

Please find below the Executive Committee's perspective on the response from Cllr Guy Nicholson:

After reviewing the document/response from Cllr Guy Nicholson, the Executive Committee has requested that this is shared with the Board. However, there was a notable sentiment of dissatisfaction with the responses. For instance, when considering statements such as "the local planning authority will review the outline master plan application against this broad set of criteria," concerns were raised that it might imply a lack of meaningful consideration for community input. Despite reservations, it was acknowledged that this might be the extent of the information available.

However, they also acknowledged that some of these concerns, such as the issues surrounding podiums and the number of social rented homes, have already been addressed in the Phase 4 motion that was recently passed.

Regarding the statement that "Berkeley Homes have repeatedly stated that as designs are developed, that the inclusion of podiums will be reviewed at each phase", the Executives highlighted challenges encountered during the Phase 4 design where a podium was considered by BH's as necessary due to difficulties in servicing the phase. They emphasised serious concerns that the overall density in the masterplan, plus the plot sizes and massing heights allowed in some of the parameter plans might necessitate podiums when the detailed plans for each phase were developed.

Furthermore, while Cllr Nicolson stated an anticipation of the scheme delivering 1350 new social rent homes, exceeding the original requirement, it's important to note that this number only pertains to the second masterplan. The Executive stressed that this does not account for the number of lost social rented homes since the beginning of the regeneration or that intended to be delivered in the original, first masterplan.