



Fairford Neighbourhood Development Plan: pre-examination consultation

Regulation 16 Consultation

Neighbourhood Planning Regulations 2012

Fairford Town Council has prepared a Neighbourhood Development Plan. The Plan sets out a vision for the future of the parish and planning policies which will be used to determine planning applications locally.

The [Neighbourhood Plan and supporting documents](#) are available to view on our website

If you require a hard copy, please contact the Council and a hard copy can be provided at cost: £5 for the Neighbourhood Development Plan, £15 for the Plan and all the published supporting evidence.

All comments must be received by 12 noon on 13 December 2022. There are a number of ways to make your comments:

Complete this form and email it to: neighbourhood.planning@cotswold.gov.uk

Print the form and post it to: Neighbourhood Planning, Cotswold District Council, Trinity Road, Cirencester, GL7 1PX.

We will accept other comments in writing (including electronic, such as e-mail, provided that a name and address is supplied. We cannot accept anonymous comments.

All representations will be publicly available, and identifiable by name and (where applicable) organisation. Please note that your comments, name and address and, if applicable, organisation will be publicly available but your signature, email address and telephone number will be removed. Other personal information provided will be processed by Cotswold District Council in line with Data Protection legislation. To find out how we use your personal data, please view our [privacy notice](#). Representations may include a request to be notified of the local planning authority's decision to make the plan under Regulation 19.

How to use this form

Please complete Part A in full, in order for your representation to be taken into account at the Neighbourhood Plan examination.

Please complete Part B, identifying which paragraph your comment relates to. Repeat this for subsequent comments relating to other sections of the plan.

Part A

Full name: Peter Cole

Address:

Postcode:

Telephone:

Email:

Organisation and position (if applicable): submitted by Moore Allen & Innocent – Agent, Jack Ayres-Sumner, 33 Castle Street, Cirencester, GL7 1QD

Date: 29th November 2022

Part B

Which part of the document does your representation relate to?

A1. Appendix 1: Maps – Map B2: Fairford Policies Map (Development Boundary Area)

Paragraph number:

A1. Appendix 1: Maps – Map B2: Fairford Policies Map (Development Boundary Area)

Policy reference: Development Boundary

Do you support, oppose, or wish to comment on this paragraph? *(Please tick)*

Support Support with modifications Oppose Have comment

Please give details of your reasons for support or opposition or make comments:

We oppose the development boundary for Fairford. We would request that this is amended to include an area of land off East End and to the north. The land forms part of the property known as Pengerric, East End, Fairford, GL7 4AP. The land is identified on the accompanying Land registry Title Plan edged in red. This is registered under Title Number GR325242.

The property itself known as Pengerric is included within the development boundary, but the land which adjoins to the rear and forms part of the same registered Title does not, which is in the ownership of Peter Cole. We consider this land should be made available for development. It adds little in the way of amenity to the town of Fairford and is not suited for commercial agricultural use. The land offers very little use in its current state and is considered to be ideally located to provide housing to support demand and planning requirement and need.

The land benefits from direct access on to East End and would be wide enough to allow two properties to access and egress at the same time. The land is surrounded by residential development to the north, south and west and development of this land would not affect the landscape or appearance of the area more generally.

The area edged in red on the attached plan previously formed part of a larger field parcel, which has been developed providing residential property. Therefore, this area has been accepted for development before and we believe the development of the remainder of the parcel would compliment what has been developed previously.

What improvements or modifications would you suggest?

To include the whole area registered under Title Number GR325242 and edged in red on the accompanying plan as being within the "development limits". In any event, even without the amendment to the development boundary, this area of land should be considered for allocation to provide residential development.

