

Solihull

Local Development Framework (LDF)

Public Meeting

Cheswick Green Village Hall

2nd December 2010



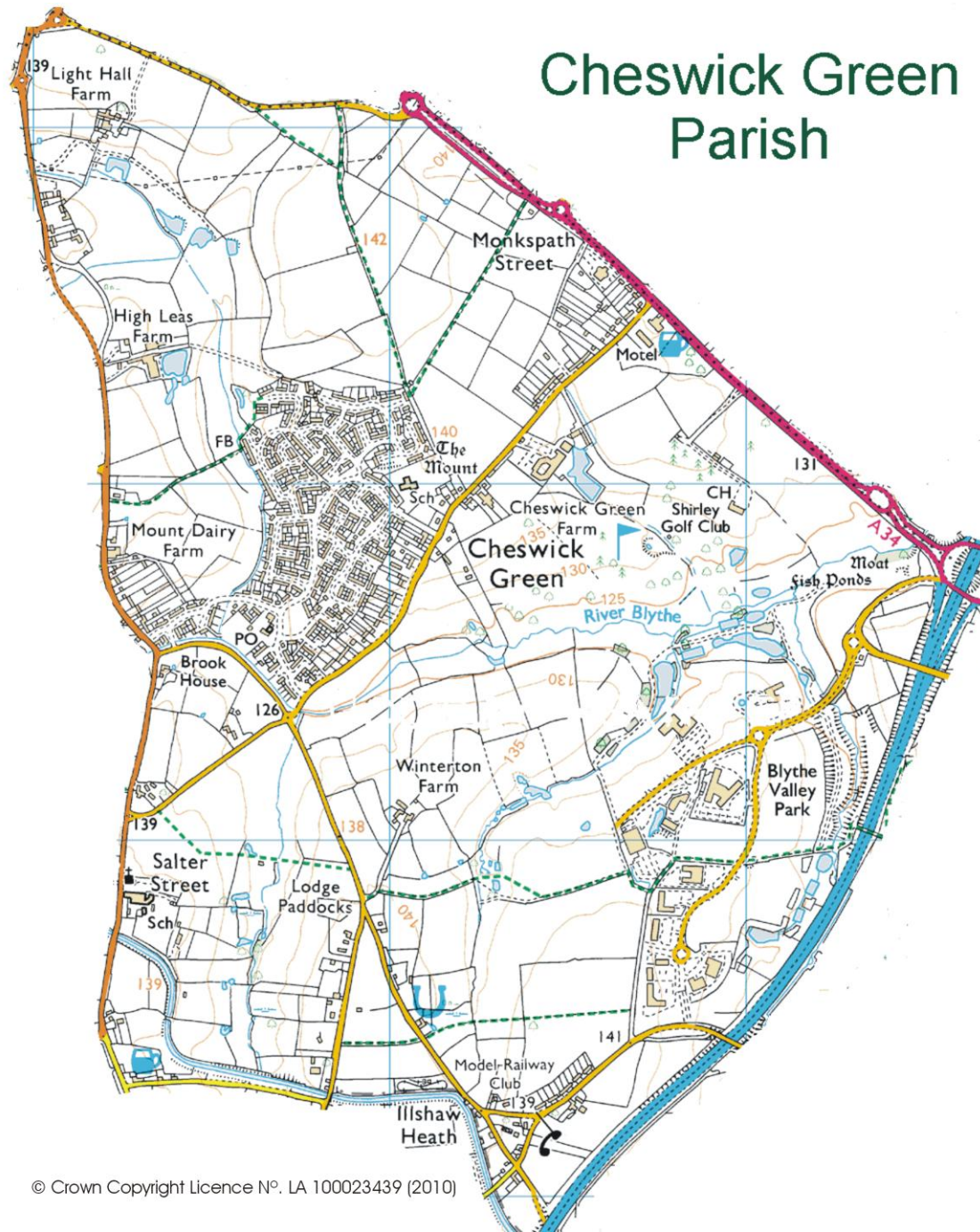
Agenda

- What is the LDF?
- Possible housing sites
- Development concerns
- What does Cheswick Green need?
- Your views?
- Summary

What is the LDF?

