

Gladman Developments Ltd.

**Matter 8 Hearing Statement
Harborough Local Plan**

Site Allocations



September 2018

Matter 8 – Site Allocations

1.1. Q. F1 Land off Arnesby Road, Fleckney – Is the policy too prescriptive in its reference to the avoidance of large retention ponds?

1.1.1. Yes. This is a matter of detail which can be resolved through the planning application process informed by a comprehensive drainage strategy.

1.1.2. The retention ponds will be designed to deal with surface water drainage and will be the most appropriate solution for the final design of the scheme. This will ensure that the most efficient use of the land can be achieved, and the scheme will be deliverable.

1.1.3. A planning application for this allocation was submitted by Gladman Developments on 29th March 2018 and validated on 5th April 2018 (Reference 18/00579/OUT).

1.1.4. The application proposal is as follows;

'Outline application for the erection of up to 150 dwellings with public open space, landscaping, sustainable drainage system (SuDS) and vehicular access point from Arnesby Road including the demolition of Birdcage Cottage (all matters reserved except for means of access)'

1.1.5. The issue of the size of the retention ponds has not be raised by the Council during the pre-application process or the consideration of the current planning application. It is therefore considered that reference to avoiding large retention ponds is unnecessary and should be consequently deleted from criterion f of Policy F1.