

[REDACTED]

From: [REDACTED]
Sent: 05 December 2017 21:47
To: WEB Local Plan
Cc: [REDACTED]
Subject: Painswick Town Hall drop in session and Site Submission form
Attachments: Image (24).jpg; Image (25).jpg; Image (26).jpg; Image (27).jpg; Image (28).jpg; Edge Crescent.jpg

Dear Planning Strategy team,

During the drop-in centre meeting at Painswick Town Hall, it was noticeable there was a high level of sensitivity regarding development of the surrounding area. The aging demographic of the Cotswold Cluster is understandably averse to change. However, I do feel that it is vitally important that this area sees strategic growth and development to meet the local housing needs.

Growing up in Painswick, I have continued to see an exodus of local young families, who cannot find suitable housing in the villages they grew up in. We need to reverse this, as it is vitally important that we help sustain, enhance and revitalise our rural communities (CP15). As a community, we need to meet the accommodation needs of those with existing, long-standing family, educational and employment connections to the area.

Following Stroud District Council's implementation of the Community Infrastructure Levy (CIL), I feel it is important that the benefits of these additional funds, raised from development, are highlighted to the local community. I believe this will help alleviate objections to developments, especially if these funds can be used to maintain or restore any traditional or listed buildings in the village.

As the owner of a potential site, local resident and developer, I have attached the "Call for sites: site Submission form". My business partner, Paul Morris, and I have 28 years of domestic building experience in Painswick and the surrounding villages. We are proposing a site which has excellent existing access and huge potential for development of natural stone houses which will complement their beautiful surroundings.

If you need any more information, please do not hesitate to contact me.

Kind regards,

[REDACTED]
[REDACTED]

The Stroud District Local Plan Review: Issues and Options Paper identifies a number of sites around the District's main settlements with potential for future growth. The Council is inviting the submission of **alternative potential sites** for consideration as part of the review of the Local Plan, including sites at smaller villages that could also benefit from some future development.

Please use this form to provide information on sites in Stroud District, which you would like to suggest as suitable for:

- New housing development of **five dwellings or more**;
- Sites of **0.25 hectares or at least 500 square metres of floorspace**, which could be suitable for economic development, other residential development, retail or community uses.

Please fill out an individual site submission form for each site you would like to submit for consideration. Your form must be accompanied by a site location plan (on an Ordnance Survey base), clearly identifying the site boundaries and the site access point(s).

This call for sites closes on **Tuesday 5th December 2017**. Sites submitted as part of the Local Plan Issues and Options consultation will automatically be considered for inclusion in future updates to the Strategic Assessment of Land Availability (SALA) and the Brownfield Land Register, as appropriate.

Please email completed electronic responses to local.plan@stroud.gov.uk or post paper copies to **Local Plan Review, The Planning Strategy Team, Stroud District Council, Ebley Mill, Westward Road, Stroud, GL5 4UB**. Should you have any queries, the Planning Strategy Team can be contacted on 01453 754143.

Site Submission form PART A

All sites submitted through this Call for Sites will be assessed for their suitability, availability and achievability and cannot be treated confidentially. Please note we will not process any anonymous responses.

Your details

Please fill out your personal information in PART A. This part of the form (PART A) **will not be made public** and your contact details will only be used for the purposes described above.

Your name

(title):	First name:	Last name:
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Site name

EDGE
CRESCENT

Site address (including post code)

GLOUCESTER ROAD
EDGE
STROUD GL6 6ND

Your company name or organisation (if applicable)

COTSWOLD EDGE HOMES LIMITED

Your address

[Redacted]

Your email address

[Redacted]

Your phone number

[Redacted]

If you are acting on behalf of a client, please supply the following details:

Your client's name

(title):	name:
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Your client's company or organisation (if applicable):

[Redacted]

Site Submission form PART B:

Your name

[REDACTED]

Your organisation or company

COTSWOLD EDGE HOMES LIMITED

Your client's name/organisation
(if applicable)

Site name

EDGE CRESCENT

Site address (including post code)

