

Kirkby La Thorpe Parish Council

Notes of the Meeting of the Parish Council held at Kirkby La Thorpe Primary School, Church Lane, Kirkby La Thorpe, on Tuesday 21st November 2017 at 7pm

Present: Cllrs White, Parker, Monteith, Denton and Yates and Alice Sneath (Clerk).

1. Welcome:

Cllr White welcomed all to the meeting.

2. Apologies for Absence:

Cllr Hipworth.

3. Declarations of Interest:

None

4. Planning Matters:

17/1573/VARCON Lakeview Mareham Lane.

A discussion took place to discuss the amended application of 365 day residential accommodation instead of holiday lets as agreed previously.

The group agreed unanimously to object to the planning application.

'Having examined the proposed planning application for Lakeview, we (the Council) would like to strongly object to the mobile home development with 365 day residential use.

Reference to the Central Lincolnshire Local Plan 24th April 2017. Growth in Villages 3.4.3, sets a starting point of growth within villages at 10%. We are fully aware that in section 3.4.4/5 it explains that the growth rate could increase to 10-15% but the policy does set out specific guidelines for this. Kirkby La Thorpe has approximately 850 residents, the development of 149 mobile homes with full 365 days occupancy would increase the village growth (if all were single occupancy dwellings) by 17.5% which is over the planned village growth. If these homes were occupied by two or more occupants then the village increase could be as high as 35-40%, which is clearly above the policy guidelines which has been adopted by North Kesteven District Council.

We feel that the 'operation of a Minibus Service' would only result in a minimal transportation benefit if it is used by residents and there are no controls in place to monitor that there was a mini bus scheme in place and being supported by residents. The call Connect bus, whilst has improved its service still does not offer a service after 7pm weekday and 6pm Saturdays and has no service on a Sunday.

The Site Licence was agreed for 180 mobile homes in Oct 2007 so the reduction to 149 is only a reduction of 31 (17%) mobile homes not the 330 that is set out in the proposal.

If this site becomes 365 days residential homes we feel this could potentially be a huge increase on our already strained NHS, Doctors, Dentists, NKDC services e.g. Refuse collection and other healthcare services and providers within the area. Tourism within the town could also be greatly affected if there are a lack of holiday lets available.

Having looked at the Elms Retirement Park as reference we would also question that these homes would be classed as affordable housing as set out again in the Central Lincolnshire Local Plan.

In conclusion we do not feel that this new proposal differs greatly from the last and no significant changes that would benefit the Kirkby La Thorpe Parish.'

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5. **Boundary Commission:**

The group discussed the impact that by changing Parliamentary borders from Sleaford to Boston and Skegness would impact the Parish. It was agreed that comments would be written on the Boundary Commission Website from the Parish Council and it was also asked if this could be publicised to the parishioners within Kirby La Thorpe so that they could also comment on this.

www.boundarycommissionforengland.independent.gov.uk/2018-review/

It was agreed that a facebook page would be set up for the Parish so that it could try to reach more residents and inform them of local information. This would be managed by the Clerk.

The meeting closed at 8.20pm.