

## Gypsy and Traveller Site Options Response Form 2013

For Official Use Only
Ref:
Rep. Ref.

Please use this form if you wish to comment on the Gypsy and Traveller Site Options.

If you are commenting on multiple sites you will need to complete a separate copy of Part B of this form for each representation.

This form may be photocopied or, alternatively, extra forms can be obtained from the Council's offices or places where the consultation documents have been made available (see back page). You can also respond online using the LDF Consultation System, visit: [www.warwickdc.gov.uk/newlocalplan](http://www.warwickdc.gov.uk/newlocalplan)

### Part A - Personal Details

	1. Personal Details	2. Agent's Details (if applicable)
Title		Mr
First Name		Paul
Last Name		Hill
Job Title (where relevant)		Technical Director
Organisation (where relevant)	Lenco Investments Ltd	RPS Planning & Development
Address Line 1		Highfield House
Address Line 2		5 Ridgeway
Address Line 3		Quinton Business Park
Address Line 4		Birmingham
Postcode		B32 1AF
Telephone number		0212 213 5500
Email address		paul.hill@rpsgroup.com
Would you like to be made aware of future consultations on Gypsy Traveller sites?		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
About You: Gender		
Ethnic Origin		
Age	<input type="checkbox"/> Under 16 <input type="checkbox"/> 16 - 24 <input type="checkbox"/> 25 - 34 <input type="checkbox"/> 35 - 44	
	<input type="checkbox"/> 45 - 54 <input type="checkbox"/> 55 - 64 <input type="checkbox"/> 65+	
Where did you hear about this consultation e.g. radio, newspaper, word of mouth, exhibitions, bin hanger?		

## Part B - Commenting on the Gypsy and Traveller Site Options

If you are commenting on multiple sites you will need to complete a separate sheet for each representation

Sheet  of

The policy in the Draft Local Plan will list the criteria by which Gypsy and Traveller sites will be judged for suitability and sustainability. These are the criteria:

- Convenient access to a GP surgery, school and public transport;
- Avoiding areas with a high risk of flooding;
- Safe access to the road network and provision for parking, turning and servicing on site;
- Avoiding areas where there is the potential for noise and other disturbance;
- Provision of utilities (running water, toilet facilities, waste disposal, etc);
- Avoiding areas where there could be adverse impact on important features of the natural and historic environment; and,
- Sites which can be integrated into the landscape without harming the character of the area.
- Promotes peaceful and integrated co-existence between the site and the local community;
- Avoids placing undue pressure on local infrastructure and services;
- Reflects the extent to which traditional lifestyles (whereby some travellers live and work from the same location thereby omitting many travel to work journeys) can contribute to sustainability.

Please give your views about site suitability below with reference to this list of criteria.

Which site are you responding to?

(e.g. GT01 - Land adj. to the Cobalt Centre, Siskin Drive)

Site GT07 Land at Stoneleigh Road

What is the nature of your representation?

Support

Object

Comment

Please set out full details of your objection or representation of support with reference to the criteria above.

RPS acts on behalf of Lenco Investments Ltd which is the controlling landowner for the Land South of Baginton (SHLAA reference C10)

Paragraph 10.1 indicates that within the broad location of site GT07, 15 pitches could be accommodated. RPS does not support the sites inclusion within the consultation document as a potential Gypsy and Traveller site.

It is recognised that Coventry City Council cannot meet their housing targets within their own administrative boundary, as the Coventry SHLAA indicates, and the exclusion of housing allocations around Coventry is contrary to the NPPF's requirement that Local Planning Authorities have a 'duty to cooperate', where development cannot be fully achieved within their own administrative boundaries. This provision needs to be delivered on sites on the periphery of Coventry, in sustainable locations such as to the south of Coventry within Warwick District.

Approximately 1,000 dwellings can be delivered on Lenco's site at Baginton, shown on the attached plan. This is a wider area of land than that proposed for a Gypsy and Traveller site in GT07. The infrastructure improvements proposed for the Gateway scheme will provide better access into the airport site and improve junctions including the A45/A46 roundabout. These improvements will also be able to provide new roads and links to assist residential development at this location, as

For Official Use Only

Ref:

Rep. Ref.

## Part B - Commenting on the Gypsy and Traveller Site Options

they would be able to accommodate large vehicles going to the logistics park and adjacent uses, and therefore they would be able to accommodate the traffic associated with a large housing development in this location.

Options 1 and 2 of the Preferred Options consultation document referred strongly to a link between employment growth and level of housing required. RPS considers that it is important to provide large-scale sustainable development in locations where people can live and work in close proximity, such as at the Lenco's site at Baginton which is adjacent to the Coventry and Warwickshire Gateway proposals at Coventry Airport, which were recently approved by Warwick District Council and will provide up to 10,500 jobs.

The site lies adjacent to Baginton Village and provides a sustainable location for development with good access into Coventry City Centre, nearby Business Parks and major road links of the A45 and A56. The site is also within commuting distance to employment opportunities within Warwick Town Centre and other surrounding towns and cities such as Coventry and Birmingham. Housing should therefore be delivered in this location to support the recently approved Gateway scheme and other employment proposals within Coventry. It is important to provide large-scale sustainable development through proposals where people can live and work in close proximity. The site provides an opportunity for delivering balanced housing growth and community facilities on adjoining land, which is available for development assist in meeting future housing needs and cross-boundary requirements, to support this economic growth in accordance with the NPPF.

