

From: Cllr. David Snartt
Sent: 02 May 2018 14:54
To: development.control@charnwood.gov.uk
Cc: Thompson Andrew
Subject: FW: Planning Consultation - P/18/0715/2 NOT PROTECTIVELY MARKED

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Good afternoon,
I would like to 'call in' this application for the following reasons.
Kind regards,
David.

- Public interest following a pre-application meeting.
- Outside the limits to development.
- Building in the open countryside.
- Woodhouse Eaves is designated in the Charnwood Local Plan Core Strategy as 'Other Settlements' stating:

These villages may be suitable for some small scale infill development to meet local needs. To be considered small scale, a development should be appropriate in size for the village they are in and the character of the site's locations and surroundings, This could include single or small groups of homes or businesses that are developed through conversion of existing buildings or on infill plots.

Therefore, this proposal is in conflict with CS1 of the Core Strategy. This is not a small scale development.

- Not a sustainable location. In my view, this will increase the need to travel by car. Services are near or over the guidelines for sustainable development, derived from national guidance. There are recognised traffic issues along Maplewell Road. This is a busy road with parked cars and there are no dedicated cycle routes close to the site.
- In my view, there is no specific local social or economic need for this size of development in Woodhouse Eaves.
- I also note: The Local Planning Authority is committed to provide levels of housing growth aligned to the Core Strategy. Looking at the number of homes for the Rest of the Borough (of which Woodhouse Eaves is a part) these are significantly above the planned housing numbers.
 - Planned housing provision for the Rest of the Borough is 500 homes (Core Strategy CS1).
 - Completions 2011-2017 total 455 homes,
 - Commitments as of March 2017 total 466 homes,
 - Total supply from completions and commitments 921 homes, already nearly double the planned number of homes until 2028.