Engagement summary

Hayes Gardens Leicestershire

Blaby District Council & Santander UK August 2024



In May and June 2024, Santander UK (Santander) and Blaby District Council (BDC) undertook an engagement exercise with the community regarding the proposed Hayes Gardens development.

The engagement exercise included a series of in-person drop-in events, the creation of a dedicated website (www.hayesgardens.co.uk), an online briefing, and the delivery of a newsletter and feedback form to residents across Enderby and Narborough.

This engagement provided the community with the chance to speak with the team involved in the plans, ask questions, and provide feedback on the emerging vision.

We are sharing this summary of the engagement's key findings, along with an outline of next steps.



Our engagement exercise included:

3 in-person drop in events

324 attendees at our events

224 comments on our interactive map

686 completed feedback forms

10,249 visits to the website

100,000+

people reached via social media adverts



Sustainable location Delivering homes in the right places

Delivering new homes is important, but so is doing it the right way. There is a need for new housing locally, and we are keen to support in delivering on this need at the right locations.

The site benefits from being closely situated near to existing facilities such as shops, schools and public transport. It also benefits from strong highway connectivity by virtue of its long history as an employment site.



Aerial view of Narborough and Enderby

A forward-thinking approach to the community

We believe that all new housing should be fit for the future. That means we understand the need to be forward-thinking about sustainable design, whether this be through renewable energy sources, enhanced insulation, the provision of detactive vehicle changing facilities, or sustainable drainage systems.

We are keen to hear from the community about what y want to see in terms of sustainability and welcome any

feedback.

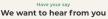


Promoting active lifestyles

Green space, travel, and more Developments of the future need to support active and healty lifetyles: We believe that resonable development should allow residents to make sustainable transport choices. We us leven to promosi interconnectivity between load communities through new valkways and cycleways to promote a healthier and more climate conclosus way of living.



Access to high-quality, public open spaces is key to promoting health and wellbeing. We are investigating the potential to include large new areas of public open space, providing people with a range of areas for play and recreation.





We are carrying out an engagement exercise with the local community to understand local priorities. Where possible, the feedback we receive will be used to help shape our plans.

Community feedback

We received feedback from the community on a range of issues. Below is a summary of some of the key themes that arose during engagement.

Impact on local amenities

Community feedback

- There are existing capacity issues with local healthcare providers and more housing would make this situation worse.
- Local schools near the site, such as Brockington College, are full, so there would need to be substantial thought given to how education of any future residents is catered to.
- The plans should include a new school or healthcare facility given the size of the plans and the issues the local area is already facing.

Project team action

- Engage with educational and healthcare service providers as the proposals come forward to understand local need.
- Provide any facilities that are required to mitigate the impact of the development and meet the need generated from the development.

The loss of Enderby Golf Course

Community feedback

- The golf course provides valuable green space for the local community.
- The golf course is valuable given that it is one of a few public golf courses in the local area.
- Concerns that if the golf course were to close it would mean that people need to drive in order to access similar facilities.
- The golf course currently helps to provide people with space to be active and boost their health.

Project team action

- Consider how opportunities for exercise and recreation can be incorporated into the plans to ensure that the community still has access to quality leisure space.
- Ensure that any new areas of recreation space proposed on the site can be made as accessible as possible to residents of Enderby and Narborough through exploring opportunities for enhanced walking and cycling connections.

Community feedback

Highways impact

Community feedback	Project team action
- Roads in the local area are already congested and traffic is already a problem.	 Continue to consider access arrangement opportunities for the site and how this can be delivered most effectively.
 Peak time traffic is a particularly acute issue locally. Local roads are not designed to accomodate large quantities of traffic. Additional traffic arising from Hayes Gardens would worsen the existing situation substantially. 	 Work with Leicestershire County Council and other relevant authorities in order to understand. Explore opportunities for enhancing sustainable transport (including walking, cycling, and public transport) to and from the site, in order to reduce the reliance on private cars for travel.
Green space and biodiversity	

Community feedback	Project team action
 A desire to see existing green spaces in the local area remain green	 Continue to explore opportunities for ecological enhancements
and free from development.	across the site.
 A preference for brownfield development if houses are to be built	 Consider opportunities to enhance existing wildlife habitats and
locally.	create new ones.
 A concern that any development on the site would lead to negative	 Work with relevant organisations to consider how the plans can
consequences for the wildlife that currently utilise the site.	best respond to local biodiversity needs.
- Scepticism that a development of this nature could deliver a net gain in biodiversity.	