3			
Person 4			
Person 5			
Person 6			

**11. What type of household will the new household be?** (Tick one box only)

- |                                 |                          |                                |                          |
|---------------------------------|--------------------------|--------------------------------|--------------------------|
| One-person household.....       | <input type="checkbox"/> | Older person(s) household..... | <input type="checkbox"/> |
| Parent(s) with child(ren).....  | <input type="checkbox"/> | Couple.....                    | <input type="checkbox"/> |
| Brothers / sisters sharing..... | <input type="checkbox"/> | Other.....                     | <input type="checkbox"/> |

If Other, please specify:

**12. Will the new household be claiming Housing Benefit / Universal Credit?**

- |          |                          |                 |                          |
|----------|--------------------------|-----------------|--------------------------|
| Yes..... | <input type="checkbox"/> | Partial.....    | <input type="checkbox"/> |
| No.....  | <input type="checkbox"/> | Don't know..... | <input type="checkbox"/> |

*To enable a basic financial assessment and suitability of tenure to be carried out, of those in housing need, it would be helpful if you could complete the following questions on the financial situation of the new household. Those seeking shared ownership or open-market housing will require sufficient savings to cover costs such as deposits and legal fees.*

**13. What is the gross monthly income, including benefits, of those in the new household responsible for the cost of housing (rent or mortgage)?** (Tick one box only)

- |                      |                          |                       |                          |
|----------------------|--------------------------|-----------------------|--------------------------|
| Up to £500.....      | <input type="checkbox"/> | £501 - £750.....      | <input type="checkbox"/> |
| £751 - £1,000.....   | <input type="checkbox"/> | £1,001 - £1,500.....  | <input type="checkbox"/> |
| £1,501 - £2,000..... | <input type="checkbox"/> | £2,001 - £2,500.....  | <input type="checkbox"/> |
| £2,501 - £3,000..... | <input type="checkbox"/> | £3,001 and above..... | <input type="checkbox"/> |

**14. Do you have savings / equity which may be used to towards the cost of a new home?**

- |                        |                          |                        |                          |
|------------------------|--------------------------|------------------------|--------------------------|
| None.....              | <input type="checkbox"/> | Below £5,000.....      | <input type="checkbox"/> |
| £5,001 - £10,000.....  | <input type="checkbox"/> | £10,001 - £15,000..... | <input type="checkbox"/> |
| £15,001 - £20,000..... | <input type="checkbox"/> | £20,001 - £25,000..... | <input type="checkbox"/> |
| £25,001 - £30,000..... | <input type="checkbox"/> | £30,001 and above..... | <input type="checkbox"/> |

*It would be very helpful if you include your name and address to enable us to contact you if required. The information you provide is protected by the Data Protection Act 1998 and will not be used or shared in any other way without your expressed consent.*

Name	
Address	
Postcode	
Tel. No.	
E-mail	

*With your permission we would like to be able to share your **contact details** with the Housing Association and local authority involved in the housing needs process. Please tick this box to give your permission.*

☐ I give permission for the RCCE to share my contact details.

**Thank you for taking the time to complete this survey**

**End of PART 2**

#### **Contact Details for Rural Housing Enabler:**

Rural Community Council of Essex, Threshelfords Business Park  
Inworth Road, Feering, Essex CO5 9SE  
T: 01376 574330 Email: [robert.horn@essexrcc.org.uk](mailto:robert.horn@essexrcc.org.uk)

