

Section 5 - Exhibition of Preferred Options

Appendix 5.1

Advertisements of
Consultation Events



THE LAKES NEIGHBOURHOOD PLAN
YOUR FUTURE YOUR CHOICE

REMEMBER NO NEW DEVELOPMENT = NO IMPROVEMENTS

We are pleased to share with you some possible development options for your Neighbourhood Plan.

PLEASE find a few minutes to drop in and share your ideas with us and help to shape the future of your community.

Refreshments will be served.

Tuesday 1st October	Water Hall School, Fern Grove	2pm – 4pm
Wednesday 2nd October	Warren Youth Club, Serpentine Court	6.30pm -7.30pm
Monday 7th October	Crosslinks, Serpentine Court	10am-12pm
Tuesday 8th October	Lakes Community Centre, Fern Grove	5.30pm-7.30pm

For further details please contact Barbara Sullivan on 01908 633781. Email: barbara.sullivan@bfstc.co.uk



Chance to shape future of estate

BY JAMES AVERILL

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RESIDENTS living on the Lakes Estate will be able to have their say on how the area will look in the future.

Under The Localism Act, the Government has given communities more power to decide the future of the places where they live and work.

And Bletchley and Fenny Stratford Town Council has been working with David Lock Associates in Central Milton Keynes to draw up a Neighbourhood Plan to

improve the Lakes Estate, which was built in the 1960s to accommodate people coming to live and work in the city from London.

Residents now have the chance to give their thoughts, feedback and ideas during a series of consultations over the coming weeks.

Barbara Sullivan, regeneration officer at the council, told MK NEWS: "To be absolutely clear there are no definite plans yet.

"What we are offering residents is a chance to shape how their estate will look and we will have a number of



Tell us what you think at
www.mkweb.co.uk

drop-in sessions for them to give us their feedback.

"Some of the development plans will include new entrances to the estate, new shopping alternatives and more residential properties."

Members of the public will then be offered the chance to take part in a referendum – expected to be held in May next year – to agree or reject the Neighbourhood Plan.

To find out the dates of the consultation contact Mrs Sullivan on 01908 633781.

MKNEWSBRIEFS

Mayor judging cards

THE Mayor of Milton Keynes, Brian White, will judge a competition to design his Christmas card. Entries are open to all under 16s and can be sent, along with a name and age, to 42 Horsefair Green, Stony Stratford. The competition is in aid of one of his charities, Ted's Gang.

Pothole payouts

MK NEWS can reveal that Milton Keynes Council has paid out £22,000 for damage caused to vehicles by potholes on the city's roads. The money was issued between April 2012 and April this year.

Fire scares neighbour's kids

THE neighbour of a semi-detached house that caught fire in Bletchley has told how 'scared' his children were.

Gintaras Bauza, 35, lives on one side of the house in Western Road that caught fire last Tuesday evening.

He said: "My two kids were very scared. We rushed out of

the house. I forgot to close the top bedroom window as I was more worried about getting my kids out. That room has been affected by smoke and is unlivable."

■ A 33-year-old woman has been arrested on suspicion of arson and has been bailed until October 16.

Celebration of 25-year link

MEMBERS of Wavendon Twinning Association celebrated 25 years of being linked to Presles-en-Brie in France with a visit last weekend.

The event was hosted by Mayor of Presle, Dominic Rodriguez, and the Comité de

Jumelage (Twinning Committee) in Presles.

It was attended by Wavendon Parish Council chairman David Hopkins and Libby Marsh, former chairman of Wavendon Twinning Association.

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Appendix 5.2

Exhibition Materials



Design Approach

• Existing Housing Areas

- Small-Scale, local, in-fill development
- New houses to overlook open space and footpaths
- New houses to overlook parking
- Look at opportunities to increase/ improve parking for existing residents
- Look at opportunities to improve the quality of the existing open space

• Improve Road/ Path Connections

- 'Diagonals' routes to centre
- Lighting
- Overlooking
- Maintenance
- Landscape

• Potential Development Sites

- In keeping with the existing layout of the estate
- More family housing
- Maximise sunlight/daylight to rooms and gardens
- Keep as many trees as possible

• Creating a New Heart

- Local Shops to complement existing
- Create community focus
- A New public square
- Better links between Windermere Drive and Fern Grove
- Keep footpath link between Water Hall and Drayton Park School

• Improving the Appearance

- New Gateways
- Creating a link to Canal
- Making the most of landscape connections

• General points to consider

- Phasing of new development (what gets built when and in what order)
- Future maintenance of community buildings
- Future landscape and Open Space Maintenance

