Longstone Area Neighbourhood Plan

Meeting – 25th February2026

A neighbourhood plan is a community-driven process where residents work together to develop policies and set out proposals for how their local area will change and grow in the future. These plans allow communities to influence the types and locations of new development, such as homes, shops, and offices, and to protect local assets like green spaces. Once approved through a local referendum, the plan gains legal force and guides development within the community.

Your Village

Your Choice

Your Voice

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Your Village – Your Voice – Your Choice

- Several groups represent your interests and manage your assets within the Longstone Area

- Parish Council
- Village Hall Committee
- LASRA
- LEAP
- Neighbourhood Plan Steering Committee (interim)

- Letting us know your priorities and the direction you want them to take will help these groups in setting their strategies.

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Purpose of the meeting tonight

- Feedback on the Longstone Area Survey
  - Sean Kelleher-Clarke
- Feedback on the Derbyshire Dales Housing Survey
  - Andy Douglass
- Future Direction and next steps
- How to get involved if you are interested in Workgroups or expressing opinions

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Longstone Area Survey

Playback: what we heard

Reminder – why are we here?

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- The survey was based around the six workstreams that we have set for the Longstone Area:
    - Neighbourhood Plan
    - Business & Tourism,
    - Housing,
    - Climate Mitigation and Renewable Energy,
    - Land Management and Nature Recovery,
    - Transport,
    - Creating Community

- There are around 650 residents in the area covering all ages
- There are around 350 households in the area
- We have had 175 responses to the survey which is **a fantastic return** that covers a significant proportion of the families living in the area

THANK YOU

Purpose

This is a playback of what respondents said, not conclusions or decisions

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- Share a clear summary of what you said in the survey
- Make sure everyone can see their views reflected (including differing views)
- Provide a transparent input into:
  - The next steps for the neighborhood plan, &
  - The continued development of a thriving community in the Longstone area.

Cross-cutting themes

These themes recur across the multiple sections of the survey

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Movement & transport

Buses, walking safety, parking/traffic

Tourism–housing balance

Holiday lets/second homes, affordability, year-round vitality

Keeping village life viable

Amenities, shared spaces, activities and connection

Respect for countryside

Dogs, litter, behaviour, impacts on farming/nature

Core infrastructure & resilience

Roads/drainage, broadband, future-proofing (e.g., EV/retrofit)

Neighbourhood plan: open comments

Main themes raised in “anything you’d like to say” responses

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- **Facilities and services**: interest in a business hub for remote work; desire for EV charging for homes without driveways.
- **Community facilities**: debate about a second indoor facility (Old School Hall) vs maximising and maintaining existing spaces.
- **Housing and development**: protect village character; concerns about scale; if housing increases, respondents raised parking and facilities impacts.
- **Village administration and participation**: suggestions to reduce administrative overhead by combining bodies; encourage greater participation.
- **Environment**: calls for stronger respect for countryside and better enforcement around behaviour (residents and visitors).

Business & tourism: impacts of tourism

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Positive

95% Economic benefit i.e. spend in village shop

60% Employment / sustaining wider services

Negative

67% Roads & parking pressure

37% Housing / community balance

35% Environment & behaviour

Holiday homes / Airbnbs: impacts mentioned

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48%

Housing affordability / availability

Difficult for locals to find suitable properties

32%

Community vitality

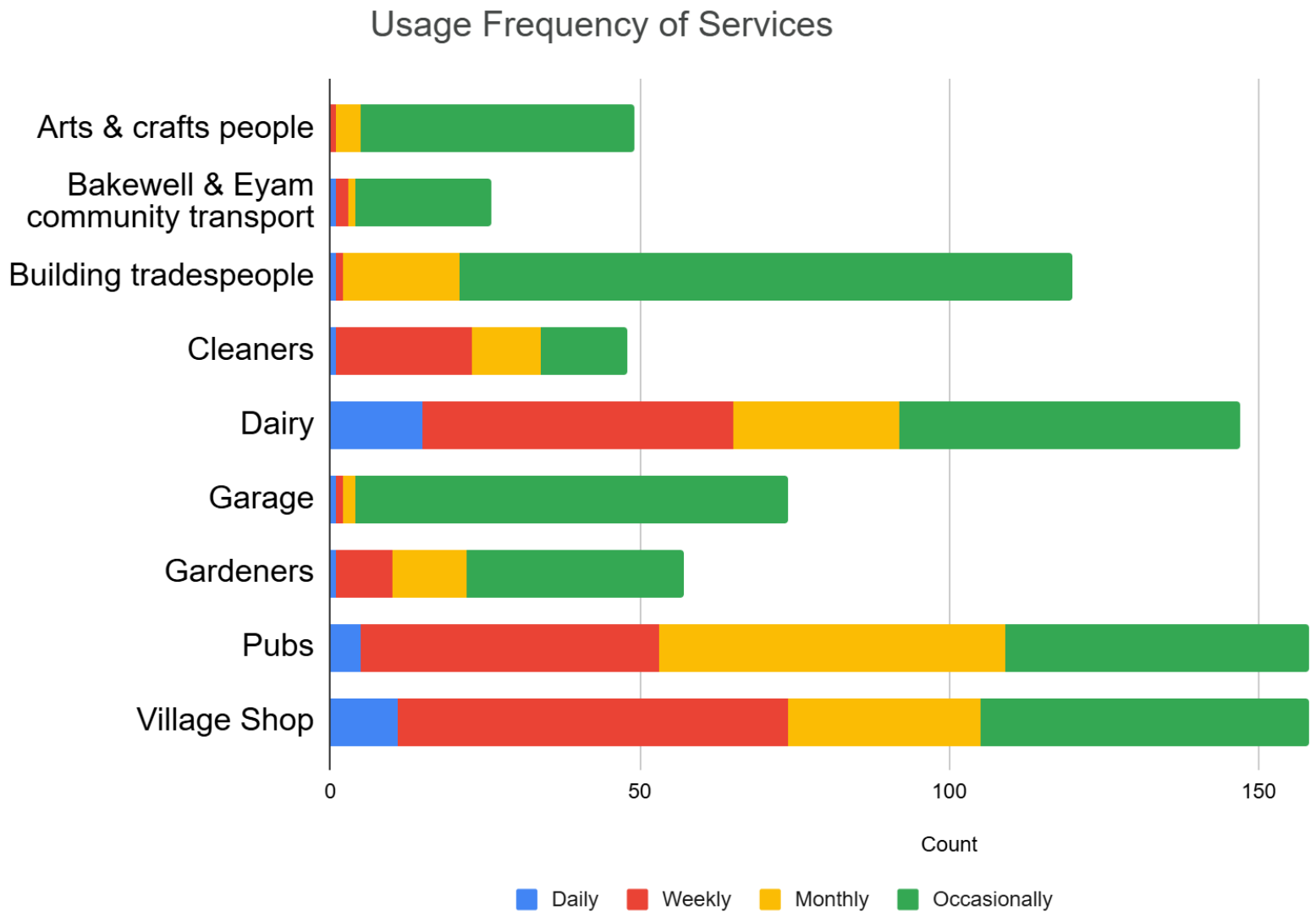
Year-round vitality, risk of seasonal "ghost town"

28%

Economic support

Jobs, income, sustaining pubs & shop

Community use of local business assets



Lots of others were mentioned!