- No - Village amenities too small
- No and not on Green belt land
- None, there is so much development in Witham, Maldon, Braintree, Tiptree, Chelmsford, why do we need more?
- Triangle of land between Carters Lane or Tiptree Road or the semi-derelict areas around Handleys Lane.
- Our opinion is that enough development land has already been identified in the village to do our bit for housing need
- Off grange road, or off maypole road towards Heybridge
- No more in Wickham Bishops
- Land adjacent to station road
- Not on the very few green spaces left in the centre of the village
- No further development in Wickham Bishops - the local infrastructure and facilities are already overloaded
- The triangle of land bordered by Maypole Rd and Kelvedon road.
- No - Village becoming over filled already
- Fields out towards Witham, not in Wickham bishops. On main road and closer to A12
- Where 50 home are proposed a complex like in Hullbridge. Assisted living run by Sanctuary with local authority having a part for local residents with health reasons to live, paying council tax, rent - superb complex
- No!
- I wouldn't like to see any development at all in the village
- Outside of Wickham Bishops boundaries
- Bungalows rear of no. 29 beacon hill WB
- No - we chose a rural environment and further development negates this choice
- Next to Prances, the scout land
- Kelvedon Road (opposite scout site)
- No - Enough new houses
- Open fields, paddocks near to south of grange road, now not used for any agricultural (or any) purposes
- I have ticked no to any future development because a new estate at snows corner is being built which is enough for a small village. Blue mills is always congested and any future developments will make the situation worse
- No - already too many sites in the village under development with no provision of services for increased population - school, GP etc.
- DF the above 9D is the most important. However they all need siting near shops and bus routes. These are difficult to find but the need is urgent. We are becoming a village with a high quantity of £1 million+ value property and is so unbalanced
- None
- Large Gardens
- 1. Tiptree Road/ Carters lane corner field. 2. Between Maypole road and Great Totham road behind garage
- There is a site down by church green if a local person bought a house they would need to live in for 10/12 years before selling. Selling would have to be to another local person unless no one wanted it with 6/9 months of putting the house up for sale
- Land near Isham chase - bordering on Witham road

- I would recommend only retirement style builds. Not working age accommodation. Road infrastructure not sufficient for more commuter access to A12 direction Chelmsford
- With recent developments and agreed ones we have already overbuilt in the village
- One off, superior properties should be allowed on suitable plots
- Yes, next to Mr Bass!
- Field between Handleys Lane and Tiptree Road cumulative numbers of 9 a,b,c to be 16 max
- There are many unused plots of land in Wickham Bishops that should be used
- Mope lane - Plenty of space
- Hopefully not on greenfield sites
- Orchard Way, Mope Lane, rear of Barn Hayes, Beacon Hill
- Somewhere else
- Various infilling in between properties rather than open spaces expanding village
- There is a property in the village which would like to become a residential home
- I believe there is a large plot toward the end of Church Road. I cannot see any objections to this apart from the usual doctors/school, so - infrastructure
- Plot of land by local council houses
- There are 'pockets' of land in Carters lane
- Enough development planned and in course of construction already
- Tiptree road on your right hand side. Never any good for farming
- Garage road? Back lane
- Grange road?
- My son could build a suitable affordable home in our garden at 1 – Grange Road this allowing him to remain in the village - his home of 16 years as is this wish.
- No there is enough development with Snows Corner and now Maypole road
- Yes on the edge of the A12, the beauty of Wickham Bishops is being destroyed by over-development and lack/losing green spaces!
- There are many very large garden plots which could be developed for single houses
- Between Beacon Hill Garage and Prances (Scout area)
- No, none in the village

### **Additional comments**

- We do not feel the infrastructure or services (school etc.) can support any further development. Traffic in the village is becoming an issue
- Too many new large houses have been built in the last few years unbalancing the housing profile
- Please do not ruin a semi-rural feel of the village by over-developing. It's not a town, it's only a village
- Despite our daughter now living outside parish she needs to move back to Wickham Bishops in a social housing property. We believed that the RCCE joint development with WBPC would give her the opportunity to do this but since she registered with Maldon DC housing they have implied that she has no chance. This puts a sad reflection on local houses for local people if this is going to materialise. Thank you for giving us the opportunity to respond.
- The village is now sized correctly for the available amenities and any further development would be highly detrimental.

