



**Project No: 4591**

**Project Name: New Build Sheltered Accommodation**

Date: July 2013

### **Public Inquiry - Andrew Morris - Opening Statement**

We meet today at what we hope is the beginning of the end of a long and exhaustive process in order for the Parish of St Ouen to rezone part of Field 622 for homes for the elderly.

It must be stated that the Parish has followed the guidance of the Planning Department and the previous and present Planning Ministers' recommendations throughout this process and has worked extremely hard to satisfy all the requirements of the Planning Department.

The Parish of St Ouen was one of the first of the northern parishes to develop homes for the elderly. Since 1976 the Parish has slowly and sensitively developed schemes to provide homes for its parishioners. The existing homes of Le Clos de Mahaut and Le Jardin de la Rue Phases 1 and 2 provide 38 homes in the heart of the village. The Parish has gained a lot of experience from each of these developments and is now undertaking refurbishment work in order to improve the existing accommodation, converting bedsit units to one bedroom units.

The Parish is fully committed to providing homes for the elderly as it believes that, in order to support the rural economy of St Ouen and protect the vitality and viability of the settlement, homes for all of its parishioners need to be provided. With the provision of homes for the elderly, this effectively allows the housing market within the Parish to move, with parishioners downsizing or moving from existing accommodation, allowing these to become available for others.

The Parish has had a continued waiting list for its existing homes and the number on the waiting list has fluctuated, as would be expected. As of last week, the number of people on the waiting list was 75, which was made up of either single people or couples. The Parish believes that there is a justifiable, clear and demonstrated need for these homes within the Parish and fully believes that Field 622 is an ideal site to provide this new provision as an addition to the homes that it already operates. The Parish has no intention to redevelop the remaining portion of Field 622 and is only requiring to develop the area that has been submitted.

The fact of the matter is that the Parish of St Ouen simply does not have affordable land that is appropriate for homes for the elderly available other than those in the Green Zone, which is why we are here today.