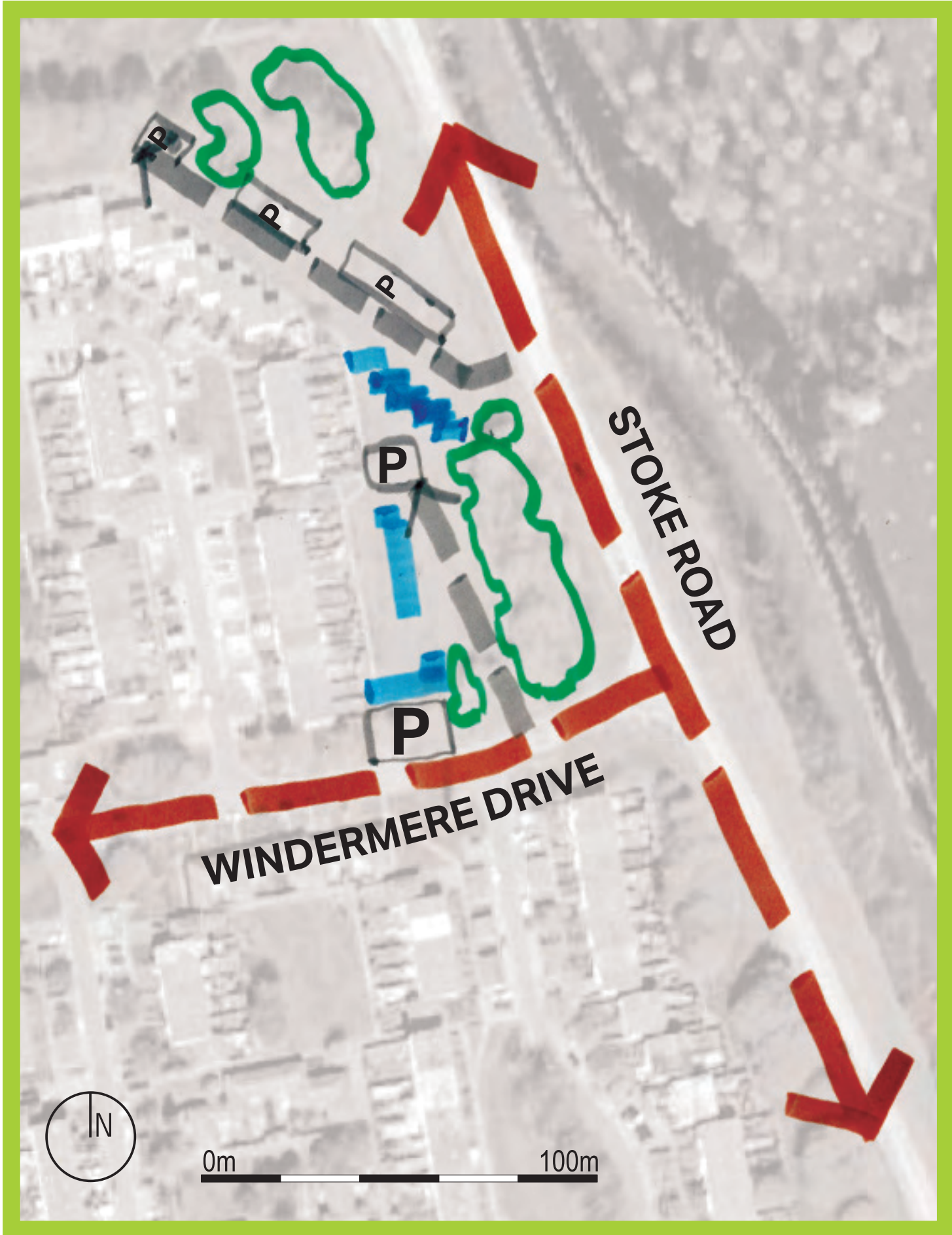
Location Plan



Option 1A



Option 1C

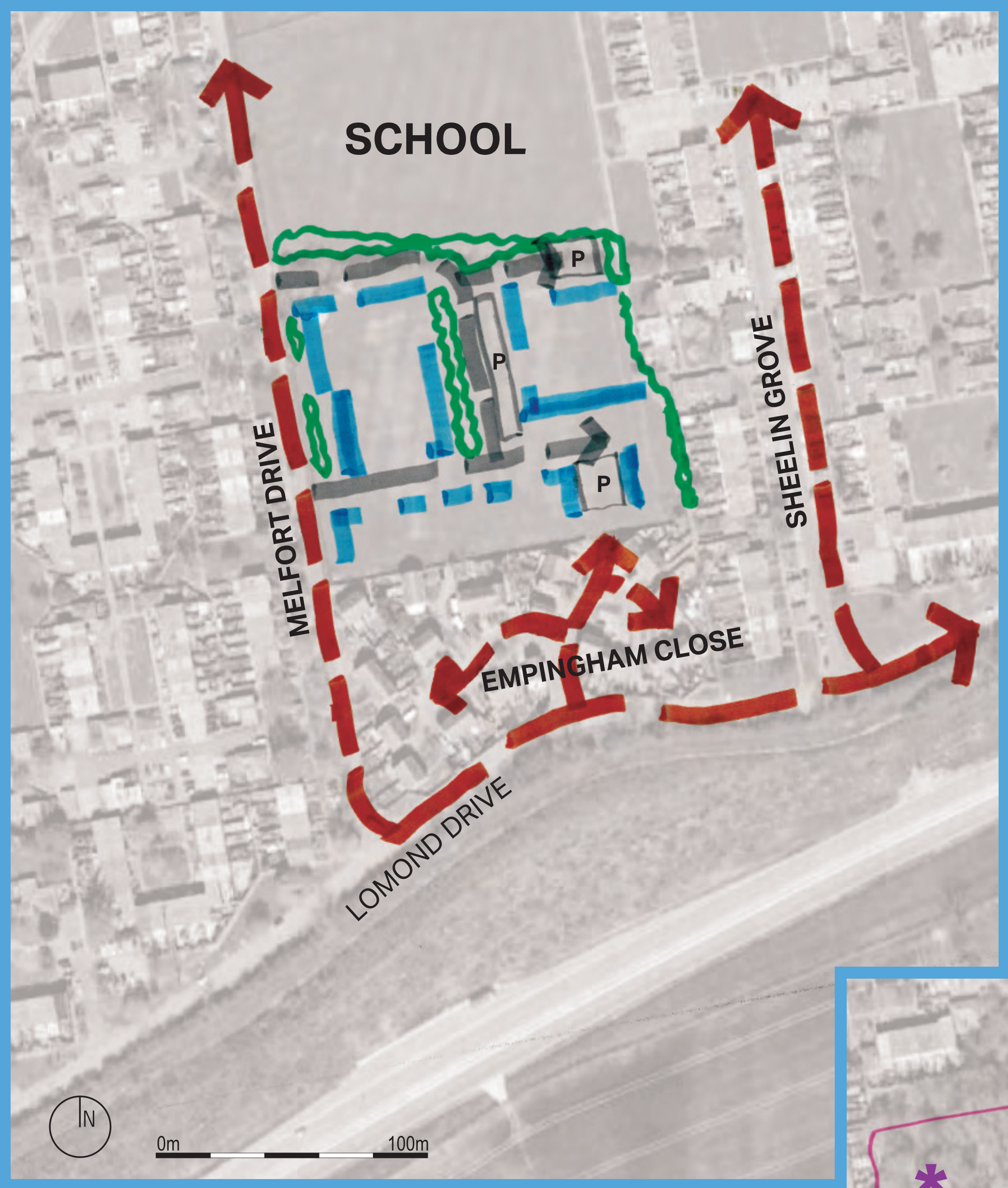


Option 1B












- New housing
- New road
- Existing road
- Footpath
- Improved planting
- New parking
- Existing parking
