

LAZONBY EGG PACKING STATION

One of the questions most commonly asked of Lazonby Parish Councillors is “Can you do anything about the former Egg Packing Station?” As residents may be aware, your Parish Council has been working on this for over two years and we are now in a position to answer the above question and say “yes, at long last, it looks like something can be done.”

Parish Councillors have been working with Eden District Council on the possible development of the site. In October 2019, a grant was awarded to purchase and clear up the site ready for development. However before getting this grant, we have to show that any proposals have the support of residents, that a viable and sustainable project can be developed and funded and that the vision for affordable houses on the site can be realised. This is a tall order. The total cost of a housing project could be up to £1 million. Last month your Parish Council was awarded a second grant to pay for the work necessary to meet the conditions to buy the site.

The second grant will be used to produce proposals for the development of the site, run community consultation events, [Covid permitting], get planning permission for the preferred scheme and locate funds to build it out. Preliminary enquiries indicate that we can do this but, at this stage, results are not guaranteed. The development could comprise flats or terraced houses. The final decisions will take account of the capacity of the site, the type and size of property that there is demand for and the ability to raise the money to build it out.

Your Parish Council will have the services of a planning agent, legal advice and services and we will be working closely with Eden Housing Association who have a great deal of experience in developing affordable housing schemes in villages like ours. A competent, professional team has been put together to deliver this project. We are very optimistic that we can succeed in this very important project for the village. We aim to complete this stage of the project by early 2021.

A very important part of all of this is community consultation and being able to show that any proposals are supported by residents. We will be circulating information about the progress of the project on the Parish Council website and, for those who do not have access to the internet, via information leaflets and the Parish Council notice boards. We will also be seeking volunteers from the community to join the steering group that will oversee the project as it develops. The main requirement is interest and commitment to getting this important job done and, ideally volunteers should have some knowledge of any one of the construction industry, project management and the needs of prospective tenants.

There will be many questions from residents about this project. Questions may be sent by e mail to LazonbyPC@googlemail.com It is also very important that we have expressions of support for the project and if you want to see the project happen please write to the above e mail address to say so. Further information about the

project steering group and expressions of interest in joining it should be sent to Councillor Gordon Nicolson at gmn.scalesview@btinternet.com

Progress with the project will be updated regularly on the Parish Council website.