

Hardwicke Parish Council

Meeting Held on September 4th 2017

Responses to Planning Applications and identification of relevant local and national planning policies

S.17/1750 FUL Villas Barn Longney Road

- **Non-compliant with**
- Local Plan Policy CP14
- Local Plan Policy CP15
- Local Plan Policy ES8
- Hardwicke NDP Policy ENV1
- Hardwicke NDP Policy ENV2

S.17/1698 CPE Villas Barn Longney Road

- Inconsistency with associated applications

S.17/1699 FUL Villas Barn Longney Road

- Non-compliant with
- Local Plan Policy Para 4.49
- Local Plan Policy CP4
- Local Plan Policy CP15
- Hardwicke NDP Policy GEN1

S.17/1702 CPE Villas Barn Longney Road

- Several anomalies, inconsistencies and potential breach of planning control

S.17/1446 FUL Marconi Drive

The Parish Council objects to the application as it is not compliant with the following

- NPPF Paragraph 14
- NPPF Paragraph 17
- Local Plan Policy CP1

- Local Plan Policy CP4
- Local Plan Policy CP7
- Local Plan Policy CP8
- Local Plan Policy CP13
- Local Plan Policy CP15
- Local Plan Policy EI12
- Local Plan Policy ES3
- Local Plan Gloucester Fringe cluster guiding principles 3, 6, 9, 11
- Hardwicke NDP Policy GEN1
- Hardwicke NDP Policy HOU1
- Hardwicke NDP Policy EC2

The parish council believes that there is too high a density.
We further request that the matter be referred to DCC

S.17/1598/FUL 21-23 Elmgrove Road East

Objection to the application

The application, although reduced from 11 to 9 properties still gives an over development of the site.

Entry and Exit to the development would be opposite premises now used as children's nursery. There are road safety concerns about increased vehicle movements.

There would be an unacceptable level of increased parking on Elmgrove Road East.

There would be increased traffic from Elmgrove Road entering on to the B4008 which is already experiencing congestion and the associated delivery and visits to the One Stop shop.

The proposed development does not reflect the existing character of properties in the area.

The application does not meet the identified housing needs of the area.

The Parish Council identified that the application was not compliant with the following District Council policies and the Hardwicke Neighbourhood Plan;

- Stroud District Council Local Plan Core Policy CP8 (evidence at paragraph 12)
- Stroud District Council Local Plan Core Policy CP13 (evidence at paragraph 23)
- Stroud District Council Local Plan Core Policy CP14 (evidence at paragraph 17)
- Stroud District Council Local Plan Delivery Policy EI12 (evidence at paragraph 23)
- Stroud District Council Local Plan Delivery Policy ES3 Item 5 (evidence at paragraph 23)

- Stroud District Council Local Plan Delivery Policy HC1 (evidence at paragraph 13)
- Hardwicke Neighbourhood Development Plan Policy GEN3 (evidence at paragraph 9.3)
- Hardwicke Neighbourhood Development Plan Policy HOU1 (evidence at paragraph 9.4)
- Hardwicke Neighbourhood Development Plan Policy HOU3 (evidence at paragraph 9.5)
- Hardwicke Neighbourhood Development Plan Policy HOU4 (evidence at paragraph 9.6)
- Hardwicke Neighbourhood Development Plan Policy ENV2 (evidence at paragraph 9.7)

Request that the matter be referred to DCC

S.17/1755/P3MB Church Farm Barns
Object to the application

The application is outside settlement boundary for residential properties
The application is not compliant with the following policies;

- Non-compliant with
- Local Plan Policy CP4
- Local Plan Policy CP14
- Local Plan Policy CP15
- Hardwicke NDP Policy GEN1
- Hardwicke NDP Policy ENV2

The Parish Council noted that there was potential contaminated land which had not been dealt with.