- Shared surface to slow cars

Option 2A

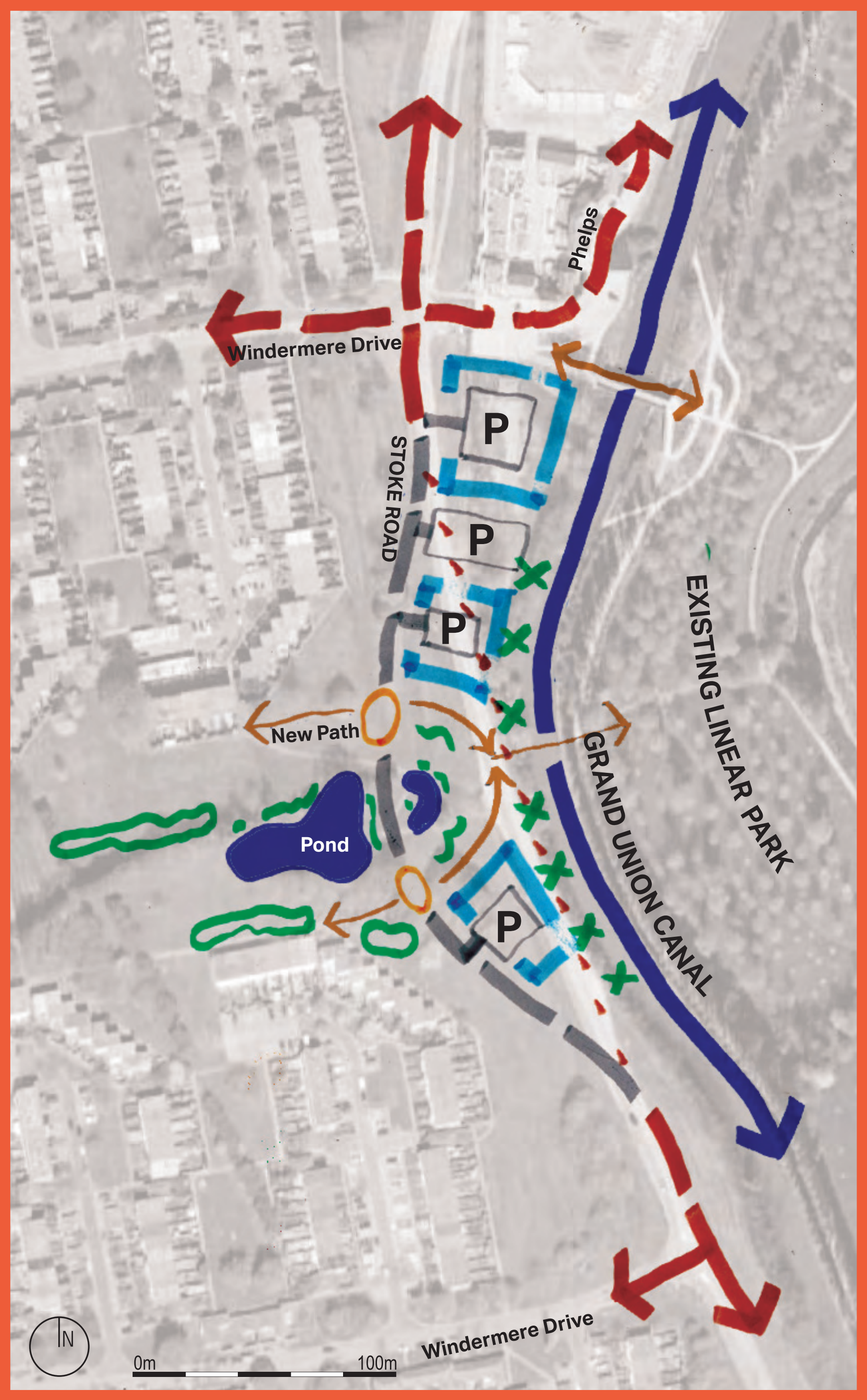


Option 2B



-  New housing
-  New road
-  Existing road
-  Footpath
-  Improved planting
-  Existing open space
-  New parking
-  Existing parking
-  Skene play area to be improved

