

20 January 2023

Mr Dan Charles - Case Officer

Development Services

Warwick District Council Riverside House

Milverton Hill

Leamington Spa

CV35 5HZ

Dear Mr Charles

Re: Objection to Cala Homes Planning Application – Leek Wootton ref W/22/1877

Yet again I am writing to object to the latest proposed Cala Homes development on the Police Woodcote site in Leek Wootton.

I have lived in Leek Wotton village for over 50 years, my house overlooks Woodcut Lane and onto the back of East Lodge so the proposed development will have a profound impact upon my life.

The view from my house looks out onto a row of over 20 trees each 80 foot high. My understand from meetings and the Focus Group Tree report is that numerous trees are to be destroyed by Cala and replaced with 6 foot high timber fencing. This is not in keeping with the village. The proximity of large trees near newly built houses is a recipe for disaster and will cause problems in the future. We have no assurance that at a later stage existing trees will be removed because they are too close to the houses.

The size of the proposed development is a major cause for concern. This will add over 300 residents to the village population.

There are no shops or health facilities. We have a new bus service will be in use I travel on it frequently, they find the turning by the anchor pub, a huge problem. There is a village primary school that cannot hold the additional children on this site, local children will have to travel further to secondary school and sixth form college in Kenilworth.

This will cause an increase in traffic to and from Leek Wootton. Residents journeys in cars will increase dramatically if this proposed development goes ahead.

Many of the residents, neighbours of mine, in Woodcote Lane currently park their cars in the Lane as there is no alternative parking. When the sports club have football cricket matches their car park is full and so they overspill onto Woodcock Lane. This happens occasionally in the week but mainly over the weekend, Saturday and Sunday. Large vehicles find it difficult to pass down Woodcote Lane.

I do not have access to a computer or internet and I am too old to learn. My only contact is via the radio TV, newspapers and the Link magazine, and talking to my friends in the village. The use of the Internet to inform people excludes the elderly we are ignored and feel isolated.

Im totally reliant upon the goodwill of others to remain informed. It is said that Leek Wootton has an elderly population so why are we excluded?

Cala have made no effort to contact the elderly within the village. How can I participate in a Cala zoom meeting that I do not understand and without a link to access it. Since the first application, there has been no dialogue with the village by Cala or the District Council.

The village have held regular meetings all of which I have attended. I understand that over 71 trees and 10 hedgerows are going to be destroyed this is contrary to the neighbourhood plan cannot be allowed to happen.

Green Belt - The Planning Inspector's decision that there were very special circumstances to remove the Green Belt status in 2017 was based on the police vacating the site and demolishing the ugly brown site buildings, and that there would be an agreed masterplan.

None of these circumstances now exist. It is necessary to revisit the original decision to comply with the overarching National Planning Policy Framework (NPPF) and return the estate back to Green Belt land.

Cala have presented 83 dwellings, densely packed together for maximum profit.

There has been no thought given to the surrounding heritage, environment and landscape setting.

All of this is contrary to the Neighbourhood Plan which I voted for in 2018.

I have read the Leek Wootton Focus Group Ecology report and agree with my neighbour Dr David Morleys comments.

“There is considerable diversity of species that will be lost given the current plans for building and development, and these losses will not be made up elsewhere.”

There is a Planning process. I repeat again, the Warwick District Council, Planners and Cala need to talk to all of the village and its elderly residents and listen to our comments. I have not voted to accept 83 houses on the fields opposite me and reject the application

Yours faithfully

Mrs Jenny Kimberley

30 Woodcote Lane, Leek Wootton Warwickshire