- Could be a yes (to move into alternative accommodation) in 10 years' time frame, it would depend on the facilities available such as shops, buses, library, post office etc.
- There are enough approved plans for building houses in the village, we don't need more. It is supposed to be a village!
- There are too many very large homes being built with few people living in them which sit on large plots, obviously bought for investment!
- We would move outside this locality if the onrush towards a town rather than a village proceeds
- Infrastructure cannot support anymore developments, single or multiple
- New build sites need careful consideration to lessen the impact on current residents and appropriate amenities introduced to cope with increase in population. Homes should be built only to fill a void in affordable/starter/smaller homes. The area is already under strain and provides plenty of certain types of housing which attracts a certain class of population, encouraging discrimination
- It is fundamentally important that housing developments are consistent with existing housing density, preserve the quality of life for existing residents, and appropriate investments is made in infrastructure
- There seems to be houses being built on 'available' land everywhere we have the new houses at snows corner - enough!!
- Sufficient 'in filling' at moment
- Wickham Bishops is now far too built up. I would be sorry if further building was allowed
- All of the above must have associated infrastructure and services improvements (roads, sewage, water etc.)
- The village has a major problem with traffic! Speeding is an epidemic and getting worse. Village used as a cut through for Maldon traffic. Restriction required on more building work!
- We don't have enough doctors in the area. It's difficult already to get an appointment with a doctor. More development will also make the situation much worse.
- Too much building development in the village this year already
- The village is being over developed so that services are under pressure and traffic unmanageable. Any new development should be accompanied by a new school, GP surgery, traffic calming (speed bumps) on main roads through village plus zebra crossings in key locations, such as opposite the One Stop shop.
- Whatever new development is chosen, we need to look at our roads. Cars travel too fast on dangerous roads like Blue Mills Hill and speed needs restriction.
- The village is overdeveloped. More homes mean more cars and Wickham Bishops often resembles a car park and not a village
- We do not need any more building in Wickham Bishops
- We need social housing - Rent only
- I have written that the site opposite church green would be a great place for 2/3 bed houses for local people to buy. The site was for 50+ houses. A local builder could build these at a small profit and this would let young people buy say £150,000 2 bed, £175,000 3 bed
- We (a young couple) would love to stay in the village but cannot afford/find a house to fulfil our desire to start a family
- If we have more bungalows, older people can downsize, freeing up larger homes for families. If we only build family houses, older people are trapped.
- Self build plots would be an excellent idea if possible for 3/4 bed properties or bungalows. Forever homes would be great, suitable for families or older people

- You do not mention social housing - not everyone can afford to buy
- The main issue with further development in the parish is limitations on the road capacity. Namely access to the A12 towards Chelmsford. Mope Lane is just a one track road and the single bridge at Blue Mills Hill cannot cope with much more traffic. In addition the gridlock on Maltings Lane is going to become a serious issue before much longer.
- There is a significant shortage of affordable and starter homes leading to a skewing of the population to an older age group in existing medium to large properties
- Unfortunately it is proven Wickham Bishops is not a starter home location. Greedy developers think of locals last!
- This is a lovely village and everybody loves living here especially me
- Too much development has already been approved! Our village in five years will be ruined!
- Please, please, don't ruin the village!! This survey has questions worded to make residents agree to yet more new houses. There are sufficient houses in this small village
- In many places in the village there is no pavement this causes many problems especially for the elderly
- Build next to parish councillors! Both have available sites near them but see to be able to get planning turned away from those sites!!
- Village has already expanded because of a) the welcome approach adopted by the WBPC for development adjacent to Chantry and b) the unwelcome granting of consents upon appeal to the secretary of state
- This village is big enough, it would spoil it otherwise only bungalows or retirement accommodation is required.
- Street lights are needed!
- Wickham Bishops is a village not a small town. It has limited infrastructure which is currently exhausted. All villages should be protected and not exposed to development creep, death by numerous small cuts.
- Any new housing in the parish should be matched by necessary increases in services (Shops, doctor's surgeries and school places)
- We have already experienced 2 large developments and lost the village green. Rural living is diminishing
- This is a nice village and we have started to spoil it with too many building developers lining their pockets! People move here because of what is it now, don't spoil it anymore please
- Both these plots (Orchard Way, Mope land and rear of Barn Hayes, Beacon Hill) have had planning permission declined - unfairly
- We believe Wickham Bishops is already built up enough and any further development would spoil the character of the area. Our children will be able to buy property in nearby towns
- There have already been sufficient developments in the village (1x14 and 1x28) and instances of infill building. There is inadequate access to village from Witham and the A12 (via a single track bridge or a single track road)
- Any development must respect the green rural nature of the area. The parish has lots of over developed large homes. No more needed
- I would prefer that Wickham Bishops remain an aspirational area and so would not want too many low-cost homes
- This is a village. Continuous building would eventually produce a town
- We have to be careful not to overdevelop Wickham Bishops
- I would be strongly against any large scale developments being attempted in Church road