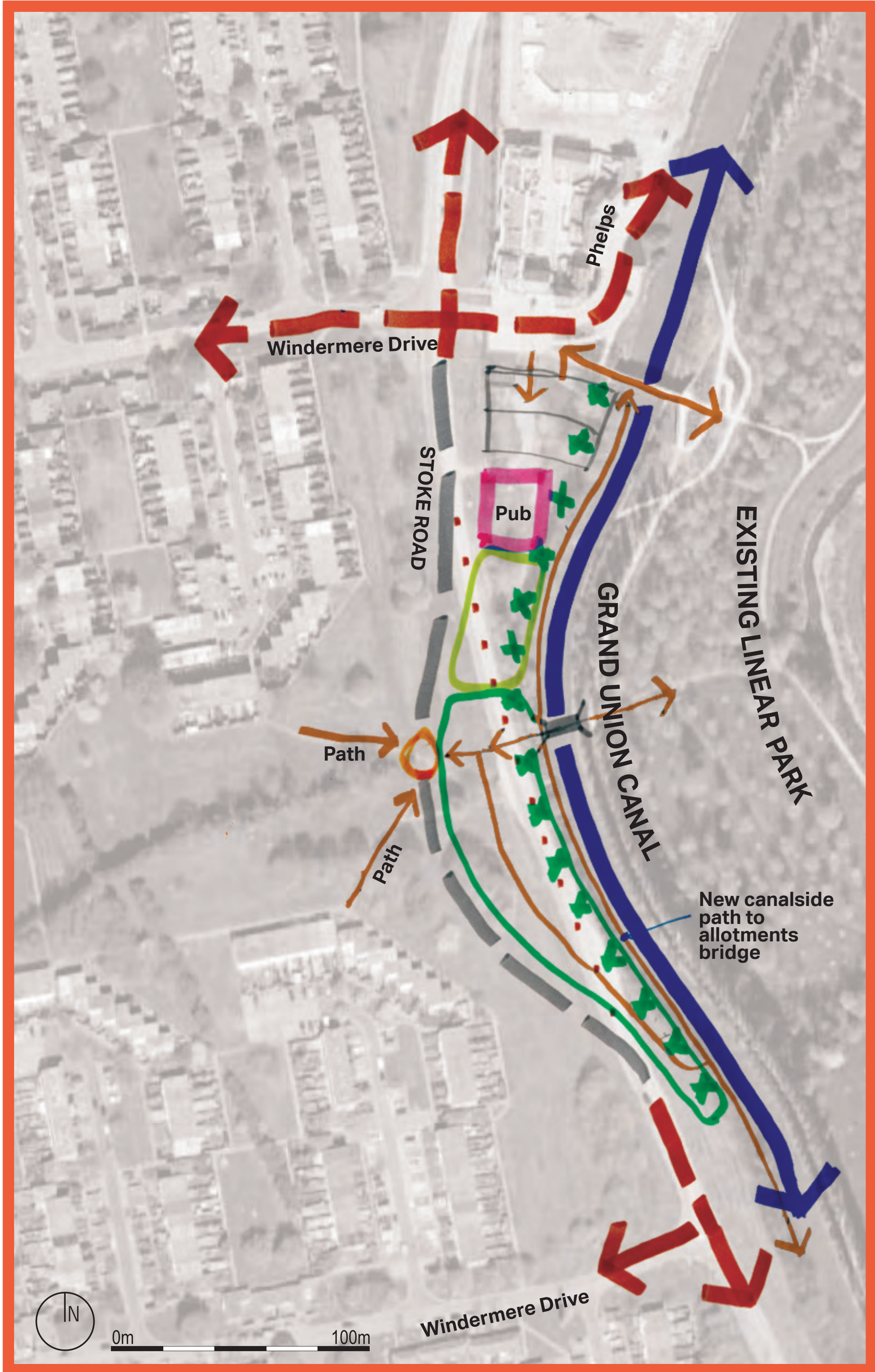
Option 3A



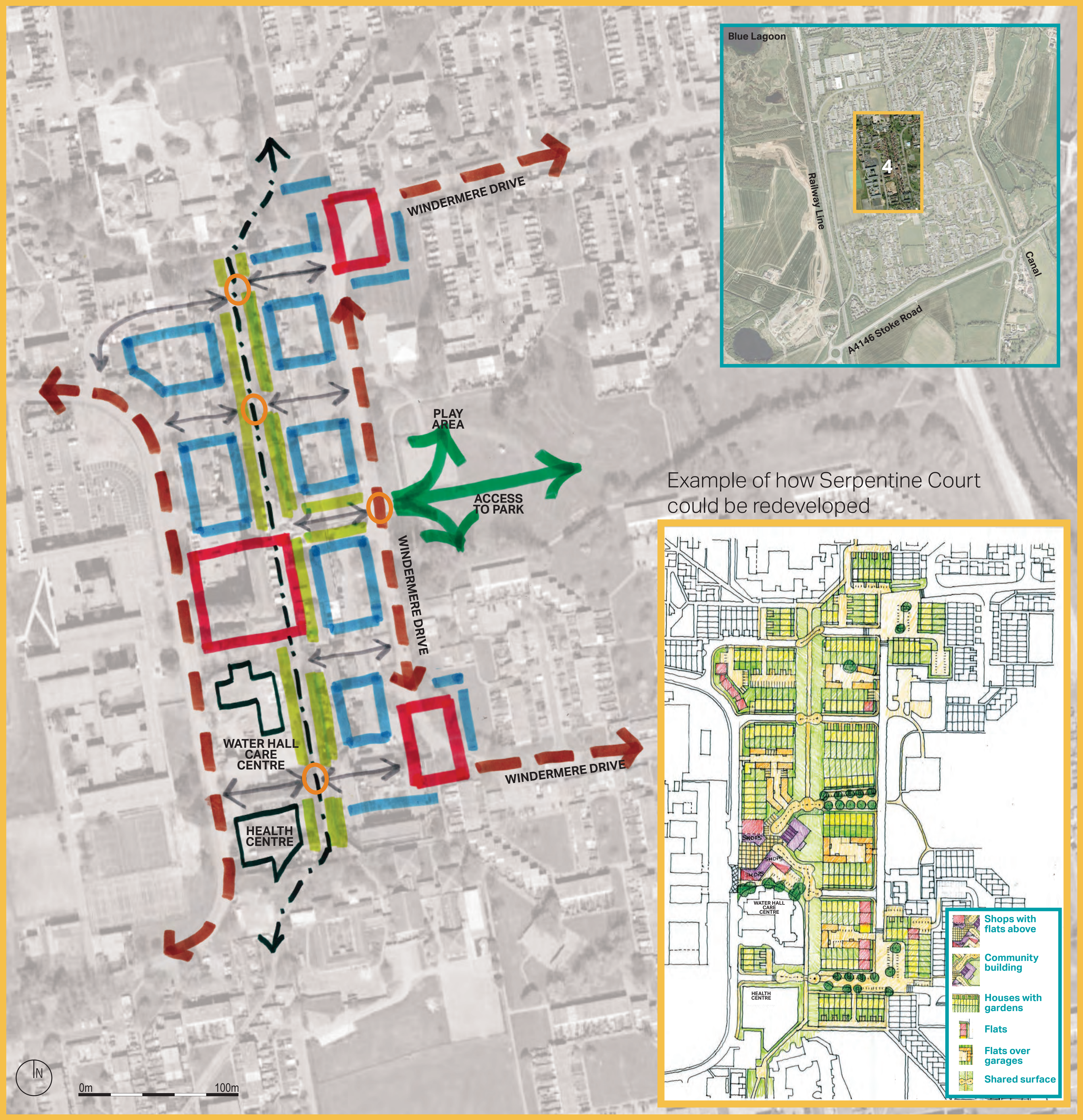
- Existing utility services under current road
- Remove hedge for views of canal
- New housing
- New Alignment of Stoke Road
- Existing road
- Footpath
- New park
- Parking
- Shared surface to slow cars



