

# Lands End Peninsula Community Land Trust (CLT) Limited

It was August 2013 when the last Newsletter went out to say it was all systems go for building the homes at Moorland Close, Pendeen. Sadly progress was very short lived and it has taken this long to sort out so that the Trust are able to give positive news again.



## Update on Development at Moorland Close



**Unmapped sewers:** About 50% of sewers are unmapped. Acting on advice the Trust paid for appropriate surveys to check that the sewers were where we expected them to be. Sadly, the surveys come with the warning that they cannot guarantee detecting all sewers and that is the situation the Trust found itself in. When Kiers stripped away the site, ready to start the foundations, there were undetected sewers. The process for getting them moved is both costly and time consuming.

**New Schedule:** The week commencing 9 June is when SW Water are due to move the sewers and Kiers expect to be ready to return to set up the site the following week. Completion of the homes is provisionally scheduled for the end of January 2015. The Trust hope to start advertising them, through Help to Buy South West, from July 2014. People wanting to buy the affordable homes will have to be able to show a connection to the St Just area and be registered at [www.helptobuysw.org.uk](http://www.helptobuysw.org.uk). This has recently changed from SW Homes.

If you or some-one you know is definitely interested in a 2 bed house at Moorland Close, then do let us know.

The 2 X 2 bed open market bungalows will be available for anyone to buy and will be marketed by Wilkins Estate Agents in St Just, again hopefully from July 2014. These will qualify for the Government Help to Buy Equity Loan scheme so may only require a 5% deposit (likely less than £10,000). Sadly the affordable homes do not qualify for the Deposit Scheme.

### What's in a name?

The new development at the end of Moorland Close, Pendeen is to be named **Croft Mear** (subject to Cornwall Council approval). This is thanks to research by local historian, Craig Weatherhill, who discovered the field had been known as "Great Croft", which translates as Croft Mear in Cornish. Cornwall Council is encouraging the use of names with local meaning so it is hoped this will fit the bill!

### What News on Bosavern Community Farm?

Bosavern Community Enterprises secured the money to buy the farm so the community of St Just now owns its own farm! Find out how you can get involved by visiting [www.bosaverncommunityfarm.org.uk/](http://www.bosaverncommunityfarm.org.uk/). It was Lands End Peninsula Community Land Trust that made this possible by agreeing to lease the farm, from Cornwall Council and supporting volunteers to develop the project and get funding for the purchase. You can support the farm at the Pendeen and St Just Farmers' Markets.

### Lafrowda Close

Work continues to find a way to deliver the 3 homes in St Just as affordable homes for local people. This is again a problem due to an unmapped sewer but this was discovered before the Trust went on site. Fingers crossed there will be good news for this project very soon.

### Want to get in touch or get involved with Lands End Peninsula CLT?

Just call Sue James on 01736 787223 or email [sue.carnyorth@homecall.co.uk](mailto:sue.carnyorth@homecall.co.uk).

AGM: We will be in touch very soon re our AGM but hope it will be in July, before schools break up for summer.