



HOPE - UNDER - DINMORE
& NEWTON

NEIGHBOURHOOD PLAN

Residents questionnaire survey

Results report

DJN Planning Limited

June 2015

For Hope-under-Dinmore Neighbourhood Plan Group

CONTENTS

1 Introduction	2
2 Summary of results	3
3 Survey method, response and presentation of results	5
Responses to questions on:	
Housing	6
Village boundary	9
Traffic, transport and access	10
Jobs and the local economy	12
Protecting our environment	14
Community services	17
Information about you	19

1. INTRODUCTION

Hope-under-Dinmore Group Parish Council is preparing a Neighbourhood Development Plan for the parish. A Neighbourhood Area for Hope-under-Dinmore and Newton was approved in August 2013 and a project group established to undertake the work.

To help inform the Plan, a residents questionnaire survey was undertaken in January 2015 to seek views on a range of matters including housing, a village boundary for Hope-under-Dinmore, the economy and the local environment. The questionnaire took account of discussions and issues raised at a previous open meeting in 2014.

This report sets out the results of the survey. The report:

- Includes a summary of the main findings (section 2)
- outlines the survey methodology, describes the overall response to the survey, and how the results have been presented in this report (section 3)
- sets out on a question-by-question basis the response to the questionnaire, covering the areas of:
 - housing – questions 1 to 6, and including identification of land for development
 - a village boundary for Hope-Under-Dinmore – questions 7 to 8
 - traffic, transport and access - questions 9 and 10
 - jobs and the local economy – questions 11 to 14
 - the environment – questions 15 to 19
 - community services – questions 20 to 22
 - information provided about the respondents to the survey (questions 23 to 26).

A copy of the questionnaire is available separately.

This report has been independently prepared for the Hope-under-Dinmore Neighbourhood Plan Group by Dr. D.J. Nicholson.

June 2015

2. SUMMARY OF RESULTS

The survey was undertaken in January 2015. Questionnaires were delivered by hand to 211 households across the parish, with 70 completed questionnaires being collected – a response rate of 33%.

Housing

- Most respondents wanted to see new housing provided as privately-owned family homes (3 bedrooms).
- The further provision of Housing Association homes was not seen as a priority.
- The preference was for new houses to be provided as individual units or smaller developments, with little appetite for a single larger development.
- The top three locations for new homes were: frontage development between Tavern Meadow and Cherrybrook; between Cherrybrook and Northside; and infill.
- The most mentioned location where housing should not be built was land rear of Tavern Meadow.

Village boundary

- There was a clear preference to see the Plan establish a village boundary, to establish certainty as to where new development can and cannot go (71% of all respondents).
- Just over half of respondents wanted to see the plan restrict development to that identified, with 14% against such restrictions. Opinion was more evenly split as to whether open land for possible future development should be included in the village boundary.

Traffic, transport and access

- Issues of main road safety linked to the A49 junctions, traffic speed and enforcement, and highway maintenance were ranked highly in terms of the need for improvement.
- Maintenance of ditches, drains and verges was seen as a particular priority.
- Traffic calming, passing places and signage were seen as being of lower priority for improvement.

Jobs and the local economy

- Most respondents favoured agricultural and livery/stabling jobs, reflecting the rural nature of the area and highway limitations away from the main roads. Smaller-scale activities linked to services were also supported; light industry or storage/distribution less so.
- The preference was for new job opportunities to be provided by converting existing buildings and by encouraging more home working
- Locations identified for new employment included Queenswood, Hampton Court and land east of the Church.

Protecting our environment

- Flooding from a range of sources was reported by many, most frequently from road run-off.
- For environmental protection, most support was seen for new development to be in keeping with its context, followed by protecting important views/vistas and for identifying land for public green space/features of special local significance.
- The most frequently mentioned features identified for protection were Queenswood Country Park, land to the rear of Tavern Meadow, and a range of local views.
- Renewable energy in various guises was recognised as an opportunity but also a potential source of impacts; most support was recorded for solar power.

Community services

- Most respondents identified a need for improvements in broadband services and, to a lesser extent, mobile phone reception.
- Opinion was divided on the need for enhanced leisure and recreational opportunities, either as general open space or as a children's play area.

Information about you

- The age profile of respondents under-represents younger age groups and over-represents older age groups, when compared to the age profile at ward level.
- The majority of respondents had lived in the parishes for more than ten years; only 15% had resided in the parishes for five years or less.

3. SURVEY METHOD, RESPONSE AND PRESENTATION OF RESULTS

Method and response

The project group developed the questionnaire to provide a basis for the further preparation of the Plan, taking account of issues raised at an earlier open meeting consultation event. Key themes were identified for the survey around housing development; a village boundary for Hope-Under-Dinmore; traffic and transport; jobs and the local economy; the environment, and community services. The questionnaire included a mix of closed and open questions on these topics.

The questionnaire package also included a short introduction, completion and return instructions, and a 'frequently asked questions' page to explain the background to the survey and to the Neighbourhood Plan process more generally.

The questionnaire was hand delivered to 211 households across the parish in January 2015, by members of the project group. Completed questionnaires were collected by hand a fortnight later. Overall, 70 completed questionnaires were collected (excluding blank returns), a response rate of 33%.

Presentation of the results

This report sets out an analysis of the responses to each of the questions. Tables are used to display responses per option category, with percentages based on the number of completed questionnaires (70). This aids comparison of results overall and across questions by utilising a consistent base. Each table confirms the percentage base. Percentages are rounded to whole numbers. Tables are only totalled in the case of single-answer questions. The majority of the tick-box questions were multiple-choice; in these cases, totals are not given and percentages are unlikely to sum to 100%. Table rows are presented in the same order as in the questions. Pie charts and bar graphs are used to present the information graphically.

