

# STATES OF JERSEY



## ISLAND PLAN 2011: APPROVAL (P.48/2011): THIRTY-FIFTH AMENDMENT

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Lodged au Greffe on 26th April 2011  
by Deputy D.J. De Sousa of St. Helier

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STATES GREFFE

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After the words “the revised draft Island Plan 2011” insert the words “except that –

- (a) the following be removed from the list of sites to be zoned for Category A housing at Policy H1: Category A housing sites (on page 246):
  - ‘2. Part Field 1219, Grande Route de Mont à l’Abbé, St. Helier (3 acres/7 vergées).’;
- (b) the revised draft Island Plan 2011 be further amended in such respects as may be necessary consequent upon the adoption of (a);
- (c) the Proposals Map be amended to reflect the adoption of (a).”.

DEPUTY D.J. DE SOUSA OF ST. HELIER

**NOTE:**

The consequential amendments would include amendments to Proposal 17: Provision of homes (page 242); Table 6.3: Supply of homes 2011–2020 (page 238); and Table 6.4: Net housing supply 2011–2020 (page 239); to be amended accordingly to reflect the potential additional yield of 10–15 homes from the zoning of this site; and there may be others.

## **REPORT**

Part (a): At present, Field 1219 may be surrounded by development which may cause it to be viewed as being within the Built-up Area (BUA).

In Section 4: Built Environment 4.9 the Plan states: “there is no deliberate relaxation of the Built-up Area boundary in this plan to meet development need.”.

I believe we should look at redevelopment or brown-field sites before rezoning agricultural land that is actively being used for this purpose. Category A housing is in short supply, but surely continuously rezoning agricultural land is not the answer.

As a Government, we are custodians responsible for looking after the future of the Island. There needs to be more logical forward planning to safeguard against the erosion of Green Fields.

### **Financial and manpower implications**

There are no financial or manpower implications for the States arising from this amendment.