Cleaning & maintenance
Eggs / food delivery
Childminders
Taxis
Bike hire
Antiques
Quackers
Stone Wallers
Mole catchers
Decorators
Any many more!

Most requested missing services: Post Office & Café!

Transport: parking problems mentioned

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75%

Congestion & obstruction

Particularly on narrow roads

44%

Safety/access risks

Visibility, pedestrians, & access

23%

Peak-time pressure

The school run, plus holidays/events

Transport: walking, cycling and wheeling

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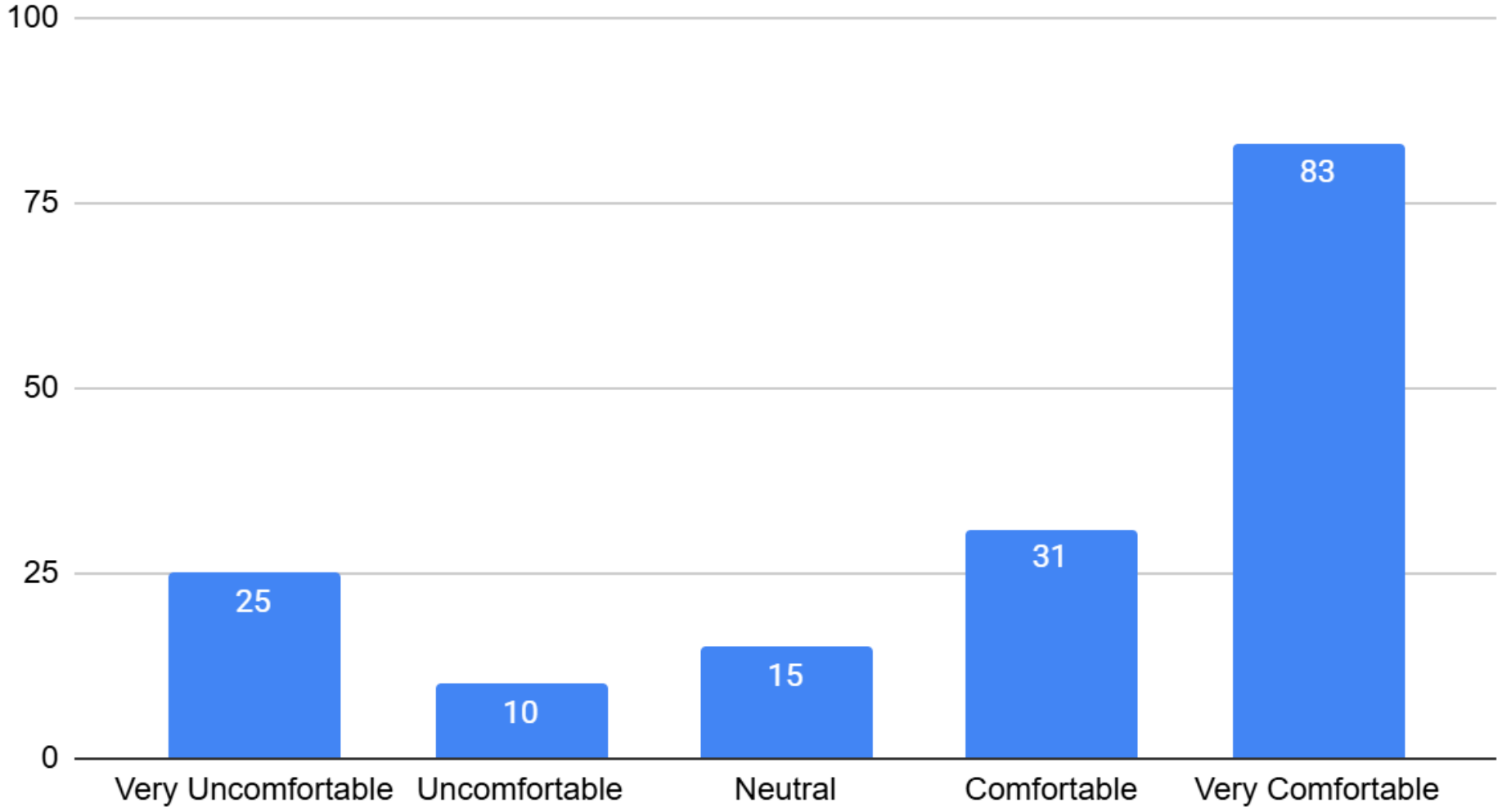
How comfortable do you feel **walking, cycling or wheeling** around the villages?



What would make it easier?

