

# **STOP PRESS      Latest Planning Proposals.**

As you will be aware, a planning application for 49 houses on the land north of the Scout Hut off Low Road was passed in April.

The Parish Council was invited to a meeting with Lindum Homes, the new owners of the site on Friday 15<sup>th</sup> November. This was a hastily arranged meeting and so a limited number of councillors were available to attend.

We were told of the plans that the developers have for the site rather than consulted on their intentions. Disappointingly, we were told that because of their time constraints (accessing government grants to build houses) it had not been possible to consult with the community at a public meeting. Councillors urged Lindum Homes (LH) to reconsider and make their plans available to the residents of Barrowby for consideration and comment. Councillors were emphatic that the meeting we were attending did not represent community consultation and that any attempt to designate it as such would be fiercely resisted.

We were informed that a local supermarket/store was now included in the revised plans but we were not allowed to know which chain wanted to come to Barrowby. Despite a substantial area of the site being designated as a retail outlet and car park, the intention was still to build 49 houses as was originally planned. In order to accommodate the houses, it would be necessary to change the style and appearance of the houses from the previous planning application and therefore increase the density. To do this individual garages would be abandoned, and there would be no detached houses.

LH will work with Waterloo Housing Group, their Housing Association partners, to build the development which will now comprise of 100% affordable/shared ownership dwellings. This, we were assured, is what had been identified by SKDC as the need for Barrowby. The Parish Council dispute this as a fact, but we may be proved wrong if recent data proves this need to be correct.

The Parish Council is not averse to affordable homes but we have taken on board the views of the village residents and we feel that a mixed development of different styles of house/bungalows and affordable homes and owner occupier houses would be more appropriate. Accordingly we believed that the national guidelines of approximately 30/35% of houses of an affordable nature would have been more appropriate for this and any other development in the village.

An application for planning permission is due to be submitted by the beginning of December and LH were urged to consult with the community before applying for permission. We cannot be sure from the repeated response we received that any consultation will be available to the residents of Barrowby.

We considered the proposed siting of the store and were saddened to see that access to the main door was to be from Low Road with a car park available at the rear with vehicular access from the new road into the estate. This is a repeat of the mistake on Winchester Road as it will promote parking on Low Road by shoppers with the ensuing chaos with traffic caused by one carriageway being occupied with parked cars.

Barrowby residents are urged to be vigilant to any planning application (note the yellow notices when they are published) and to comment on the proposals. The siting, car park and access to the store are particularly important and worthy of comment. Residents might also wish to comment upon the nature of the development, the style of buildings, the density and the fact that 100% of the development will be affordable homes.

The Parish Council is disappointed that they were told rather than involved in meaningful consultation over the Lindum development. Despite the protestations by LH that they had urgent time constraints and had only completed the purchase of the land three weeks ago (we pointed out that this was their problem and not ours) we argued that consultation had been possible and was still possible. The drawings we were offered had dates of July 2019 and September 2019!

We stated that their lack of consideration of the views of the community and their total disrespect for the Parish Council as a representative of the body of village opinion was to be regretted and was not in keeping with the spirit of Neighbourhood Planning. We also gave notice that there would be considerable resistance to certain aspects of their proposals expressed through the planning process.

The results of the Neighbourhood Development Plan consultation will be released at the debrief meeting in the Reading Room on December 2nd. This drop in meeting will take place from 4.00p.m. to 6.00p.m. At 6.00p.m. a "Visioning Exercise" will be held which will provide evidence to planners of the views of residents as to how they wish the village to develop in future. It is important that residents have an input into this exercise and that it is seen to be representative of the views of the community. The Visioning Exercise is expected to last between 1¼ and 1½ hours. Light refreshments will be served to participants.

Thanks to the 381 households that responded to the planning questionnaire, we now have hard evidence of the views of the community and the Parish Council intends to make the Local Planning Authority aware of these views.

In relation to the Lindum building plans the Parish Council and our County Councillor wish it to be known that we neither endorse nor condone the proposals, or the manner in which these proposals have been put forward without due regard to the opinions and feelings of the residents of Barrowby.

It is not too late for residents to make their views known directly to the Planning Authority once planning permission is published. We urge you to make your own representations concerning this development.

Barrowby Parish Council

16<sup>th</sup> November 2019