Responses to the questions inviting free-write comments have been summarised in terms of the key topics raised. A full set of all the comments made is also available (see separate Comment Listings report).

HOUSING

Q1: What size of new homes would you like to see in the village of Hope-under-Dinmore up to 2031?

Base = 70 (all respondents)	Yes	No	No opinion
Starter homes (2 bedrooms)	63%	14%	4%
Family homes (3 bedrooms)	69%	9%	7%
Executive homes (4 or more bedrooms)	31%	33%	9%
Bungalows	56%	16%	7%
Flats/apartments including houses turned into flats.	14%	49%	10%

- The clear favourite for survey respondents was family homes (3 bedrooms). This category was preferred by almost 70%, and recorded the lowest 'no' score. Starter homes and bungalows were also popular.
- In contrast, almost half of respondents did not want to see flats or apartments in the village. For executive homes, opinion was evenly balanced – with almost a third of respondents supporting such provision, and a third voting against.

Q2: What type of new housing should there be in the village of Hope-under-Dinmore?

Base = 70 (all respondents)	Yes	No	No opinion
Privately owned homes	83%	3%	7%
Privately rented homes	49%	23%	7%
Housing Association rented homes	30%	41%	7%
Shared ownership homes (i.e. part buy, part rent)	43%	17%	17%
Supported/sheltered accommodation for older people	47%	20%	11%
Self-build	49%	19%	7%
Live/work – homes with workshops	47%	17%	11%

The clear favourite in terms of tenure was privately owned homes, preferred by 83% and with a noticeably low 'no' score. No other tenure came close, with the nearest alternative being a tie between privately rented and self-build, both at 49%.

Also preferred, albeit to a lesser extent, were supported accommodation and live/work, both at 47%, followed by shared ownership on 43%.

The further provision of Housing Association homes was not seen as a priority, being supported by just 30% of respondents.

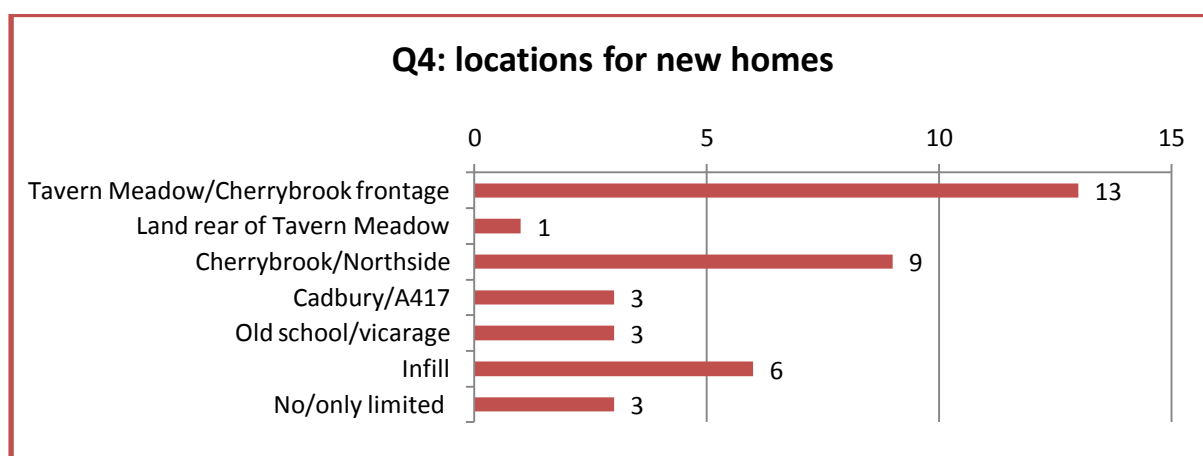
Q3: How should new homes in the village of Hope-under-Dinmore be provided?

Base = 70 (all respondents)	Yes	No	No opinion
As individual new houses within areas of existing dwellings	64%	9%	7%
Through smaller developments of say 3-5 new houses in more than one place	60%	20%	4%
As a single development of say between 10 and 15 new houses	24%	50%	7%

- Almost two-thirds of respondents preferred new housing to take the form of single dwellings set within existing housing areas. A close second was for smaller developments, limited to 3-5 houses, on several sites (60%).
- The balance of opinion was against a single larger development, with half of respondents expressly not favouring this format.

Q4: Are there any locations you think are suitable for new homes in or around the village of Hope-under-Dinmore? If so, why?

A total of 46 questionnaires included comments in response to this free-write question (66%), making it the most popular of this form of question. Responses made site-specific or more general suggestions as to possible locations.

