

SWINDON PARISH COUNCIL

Response to 16/02000/OUT Elms Park Latest Submissions

Swindon Parish council has listed its comments below on the most recent plans for Elms Park.

Phase change

There is no explanation or justification to the changed phasing in the revised plan. The Parish Council requests an explanation of rationale to support the change in the documentation. The revised plans show that the spine road will be in place to support the new phase 2 development and the Parish Council seeks reassurance from the developers and Cheltenham Borough Council that the existing secondary access to Elms Park (off Manor Road) will not be used to support any phase 2 construction.

Connectivity with proposed Home Farm Application

The land use and access plan dated 30th July 2024 should be updated to include a secondary vehicle access to the proposed Home Farm development from Elms Park.

Change to number of hotel rooms in the development

The increase of hotels rooms from 100 to 200 would have a significant impact on the number of car journeys entering and leaving Elms Park. From the updated submission there is no assessment of the impact of this 100% increase in rooms in the traffic and transport model. The Parish Council is concerned that this increased number of rooms could further increase congestion on the road network.

Transport Hub

The application has not detailed the capacity of the transport hub. The Parish Council would have expected to see this as part of the revised application. We request further details as to the capacity and expected traffic movement in and out of the transport hub.

Ancient Hedgerow – South East Extent

The Parish Council strongly opposes the removal of a section of the ancient hedgerow along the south east extent of Dog Bark Lane. This has previously been identified as significantly important hedgerow under the Hedgerow Regulations 1997. There is no justification to why this removal is required and it conflicts and with the Cheltenham Borough Council Climate and Biodiversity stated emergency.

Cycle lane

The Parish Council is concerned of the lack of information on the proposed cycle lanes. If amendments to the cycle lanes layouts are proposed this should be fully documented in application. As such the Parish Council objects on this basis that there are no updated plans for the Council to review.

Consultation period

We are aware that a number of parish community groups were not advised until 16th August of the revised plans and therefore it is unacceptable to expect these organisations to be able upload a response by the 20th August. This in breach of the planning application process.

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We have also received complaints from residents that the Cheltenham Borough Council planning portal was unavailable to the public for significant periods during the weekend of 17th - 18th August and into 19th August.