The site was identified in the 2012 SHLAA, ref. C10, but was discounted as being unsuitable for a residential development due to landscape impact, noise and air pollution from the airport, and air pollution from the sewage works. Extensive technical assessments have been undertaken for the site in relation to flood risk, noise, ecology, conservation and heritage, landscape, which have previously been submitted to the Council. These reports demonstrate that the site is suitable for a significant residential-led development either in isolation or in connection with proposals for the wider area. An Air Quality Assessment is also to be undertaken to demonstrate the site's suitability for development.

This location south of Coventry was previously acknowledged by the West Midlands Regional Spatial Strategy Panel Report and Coventry Core Strategy Inspectors Report as being an appropriate location for accommodating future growth for Coventry. The site has been promoted through all previous stages of both the Warwick and Coventry Local Development Framework processes as an appropriate site for a Sustainable Urban Extension.

Whilst the Council requires Gypsy and Traveller sites to be located in sustainable sites, the site at Baginton should be recognised by the Council as a sustainable site adjacent to the urban area and large-scale employment development, which could accommodate a significant proportion of housing to contribute towards Coventry's housing needs, and support the adjacent employment development to be delivered at Coventry Airport, ensuring compliance with the NPPF in relation to the duty to co-operate. The delivery on part of the site for Gypsy and Traveller pitched may preclude any residential development on the rest of the site, therefore losing this opportunity. The site should therefore be allocated within the Local Plan for residential development and not as a Gypsy and Traveller site.

For Official Use Only

Ref:

Rep. Ref.

## Part B - Commenting on the Gypsy and Traveller Site Options

---

If you are commenting on multiple sites you will need to complete a separate sheet for each representation

Sheet  of

Do you have any other suggestions for land within this district that you think would be suitable for use as a Gypsy and Traveller site, bearing in mind the criteria for site identification? If so, please give the location and the land owner's details below:

For Official Use Only

Ref:

Rep. Ref.

## Guidance on Making Representations

- Please use this response form as it will help the Council to keep accurate and consistent records of all the comments on the Plan, alternatively complete online at [www.warwickdc.gov.uk/newlocalplan](http://www.warwickdc.gov.uk/newlocalplan)
- If you wish to make comments on more than one site, please use a separate copy of Part B of this form for each
- You may withdraw your objection at any time by writing to Warwick District Council, address below
- It is important that you include your name and address as anonymous forms cannot be accepted. If your address details change, please inform us in writing
- All forms should be received by 5.15pm on Monday 29 July 2013
- Copies of all the objections and supporting representations will be made available for others to see at the Council's offices at Riverside House and online via the Council's e-consultation system. Please note that all comments are in the public domain and the Council cannot accept confidential objections. The information will be held on a database and used to assist with the preparation of the new plan for Gypsy and Traveller sites and with consideration of planning applications in accordance with the Data Protection Act 1998
- To return this form, please drop off at one of the locations below, or post to: Development Policy Manager, Development Services, Warwick District Council, Riverside House, Milverton Hill, Leamington Spa, CV32 5QH or email: [newlocalplan@warwickdc.gov.uk](mailto:newlocalplan@warwickdc.gov.uk)

## Where to see copies of the Gypsy and Traveller Site Options

Copies are available for inspection on the Council's web site at [www.warwickdc.gov.uk/newlocalplan](http://www.warwickdc.gov.uk/newlocalplan) and at the following locations:

Location	Opening Times
Warwick District Council Offices Riverside House, Milverton Hill, Royal Leamington Spa	Mon – Thurs 8.45am – 5.15pm Fri 8.45am – 4.45pm
Leamington Town Hall Parade, Royal Leamington Spa	Mon – Thurs 8.45am – 5.15pm Fri 8.45am – 4.45pm
Warwickshire Direct Whitnash Whitnash Library, Franklin Road, Whitnash	Mon – Tues 10.30am – 5.00pm Wed 1.30pm – 5.00pm Thurs Closed Fri 10.30am – 4.00pm Sat 10.30am – 1.30pm
Leamington Spa Library The Pump Rooms, Parade, Royal Leamington Spa	Mon – Weds 9.30am – 6.00pm Thurs 10.00am – 7.00pm Fri 9.30am – 6.00pm Sat 9.30am – 4.30pm Sun 12.00pm – 4.00pm
Warwickshire Direct Warwick Shire Hall, Market Square, Warwick	Mon – Thurs 8.00am – 5.30pm Fri 8.00am – 5.00pm Sat 9.00am – 4.00pm
Warwickshire Direct Kenilworth Kenilworth Library, Smalley Place, Kenilworth	Mon – Tues 9.00am – 5.30pm Wed 10.30am – 5.30pm Thurs – Fri 9.00am – 5.30pm Sat 9.00am – 1.00pm
Warwickshire Direct Lillington Lillington Library, Valley Road, Royal Leamington Spa	Mon and Fri 9.30am – 12.30pm & 1.30pm – 6.00pm Tues 9.30am – 12.30pm & 1.30pm – 5.30pm Weds Closed Thurs 9.30am – 12.30pm & 1.30pm – 7.00pm Sat 9.30am – 12.30pm
Brunswick Healthy Living Centre 98-100 Shrubland Street, Royal Leamington Spa	Mon – Fri 9.00am – 5.00pm
Finham Community Library Finham Green Rd, Finham, Coventry, CV3 6EP	Mon 1.00pm – 7.00pm Tues, Thurs and Fri 9.00am – 7.00pm Sat 9.00am – 4.00pm

Where possible, information can be made available in other formats, including large print, CD and other languages if required. To obtain one of these alternatives, please contact 01926 410410.