- Only council type housing - not millionaire mansions. We need more pavements before housing. We need more open/green not houses
- Our main concern is in the Wickham Bishops area is the amount of traffic build up that will occur when all the proposed new housing for Dengie and Maldon area is finally built and occupied, already (2016) the traffic is very heavy every working day as commuters drive out of the area in the A12 direction. There must be major consideration for road development to cope with the population arising with the new housing.
- Development should be small scale, not high density and take account of the semi-rural nature of the village
- The village lacks the infrastructure to support many more homes i.e. only one supermarket selling limited supplies, infrequent bus service.
- The village is already being swamped with new developments causing problems with parking. Also with primary school places.
- Would really like to see affordable housing for young families/couples and retirement properties to downsize.
- Although my children don't have to move out, it would be nice for them and other children in the village to have the opportunity to stay and have their own homes as they grow up and keep the village community balanced.
- An enormous amount of development has already taken place in this village and the dynamics have notably changed for the worse. The odd property being developed is fine but no more developments should be allowed.
- No space available without compromising the village
- Village infrastructure already under severe pressure. Doctor's, schools, at full capacity - roads in this village not built for 21st century traffic - few pavements and no street lighting: already a danger to pedestrians.
- Wickham Bishops cannot accommodate any more houses.
- There is already a great many new developments being built in the area. The infrastructure and statement of the village would be compromised if there were further developments.
- Need to make sure the school, doctors and local roads could support further development before commencing anything.
- I think it is important to protect villages, particularly attractive ones and not to keep developing which erodes the village identity.
- Appreciate the need for homes and would support further social housing but infrastructure needs close attention and I am somewhat alarmed by changing face of the village with current developments.
- The infrastructure of the village as it currently stands, in my opinion, cannot support another development, especially a large one. There is no doctors surgery at all and it is difficult to get into neighbouring village ones.
- I do not like to see good farming land used for housing
- If there is additional building locally then the infrastructure must also be upgraded to take account of increased population and age profile
- My son had to move out of the village as a result of refusal of planning permission to build a home in our garden despite ample room though a nearby neighbour was permitted to do similar. This was unfair in our view and consideration should be consistent for all.
- We moved to a rural area to live in the countryside not to live in an 'outer Maldon' or 'outer Witham' the village enlarges without appropriate infrastructure. Community village life not town life is important to us as a family

- Classify land which is 'too beautiful' to be built on and has a lot of wildlife e.g. 'special landscape' and keep it free from housing and do not let the already listed special landscape areas be lost!
- We need more family size homes as well as disability access houses
- No more developments, please
- If the area gets any larger, it won't be a village anymore
- Whilst Wickham Bishops needs a mix of residents to maintain a vibrant community. Overdevelopment will kill this and any development must be supported by the required infrastructure. There is an increasing traffic problem through the village for example.
- The two developments (one behind the village hall and the new one opposite) in our view have spoiled the village. Already looks over developed, so we don't need any more housing or traffic

**Is this your main home?**

	Frequency	Valid Percentage
Yes	315	98
No	0	0
Not Stated	7	2
Total	322	100

**Question 1****How would you describe your home?**

	Frequency	Valid Percentage
House	243	75
Bungalow	73	23
Flat/Maisonette/apartment/bed-sit	1	0
Caravan/mobile home/temp. structure	0	0
Sheltered/retirement housing	0	0
Other	2	1
Not Stated	3	1
Total	322	100

**Question 2****How many bedrooms does your home have?**

	Frequency	Valid Percentage
One	2	1
Two	36	11
Three	76	24
Four	125	39
Five or more	81	25
Not Stated	2	1
Total	322	100