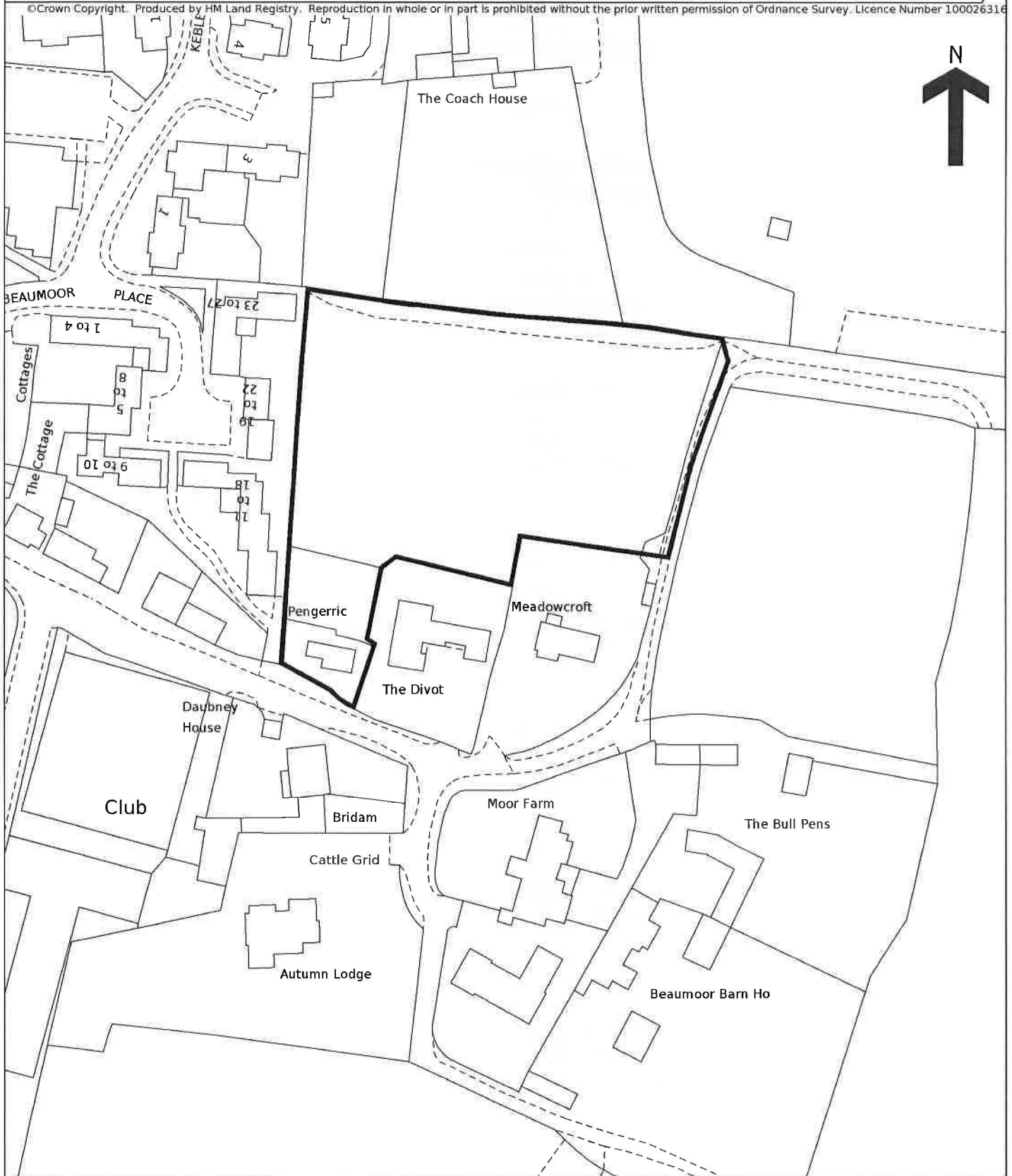
Please make sure any additional pages are clearly labelled

HM Land Registry
Official copy of
title plan

Title number **GR325242**
Ordnance Survey map reference **SP1500NE**
Scale **1:1250 enlarged from 1:2500**
Administrative area **Gloucestershire :**
Cotswold



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These are the notes referred to on the following official copy

The electronic official copy of the title plan follows this message.

Please note that this is the only official copy we will issue. We will not issue a paper official copy.

This official copy was delivered electronically and when printed will not be to scale. You can obtain a paper official copy by ordering one from HM Land Registry.

This official copy is issued on 30 November 2022 shows the state of this title plan on 30 November 2022 at 14:21:29. It is admissible in evidence to the same extent as the original (s.67 Land Registration Act 2002).

This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground.

This title is dealt with by the HM Land Registry, Gloucester Office .