50% Better pavements/ paths

26% Parked cars + cycling provision

17% Lower speeds / calming

Transport: the 173 bus

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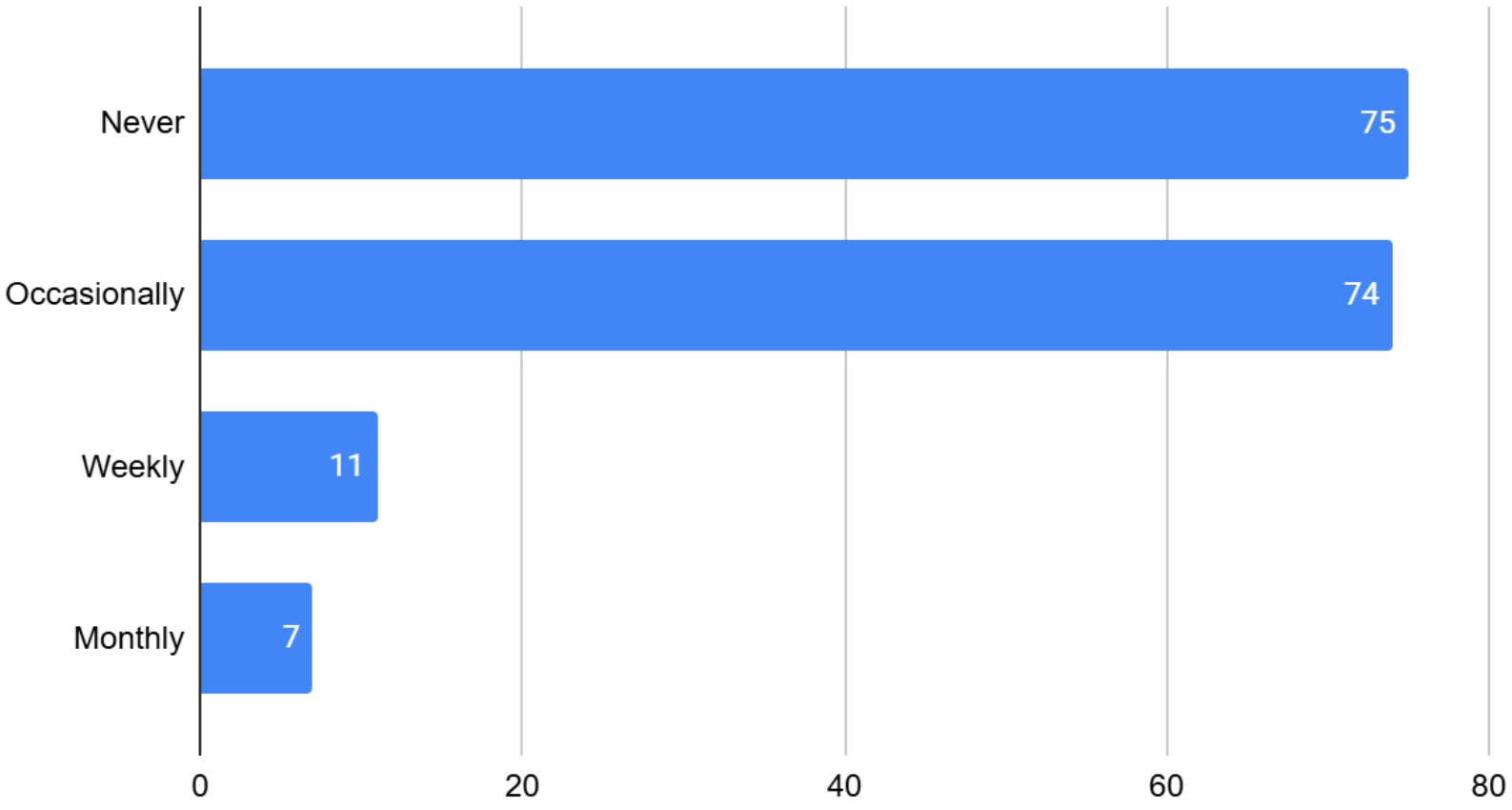
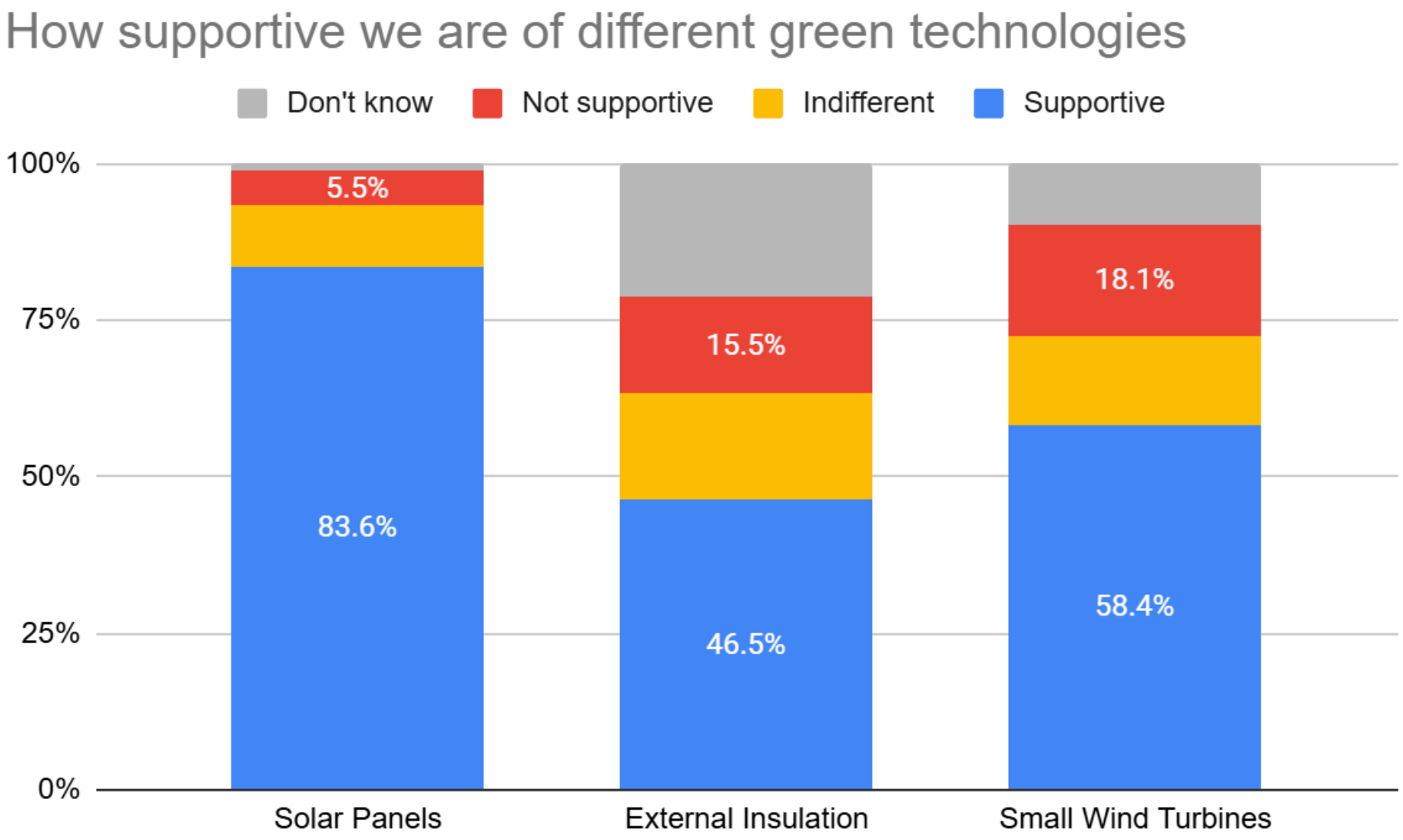
How often do you use the 173 bus?