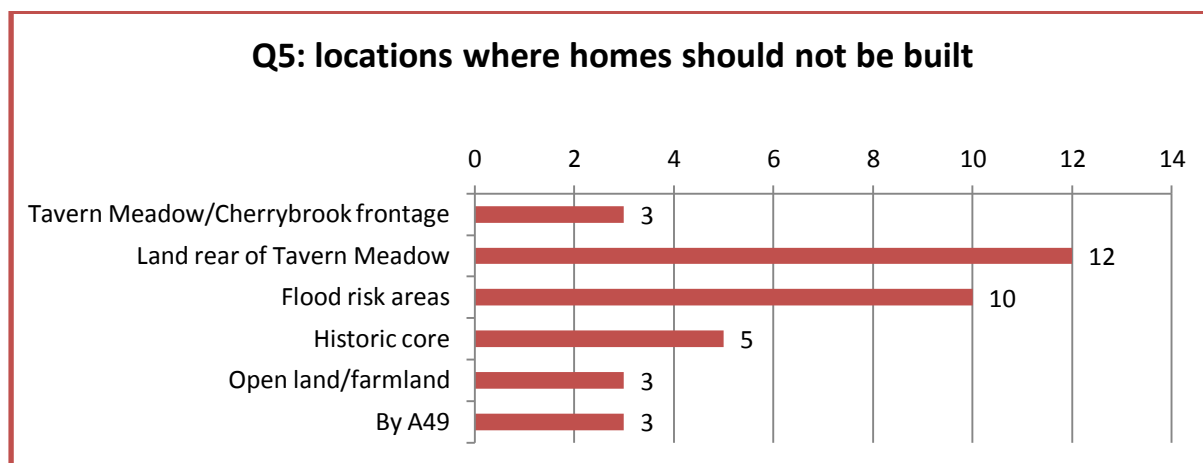


A number of comments (13) favoured frontage development between Cherrybrook and Tavern Meadow, particularly if the flood risk associated with the brook could be alleviated. In contrast, there was only one comment in support of development of the much larger field to the rear of Tavern Meadow. The second most favoured location (9 comments) was open land to the north of Cherrybrook extending towards the filling station, whilst several respondents referred to potential on the other side of the A49, associated with Cadbury's and extending south to the A417.

A number of possible locations only received one or two references: Hampton Court, Block Cottages, wooden Council houses, Newton Lane, woods opposite Tavern Meadow, Dinmore old playing field, Brickyard and End Field.

Q5: Are there any locations in or around the village of Hope-under-Dinmore where houses should not be built? If so, why?

A total of 39 questionnaires included comments in response to this free-write question (56%). As with Q4, responses made site-specific or more general suggestions as to areas where houses should not be built.



In a mirror image of responses to the previous question, many respondents thought the land at the rear of Tavern Meadow should not be developed (12 comments) with 3 respondents referring to the flooding problem associated with the roadside Cherry Brook as also militating against development of the frontage (3). Flood risk concerns loom large in any event (10), and a further 5 respondents sought no more development within the historic core of the village – around the village hall and the railway bridge.

More general comments were made in favour of keeping agricultural land, open space and hilly areas free from development.

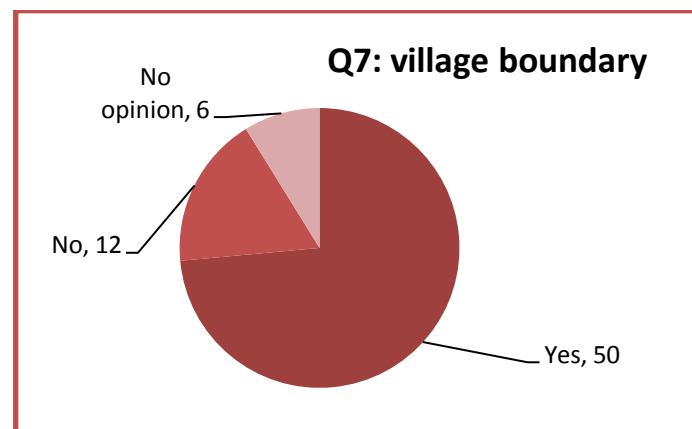
Q6: Do you have any other comments on housing? Please tell us below.

A total of 27 questionnaires included comments in response to this free-write question (39%). A wide range of issues were raised and are summarised below with an indication of the number of comments on each point:

- Housing needed for young local couples, to enable them to stay in the area (4)
- Housing also needed for OAP's and the disabled (2)
- No further housing association properties, bearing in mind the limited facilities (2)
- New building should be in keeping with the existing (2)
- Flooding and drainage problems need addressing (3)
- The village infrastructure will need improving (4)
- A49 junction needs improvement (1)
- Houses should be kept to a minimum and be of limited height (2)
- Houses should have proper provision for parking (1)
- Size of site depends on location – if in village, scattered single or small groups of houses, if outside village, larger site of 10-15 dwellings (2)
- Scope for green build using local materials (1)
- Development should be limited to infill to avoid sprawl (1)
- Housing should not be concentrated in one location as suggested (1).

A VILLAGE BOUNDARY FOR HOPE UNDER DINMORE

Q7: Should Hope-under-Dinmore have a village boundary, to clearly define where development can and cannot take place?



- There was a clear preference to see the Plan establish a village boundary, to establish certainty as to where new development can and cannot go (71% of all respondents).
- Relatively few respondents did not support this suggestion (26%, no/no opinion).

Q8: If there is to be a village boundary for Hope under Dinmore, should it aim to:

Base = 70 (all respondents)	Yes	No	No opinion
Restrict development to just that identified in the Plan?	54%	14%	11%
Include open land for possible later development?	36%	31%	13%

- Just over half of respondents preferred to see the plan clearly set out and identify areas for future new housing development, limiting the scope for other opportunities to come forward; 14% did not support this approach.
- Opinion was more evenly split as to whether the village boundary should be drawn relatively widely, embracing open land which, whilst not specifically earmarked for new housing, would be able to come forward at a later date as a planning application.

