

REPRESENTATIONS BY FREETH CARTWRIGHT (Representor No. 172)

KIRKLINGTON ROAD LAND OWNERS RE: SITE SO/HO/4

The Council's approach to the assessment of site capacity for SO/HO/4 is considered to be unrealistic and significantly under estimates the sites capability. The owners have commissioned appraisals for landscape assessment and access to establish the broad development parameters that would most likely affect capacity should an alternative approach to development with access from Lower Kirklington Road be adopted.

Results of those studies are submitted to the Inquiry under cover of this Statement and demonstrate that the site has quite comfortably a capacity of 70+ dwellings.

Thus even with the landscape buffering proposed within the adopted Plan allocation which I considered unnecessary given the sites context, this site still has the capacity to deliver a strategic level of housing in Southwell.

It will also be noted that within the wider area and ownership of the Kirklington Road landowners there is the capacity to provide for any ecological mitigation required to facilitate the development and to relocate allotments either within the immediate vicinity or elsewhere in the immediate locality.