

15 OCT 2013

Sir Mike Pitt
Chief Executive
Planning Inspectorate
Temple Quay House
2 The Square, Temple Quay
Bristol BS1 6PN

9th October 2013

Dear Sir Mike

**COTSWOLD DISTRICT COUNCIL -
13/01856/OUT LAND TO THE EAST OF GRIFFIN CLOSE -
BOVIS HOMES LTD - APPEAL**

I am writing to object formally to Bovis Homes Ltd's appeal against the decision of the Cotswold District Council to refuse planning permission for the building of 146 houses to the east of Griffin Close, Stow-on-the-Wold. I have never done this before in my 21 years as a Member of Parliament; I do so against a background of having organised a public meeting with the Directors of Bovis Homes, which was attended by around 200 people, which is a very significant number for a small market town.

The town of Stow has a wonderful historic square with limited parking and facilities, which makes it undesirable to absorb the current number of houses planned. In addition, this is a very sensitive site up the hill on the eastern approach to Stow in the heart of the Cotswold Area of Outstanding Natural Beauty. In registering my objections to this appeal, I wish to draw your attention to comments I made in the House of Commons Westminster Hall debate on 17th July 2013, entitled *Localism in Planning*, (Hansard Col 250WH):

"I have a particularly difficult constituency in terms of planning: 80% of it is an area of outstanding natural beauty; I have 10 historic market towns that are absolute gems—if there were a listed town status, all 10 would qualify—and I have the highest number of listed houses as a proportion of the housing stock of anywhere outside London. I therefore want to make three specific points to my hon. Friend the Minister.

"First, I did praise the national planning policy framework when it came out, but I had one specific reservation, which has come back to bite our communities. As the Minister knows,

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one case in my constituency is now to be reviewed in the courts. It concerns the 20 per cent historical under-provision. This is grossly unfair. It is quite reasonable to have a five-year land bank, but my council has a very good record of bringing forward developments. It has a very good new homes bonus rate. To impose an additional 20%, on top of the five-year land supply, is completely unreasonable and unsustainable. If we are not careful, we will lose those 10 historic market towns—we will lose those little gems that we have in this country.

“Secondly, we must have a mechanism by which infrastructure is provided before large-scale developments are built. There is a lot of sewage flooding in my constituency. Thames Water’s performance in my constituency is woeful. We had a case in which sewage flooded an existing community, and because the system could not put sufficient weight on Thames Water’s representations, another 150 houses were given permission right next to where there was already sewage flooding.”

I am therefore asking you to take into account my objections when considering this appeal.

I look forward to your response.

Yours sincerely

GEOFFREY CLIFTON-BROWN MP