TRAFFIC, TRANSPORT AND ACCESS

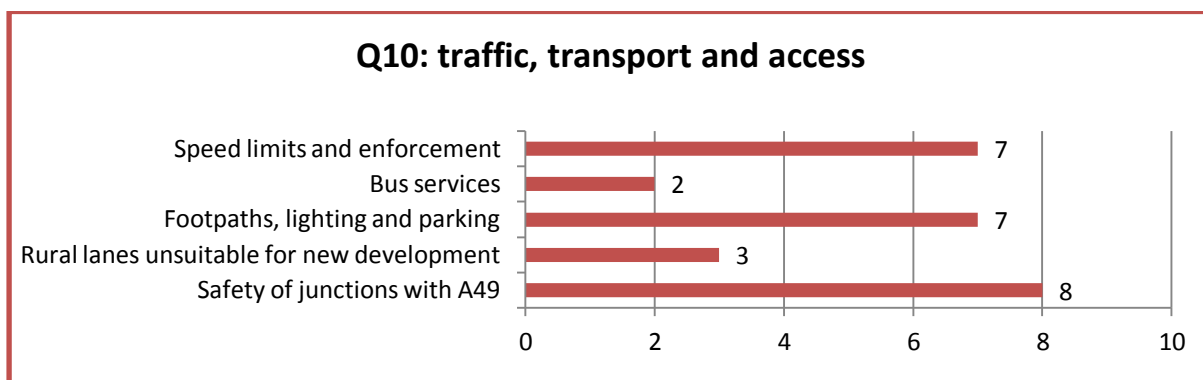
Q9: How would you rate the need for improvements to the following?

Base = 70 (all respondents)	No need for improvements	Slightly important	Quite important	Very important	No opinion
Road safety on the main roads	9%	6%	20%	59%	6%
Traffic speed	3%	7%	20%	60%	7%
Pedestrian safety	4%	4%	21%	59%	6%
Road maintenance	4%	3%	26%	63%	4%
Maintenance of ditches, drains and verges	1%	-	19%	74%	3%
Traffic calming	24%	20%	23%	20%	10%
Number of passing places	17%	19%	26%	16%	10%
Footpath and bridleway maintenance	10%	20%	24%	39%	3%
Signage on roads and paths	17%	24%	24%	21%	4%
Facilities for pedestrians and cyclists	13%	19%	17%	43%	6%

- This question led to noticeably clear opinions being expressed on road safety, speed and highway maintenance issues.
- Significant levels of respondents – at or above 60% - thought that issues of main road safety, traffic speed, pedestrian safety and road maintenance were very important. These topics recorded levels in the order of 80% or above for the quite and very important ratings combined – 93% for road maintenance.
- Very few respondents saw no need for improvement in these aspects.
- The maintenance of ditches, drains and verges was seen as a particular priority. Almost three-quarters of respondents thought this was very important. Some 93% of respondents thought this was very or quite important, with only one 'vote' for no need for improvement.
- Opinion was divided more evenly for the other aspects identified in the question. For example, a quarter saw no need for improvements in traffic calming, just 20% thought this was very important, and 10% had no opinion.
- Passing places and further signage also recorded low levels of support for improvements – in both cases 17% of respondents saw no need for further or enhanced provision.
- In common with the other priorities identified above, footpath and bridleway maintenance and facilities for pedestrians and cyclists attracted some support for improvement – 60% or over of respondents saw this as quite or very important.

Q10: Do you have any other comments on traffic, transport and access? Please tell us below.

A total of 25 questionnaires included comments in response to this free-write question (36%).



Reflecting the responses to Q9, three issues dominated replies to this question: traffic speed and enforcement; the need for further provision of measures to aid pedestrians; and the safety of various junctions with the A49 trunk road. Clearly these issues are linked. On traffic speed, there were calls for a 20 mph zone through the village, whilst others called for traffic calming measures within the residential estate and for the effective enforcement of the existing limits – but without creating an unsightly proliferation of road signs.

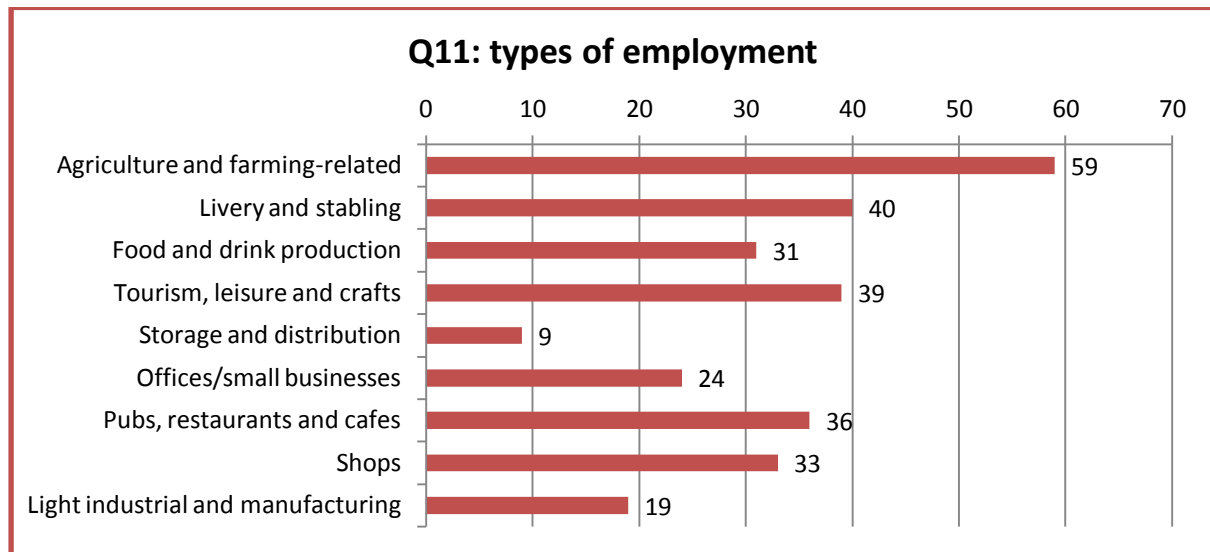
There were calls for further measures against parking, at the village hall overnight or at the roadside, and for better footpaths and for street lighting from the village hall to the bus stops on the A49. On the trunk road junctions, respondents identified the A417 junction as particularly dangerous, and there were calls for the A417 to be re-routed to connect to the A49 at the Cadbury's roundabout to alleviate this. The village road/A49 junction also faced calls for improvements and speed reduction, particularly on the approach from Hereford.