GLOUCESTER ROAD
EDGE
STROUD GL6 6ND

1: Your interest in the site

Please tick box to indicate

Owner of the site	<input checked="" type="checkbox"/>	Planning consultant	<input type="checkbox"/>
Parish Council	<input type="checkbox"/>	Land agent	<input type="checkbox"/>
Local resident	<input checked="" type="checkbox"/>	Developer	<input checked="" type="checkbox"/>
Amenity/ community group	<input type="checkbox"/>	Registered social landlord	<input type="checkbox"/>
Other (please specify)			

2: Site information

Please provide as much detail as possible

OS Grid reference (EENN)	SO 8479209489	Total site area (hectares)	1.3
Is the site in single ownership? Please tick box to indicate	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Developable area (hectares)	0.8
Current use(s) of the site (e.g. vacant, agricultural, employment etc.) Please include Use Class if known: GARDEN			
Past uses:			
Planning history (Please include reference numbers, planning application/ SHLAA site, if known): N/A			
Access to the site (vehicle and pedestrian): VIA GATE OPPOSITE CUD LANE (BLUE ARROW ON MAP)			
Can the site be seen from a public road, public footpath, bridleway or other public land? Please tick box to indicate			
Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>			

3a: Is the site proposed for RESIDENTIAL development? *Please tick to indicate*

If Yes:	Number of houses	7
	Number of flats	0
	TOTAL number of units	7

<i>Where possible, please tick to indicate which of the following apply:</i>		Number of units
Market housing	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	
Affordable housing	Affordable rent Yes <input type="checkbox"/> No <input type="checkbox"/>	
	Shared ownership Yes <input type="checkbox"/> No <input type="checkbox"/>	

Is the site proposed to meet a particular need? (e.g. older people housing, self build) Yes No

If Yes, please specify:

3b: Is the site proposed for institutional residential development? *Please tick to indicate*
 (e.g. care home, hospital or residential care home)

If Yes, please indicate number of bed spaces and specify use :	Number of bed spaces	
Use:		

3c: Is the site proposed for NON RESIDENTIAL development? *Please tick to indicate*

If Yes:	TOTAL floorspace:	m²
<i>Where possible, please tick to indicate which of the following apply:</i>		Floor space
Offices, research and development, light industrial (B1)	Yes <input type="checkbox"/> No <input type="checkbox"/>	m ²
General industrial (B2)	Yes <input type="checkbox"/> No <input type="checkbox"/>	m ²
Warehousing (B8)	Yes <input type="checkbox"/> No <input type="checkbox"/>	m ²
Retail	Yes <input type="checkbox"/> No <input type="checkbox"/>	m ²
Community facilities	Yes <input type="checkbox"/> No <input type="checkbox"/>	m ²
Sports/ leisure	Yes <input type="checkbox"/> No <input type="checkbox"/>	m ²
Other: (If Yes, please specify)	Yes <input type="checkbox"/> No <input type="checkbox"/>	m ²

Part 4: Possible constraints

Please provide as much information as possible

4a: To the best of your knowledge is there anything restricting the development potential of the site?

Please tick to indicate

If Yes, please provide brief details

Contamination/ pollution	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Land stability	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Ground levels	Yes <input checked="" type="checkbox"/> No <input checked="" type="checkbox"/>	Ground level is not perfectly flat
Mains water/ sewerage	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Electricity/ gas/ telecommunications	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Highway access and servicing	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Ownership/ leases/ tenancies/ occupiers	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Easements/ covenants	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Drainage/ flood risk	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Heritage/ landscape/ wildlife assets	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Other abnormal development costs	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	

4b: Do you believe constraints on the site can be overcome?

Please tick to indicate

If Yes, please provide details below of how they will be overcome, and the likely time frame:

Yes No

By utilising retaining walls and building the houses into the slope

(Please continue on additional sheets and attach as required)

5: Please provide an estimate of the number of dwellings/ floor space m² to be built on site per annum (1st April to 31st March)

2018/19		2024/25		2030/31	
2019/20	2	2025/26		2031/32	
2020/21	3	2026/27		2032/33	
2021/22	2	2027/28		2033/34	
2022/23		2028/29		2034/35	
2023/24		2029/30		2035/36	