- Previously Solihull MBC produced a Unitary Development Plan (UDP)
- UDP - only Solihull MBC suggested housing sites were published
- Current UDP runs out in 2011
- LDF plan will run to 2026 (15 years)
- LDF – All possible housing sites (over 200) suggested by landowners/ developers are published for public comment
- 12 possible sites listed are in Cheswick Green Parish

Cheswick Green Parish



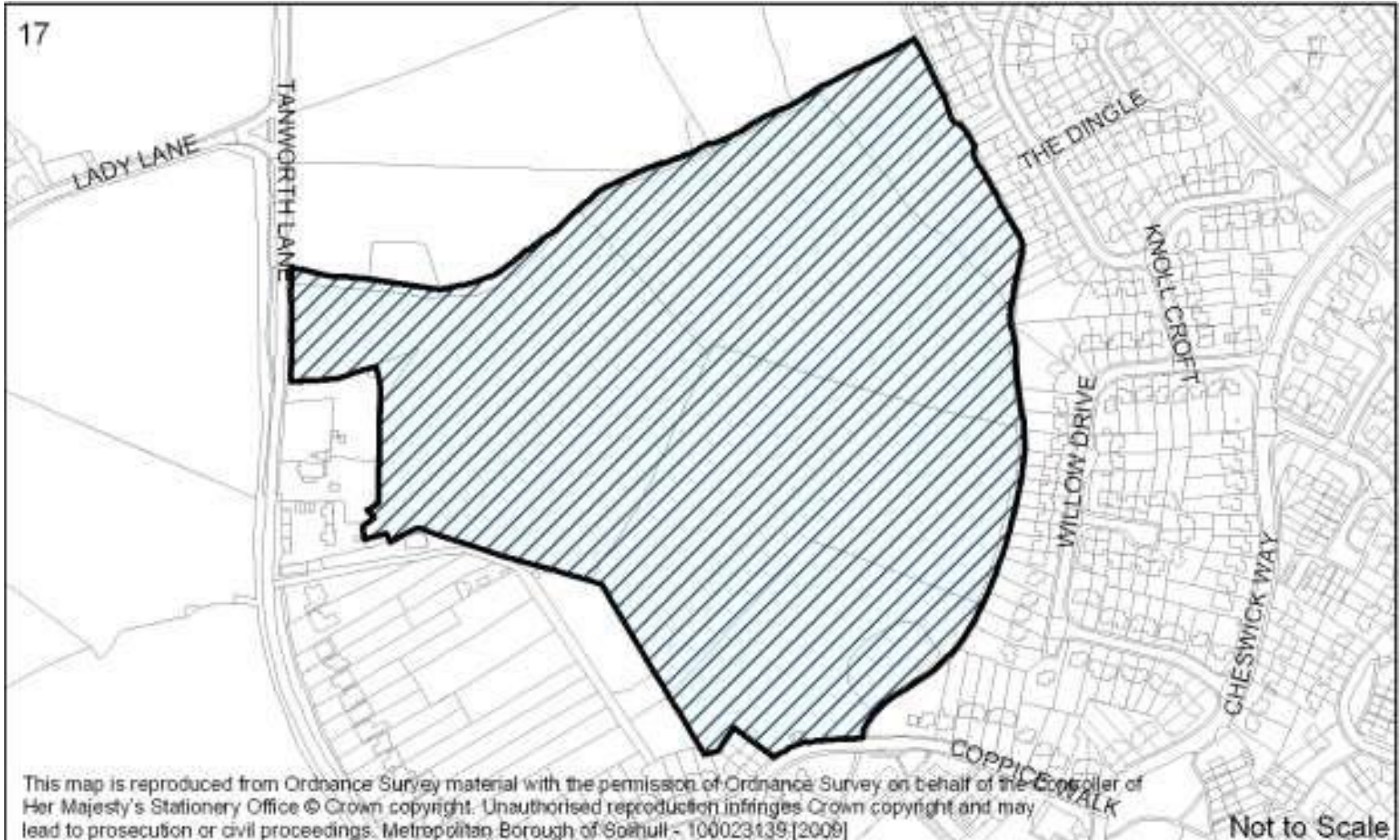
Possible housing sites

- In draft LDF report Solihull MBC have suggested some sites as suitable – None in Cheswick Green Parish
- A lack of comment could be taken as no objection
- After consultation Solihull produce final LDF report
- Public inquiry – interested parties argue their case
- Planning Inspector decides

Sites in Cheswick Green Parish

- 12 sites in the Parish
- On Solihull website
 - 8 sites in Housing Site Options Cheswick Green
 - 2 sites in Housing Site Options Shirley
 - 2 sites in Housing Site Options Monkspath
- All sites are in Green Belt except for sites 17 and 117