Other issues raised included:

- Calls for improvements to bus services (2)
- References to the restrictions posed by rural lanes such as old Dinmore Hill, making them unsuitable for much new development (3)
- Suggestions as to improvements for cyclists and pedestrians on the A49; cycle paths and footpaths should link Hereford and Leominster (2)
- Call for further road gritting in winter to aid access by school bus (1)
- Issues of road maintenance and impacts of heavy agricultural vehicles (2).

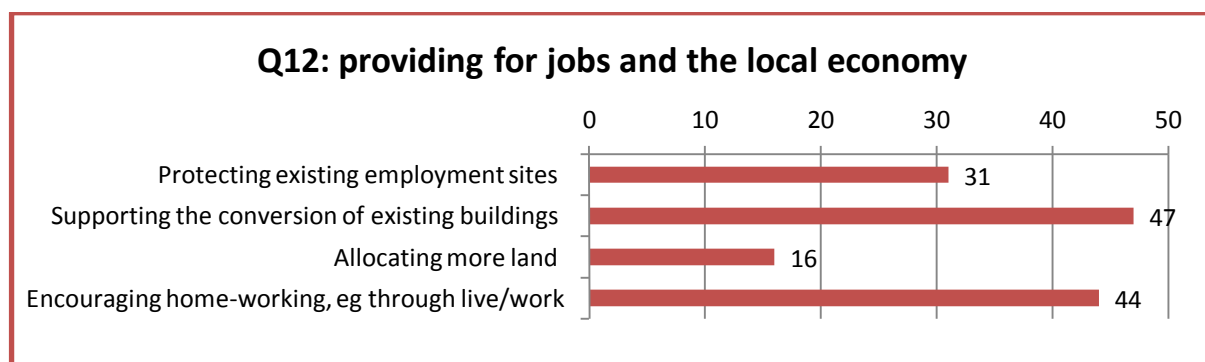
JOBS AND THE LOCAL ECONOMY

Q11: What types of employment should the Plan encourage?



- Agricultural and related jobs were favoured by most respondents (84%), with livery/stabling also favoured, reflecting the rural nature of the Plan area
- Services such as pubs, restaurants and cafes, and shops were also supported, together with tourism, leisure and crafts and food and drink production
- Other employment uses usually associated with larger settlements, such as light industry or storage/distribution, were less likely to be seen as having a part to play.

Q12: How should the Plan provide for jobs and the local economy?



- Reflecting the type of employment uses supported in Q11, the preference overall was for new job opportunities to be provided by converting existing buildings and by encouraging more home working
- Similarly, respondents favoured husbanding existing employment land to allocating new areas.

Q13: Are there any locations you think suitable for new employment development? If so, why?

A total of 12 questionnaires included comments in response to this free-write question (17%). This level of response reflects the emphasis away from providing new employment areas as such, but to focus instead on existing buildings and small scale provision. Issues and locations identified are summarised below with an indication of the number of comments on each point:

- Farm outbuildings (3)
- Existing buildings at Queenswood (2)
- Hampton Court (1)
- East of the Church (1)
- North of the Esso garage (1)
- Field at junction with A49, for light business use and homes (2)
- Shop by village hall (1)

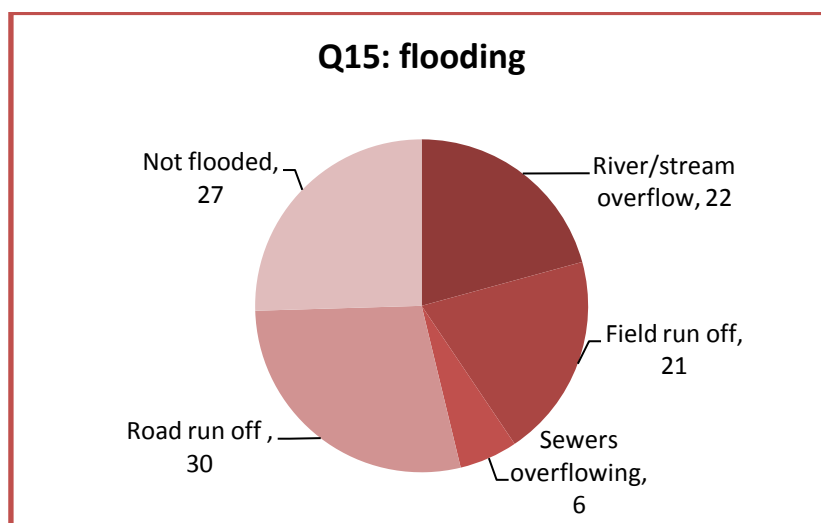
Q14: Do you have any other comments on jobs and the local economy? Please tell us below.

A total of 15 questionnaires included comments in response to this free-write question (21%). The following issues were raised:

- Need for a shop, cafe or pub (3)
- Need for a new school including nursery provision (2)
- Over-development should be avoided – only small-scale industry should be allowed in the countryside to retain character and acknowledge road limitations (4).

PROTECTING OUR ENVIRONMENT

Q15: Has your property, land or access suffered from flooding in the last 10 years because of any of the following?



