

# LOCAL PLAN CONSULTATION

## A new settlement near East Midlands Airport



© Google Earth

Site boundary ———

- This proposal is a long-term development that will take more than 20 years to complete
- We have suggested some key principles to support the planning of the new village, including:
  - Ensuring builders follow specific design guidance
  - Focus on minimising carbon emissions
  - Making sustainable travel - walking cycling, public transport and the use of electric vehicles - a realistic option
- A masterplan for the development, providing a blueprint to guide the development, will be produced with the involvement of local people.
  - The masterplan will cover:
    - A mix of house sizes, tenures and types
    - Ensuring necessary infrastructure is planned and provided in a timely and coordinated way
    - Improvements in biodiversity
  - Future planning applications will need to comply with the masterplan.

# LOCAL PLAN CONSULTATION

## New settlement: Isley Woodhouse



Site boundary — Public footpath —

© Google Earth

- A new, standalone village, called Isley Woodhouse
- Potential for 4,500 new houses with around 1,900 built by 2040
- Mix of market and affordable homes
- Building plots for people to design or build their own homes
- Homes for older people or to meet specialist needs
- Children's play areas
- Sports pitches
- Cycling and walking routes and links to surrounding areas
- Infrastructure including schools, shops and GP services
- Some land for industry and small-scale warehousing.

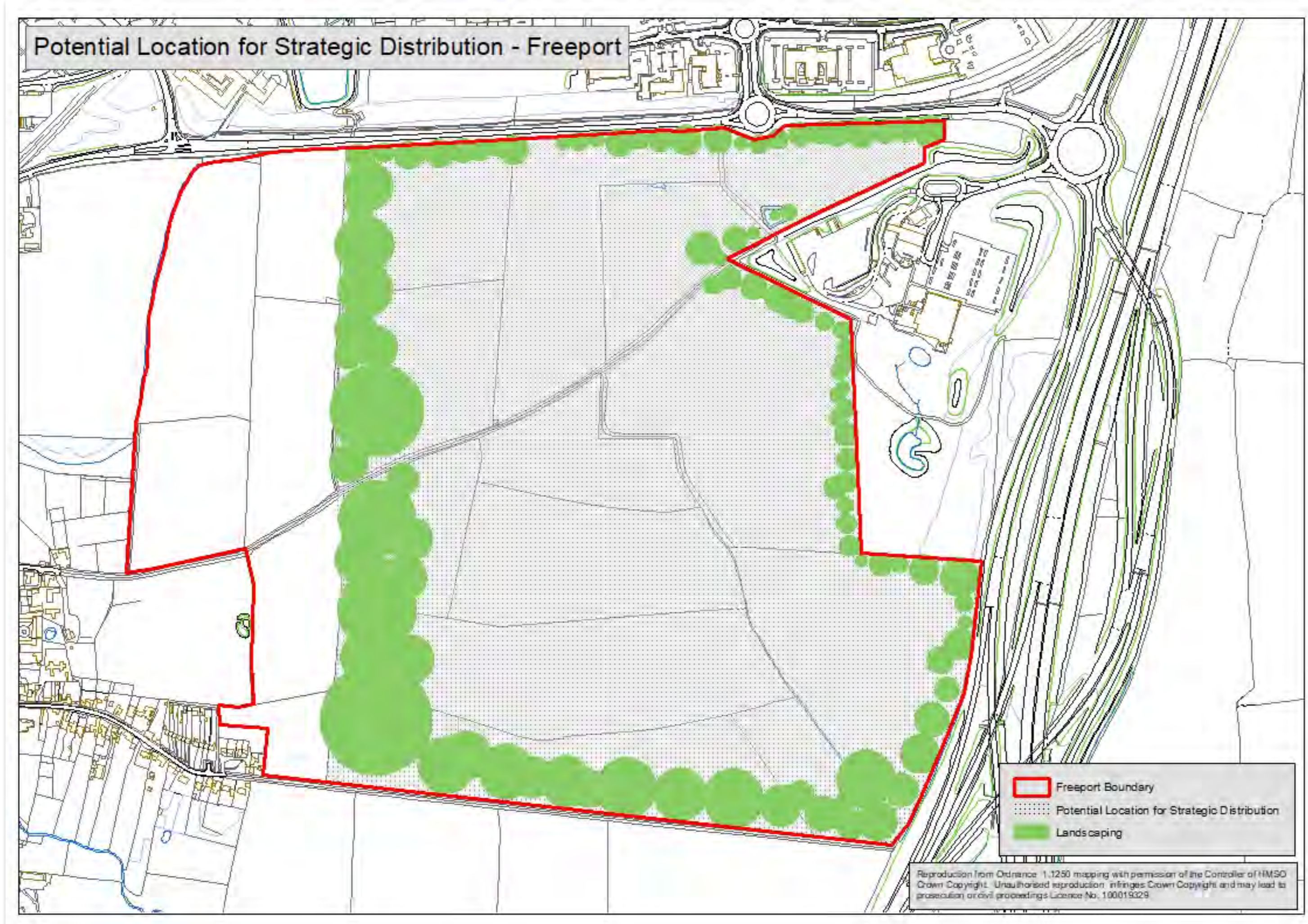
# LOCAL PLAN CONSULTATION

## Land south of East Midlands Airport (part of the Freeport site)



© Google Earth

Site boundary ———



# LOCAL PLAN CONSULTATION

## Land south of East Midlands Airport (part of the Freeport site)

- Potential for large-scale logistics/ distribution warehouses
- Covers part – but not all - of the Freeport land
- Decision whether to allocate site will be made at the next Local Plan stage
- If site is allocated then need to address concerns about potential impact on Diseworth and the wider area, including:
  - Highway impacts
  - Design and layout which takes account of site's sensitive location
  - Extensive landscaping
  - Heritage impacts
  - Nature conservation impacts

