

Full Name

ANNE JOBSON

Organisation (where relevant)

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Chapter of the Exeter Plan

Chapter 6 - Homes

1. To which part of this chapter does this representation relate? (Representations must be made on a specific policy or paragraph within the section and this should be specified in the below).

H6: Co-living housing

2. Do you consider that this part of the chapter is legally compliant?

Yes

2.a. If yes, and you wish to support the legal compliance of this part of the chapter, please use this box to set out your comments.

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2.b. If no, please give details of why you consider this part of the chapter is not legally compliant. Please be as precise as possible.

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2.c. Please set out the modification(s) you consider necessary to make this part of the chapter legally compliant, in respect of any legal compliance matters you have identified at 2.b above. You will need to say why each modification will make this part of the chapter

legally compliant. It will be helpful if you are able to put forward your suggested revised wording for the relevant policy or paragraph. Please be as precise as possible.

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3. Do you consider that this part of the chapter is sound?

No

3.a. If yes, and you wish to support the soundness of this part of the chapter, please use this box to set out your comments.

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3.b. If no, please give details of why you consider this part of the chapter is unsound. Please be as precise as possible.

CO-LIVING IS MAINLY DESIGNED FOR SHORT TERM OCCUPATION. ROOM SIZES DO NOT COMPLY WITH NATIONALLY DESCRIBED SPACE STANDARDS. CO-LIVING WILL NOT ADDRESS THE PROBLEM OF AN INCREASING LACK OF PERMANENT (LONG TERM) HOUSING FOR YOUNG PEOPLE WHO WISH TO MAKE THEIR HOME IN EXETER. THIS IS PARTICULARLY SO AS POLICY H5 (c) ONLY PRESCRIBES 20% BEING AVAILABLE FOR AFFORDABLE RENT. IN ADDITION POLICY H5(b) DOES NOT PROVIDE FOR EVEN A MODEST KITCHENETTE IN EACH UNIT OF ACCOMMODATION (UNLESS PART OF A CLUSTER FLAT) SUCH PROPERTIES CANNOT BE DESCRIBED AS HOMES IT IS NOTED THAT THERE ARE NO NPPF STANDARDS FOR ROOM SIZES AND IT IS SUGGESTED THAT THIS IS AN OMISSION IN THE NPPF AND THAT ALL CO-LIVING DEVELOPMENTS ARE NOT LESS THAN 90% OF NATIONAL MINIMUM STANDARDS AND SHOULD TAKE INTO ACCOUNT WHETHER THEY ARE FOR SINGLE OR DOUBLE OCCUPATION.

3.c. Please set out the modification(s) you consider necessary to make this part of the chapter sound, in respect of any soundness matters you have identified at 3.b above. You will need to say why each modification will make this part of the chapter sound. It will be helpful if you are able to put forward your suggested revised wording for the relevant policy or paragraph. Please be as precise as possible.

**POLICY H6b. TO BE AMENDED TO READ:
PROVIDE RESIDENTS WITH A PRIVATE ENSUITE BEDROOM TOGETHER WITH
KITCHENETTE IN A CLUSTER OR STUDIO FLAT, WITHIN A DEVELOPMENT THAT**

INCLUDES SUFFICIENT COMMUNAL FACILITIES AND SERVICES TO MEET THE NEEDS OF ALL RESIDENTS

**POLICY 6(c) SHOULD BE AMENDED TO READ
DELIVER AT LEAST 35% HOMES FOR AFFORDABLE PRIVATE RENT IN ACCORDANCE WITH POLICY H4
AN ADDITIONAL POLICY H6k. SHOULD BE ADDED
FOR ALL THE HOMES THE ROOM SIZE SHOULD BE NOT LESS THAN 90% OF THE NATIONAL MINIMUM ROOM SIZES.**

4. Do you consider that this part of the chapter complies with the Duty to Co-operate?

Yes

4.a. If yes, and you wish to support this part of the chapter's compliance with the duty to co-operate, please use this box to set out your comments.

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4.b. If no, please give details of why you consider this part of the chapter fails to comply with the duty to co-operate. Please be as precise as possible.

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5. If your representation is seeking a modification to the plan, do you consider it necessary to participate in examination hearing session(s)?

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6. If you wish to participate in the hearing session(s), please outline why you consider this to be necessary:

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