- Whilst 38% of respondents overall reported no flooding experiences, flooding from a range of sources has been an issue for many in recent years, highlighting the extent to which this is an issue to be considered where possible through the Plan
- There are links here to the opinions being expressed at Q9, which stressed the importance to many of highway, ditch and drain maintenance. Notably, road run-off was reported by 43% of all respondents.

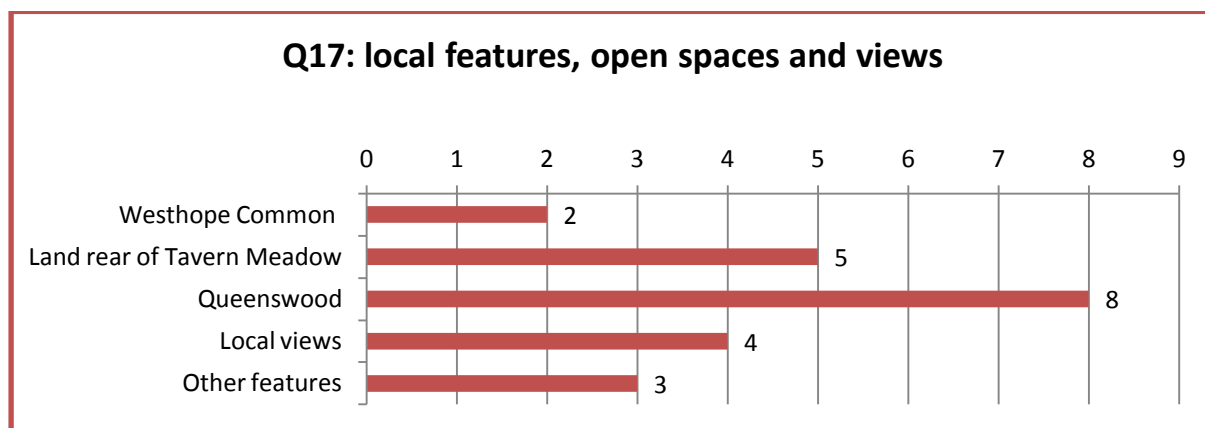
Q16: Which of the following ways of protecting and enhancing the local environment are important to you?

Base = 70 (all respondents)	Not important	Quite important	Very important	No opinion
Protecting important views & vistas	1%	23%	53%	7%
Identifying land for public green space within the village	3%	33%	44%	1%
Identifying special local features of significance eg orchards	6%	36%	40%	6%
New developments to be in keeping with surroundings	4%	21%	63%	4%
New development to exceed government energy-efficiency standards	16%	23%	37%	4%

- The most important aspect to the local environment to emerge from this question was that new development should be in keeping with the environment. 84% of respondents saw this as very or quite important.
- Equal levels of support were then recorded – in the order of 76 to 77% across the combined ‘quite’ and ‘very important’ rankings - for protecting important views/vistas and for identifying land for public green space together with features of special local significance.
- There was less support for seeking enhanced levels of energy efficiency in new development.

Q17: If there are any particular local features, open spaces or views that you think should be protected, please describe them below.

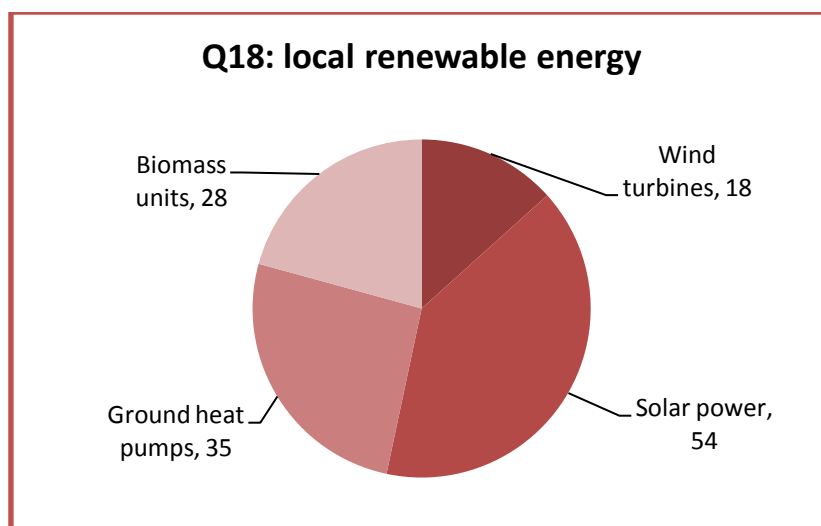
A total of 20 questionnaires included comments in response to this free-write question (29%).



The most frequently mentioned feature identified for protection was Queenswood Country Park (8), including calls for the continuation of free car parking. Echoing responses to Q5, the land to the rear of Tavern Meadow also featured strongly (5).

A number of local views were identified (4), including of the church; from the road to Wynnes Farm; and over open fields. Similarly local features mentioned (3) included the old village hall and green open spaces adjacent to existing housing.

Q18: Which of the following ways of producing local renewable energy should the Plan encourage?



- Whilst various ways of producing energy would be supported to varying degrees, there was a recognition of the need to minimise or reduce impacts – for instance, by favouring smaller-scale or domestic installations above proposals which might be more intrusive
- Solar power was the clear favourite (77% of respondents) of the options suggested.

Q19: Do you have any other comments on the local environment? Please tell us below.