Option 3B



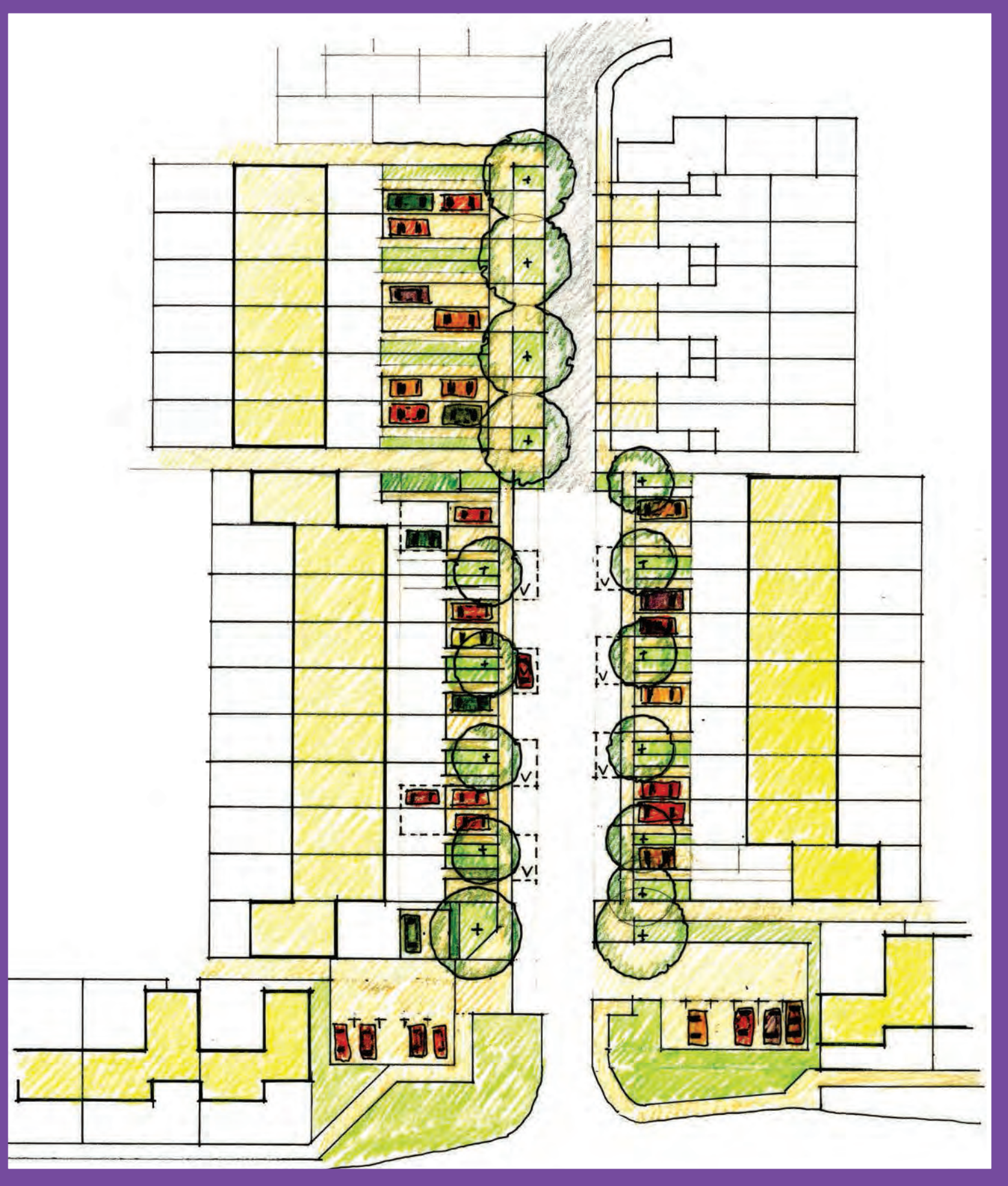
Option 4



- New housing
- New road between Fern Grove and Windermere Drive
- Existing footpath between Water Hall and Drayton Park School
- New public square with shops and community building
- Existing road
- Shared surface to slow cars
- New housing onto public square

Example of parking options

Option to remove garages to allow people to park in front of their home



- Existing road
- Footpath
- Existing open space
- New parking away from main play areas and nearer to peoples homes
- Existing parking

Section 5 - Exhibition of Preferred Options

Appendix 5.3

Analysis of Feedback Forms

Analysis of Consultation of Development Options

[illegible]

[illegible]

Comments received on each question

Event	Question 1	Question 2	Question 3	Question 4	Question 5	Question 6	Question 7
01-Oct	No Comment	No Comment	No Comment	No Comment	No Comment	Pleased with the new design of <i>Serpentine Court</i>	No Comment
01-Oct	Keep the no roads through the estate	No Comment	No Comment	No Comment	No Comment	No roads going across at the moment. There is no road so safer for children	No Comment
01-Oct	Blue lagoon good. No to cross over on 1a. New cross over for cars but thought on entering blue lagoon option 4. no roads as to children's walkways should be a safe place with no cars.	Take out some of the trees from Serpentine Court to add light to the new homes.	new roads could be done if they are not in front of schools.	Pathways need to be looked at as many of them are in bad shape. Lighting could be made better.	The canal is a good place for all in the summer, but no lighting.	All flats should be of better design. The new shops could be laid out in a way that they would be called the 4 points 4 ways in and out.	Moving the road, Stoke road would in a way slow down cars as it is a fast road at the mo.
01-Oct	No comment	Less trees around houses, separate area for woods and parks	No repairs on footpaths	keep trees a good distance from footpaths	No comment	No growing plants involved (they grow fast undermining and covering paths buildings)	Beware flooding hazards, children unattended temptations (drowning)
01-Oct	No Comment	No Comment	No comment	Some of them are in a terrible condition (footpaths)	No Comment	I realise there could be ways of getting emergency vehicles through.	No Comment
02-Oct	1d. No encroachment onto central green area identified to remain as recreation.	No Comment	No Comment	Road should not cross footpaths.	No Comment	Housing, rather than houses. The public square should be in the centre, so its visible	No Comment
02-Oct	No Comment	No Comment	No comment	New ones please.	No Comment	No comment	No Comment
02-Oct	1a. Roadway and access, new parking already exists. 1b. Taking away recreations area. 1c. No reason for parking. 2a. Melfort Drive cannot cope with traffic. 2b. Even more traffic on Melfort Drive.	What open space?	Where do the new houses go? Existing housing have no lofts most garages are used for storage.	Better maintenance	CAYAC circled, Where? (For the new footpath), Developments are on the existing open space!	(more cars at end of road) Houses higher than 4 storeys are flats	Not necessary