What would encourage more use

- Increased frequency and regularity.
- Extended operating hours (later evenings; Sunday service).
- Improved connections and routes
- Cost and ease of payment
- Reliability and clearer information.

Energy & climate



Energy & climate

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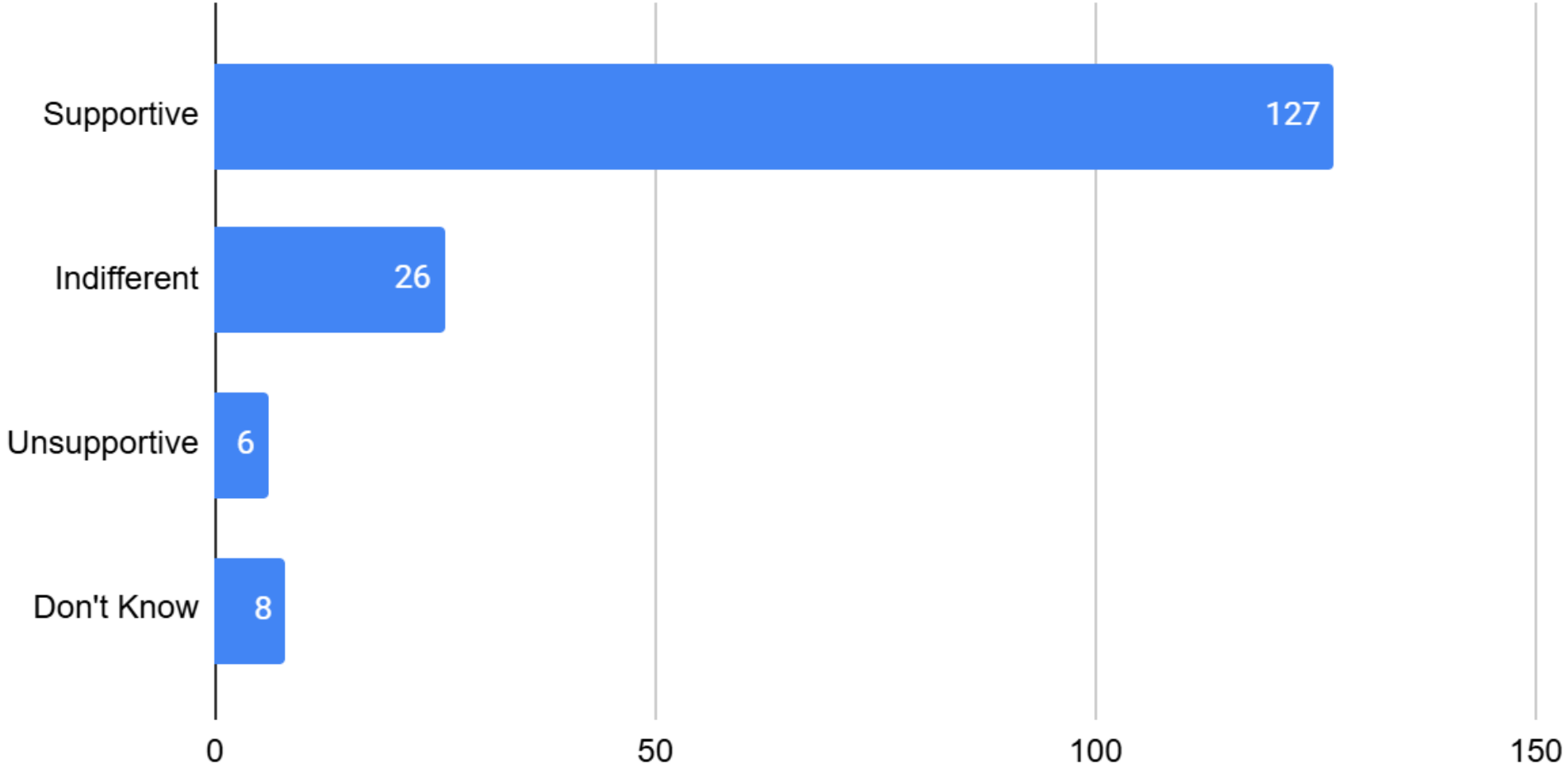
How supportive are we of community led renewable energy projects?



Any other views responses

38% General support for action ☺

30% Landscape, heritage and visual-impact concerns

34% Practical barriers like cost, suitability

Community: Older people

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42%

Better transport & mobility

33%

Reduce isolation via social connection /support

25%

Support independence (housing/care/health access)

