

To Warwick District Council

Dear Sirs

**Proposed Gypsy Sites GT09 AND GT06**

Following the publication of the Consultation Document on the Local Plan Revised Development Strategy and options for Gypsy and Travellers sites, I would like to make the following written representation, which confirms my verbal discussion with Mr Dave Barber:

1. I am the owner of the Historic Warwick Castle Park which is a Grade I listed parkland, having been originally landscaped by "Capability" Brown.
2. In addition to commencing restoration of the Parkland, I have invested considerable time as well as money in the arable farmland and the agricultural farm and have reinstated several of the farm buildings. There is an established seasonal shoot on the land and it is proposed to carry out substantial conservation work on the lake known as New Waters. In excess of £20,000 has been invested in a structured development plan with English Heritage and Natural England (copy to be enclosed).
3. The open nature of the parkland provides large grazing areas and we currently have a flock of 850 sheep. When gypsies encamped on the land off the Stratford Road approximately two years ago, I was (a) threatened and intimidated by a traveller (b) they allowed their dogs to run wild and (c) they left the adjacent field in a disgusting state which required two days work with a tractor and JCB to remove the large amounts of rubbish which included a substantial amount a large amount of human waste and Compresses Leylandi trimmings that had been thrown on the field.

Whilst I appreciate that human excrement can be overcome by providing suitable facilities, the suggestion that a gypsy site should be allowed to be developed adjacent to a large area of parkland will basically render it unsuitable for grazing and I cannot see what else I could do with 300 acres of grassland. In addition, I fear a substantial amount of woodland around the perimeter will attract further dumping of rubbish and the stealing of timber which has already occurred, from trees that have protection orders on them. I am also aware that on the previous occasion the gypsies were on the site, dog coursing was taking place which I believe, also included pheasants.

I am actually in the process of purchasing an additional plot of land adjacent to the Parkland (GT06) which is subject to contract but it now transpires this land has been earmarked by the Council as a proposed site for the travellers at Park Farm. I do not feel able to go forward to purchase the land if we are going to have a gypsy site imposed on it. In addition, I have no understanding of where on the 100 acres discussed you propose to place the gypsy site, but again, it has historically been pastureland and has to remain so because over 50 acres of the site was a previous Council tip, and hence suffers from substantial settlement. This alone I would

have thought rendered the site unsuitable for a travellers' site. The proposals to put a caravan site on permanent grazing land call into question the entire viability of the land.

The impact of a travellers' site on pasture land will be far greater than on arable land – has this been considered, and have alternative arable sites been considered?

I have purchased a pedigree herd of Hereford cows including bulls, which I am about to place on the land. These cost over £2,500 each and the idea of these being worried by dogs and hare coursing taking place is of great concern to me.

Deep water and weirs on the parkland will present a large danger of drowning to children that are not carefully supervised, and children who do not attend school.

4. Surely the right place for a gypsy/traveller site is within sustainable development in Warwick or Leamington Spa and not away from the rest of Society. It should be on a bus route so children could go to a local school using public transport or being able to walk and shopping without the use of a car. Can I respectfully suggest that there are vast tracts of very appropriate land, for example, on the Sydenham Industrial Estate in Leamington Spa where there is ample hard standing, drains, sewers, electrics, etc already available.

In summary, therefore, should either the two Gypsy/Traveller site proposed off the Barford Road go ahead, I would of course seek compensation from Warwick District Council for reimbursement of the costs involved in ensuring the security of the Park and the economic destruction of the grazing land at Park Farm.

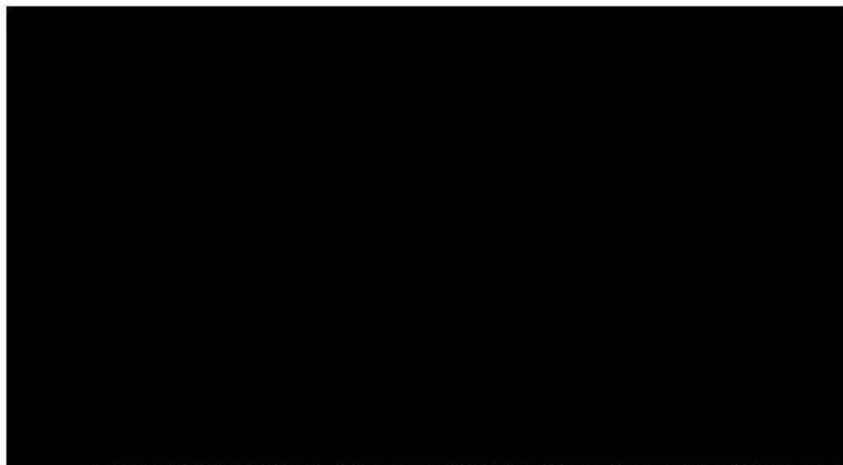
I have instructed a Planning Consultant to carefully consider the impact of these proposals and then write his thoughts that the planning proposals for these two sites is impossible to justify and indeed, may be necessary to be taken to a legal review.

With regard to the Local Plan Help and Shape the District, I would like to refer to map 3 page 33 where the substantial new proposed development site to the south of Leamington is shown and a new proposed country park to the South of the development area. I think this is highly commendable, however, I cannot see why the parkland is not continued along to the South of the adjacent block of land abutting the A425 Banbury Road even in a narrow 50m strip which would allow the proposed cycle path and green woodland belt to continue down to the traffic lights at Gallows Hill. I, in addition, feel the employment land options would be much better housed on the South side of Gallows Hill and the housing retained on the North Side of the Gallows Hill since I do not believe the two will mix together well.

I consider the idea of running a row of houses adjacent to the Barford Road to have a huge impact on the aesthetics of the Park. The green band from Barford Road is critical to the integrity of the parkland and the vista presented to Warwick Castle, and it is essential to have a substantial screen on the right

hand side of the road whilst travelling towards Warwick In addition, I believe the land to the South of Gallows Hill would be much more suitable to be used for an enterprise park than residential housing to prevent the problems associated with rows of high density housing encouraging children to endanger their lives in the lake adjacent to the Banbury Road.

Yours sincerely



CC English Heritage, Natural England and Parklands Consortium