02-Oct	No Comment	No Comment	No Comment	No comment	to make a fishing place.	No comment	No comment
02-Oct	No Comment	No Comment	No comment	No comment	more fishing lakes	No comment	No comment
02-Oct	No Comment	No Comment	No comment	No comment	No Comment	No comment	The canals fine
02-Oct	No Comment	Don't know	No comment	No comment	No comment	No comment	No comment
02-Oct	Option 4 ? Path/road through.	No Comment	Not Allen Close or Ennel Grove	All need repair.	No Comment	No comment	No comment
07/10am	No Comment	No Comment	No comment	All footpaths/redways are in a terrible condition at present.	I think there is quite a lot already but there is a huge litter problem. (open space/play equipment)	Focus on the heart, not Stoke Road	leave hedges and trees alone as much as possible.
07/10am	Live on nevis, like the idea of removing garages and new parking	No Comment	Need dropped kerbs and flat surfaces for mobility scooter, yellow lights make it dark.	No comment		No road through the middle	Include housing and family pub/restaurant - No football with beer garden.
07/10am	No Comment	No Comment	No comment	No Comment	Trees obscure lighting needs to be addressed	The shopping area/ is a really good idea.	No comment
07/10am	1b. Unaware of streets involved. No 2. Play areas essential. No 3 mix of the two (see Q7 comments). No 4 = no roads, yes to community areas.	Only place new housing for those relocating from Serpentine Court. No overspill.	Less garages, but tenants/owners pay rent for allocated parking places.	Lighting issues are current. Drayton Road bus stop to Grasmere, to Rydal/Ennerdale park/play area only one light working.	No point in ponds/lakes when live near Blue lagoon and the canal.	Community is very important. All footpaths could be improved.	Pub idea very good i.e.: like Peartree Bridge. Some flats in area be good to o. No overspill!
07/10am	More houses	More two bed bungalows	No comment	No comment	No Comment	More seat more toilets	No comment
07/10am	No Comment	Housing shouldn't look over footpaths and we need 3 bed bungalows.	No comment	No Comment	No comment	No comment	A mixture of houses and family pub /restaurant
07/10am	No Comment	No Comment	No comment	No comment	Youth attending clubs/park not residents of Lakes Estate.	We like the ideas for Serpentine Court.	No Comment
07/10am	No Comment	No Comment	No comment	No comment	No comment	Very pleased with new plan for <i>Serpentine Court</i>	No Comment
07/10am	No Pond	No Comment	No comment	No comment	No Comment	No comment	No Comment
07/10am	Dog walkers/disabled	No Comment	Electric wheelchair access needed for fishermen at the canal.	No Comment	allocation of bungalows to disabled and non disabled.	Disabled parking, CCTV, priority parking for disabled, add numbers.	Lipped crossings for disabled/prams.