Community: students, young families and children

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55%

Childcare, youth provision and things to do

33%

Better transport and connections

21%

More affordable housing for young people and families

Community: Everyone

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31%

Better connections: public transport and digital connectivity

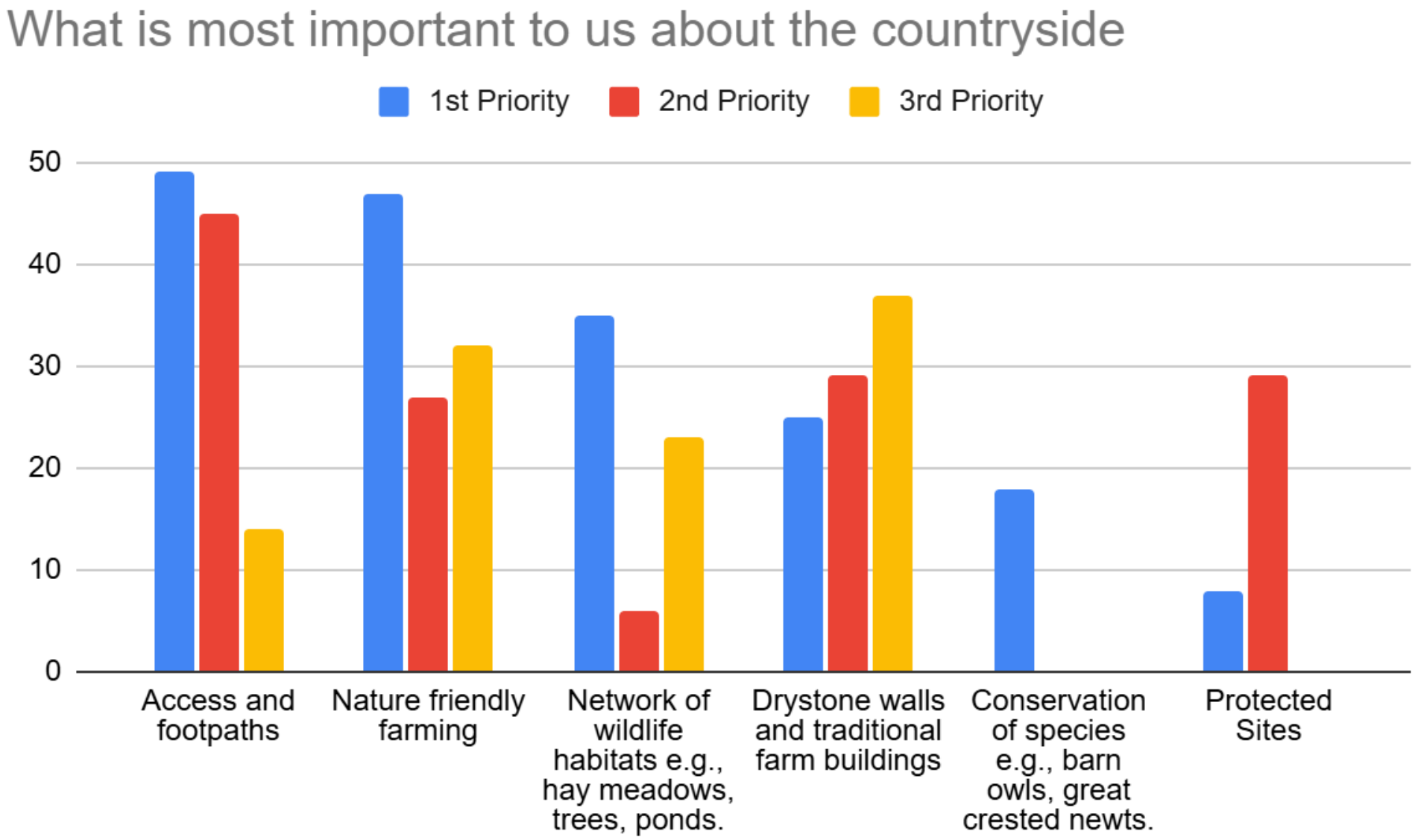
35%

Stronger community life and use of shared spaces

37%

Protect local amenities and manage local pressures

Land Management & Nature



Land Management & Nature: The Role of Farmers

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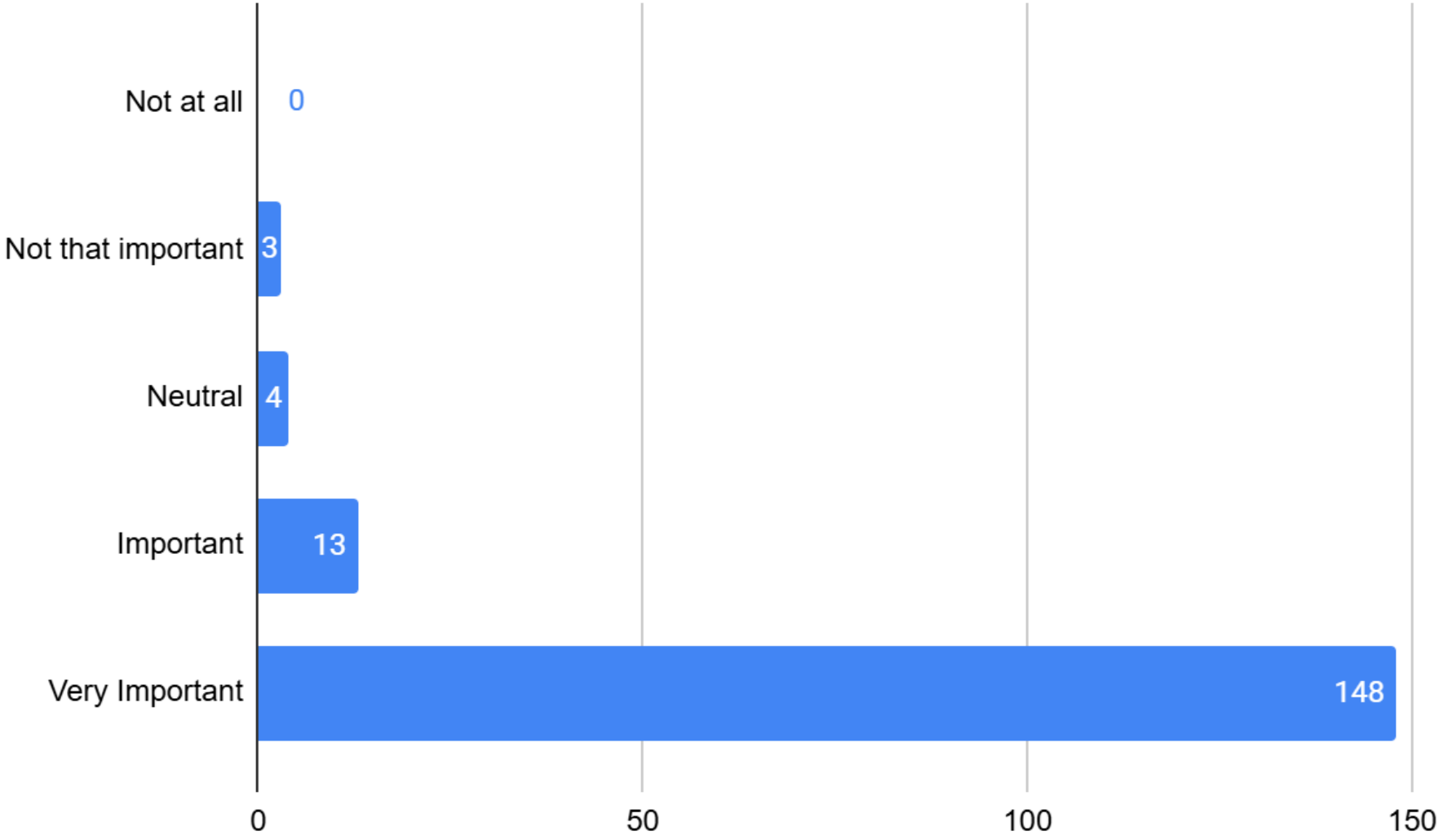

What issues concern you?