A total of 17 questionnaires included comments in response to this free-write question (19%). The following issues were raised:

- Renewable energy opportunities and potential impacts were a common theme (8). Potential was recognised for wind turbines, preferably on an individual basis, not grouped; and for solar, biomass and hydro-electric. Others thought that wind turbines should be avoided, that biomass takes too much land and that only roof-mounted solar panels were acceptable.
- Potential to pollute represented by energy developments, for instance by importing waste, should be avoided (1)
- Trees should be given priority (1)
- Trees on Dinmore Hill cause TV reception problems (1)
- Newton needs a meeting place (1)
- More attention should be paid to highway maintenance (1)
- New building should be discreet – we like it as it is (3)

COMMUNITY SERVICES

Q20: How would you rate the following facilities, services and amenities in terms of meeting the current and future needs of the local community?

Base = 70 (all respondents)	Improvements needed	Satisfactory	Good	No opinion
Mobile phone reception	51%	26%	10%	1%
Broadband	79%	6%	1%	3%
Village hall	13%	37%	37%	6%
Local bus services	21%	20%	20%	30%
St Mary the Virgin Church	3%	30%	23%	33%
Queenswood Country Park & Arboretum	7%	36%	41%	1%

- Respondents to this question were agreed on the need for improvements to broadband services (79%), with only one 'vote' for 'good'. Similarly, over half of respondents thought mobile phone reception needed improving – though over a quarter found it satisfactory.
- Three-quarters of respondents found the village hall and Queenswood good/satisfactory.
- Local bus services were found wanting by a quarter, although 40% found them good/satisfactory.
- The pattern of responses to the 'no opinion' option suggests almost all of respondents have experiences of some kind to report in respect of mobile reception, broadband, the village hall and Queenswood. For bus services and the Church, around a third of respondents had no opinion (presumably not users/congregation members).

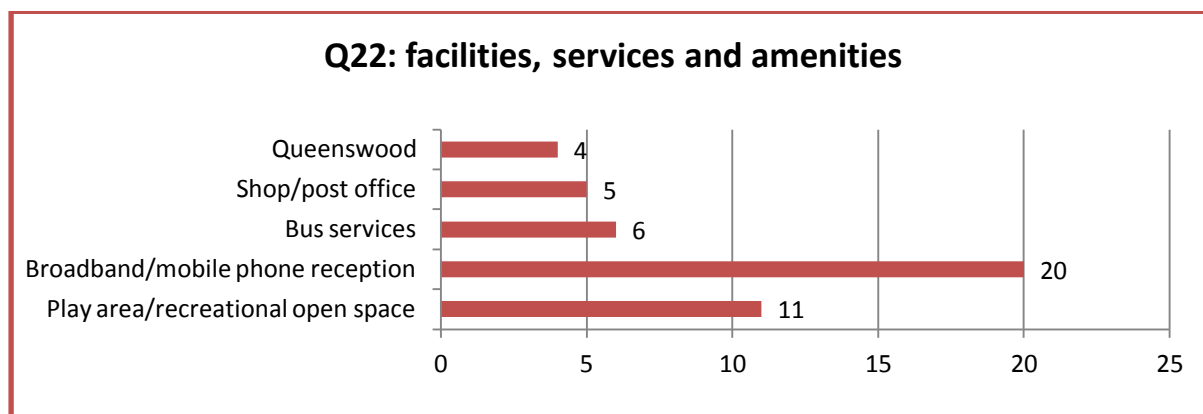
Q21: Do you think that better leisure and recreational facilities are needed for the parishes, to complement those at Queenswood Country Park?

Base = 70 (all respondents)	Needed	No opinion
Recreational open space	41%	46%
Children's play area	40%	37%

- Replies to this question generated a fairly even split between the 'needed' and the 'no opinion' options, both for general open space and the more specific provision of a children's play area. Whilst there are some who would support such provision, and the investment and ongoing maintenance costs implied, there are similar numbers who are neutral and who on this basis would not consider there to be an need for such facilities.

Q22: If you told us in your answers to Q20 or Q21 that facilities, services and amenities are required or need improvement, please tell us how and where this could be achieved. Are there any other community services you would like to see provided, if possible?

A total of 36 questionnaires included comments in response to this free-write question (51%).

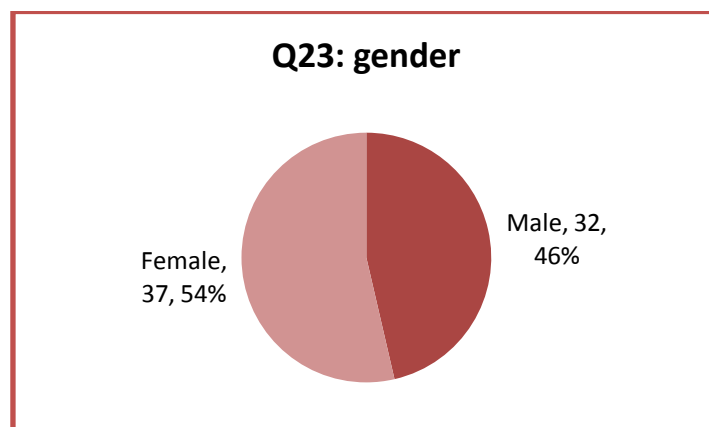


The need to improve broadband and mobile telephone connectivity in the locality dominated replies to this question (20 comments), reflecting replies to Q20, and was linked by some to encouraging small businesses and to live/work opportunities. Several responses also commented on the need for a children's play area and to improve recreational space for all (11), despite the more ambivalent response to Q21. Opinion varied as to where best to locate a new play area. For the other issues noted above, Queenswood featured again, including a call for more input from local communities into a new management plan for the Country Park. Also mentioned in responses were:

- Greater use of the village hall (3)
- Social activities for the over 60's (1)
- Recycling area (1).