07/10am	3a and 3b. A mixture of both.	Character - similar height, but not the same design, max sunlight, not floor to ceiling windows to costly for curtains and makes rooms hot.	Would be OK with allocated parking but not a free for all could cause neighbour disputes.	Lighting needs improving all over.	All the above but some would depend on how much of the land is developed.	Can see how a community building will gel the comm. but what happens to the old one? Children and youth building needed.	No comment
07/10am	No comment	carports need to be bollard to make sure residents fences aren't broken	All paths levelled and widened for easier access for disabled people in chars and mobility scooters.	No Comment	No Comment	No comment	No Comment
07/10pm	No Comment	Get rid of the pigeons	No Comment	No Comment	No Comment	No comment	Family pub, no football. Mixture of housing pub/restaurant
07/10pm	Need to keep pedestrian route through the centre of estate. If new roads cross, then sufficient traffic calming/road safety needs to be considered.	No Comment	No Comment	No Comment	No Comment	flats should be no higher than 3 storeys	No Comment
07/10pm	Would like big rooms for 1 bed flats and walk-in showers. Consider disabled peoples needs. Wouldn't like a bedsit - prefer separate rooms.	Bungalows to be allocated to people who need it. Family homes and single dwelling to be proportioned correctly.	Better lighting in parking areas. Bad weather conditions need to be identified around parked vehicles.	Consider level crossings/traffic lights near to schools.	No comment	need to consider all residents	No comment
08-Oct	No Comment	No Comment	No Comment	No Comment	Yes to CAYAC no to being built on the Warren	We need a Tesco on the estate	No Comment
08-Oct	No Comment	Some people have daylight allergies	Allocate Parking	Add dropped kerbs for mobility scooters, wheelchairs and prams	Yes to a new youth club, but not built on the Warren	No to road, but yes to emergency crossing points	Would like a mixture of houses and the pub.
08-Oct	Don't do the pond	No Comment	No Comment	No Comment	No Comment	No comment	No Comment
08-Oct	No Comment	Modernised housing	No Comment	No Comment	No Comment	No Comment	No Comment

Comments from PHSE lesson at Sir Herbert Leon Academy.

Sir Herbert Leon Academy PHSE lesson

Question 1 What do you understand about Neighbourhood Plans	Question 2 Do you know the Lakes is in the middles of a Neighbourhood Plan	Question 3 Were you involved in any of the neighbourhood Plan events?	Question 4a Are these drawings easy to understand	Question 4b What do you think of the ideas?	Question 4c What changes would make the options better?	Question 4d What are the most important elements?
Make the Lakes Better	yes I do	Questionnaire and Summer Scheme	Yes	They are good	Might be safer	slabs
No comment	no comment	Questionnaire	No	they are good ideas and I think it would be good to change.	No comment	The flats, build rehab blocks make it more safe (security
That it is a plan to refurbish the Lakes, to redevelop.	Yes	Questionnaire	They are not easy to understand when explained it makes sense, but its hard to get a sense of direction.	I dint think the car parks are a good idea, as some people prefer to keep their cars in garages because they like to take care of them. Open car parks may be a good idea, but it would be better to have some sort of security.	Better forms of security, it would make the residents feel safer.	newer homes, shops to be refurbished, parts to be updated/redeveloped.
No comment	no comment	Questionnaire and Summer Scheme	Yes	Only looked at Serpentine Court but I think the changes are good and Parliament should go along with it.	No comment	No comment
I like the new plans, I think it will make a change.	Yes	Questionnaire and Planning for Real	No, I think they are very difficult to understand.	I like the ideas because it makes a change and Lakes Estate needs a change. I also think behind Kinlock there is a plain field so I think they should put goal posts there.	We could put goal posts to make it better for people who like football. Get rid of some of the trees at rec.	
What I understand about the Neighbourhood Plan is that good plans being made and estates are being helped in a positive way.	Yes	Easter Extravaganza	Partly	The ideas are productive yet reasonable. The ideas are also relevant.	Better suggestions	No comment
The plans are good and are improving a lot of faults on the estate	Yes	Questionnaire	yes they are	They are pretty good.	More options for recreation.	The park for future generations
That it will make reforms	Yes	Questionnaire	Yes	Nothing	Less parking and more drinking fountains.	Roads, highways and parks
I like the changes but there are a few things that don't need to change.	no comment	Questionnaire and Planning for Real	No comment	No comment	No comment	Move the shops more into the middle of the lakes.
That they are planning to knock down the buildings around Serpentine Court and change the layout to make it better place to go.	Yes	No	Yes	They are good	To get rid of the underpass and Happy shopper.	The houses and the bit by the shops.