36% Visitor behaviours

26% Development & quarrying

21% Farming practices & nature decline

Housing & infrastructure: physical assets

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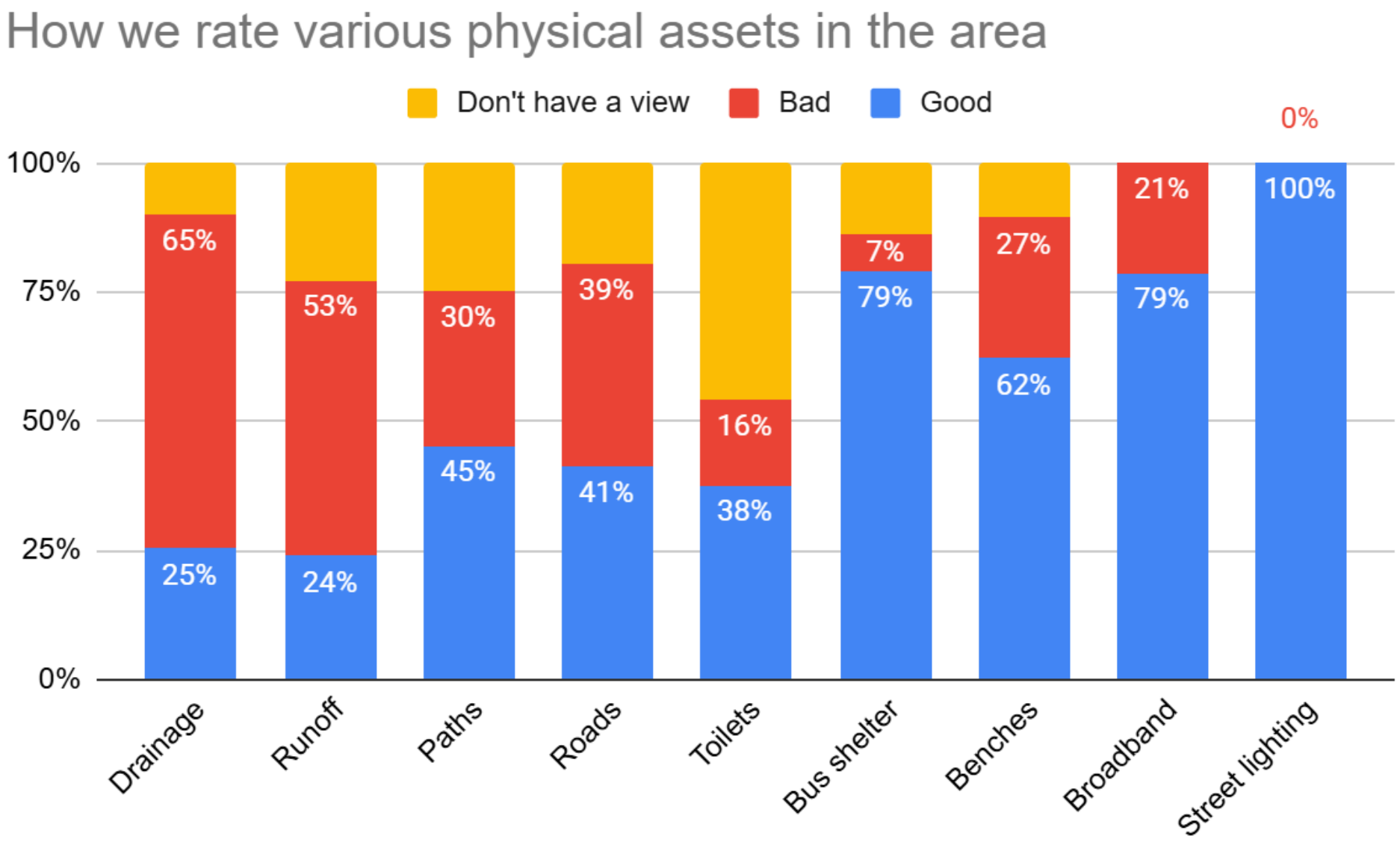

Housing & infrastructure

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Valued Assets

82% Community hubs & services (pubs, hall, shop etc)