6: Please indicate the current market status of the site

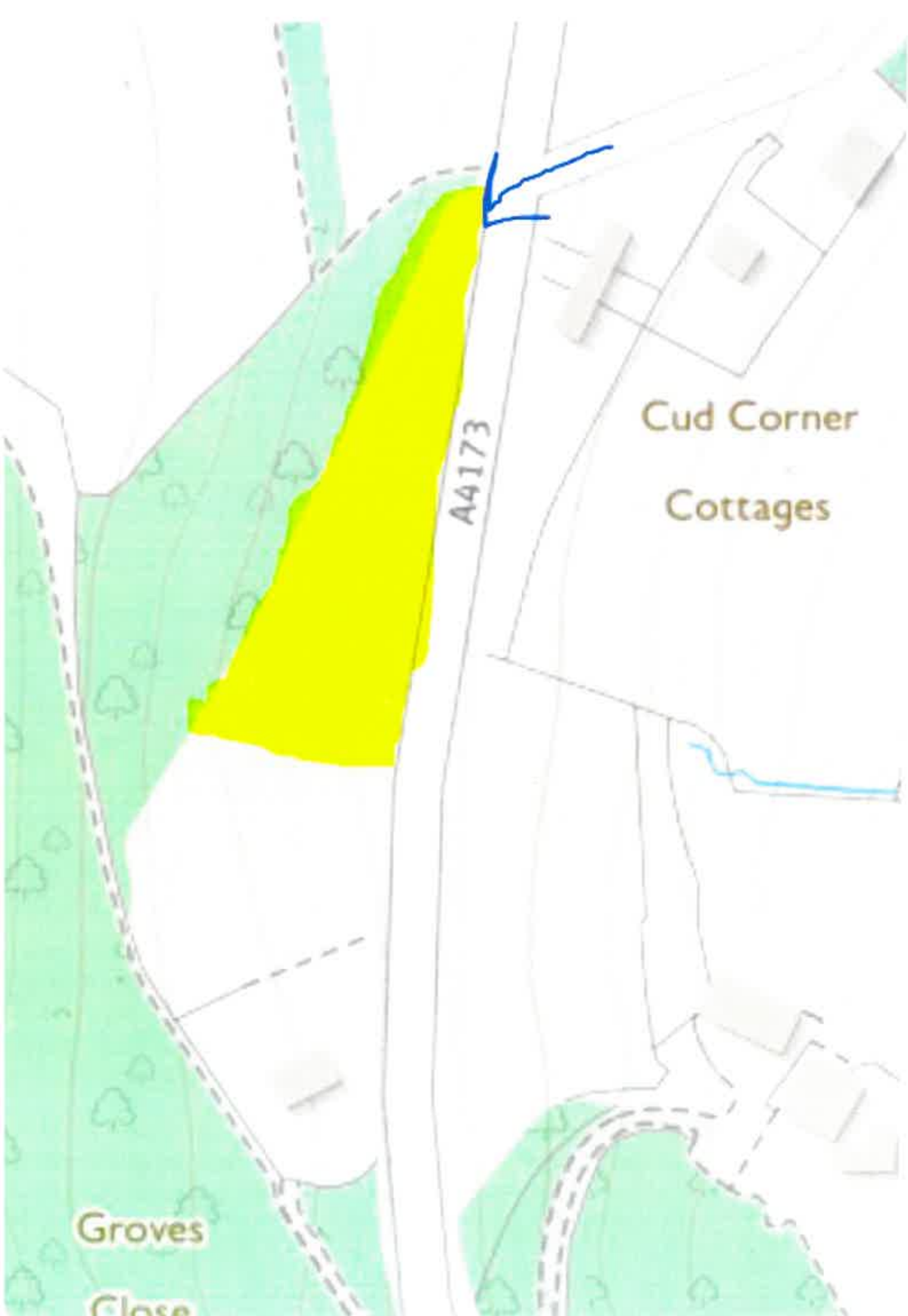
Please tick all relevant boxes	Please provide brief details where possible
Site is owned by a developer <input type="checkbox"/>	
Site is under option to a developer <input type="checkbox"/>	
Enquiries received from a developer <input checked="" type="checkbox"/>	
Site is being marketed <input type="checkbox"/>	
No interest currently <input type="checkbox"/>	

7: Site location plan

Each Site Submission Form must be accompanied by a site location plan on an Ordnance Survey base and clearly showing the site boundaries and access to the site.

Please tick box to confirm you have included the required site location plan

Yes



A4173

Cud Corner
Cottages

Groves

Close