**Question 3****Who owns your home?**

	Frequency	Valid Percentage
Owned Outright by a household member (s)	233	72
Part-owned/Rented (shared ownership)	2	1
Owned with mortgage by a household member (s)	72	22
Rented from a Local Council	0	0
Rented from a Housing Association	5	2
Rented from a Private Landlord	5	2
Tied to job	2	1
Other	1	0
Not Stated	2	1
Total	322	100

**Question 4****How many years have you and your household lived in the parish?**

	Frequency	Valid Percentage
0-5 years	53	16
6-10 years	38	12
11-20 years	75	23
21-30 years	59	18
31-50 years	86	27
51-70 years	5	2
Over 70 years	4	1
Not Stated	2	1
Total	322	100

**Question 5****How many people live in this property?**

	Frequency	Valid Percentage
One	59	18
Two	167	52
Three	46	14
Four	31	10
Five	13	4
Six	2	1
Not Stated	4	1
Total	322	100

**Question 5****Age of household members**

	Frequency	Valid Percentage
0-5 yrs	19	3
6-10 yrs	26	4
11-15 yrs	20	3
16-24 yrs	63	9
25-40 yrs	48	7
41-55 yrs	133	18
56-70 yrs	226	31
Over 70 yrs	193	26
Not Stated	8	1
Total	736	100

**Question 5****Gender of occupants**

	Frequency	Valid Percentage
Female	383	52
Male	346	47
Not Stated	7	1
Total	736	100

**Question 6a****Do you, or anyone living with you, need to move into alternative accommodation?**

	Frequency	Valid Percentage
Yes, as soon as possible	6	2
Yes, within 5 years	31	10
Yes, in 5 or more years	30	9
No	251	78
Not Stated	4	1
Total	322	100

**Question 6b****If you answered 'Yes' to 6a, do you, or they, wish to remain in the parish?**

	Frequency	Valid Percentage
Yes	47	70
No	15	22
Not Stated	5	7
Total	67	100

**Question 7a****Have any members of your family moved away from the parish in the last 5 years, due to not being able to find a suitable home locally?**

	Frequency	Valid Percentage
Yes	21	7
No	241	75
Not Stated	60	19
Total	322	100

**Question 7b****If you answered 'Yes' to 7a, do they wish to move back to the parish?**

	Frequency	Valid Percentage
Yes	10	45
No	10	45
Not Stated	2	9
Total	22	100

**Question 8****It would be useful to know if there is a need for home which are suitable for local people to purchase to enable them to downsize, thus freeing up a family home. Please indicate if this is the case.**

	Frequency	Valid Percentage
Yes, I would be seeking to downsize	79	25
No, I would be moving for another cause	123	38
Not Stated	120	37
Total	322	100

**Would you be supportive of housing development in the parish if a need was proven for...**

**Question 9a**

**...a small development (typically 4-8 homes) consisting of open-market housing?**

	Frequency	Valid Percentage
Yes	124	39
No	136	42
Not Stated	62	19
Total	322	100

**Question 9b**

**...a small development (typically 4-8 homes) consisting of one or two affordable homes, for local people or people with connections to the village, and a small number of open-market housing?**

	Frequency	Valid Percentage
Yes	165	51
No	100	31
Not Stated	57	18
Total	322	100

**Question 9c**

**...a development (typically 10+ homes) that includes both open-market and a small number of affordable houses for people with a local connection?**

	Frequency	Valid Percentage
Yes	60	19
No	198	61
Not Stated	64	20
Total	322	100

**Question 9d**

**...a development that either included or consisted of the following (please tick any you would support if a need was proven)?**

	Frequency	Valid Percentage
Self-build plots	47	15
Family homes	67	21
Combined live & work accommodation	32	10
Starter homes	112	35
Bungalows	114	35
Sheltered/Retirement accommodation	119	37

## **Part 2: Households in housing need**

### **Question 1**

#### **Which best describes your current situation?**

	Frequency	Valid Percentage
Live in the parish now	34	81
Live in an adjoining parish	0	0
Lived in the parish within last 5 years	4	10
Work in parish or adjoining parish	0	0
Have close family living in the parish	2	5
Other	0	0
Not stated	2	5
Total	42	100

