

Planned development of the East of England upto 2031

Although the East of England Regional Assembly is to be abolished in March 2010, it has produced a consultation document about possible ways in which an increased population might be housed during the next 20 years. The need for more homes is growing because of a net migration into the area, increased life expectancy and a trend for more people to live alone.

Responses to 8 questions need to be made on line by 24th. November 2009

There are 4 scenarios :-

1. This is a bottom-up approach based on the views of what local councils think is achievable.
2. This increases the growth rates where it is thought that more capacity could be created.
3. This is similar to 2 but relates increases in number of dwellings to likely employment & economic potential.
4. This is based on long term demographic changes. National population projections suggest that if recent trends continue, the North Sub-area's population will be 477,000 by 2031, (28% more than in 2006) and need an additional 54,000 dwellings.

As far as Norfolk is concerned, the results for scenarios 1, 2 & 3 would be very similar but much more growth is indicated for scenario 4 The table shows numbers of completions per year.

	Scenario 1,2 or 3	Scenario 4
King's Lynn & West Norfolk	660	1050
North Norfolk	400	650
Norwich	720	850
Breckland	640	1000

These scenarios have been evaluated against their effects on climate change, regional economy and employment, provision of affordable housing, impact on rural areas, impact on areas in need of regeneration, land availability, areas of flood risk, transport, air quality, waste disposal, water resources, the historic environment and landscape character.

Coastal areas of the region area associated with a trends of :- (a) more working age adults who are economically inactive either because of early retirement or claiming benefits, (b) lower than average qualifications, (c) a concentration of deprived areas, (d) a high proportion of tourism related jobs, (e) commuting from coast to work.

The above is a brief summary of the 36 page main document and the 18 page North Sub-area Profile both of which can be viewed at

<http://www.eera.gov.uk>