

15 FEBRUARY 2019

POLICY & DELIVERY
MANAGED GROWTH DIRECTORATE
SOLIHULL MBC
COUNCIL HOUSE
MANOR SQUARE
SOLIHULL B91 3QB

ATTN: GARY PALMER – GROUP MANAGER – POLICY & ENGAGEMENT

Dear Sirs,

**SOLIHULL LOCAL PLAN REVIEW - DRAFT LOCAL PLAN
SUPPLEMENTARY CONSULTATION JANUARY 2019**

I refer to, and thank you for, your email of 29 January 2019 regarding the above Consultation.

I act for Mr and Mrs Valler of Leam Corner, Windmill Lane, Balsall Common, CV7 7GY, and am agent on their behalf, having previously made submissions in past Consultations. My contact details are on this letter, and my email is [REDACTED]. Whilst I know you prefer to have responses via your website, I regret that I am having difficulty in using it; hence this letter, which I trust you will accept as a formal reply to the Consultation.

My clients wish to support proposed site 3 – Windmill Lane, in Balsall Common, and more specifically the inclusion of their land, (which is outlined in red on the attached plan), as referred to in paragraph 112 of the Consultation document. Thus, in direct response to Question 6, they do support Site 3 Windmill Lane as now outlined, as an allocated site. The selection of both Windmill Lane and Kenilworth Road to form the new boundary of the Green Belt is clearly defensible in the long term. It also encloses land which is already developed to some extent, and other land which could reasonably be developed.

Turning to the Concept Masterplan for the site, my clients would be quite prepared to bring forward their commercial buildings for residential development, and potentially their existing house as well. It follows that the area to be used for new housing could be increased, and the potential capacity for the allocation to be increased.

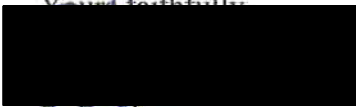
It would also seem appropriate to re-use the existing access from Windmill Lane (with such modifications as may be necessary) to serve this extended new housing area within this part of the overall allocation.

Additionally, on the face of it, no case has been made out to create a Great Crested Newt protection area, nor the copious landscaping, shown towards the southern part of the new allocation.

It is, of course, appreciated that the Masterplan, and its notations, are essentially diagrammatic at this stage, and that detailed plans may come forward to change this. With this in mind, I am quite prepared to meet with yourselves to discuss the changes suggested in this response to the Emerging Concept Masterplan.

Your acknowledgement would be appreciated.

Yours faithfully,



R. Perrin



site LEAM CORNER HOUSE scale 1:1250 ref LCH-LOC

