

PR9 Yarnton Open Space Quantity Assessment

Open space, sports and recreation standards

Number of Units 540
 Site population (at 2.49 per dwelling) 1,345

Open Space Category	Policy BSC11 Requirement (Ha per 1000 pop)	Site Requirements (Ha) [based on 540 units at 2.49 population = ~1345 population]	PR9 Yarnnton Site Provision (Ha)	Comparison (Ha)	Comparison (%)
General Green Space (Natural and Semi Natural Green Space/Parks and Gardens/Amenity Green Space)*	2.74	3.68	8.36	4.68	227%
Allotments**	0.37	0.50	0.53	0.04	107%
Play Space	0.78	1.05	1.01	-0.04	96%
Open Space Within Development Area		5.23	9.91	4.67	189%
Outdoor Sports ***	1.13	1.52	0.00	-1.52	0%
Existing Trees & Hedgerow Within Development Area	-		1.15		
Reinstated Hedgerows	-		0.30		
Proposed Buffer Planting	-		0.34		
SuDS	-		1.94		
Total Within Development Area		6.75	9.91		147%
Woodland****	-	7.80	7.80	0.00	100%
Informal Parkland *****	-	24.80	23.52	-1.28	95%
Retained Agricultural Land *****	-	39.20	38.59	-0.61	98%
Grand Total Within Wider PR9 Area		39.35	79.82		203%

NOTE:

*General Green Space to include Existing Trees & Hedgerows, Reinstated Hedgerows, Proposed Buffer Planting and SuDS

** Food production will be integrated into the design of the Amenity Open Space to promote accessible food and healthy living into the daily lives of residents and visitors. By considering these principles during the design process, productive landscapes can be thoughtfully planned and established at various scales/characteristics

***Agreed off site contributions with the Local Authority

**** Specific community Woodland related to PR9 Policy

***** Informal Parkland to include Meadowland and relates to PR9 Development Brief

***** Retained Agricultural Land only includes land controlled by Merton College, not all the land within PR9 boundary