

APPENDIX 13 HOUSING DENSITY POLICY

Policy xx Housing Density

- 1) The Council will promote high quality residential development that respects the character of the District and caters for a range of housing needs. Development should make the most efficient use of land, without compromising the quality of the environment or existing residential areas.
- 2) New housing should be provided at a target density responding to the site, its context and the housing need with densities generally of at least 50 dwellings per hectare. In areas well served by public transport, services and facilities higher densities will be expected.
- 3) There may be occasions where a lower density of development would be appropriate with regard to a site and its context; for example within an area of special historic or landscape value, or specialist forms of accommodation. Any proposals for development at a density below the target levels above should include supporting information to justify the proposed approach.