From: Planning Comments (SMDC)
To: Planning Comments (SMDC)
Subject: Comment Received from Public Access
Date: 26 March 2020 08:22:56

Application Reference No. : NMA/2020/0013 Site Address: Land South Of Thorley Drive Cheadle Staffordshire Comments by: A C joynes
From:

Thorley Drive
ST101SF
cHEADLE

Phone:
Email:
Submission: Neither
Comments: Developer requested a reduction in affordable houses from 18 to 10 SMD/2019/0310 on 29/04/2019 on the grounds that the site was not viable with 18 affordable houses. The figures presented were verified as accurate by an outside body and passes on granted 25/07/2019

The developer has now presented a new application NMA/2020/0013

Non-material amendment to SMD/2017/0586 to amend the number of affordable housing in line with viability assessment. House type A (affordable unit) reduced from 10 to 1 unit and replaced with house type 764 (open market unit)

What has gone wrong since SMD/2019/0310 was granted has the developer now discovered he got his figures so wrong and the site is causing problems they did not allow for?

One wonders how accurate and responsible were the outside body figures

Once again we have a developer that requires SMDC to subsidise his inability to get his original costings right and puts profit be affordable housing desperately needed

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