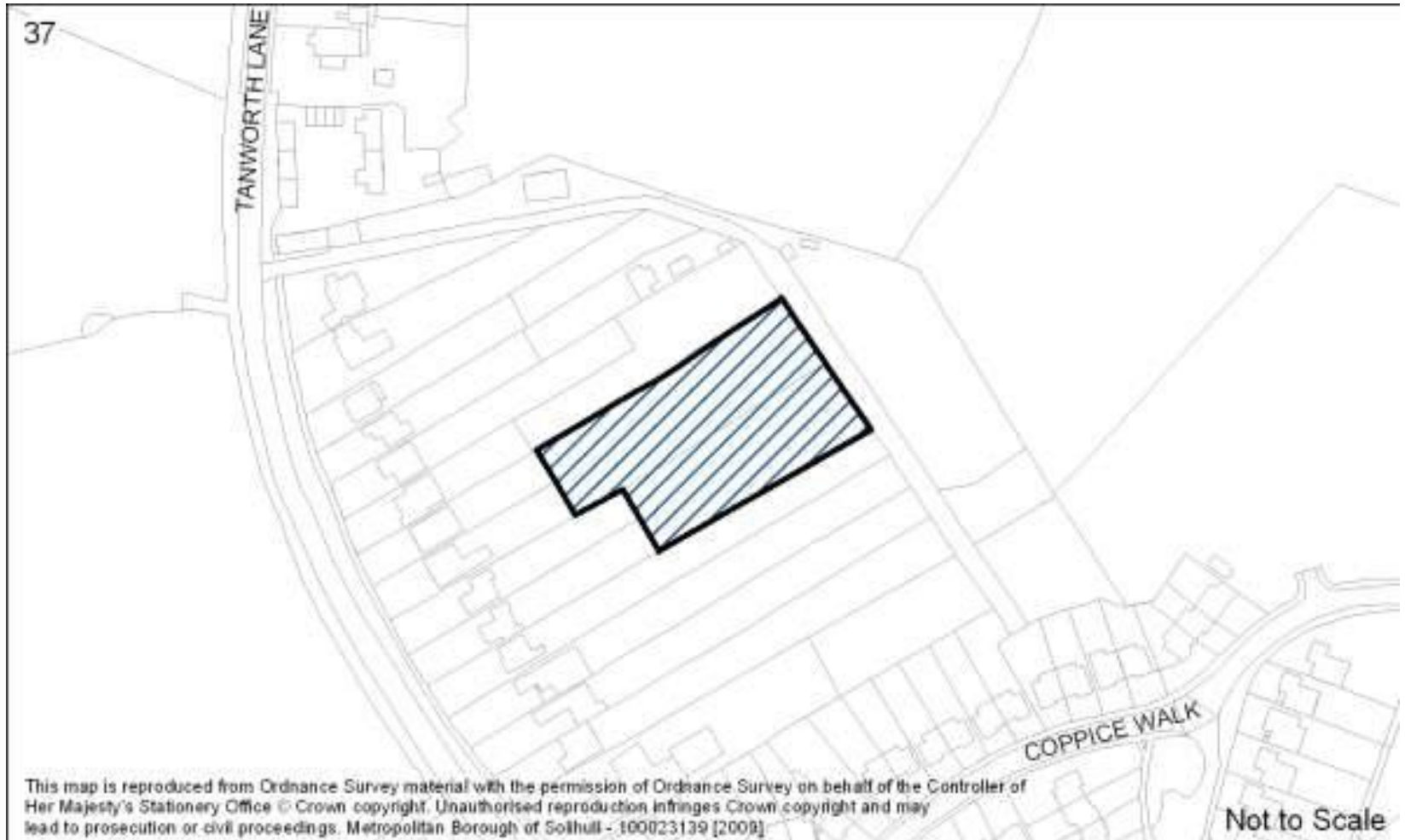
Site 17 Mount Dairy Farm, Tanworth Lane / Coppice Walk