66% Heritage & built character of the village

33% Green space & recreation

Issues raised

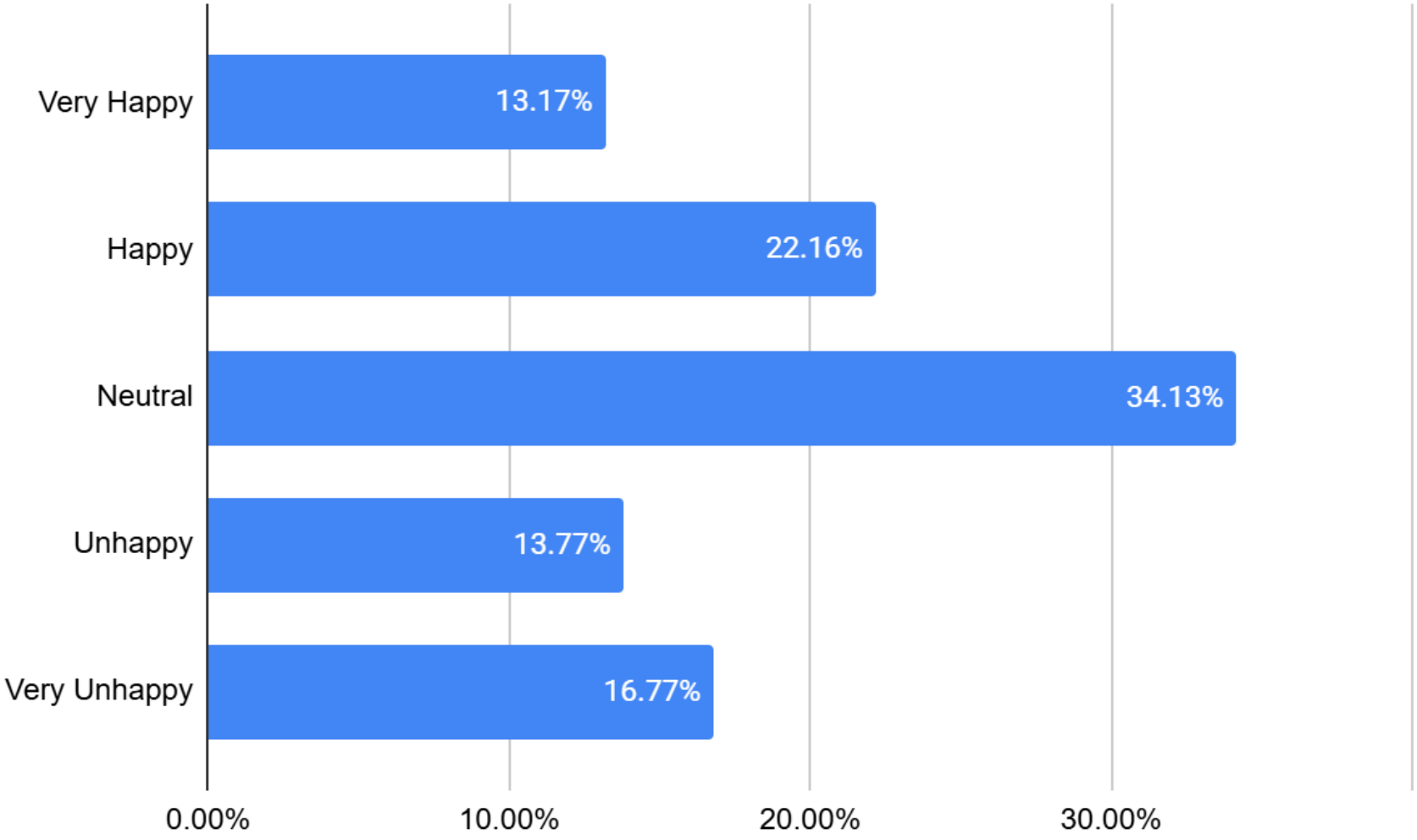
49% Road, paths & maintenance

48% Connectivity (broadband) & the public realm

43% Drainage, run-off and flooding

Housing & infrastructure: meeting Peak Park's housing plan

How do you feel about increasing the number of homes in the Great and Little Longstone area?



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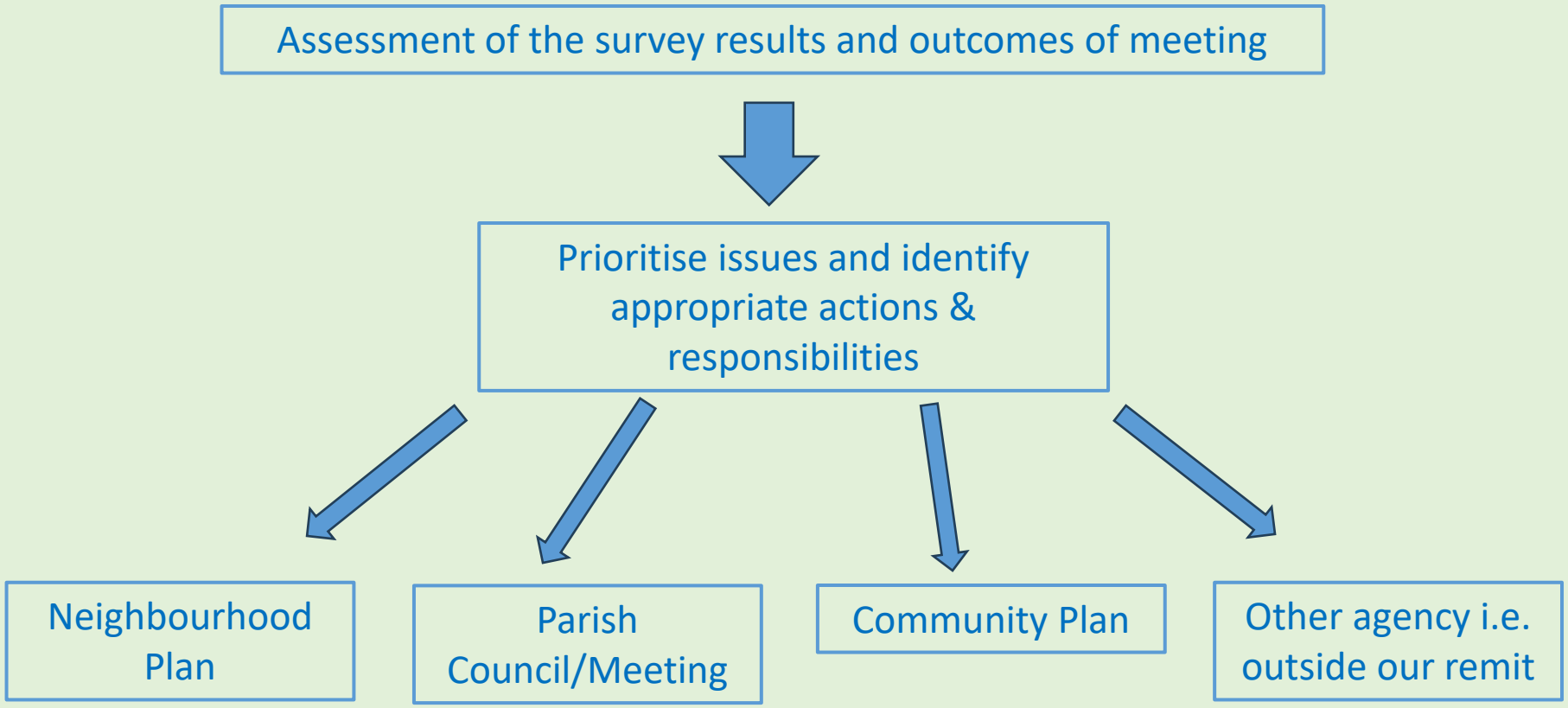
Future direction and next steps

This was a general survey, and it has been valuable in providing direction on the various workstream topics, this diagram is indicative of how the information will be used



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How should we engage and communicate going forward?

- Some of these topics need to develop detailed plans for our area.

- What ways would you like involving?
  - Join a Workstream?
  - Specific and more detailed topic survey?
  - Focussed village meeting?
  - Combination of these?

We are aware that some means of engagement are not as inclusive as others

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Housing Needs Survey Longstone Area

INCLUDES THE PARISHES OF GREAT AND LITTLE LONGSTONE, HASSOP, WARDLOW AND ROWLAND

Jeremy Mason, Housing Enabling and Development Manager
Emma Holt, Housing Needs and Research Officer

Survey aims and methodology

- To capture the number of households in need and type of housing required.

- To understand the type of housing need in the Longstone area as a whole and within each parish.

- Households are 'in need' if they are currently living in unsuitable accommodation and cannot afford to rent/buy on the open market.

- Households are only eligible to live in new affordable housing if they fulfil the 10-year local connection.

- Households are identified via the survey and DDDC's housing register (Home-Options).

Key reasons for housing need

Younger people or families wanting to move out of the ‘family home’.

Older households needing to downsize and potentially move to level access accommodation that better supports their medical needs.

Need to move to give/receive support.

Current home is too big/too small

Type of housing required

Size of properties

- The majority need is for 1 bed and 2 bed accommodation.
- A lesser need for 3 bed accommodation.

Type of property

- Most households would like to live in a bungalow or house
- There maybe some need for level access accommodation

Tenure of housing

- Affordable rent was the most popular.
- Some households were interested in affordable homeownership or private renting.
- A few households are interested in open market housing.