### **Question 2**

#### **When do those requiring accommodation need to move from this home?**

	Frequency	Valid Percentage
As soon as possible	6	14
Within the next 2 years	4	10
Between 2 and 5 years	11	26
In 5 or more years	18	43
Not stated	3	7
Total	42	100

### **Question 3**

#### **Who owns your current home?**

	Frequency	Valid Percentage
Live with parents	6	14
Part owned/Rented (shared ownership)	0	0
Member of a household	28	67
Rented from council/housing association	1	2
Provided with job (tied)	1	2
Rented from private landlord	3	7
Not Stated	3	7
Total	42	100

### **Question 4**

#### **If you could move back/stay in the village which would you be seeking to do?**

	Frequency	Valid Percentage
Rent from Council/Housing Association	3	7
Buy on the open market	30	71
Part own/Rent (shared ownership_	2	5
Rent from a private landlord	0	0
Other	4	10
Not Stated	3	7
Total	42	100

**Question 5****Are you on the local council or Housing Association register or waiting list?**

	Frequency	Valid Percentage
Yes	3	7
No	37	88
Not Stated	2	5
Total	42	100

**Question 6****What type of accommodation would meet your needs?**

	Frequency	Valid Percentage
House	11	26
Bungalow	24	57
Flat	4	10
Sheltered/retirement housing	1	2
Other	0	0
Not Stated	2	5
Total	42	100

**Question 7****How many bedrooms do you require?**

	Frequency	Valid Percentage
1 bedroom	1	2
2 bedrooms	28	67
3 bedrooms	11	26
4 bedrooms	1	2
5 or more bedrooms	0	0
Not Stated	1	2
Total	42	100

**Question 8****Does anyone requiring alternative accommodation have specific housing needs?**

	Frequency	Valid Percentage
Yes	5	12
No	35	83
Not Stated	2	5
Total	42	100



**Question 9****What is your main reason for needing to move?**

	Frequency	Valid Percentage
Need smaller home/downsizing	22	52
Need larger home	2	5
Need cheaper home	0	0
Need sheltered/retirement housing	2	5
Need to change tenure	0	0
To set up first/independent home	8	19
Need physically adapted home	0	0
Need to be nearer work	0	0
Need to be closer to a carer or dependent	3	7
Other	3	7
Not stated	2	5
Total	42	100

**Question 10****Age of each person moving (cummulatively)**

	Frequency	Valid Percentage
0-5 years old	3	4
6-10 years old	0	0
11-15 years old	0	0
16-24 years old	6	8
25-40 years old	13	18
41-55 years old	5	7
56-70 years old	22	30
71+ years old	24	32
Not Stated	1	1
Total	74	100

**Question 11****Gender of each person moving**

	Frequency	Valid Percentage
Female	38	51
Male	35	47
Not stated	1	1
Total	74	100

**Question 12****What type of household will the new household become?**

	Frequency	Valid Percentage
One-person household	3	7
Older person(s) household	13	31
Parent(s) with child(ren)	5	12
Couple	16	38
Brothers/Sisters sharing	2	5
Other	0	0
Not Stated	3	7
Total	42	100

**Question 13****Will the new household be claiming HousingBenefit/universal Credit?**

	Frequency	Valid Percentage
Yes	2	5
Partial	0	0
No	33	79
Don't know	5	12
Not stated	2	5
Total	42	100

**Question 14****What is the gross monthly income, including benefits, of those in the new household?**

	Frequency	Valid Percentage
Less than £500	0	0
£501-£750	1	2
£751-£1,000	5	12
£1,001-£1,500	6	14
£1,501-£2,000	6	14
£2,001-£2,500	1	2
£2,501-£3,000	2	5
£3,001 and above	11	26
Not Stated	10	24
Total	42	100

**Question 15****Do you have savings/equity which may be used to contribute towards your outgoings for a home?**

	Frequency	Valid Percentage
None	4	10
Below £5,000	1	2
£5,001-£10,000	5	12
£10,001-£15,000	2	5
£15,001-£20,000	1	2
£20,001-£25,000	1	2
£25,001-£30,000	0	0
Above £30,001	18	43
Not Stated	10	24
Total	42	100