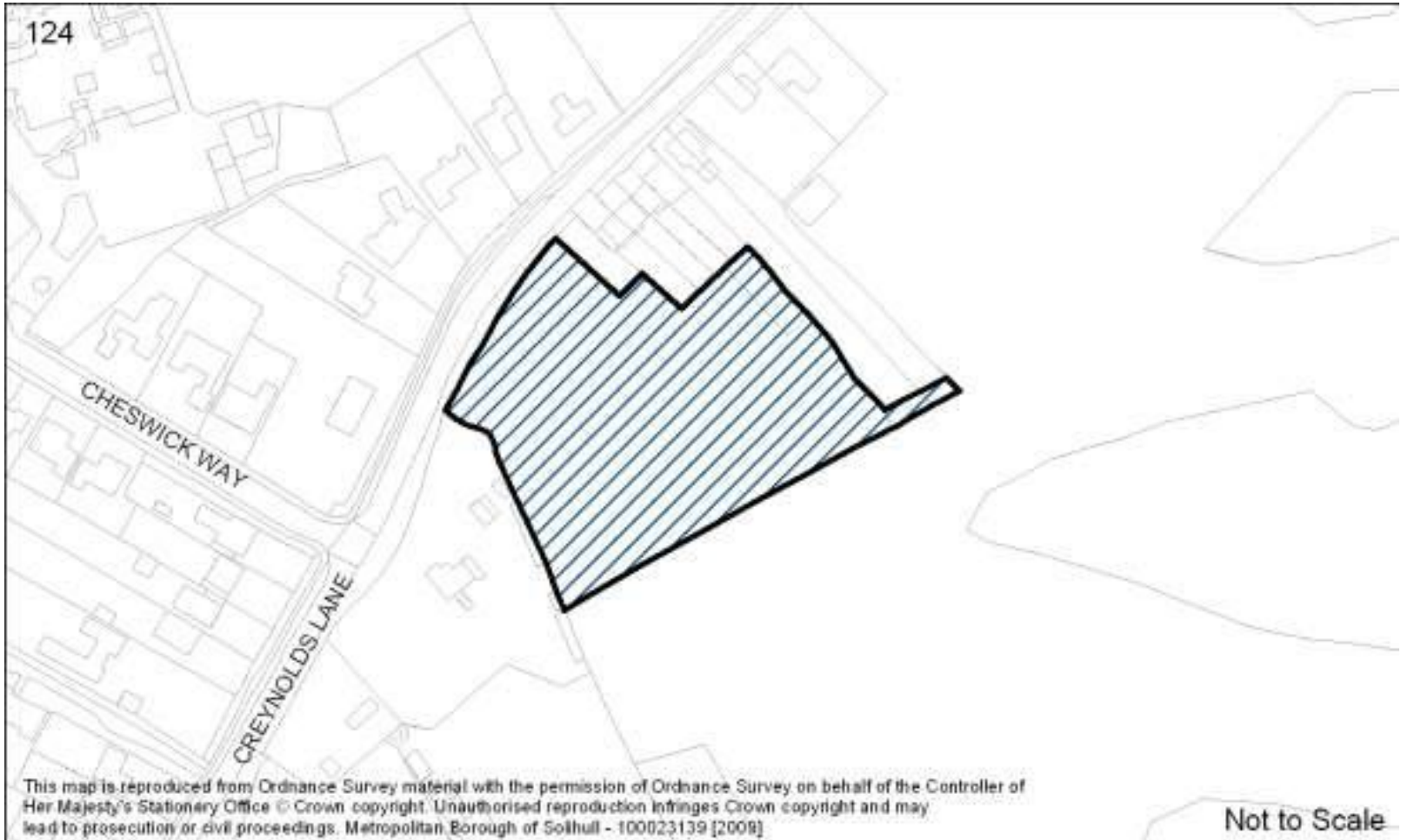
Site 177 Coppice Walk



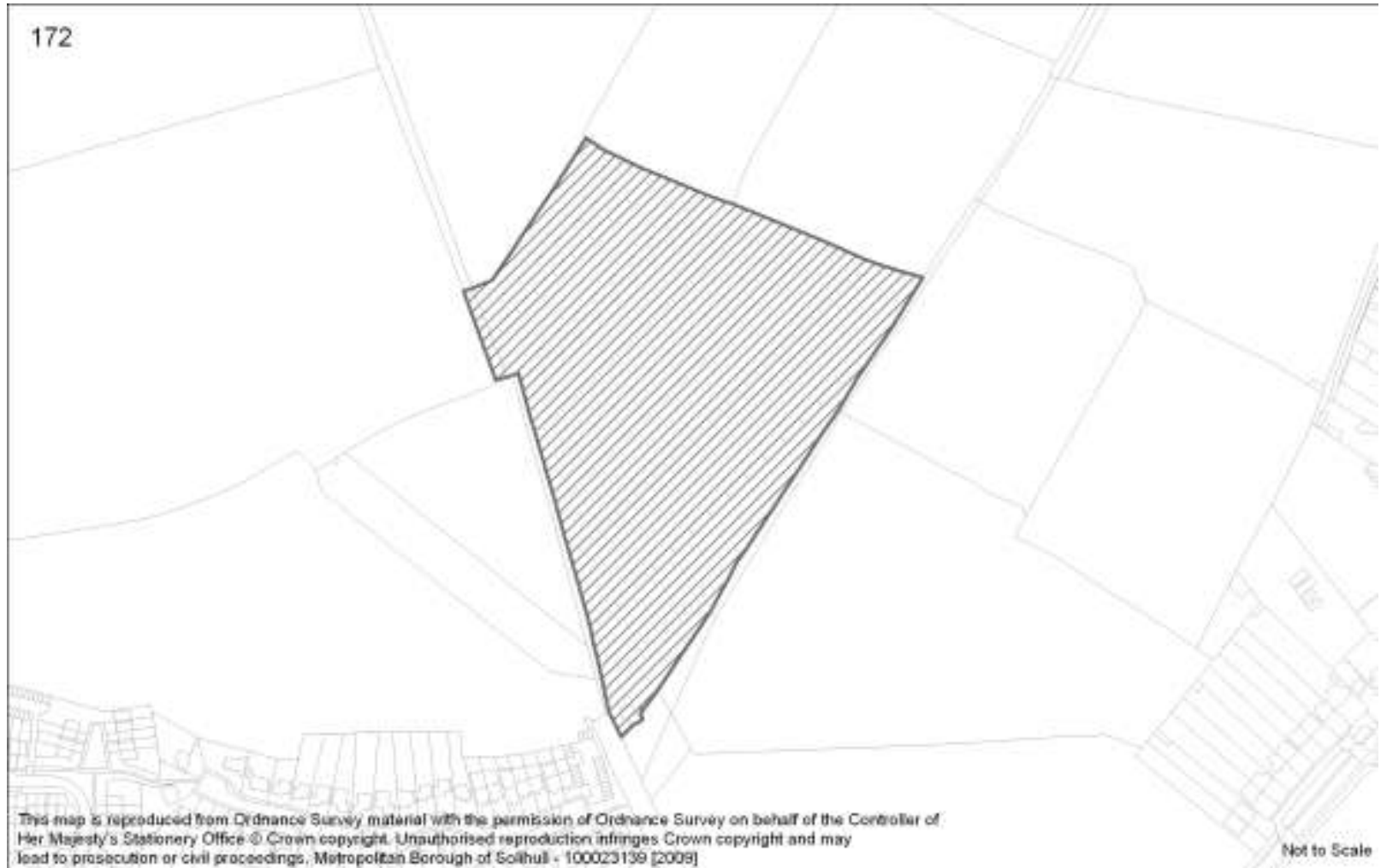
Site 37 Land to rear of 579, 581, 583, 585 Tanworth Lane



Site 124 Land adjacent to 173 Creynolds Lane



Site 172 Land off Creynolds Lane (Site 1)



Site 173 Land off Creynolds Lane (Site 2)