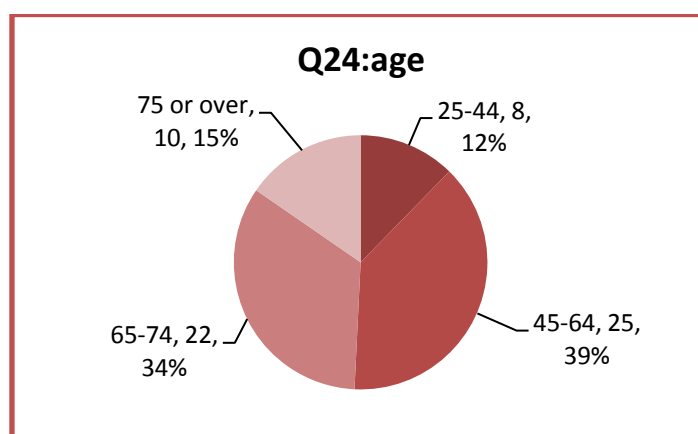
INFORMATION ABOUT YOU

Q23: Are you male or female?



Percentage base = 69

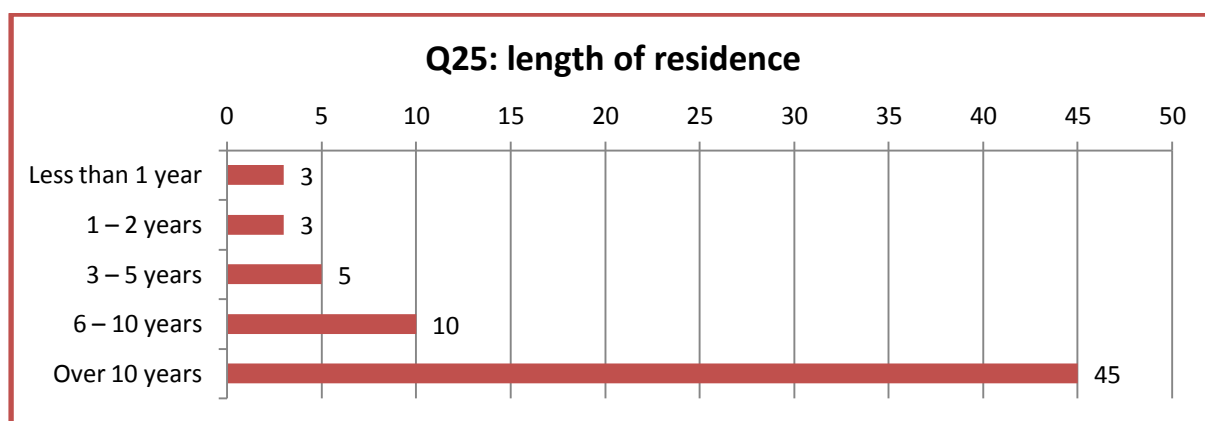
Q24: How old are you?



Percentage base = 65

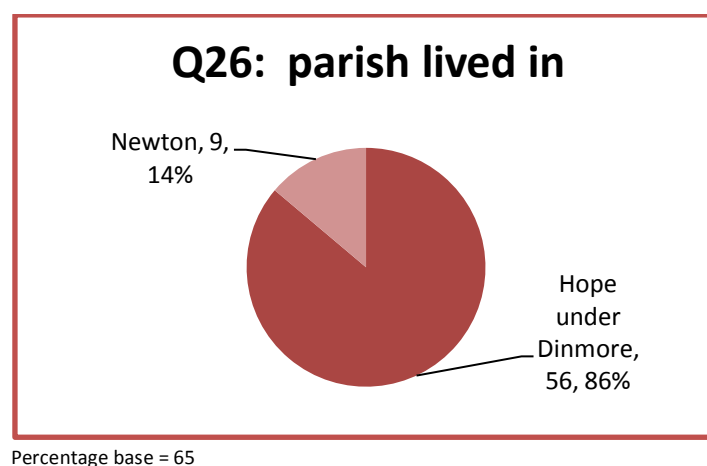
- No respondents were under the age of 25
- The 25-44 age group, 12% of respondents, was under-represented compared to the 2011 Census population profile for the Hampton Court Ward (of which the Hope-under-Dinmore and Newton parishes for part, and which is the smallest census area for which data is available), where this age group represents 18%
- The 45-64 age group, 39% of survey respondents, was slightly over-represented in the survey against the ward figure (34%)
- The 65-74 group accounted for 34% of survey respondents, but for only 15% at ward level
- Those 75+ account for 15% of respondents compared to 10% at ward level
- The extent to which conclusions can be drawn is hampered by the small numbers involved and the fact that detailed population figures for the two parishes are not available but the pattern is of a disproportionate level of response from older age groups.

Q25: How long have you lived in Hope under Dinmore or Newton parish?



- The majority of respondents, almost two-thirds (64%), had lived in the parishes for more than ten years
- Only 15% of respondents had resided in the parishes for five years or less.

Q26: Which parish do you live in?



We've tried to cover what we think are the main issues, but if we've missed anything you think should be included in the Neighbourhood Plan, please tell us below.

This final opportunity to add comments to completed questionnaires was taken in 10 cases (14%). The following issues were raised, many of which echo comments made elsewhere in the survey responses:

- The need to upgrade TV reception (1)
- Use of shared utility spaces in housing areas (1)
- Trimming and thinning of trees (1)
- Road improvements at Newtown Lane (1)
- Need for a school (1)
- Need for road lighting in the 30mph speed zone in the village
- Use of Tavern Meadow for recreation (1)
- Lack of free salt/grit roadside containers (1)
- Need for more frequent police patrols (1)