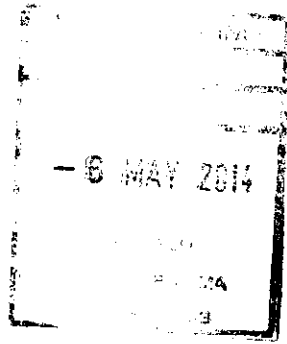


12 573



3<sup>rd</sup> May 2014

M/s Tracey Darke  
Head of Service  
Development Services  
Warwick District Council  
Riverside House  
Milverton Hill  
Leamington Spa  
CV32 5QH

BY HAND

Dear Madam

**Local Plan – Sites for Gypsies and Travellers  
Your circular consultation letter of 17th March 2014**

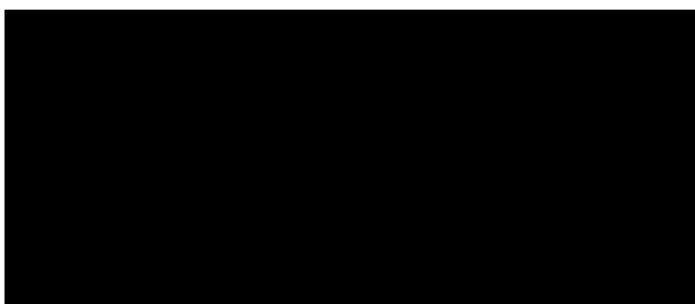
On behalf of my wife Valerie Leigh – Hunt and myself I enclose a copy of my letter of 27<sup>th</sup> July 2013 on the subject.

Our view has not changed since the expression of our view in my earlier letter.

Please refer to the two forms of objection which were filed with that letter – delivered by hand. We stand by the comments made in those forms.

For the avoidance of doubt I enclose another copy of the submission made by us which was filed in July 2013 – by hand delivery.

Also, my wife and I entirely agree with the content of the submission made at the time by Radford Semele Parish Council – copy enclosed.



**RESPONSE TO A PROPOSAL BY WARWICK DISTRICT COUNCIL TO  
CONSTRUCT A GYPSIES AND TRAVELLERS SITE ABUTTING THE  
FOSSE WAY AT ITS JUNCTION WITH THE A425 (RADFORD SEMELE TO  
UFTON ROAD)**

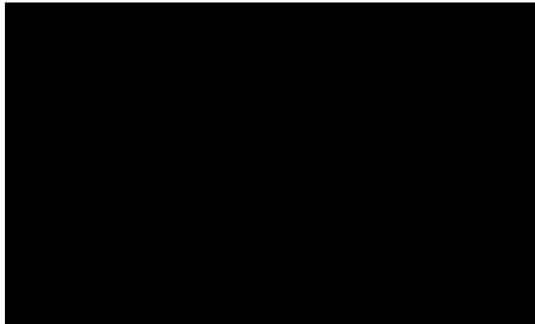
Site Reference GT02

1. If sited on the Warwickshire Exhibition site it would eliminate that business which currently employs over forty people full /part time employees, a business which currently fits well into the local landscape and social environment.
2. If sited on the opposite side of the Fosse Way to the Exhibition site, as shown on the Plan in the Consultation document , the business could be expected to close. The announcement of this site as a potential site for Gypsies and Travellers has already led to the loss of future bookings. The owner advised the public meeting on 25<sup>th</sup> June 2013 of this as fact.
3. There are ecological concerns particularly as to the effect that uncontrolled and unvaccinated dogs would have on the wild life and local farm animals.
4. The area of the site is low-lying with a potential for flooding.
5. There are concerns from the local farming community where intensive fresh food production required to be secure from any form of contamination in order to meet current food standards. It was pointed out that this form of local crop production may well not be able to continue. Owners would not be prepared to maintain portable equipment e.g. for water supply on the open fields.
6. The analysis of the location in the report failed to recognise the association with the Roman occupation of this area and therefore the archaeological possibilities once digging commences to prepare a site for the proposed development.
7. The area of the proposed site, necessitated by the extensive facilities to be provided, demands a site equivalent to three times the size of the existing Exhibition Hall. The meeting on 25<sup>th</sup> June 2013 totally disbelieved that such a proposal for this site could even be contemplated by anyone having a proper focus on the character of the site and any knowledge of the location.
8. Existing traffic density is also a concern. There are numerous traffic signs already drawing attention to current dangers. An additional site will exacerbate the problem. The Fosse Way is renown for its traffic accident rate and there is little likelihood that it will be upgraded or widened
9. Access to the road network from the site by numerous and disorganised vehicle movement is clearly a traffic hazard.
10. The Report prepared by the Consultants for WDC advanced the idea of easy access to the towns of Leamington and Kenilworth - bus services, convenience of doctors surgery, convenient footpaths etc. A more realistic assessment reveals that bus

stops in the vicinity are on the grass verge, there are no safe waiting positions, there are no footpaths in the vicinity, only very busy roads, and the nearest doctors surgery is a distance away and full and unable to take more patients.

11. Existing public transport is inadequate and it is doubtful that there is sufficient schooling capacity within practical reach of the site.

