

4/22/2466/0F1 - LAND ADJACENT TO BORDER YARD, COACH ROAD, WHITEHAVEN

Strategic Housing Comments

This is an application for 35 units of three and four bedrooms, a mix of linked, semi detached and detached, including bungalows. The site is close to Whitehaven Town Centre and a train station and is currently unused following the demolition of buildings from its previous use as a builder's yard.

The site plan suggests that three units of affordable housing are planned, one for discounted sale and two affordable rents, which is acceptable given the size of the development. There is no information as to whether any registered housing providers have been approached at this early stage.

We welcome the provision of new housing in this location, which will develop a plot of unused land and potentially attract a wide range of people to the town centre due to the close access to amenities and employment sites. We are aware from the 2020 Housing Needs Survey that many newly forming households cannot afford to buy on the open market and so discounted sale properties provide an opportunity for this group to enter the market in the main town, which has some of the highest house prices in the former Copeland borough.

Overall, we are supportive of this application.

04/10/2023