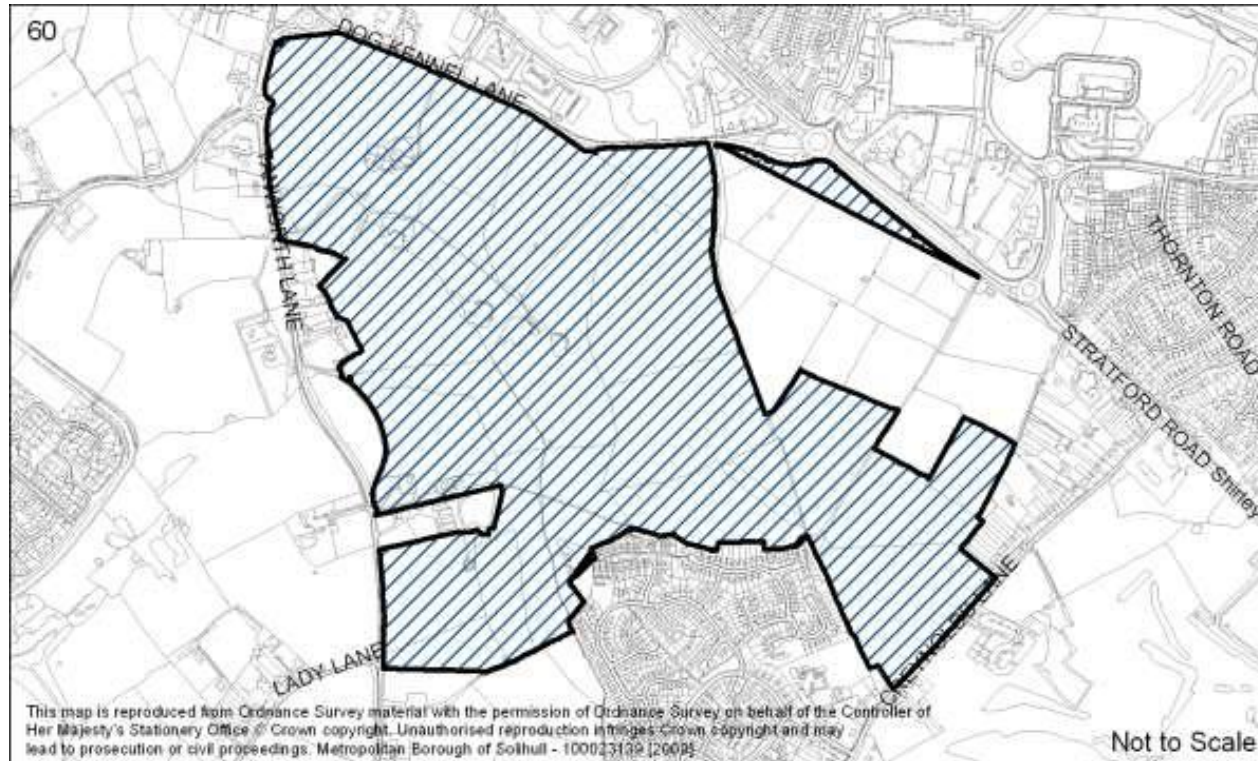
Site 211 The Old Vicarage Vicarage Road



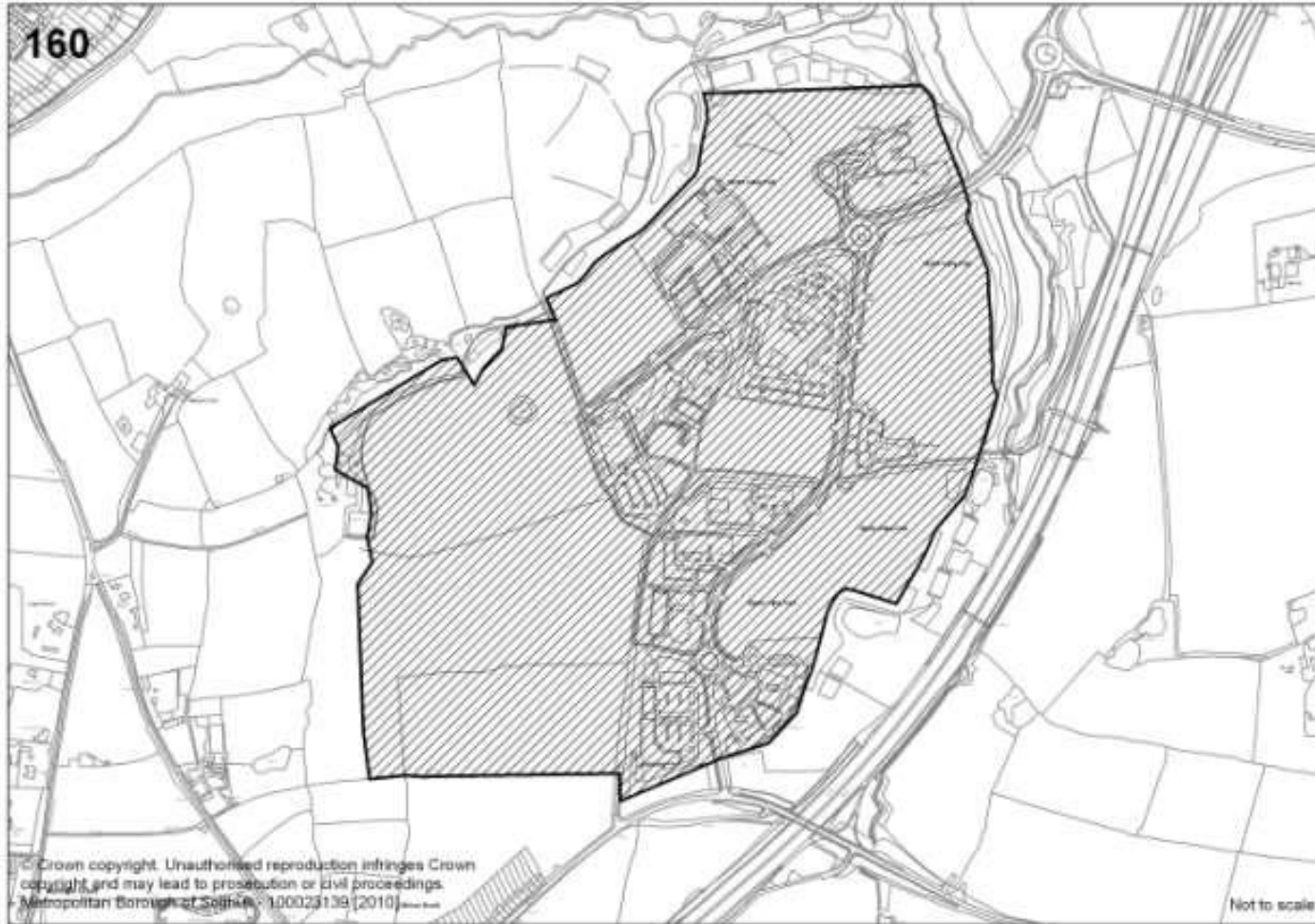
Site 212 Brooklin and Bluebell Cottage, Warnings Green Lane



