

The Planning Inspectorate

COMMENTS ON CASE (Online Version)

Please note that comments about this case need to be made within the timetable. This can be found in the notification letter sent by the local planning authority or the start date letter. Comments submitted after the deadline may be considered invalid and returned to sender.

Appeal Reference: APP/R3705/W/25/3371526

DETAILS OF THE CASE

Appeal Reference	APP/R3705/W/25/3371526
Appeal By	RICHBOROUGH, MICHAEL ENSOR CATON & ANDREW NORMAN CATON
Site Address	Land South of Warton Recreation Ground Orton Road Warton Warwickshire B79 0JW

SENDER DETAILS

Name	MR COLIN O'DELL
Address	1 Warren Cottages Church Road Warton TAMWORTH B79 0JW

ABOUT YOUR COMMENTS

In what capacity do you wish to make representations on this case?

- ☐ Appellant
- ☐ Agent
- ☒ Interested Party / Person
- ☐ Land Owner
- ☐ Rule 6 (6)

What kind of representation are you making?

- ☐ Final Comments
- ☐ Proof of Evidence
- ☐ Statement
- ☐ Statement of Common Ground
- ☒ Interested Party/Person Correspondence
- ☐ Other

YOUR COMMENTS ON THE CASE

Road Safety - Due to existing volume of traffic plus, increased local farm traffic, previous and ongoing housebuilding in the area, most lanes are in poor condition.

Bottlenecks are created on a daily basis on both local and truck roads. Traffic is regularly travelling above the speed limit increasing risks especially at peak times.

The risks attached to the children's commute to school is increasing. The High School bus pick up and drop off point and the entrance to the

recreation ground are all on Church Road. Football matches regularly close the footpath and the carriageway adjacent to the park requiring footpath users to walk in the road.

Our rural location attracts recreational road users, walkers, cyclists, horse riders and others. It is becoming increasingly dangerous to use our lanes for recreational purposes. We came to live in a rural village location to enjoy the recreational opportunities it offers.

There are limited local amenities and limited public transport in Warton, access to a car is essential, not a luxury.

Extra space being created at Warton Primary School is already too little too late. The school is already over subscribed and is turning village children away. A temporary classroom has been setup to cope with the September 2025 intake and is taking up valuable space on the front playground.

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Current developments in Warton have houses for sale, with no buyers. There are also houses to be completed and the school is full.

The water authorities must began addressing the inadequate and outdated water treatment system for Warton and surrounding areas. Warton has suffered from raw sewage running down Orton Road from 2 different developments on several occasions. Surface water is overwhelming the system and leading to issues even with normal rain fall.

The application is outside the Local Plan and is taking a green field site. We want to maintain the current Local Plan.

We understand due to a shortfall of housebuilding elsewhere in the area the 5 year supply of housing cannot be met at present. The current developments are already exceeding our allotted target.

Warton village needs to absorb and welcome our newest residents before another influx of new pressure on amenities and community.