12. The current characteristics of the site need to be taken in the context of its history. The origins of the Village at Radford Semele and its perimeters date from Norman times with Saxon influence. 1,000 years prior to that the historic Fosse Way was constructed, which passes the precise position proposed by the Consultants for this site. The area of the Fosse Way is potential for archaeological expiration and the larger alluvial plain between the two wooded escarpments of Radford Semele on the one hand and Ufton on the other provides for quality agricultural land which is in use today. Installation of a Gypsy and Traveller site would undoubtedly cause an adverse detrimental impact upon this scene.



**RESPONSE BY RADFORD SEMELE PARISH COUNCIL TO A PROPOSAL BY WARWICKSHIRE DISTRICT COUNCIL TO CONSTRUCT TWO GYPSIES AND TRAVELLERS SITES- 1) GT02 ABUTTING THE FOSSE WAY AT ITS JUNCTION WITH THE A425 (RADFORD SEMELE TO UFTON ROAD) AND GT04 FOSSE WAY AT HARBURY LANE**

**Site Reference GT02**

Radford Semele Parish Council make this statement in response to the proposal put forward by consultants to Warwick District Council to develop a site referred to as GT02 in their consultation document.

A number of residents have analysed the proposals outlined in the WDC document called, Local Plan – Sites for Gypsies and Travellers, issued in June 2013. This group of residents called a meeting on the 25th June 2013 which was attended by more than 400 local people. Included in the attendees were WDC Councillor Michael Doody and the local MP, Mr Jeremy Wright.

A volume of factual evidence was presented at the meeting which contradicted the argument that the proposed site is appropriate for a permanent Gypsy and Traveller site. A brief summary of the main arguments which the Parish Council supports are:-

- (1) If sited on the Exhibition site it would eliminate that business which currently employs over forty people, either as full or part time employees and claims to contribute £2m annually to the local economy. This business currently fits well into the local landscape and social environment.
- (2) If sited on the opposite side of the Fosse Way to the Exhibition site, as shown on the Plan, this business would expect to close. The announcement of this site as a potential site for Gypsies and Travellers has already led to the loss of future bookings. The owner advised the public meeting of this fact.
- (3) These locations are both subject to water drainage problems.
- (4) There are ecological concerns particularly as to the effect that uncontrolled and unvaccinated dogs would have on the wild life and local farm animals.
- (5) There were concerns from the local farming community as intensive fresh food production requires to be secure from any form of contamination in order to meet current food standards. It was pointed out that this form of local crop production may well not be able to continue. Owners expressed concern that they would not be able to ensure the protection that is essential.
- (6) The analysis of the location in the report failed to recognise the association with the Roman occupation of this area and therefore the archaeological possibilities once digging commences to prepare a site for the proposed development.
- (7) The area of the proposed site, necessitated by the extensive facilities to be provided, demands a site equivalent to three times the size of the existing Exhibition Hall. The attendees at the meeting were in total disbelief that such a proposal for this site could even be contemplated by anyone having any knowledge of the location.

(8) Existing traffic density is a concern. There are numerous traffic signs already drawing attention to current dangers. An additional site as proposed would exacerbate the problem.

(9) The Report prepared by the Consultants for WDC drew attention to the easy access to the town, good bus services, convenient footpaths etc. A more realistic assessment reveals that bus stops in the vicinity are set on the grass verge, there are no safe waiting positions and there are no footpaths in the vicinity, only very busy roads. To make the necessary changes would require considerable infrastructure costs including the acquisition of more land. The nearest doctor's surgery is full and unable to take more patients.

#### Conclusion- Site GT02

The current character of the site needs to be considered within the context of its history. The origins of the Village at Radford Semele and its perimeters date from Norman times with earlier Saxon influence. 1,000 years prior to Norman times the historic Fosse Way was constructed, passing the precise position now proposed by the consultants for this site. The course of the Fosse Way has the potential for archaeological exploration. The large alluvial plain, resulting from the last ice age, between the two wooded escarpments of Radford Semele on the north side and Ufton on the south, provided the quality agricultural land which is in use today.

An installation of a Gypsies and Travellers site would undoubtedly cause an adverse and detrimental impact upon this outstandingly beautiful countryside.

The above observations summarised in paragraphs 1-9 above contain the main substance of the strongly held views of approximately four hundred people attending the meeting on 25th July. Strong disapproval was expressed from the platform, including a strong objection by our MP Mr Jeremy Wright. Questions and comments from the floor indicated the strong opposition to the proposed change of use for the Fosse Way site GT02.

Radford Semele Parish Council is fully supportive of these views of local residents and makes this statement to give formal opposition to the proposal for site GT02

#### **Site Reference GT04**

This site is proposed as a Gypsies and Travellers site, under a reference in the consultants report, as site GT04 at Harbury Lane.

Almost all of this proposed site is located outside of the Parish of Radford Semele. Site GT04 includes only one or two acres of land which are within the boundary of Radford Semele village. Radford Semele Parish Council restricts its comments to the area within the Parish boundary.

The area within the Parish is currently used by a number of commercial organisations including a petrol station and a residential property. Adjacent is the main Birmingham to London railway line which is open to access and therefore a potential hazard. The parish boundary at this point is the small stream, a tributary of the River Leam, which has flooded the surrounding area several times in recent years at times of heavy rainfall. As it is already a fully developed site it is quite unsuitable for redevelopment as a Gypsy and Traveller site.

Radford Semele Parish Council considers this site totally unsuitable for the proposed development and therefore opposes the change of use for this site GT04.

Radford Semele Parish Council