



Stroud District Council is starting the process of reviewing the current Local Plan. This consultation is seeking views about the range of issues that the next Local Plan will need to tackle, and options for addressing them. This includes the identification of potential areas for growth and development. We ask a series of questions throughout the consultation document (each of which is numbered). Please refer to the question number and/or topic in your response, where relevant.

You can download a PDF or an editable electronic copy of this form from our website www.stroud.gov.uk/localplanreview. You will also find the main consultation document on this web page, as well as some supporting material and further reading. **Please note: there is a separate form for you to fill out if your comment relates specifically to a site submission / proposed alternative site (Local Plan Review: Call for Sites).**

The consultation closes on Tuesday 5th December 2017. 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.

Consultation response form PART A

Your details

Thank you for taking part. Please fill out your personal information in PART A. Your contact details will not be made public and won't be used for any purpose other than this consultation. We will not accept anonymous responses. Your comments may be summarised when we report the findings of this consultation.

Your name

(title): [REDACTED]	name: [REDACTED]
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Your company name or organisation (if applicable)

Your address (optional)

Your email address *

Your phone number (optional)

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)

Keeping you updated:

Would you like to be notified of future progress on the Local Plan review? (* we will do this via email)

- i) When the findings from this consultation are made public *Yes please*
- ii) The next formal round of public consultation *Yes please*
- iii) No further contact please

Consultation response form PART B:

If you have several different comments to make, you may wish to use a separate PART B sheet for each one (although you do not have to). If you use multiple PART B sheets, please make sure you fill in your name on each of them (you only have to fill out PART A once, as long as it is clearly attached to your PART B sheets when you submit the forms to us).

Your name

Your organisation or
company

Your client's name/
organisation

(if applicable)



The consultation is seeking views about whether the big issues identified within this paper are the right things to focus on and what options exist for tackling them. Are there other issues, options or opportunities that have been missed? *Please note: there is a separate form for you to fill out if your comment relates specifically to a site submission / proposed alternative site (download a copy of the sites form at www.stroud.gov.uk/localplanreview).*

We ask a series of questions (highlighted in pink boxes) throughout the consultation paper. Each of the questions is numbered. Please can you reference the question number(s) and/or the topic here:

Question number: 3.5b, 3.6

Please use this box to set out your comments:

I am writing to object to the proposal to include Washwell Fields in the Strategic Assessment of Land Availability 2017.

As a neighbour to the Washwell Fields I am surprised and angry that so little warning was given of the meeting to consult with local residents, which as a consequence I was not able to attend. I was made aware of the meeting less than a week in advance through the local Painswick newsletter. This is not proper local democracy. I am also unaware of the process by which the eight prospective development sites in Painswick was reduced to two, one of which is Washwell Fields. Looking at the reasons given for rejecting the other six sites for development I believe the same arguments apply to Washwell Fields, and that the main reason for suggesting its suitability is that it cannot be seen from the A46.

Washwell Fields is clearly not a suitable site for development. It is a greenfield site of unploughed pasture on the edge of a village in an Area of Outstanding Natural Beauty. It is used to graze cattle from the adjacent farm. By building on this land the outcome would be the continued spread of the village along the valley, which already dominates the landscape from the other side of the valley. As land which has not been sprayed it is rich in wildlife.

As a site for housing there is very limited access and already the traffic through Lower Washwell Lane is problematic with no proper passing places and very poor access onto the A46. This is a narrow country lane which runs around the edge of the village playground where the local children play. The danger to young children walking to school and the playground and to other pedestrians using Lower Washwell Lane would be seriously increased by increasing the housing in this area.

With no passing place this would put pressure on the need to create a one-way system through the historic centre of the village. As other rejected sites had direct access to the A46 it seems perverse that Washwell Field should be preferred.

The site is directly in front of a Grade 2 listed property which is visible from the other side of the valley and from all of the houses around the southern edge of Washwell Field. There have been four new houses built in the last three years on Lower Washwell Lane forming the boundary of the field, so there has already been considerable development at this end of the village. Any further development would cause considerable damage to the heritage of Washwell House and the other historic buildings which form the western boundary and which line the A46 entrance to the village.

The belief that the village is going to grow by 20% was based on the 2011 census which showed a steep growth in population on the completion of The Richmond Centre (2006). The village has amongst the highest number of retirees in the area and your plan to off set the projected decline in the economically active population is flawed. Four new houses have been built on Lower Washwell Lane in the last four years, three have been sold to retirees. If you build more houses, more retirees will move here, not the economically active.

The village has an abundance of empty houses. Many are for sale, many have recently been bought and are being done up as holiday rentals. Painswick is a tourist destination and does not need more holiday rentals. How can you prevent your projected houses from becoming holiday homes?

The special nature of Painswick, which attracts a high number of professionals and retirees, would need to be changed exponentially to make it attract many more young families. As an AONB, the changes needed to alter the demographic of the village to this extent would destroy what makes Painswick so special to residents and visitors alike.



3rd December 2017



STROUD
DISTRICT
COUNCIL

Local Plan consultation on further Post-Submission Proposed
Changes
July 29th - September 9th 2015