Post it Note Comments

1. Pathways un-usable for residents in mobility scooters or with disabilities paths need to be re-filled. Strangford road - more paths needed to connect to all areas and bollards removed to allow access to paths for prams and mobility scooters.
2. Wet rooms for disabled residents
3. Ramps and slopes from car parks and bungalows allocated disabled places numbers for disabled bungalows. Bungalow doors should be wider for disabled people, bungalows need to be suitably adjusted for wheelchair users.
4. Childrens play areas - playing behind disabled housing.
5. Road between Spotlight and Leon school is very difficult to use for those with mobility issues. Path ways need to be levelled for disabled, slabs need to be levelled paths need to be wider for non-road mobility scooters.
6. Roads and paths are dangerous for disabled residents and children. More street lamps for alley ways.
7. Car parks need widening and painting for disabled people. Need disabled parking spaces need to be painted out for better access.
8. I think that the plan is great but you could put built in trampolines at the Warren and a proper football pitch.
9. I think the plan is OK. What will happen to all of the scrap and rubbish of the Serpentine Court?
10. Bala Way park needs monkey bars and more play equipment.
11. Bala Way park needs a baby climbing frame.
12. Built in trampolines at the Warren Park.
13. There needs to be a football field at the Bala Way park.

Comments book responses

1. Newton Leys resident, Serpentine Court, Plans for shopping precinct would be beneficial to you as a NL resident as this is the nearest place to shop (before Bletchley or CMK). Thumbs up for new development.

2. Mr Frost:

Paving on pedestrian walkways are broken by vehicles driving over them. Under the paving slabs is a tunnel (ditch) with all the services running through - water, sewage, electric, gas, telephone and television coaxial cable - for easy repair access. Bollards to stop vehicular access are still in place (at a great expense) nearly 400 bollards, some trees have been removed to allow some vehicles to by pass the bollards, nullifying them. The lamp post lighting the estate many have had trees planted around the lighting shielding the light from the paths and alleyways. either the trees or the lighting are wrongly sited. Many trees were small when planted, now they are massive, as much underground as overhead, the roots are damaging buildings and paths throughout the estate. Serpentine Court needs clarification of address for delivery vehicles, fire engines, police, ambulance and visitors to the estate, emergency vehicles attending find they are needed on the Fern Grove side or Windermere side. Hydrants need yellow identification paint on the lid to deter vehicles parking on them, blocking use in emergencies. Many trees need pollarding to restrict their height, controlling growth developing underground and thickness moving anything in their path.

3. Serpentine Court, Flats, not to high (3/4). Not opposed to flats, (bungalows yes) Blocks 50m x 60m, good to have walkway, but road calming/maybe traffic calming.

4. 1. Park near to Fern Grove. 2. Pub near Lakes Estate with a park. 3. Hunter Drive sort it out at the park near Hunter Drive have monkey bars and big swings.

5. I think it is a really good idea, but for the parks you could put in some baby younger climbing frames and smaller slides.

6. I think there should be more swings and more slides. Also a climbing frame to climb on. However a football pitch and basket ball pitch we hope for. Thank you reading hope you like the ideas.

7. I think that it is a good idea to make the lakes Estate a better place. I think that we should put 'things' and fish in the pond but that I think is a good idea to change the Lakes Estate.

8. I think that the parks can be improved by getting some new things like a big climbing frame and smaller slides and a new zip line that does not break. Its spoiled people don't break it.

9. Bala Way park should have lots of things like a little slide for little children.
Big children should have monkey bars, gymnastics stuff and basket swings.

Attendees at events

Event

30th September, Sir Herbert Leon Academy

13 young people from Sir Herbert Leon Academy from year 10 (15-16 years).

8 girls

5 boys

1st October, Water Hall school, community space

Open session

5 men and 12 women age range 19-85

1 business from Serpentine Court

Resulted in 12 questionnaires completed.

2nd October, Spotlight

3 Women 2 men, 9 young people from youth club.

ages of adults 50 -70

ages of young people 14-19

Resulted in 14 questionnaires

7th October, Crosslinks

Open session for residents ages range 19-85

15 men 23 women

Resulted in 15 questionnaires.

7th October, Spotlight

Serpentine Court Residents age range 19 - 64

5 men and 7 women and 1 child.

1 business from Serpentine Court

Resulted in 6 questionnaires

8th October, Lakes Community Centre

Open sessions for residents

4 men, 6 women and 9 young people

age range of adults 19 40

Age range of young people 8-12

Resulted in 11 questionnaires