Location preference

- 1) Great Longstone 2) Wardlow 3) adjoining parish - some households didn't want to live in the Longstone area

Recommendation and scheme mix

- To deliver a scheme in Great Longstone parish of up to 9 units

Property types	No. of rented units	No. of shared ownership units	Total
1 bed house/flat	2	0	2
1 bed bungalow	1	0	1
2 bed bungalow	2	0	2
2 bed house/flat	1	1	2
3 bed house/flat	1	1	2
Total	7	2	**9**

The 10 steps to delivering a suitable site

Next Steps & Questions

General Questions …….

Workstreams around the room for specific discussions or if you want to be more involved in a specific topic.

Please leave any thoughts on Post-It notes

Sign-Up for the newsletter by sending an email to villageplan@greatlongstone-pc.gov.uk

Or leave your email address on the sheet by the door

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Back Up / Further Information Slides

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Recent Demographics Estimates

Age range	2011	2021	2026[1]
0 – 4	39	19	12
5 – 9	30	29	26
Total 0 – 9	**69**	**48**	**38**
10 – 14	37	51	24
15 – 19	52	41	44
Total 10 – 19	**89**	**92**	**68**
Totals <20 yrs	**158**	**140**	**104**

(1) Figure for 2026 is provisional

If correct this means that the number of under the age of 10 has fallen by 21% in the past 5 years and 45% since 2011. I think that a significant proportion of these children are in families who have moved to the village in the past (it would be worth getting this figure).

The change in numbers for all young people under the age of 20 are decreases of 26% over the past 5 years and 34% since 2011.

These figures might change again as the list of people under 20 in the village is further refined.

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Longstone Area Map showing risk of flooding from surface water where the rainwater does not drain through the normal drainage system

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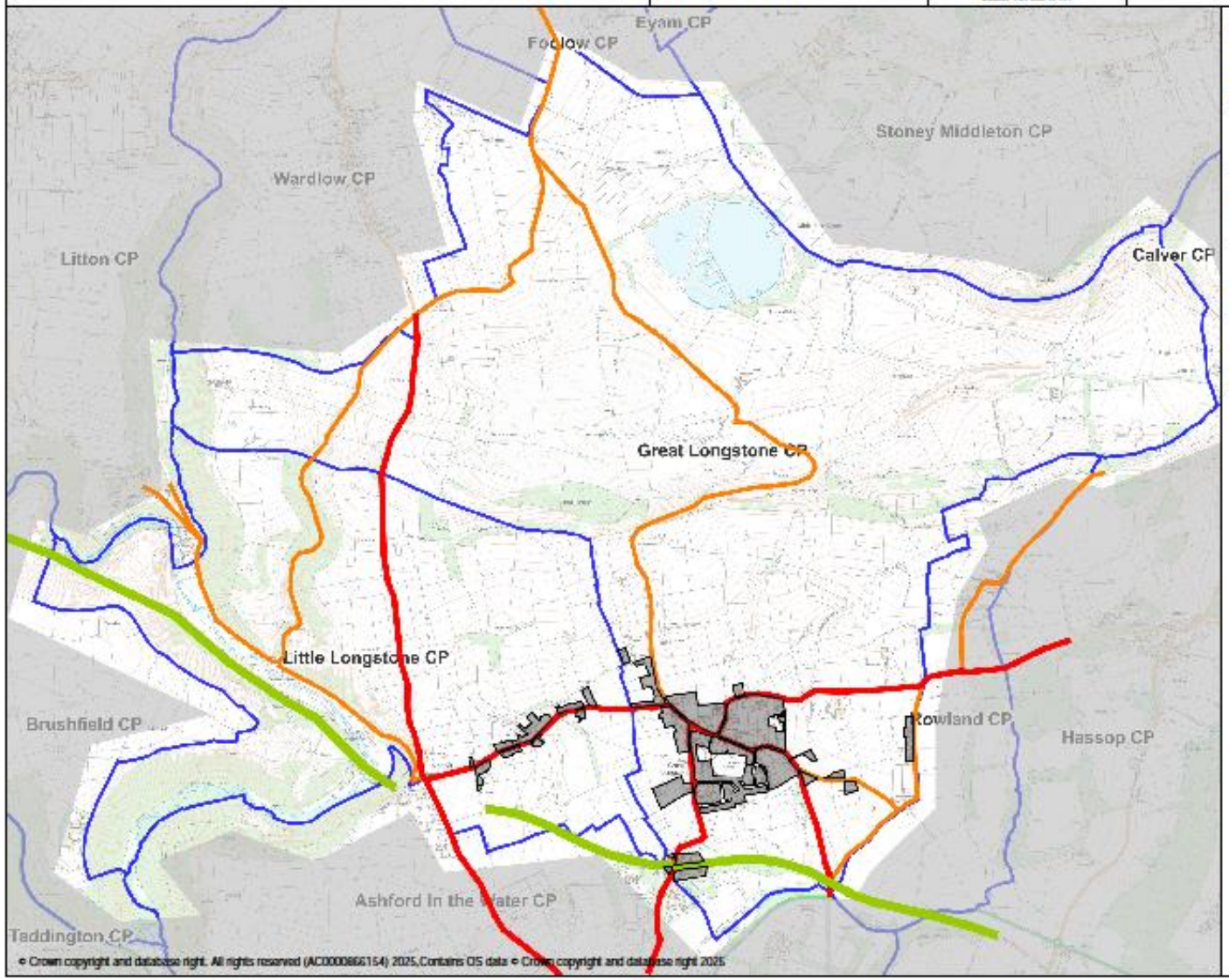
Great Longstone

Author: J. Knight

Date: 12/09/2025

Scale: 1:27000 @ A4

PARISH ONLINE



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Parish

jk_mask

JK_Roads2

JK_Road1

JK_Monsal_Trail

jk_villages

Engagement Calendar

	w/c 30/11	w/c 6/12	w/c 13/12	w/c 21/12	w/c 28/12	w/c 4/01	w/c 11/01	w/c 18/01	w/c 25/01	w/c 01/02	w/c 08/02	w/c 15/02	w/c 22/02	w/c 01/03	w/c 08/03	w/c 15/03	w/c 22/03
Workstream	December					January				February				March			
	W1	W2	W3	W4	W5	W1	W2	W3	W4	W1	W2	W3	W4	W1	W2	W3	W4
General	General Questionnaire		SC Mtg Mon 15th Dec				SC Mtg Mon 12th Jan			SC Mtg Mon 2nd Feb		Survey Review Meeting 16th Feb		SC Mtg Mon 2nd March			
Business & Tourism																	
Housing													Village Meeting 25th Feb				
Climate Mitigation and Renewable Energy								Energy Evening 21st Jan									
Land Management and Nature Recovery																	
Transport																	
Creating Community																	

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