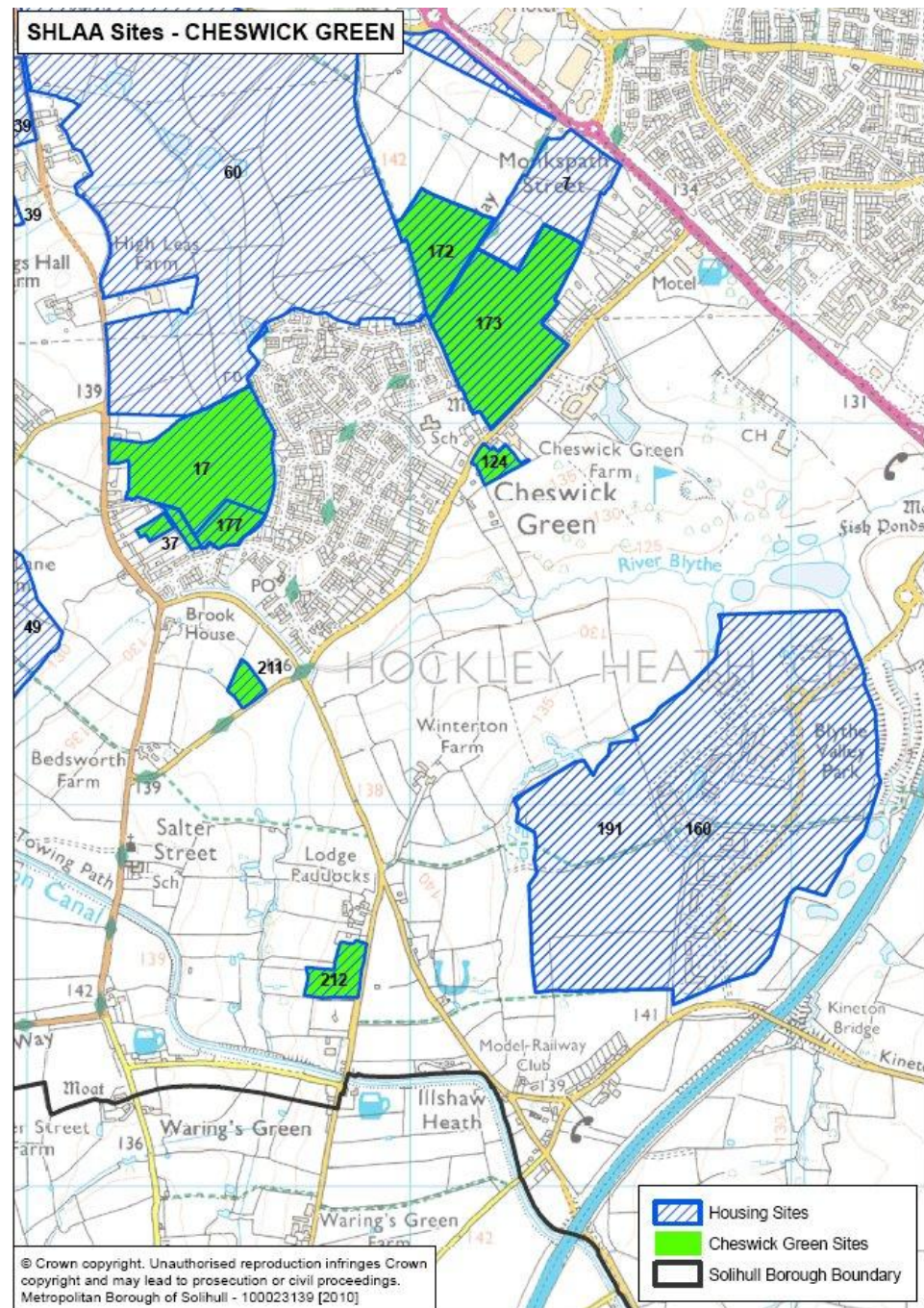
Site 60 Land at Light Hall Farm



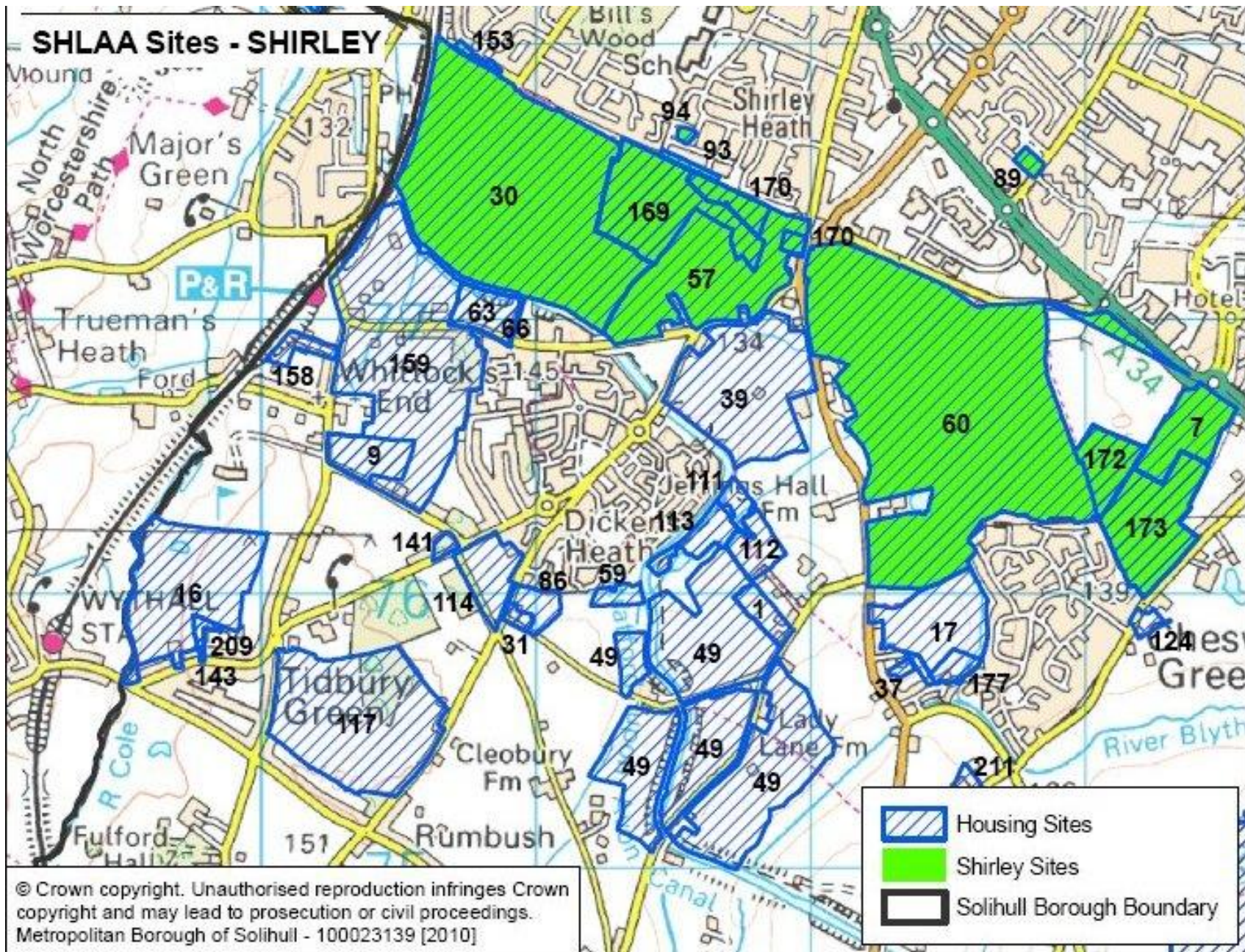
Site 160 and 191 Blythe Valley Business Park



7	Land at Stratford Road
17	Mount Dairy Farm, Tanworth Lane / Coppice Walk
37	Land to rear of 579, 581, 583, 585 Tanworth Lane
60	Land at Light Hall Farm, Dog Kennel Lane
124	Land adjacent 173 Creynolds Lane
160/ 191	Land at Blythe Valley Business Park
172	Land off Creynolds Lane, Site 1
173	Land off Creynolds Lane, Site 2
177	177 Land off Coppice Walk
211	The Old Vicarage, Vicarage Road
212	Brooklin and Bluebell Cottage, Warings Green Lane



SHLAA Sites - SHIRLEY



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Development concerns

- All Green Belt except for sites 17 and 177
 - (need exceptional reasons for development in Green Belt)
- Erosion of gaps between Cheswick Green and other settlements
- More traffic
- Lack of facilities? e.g. school
- Increase in flooding risk for Cheswick Green – faster ‘run off’

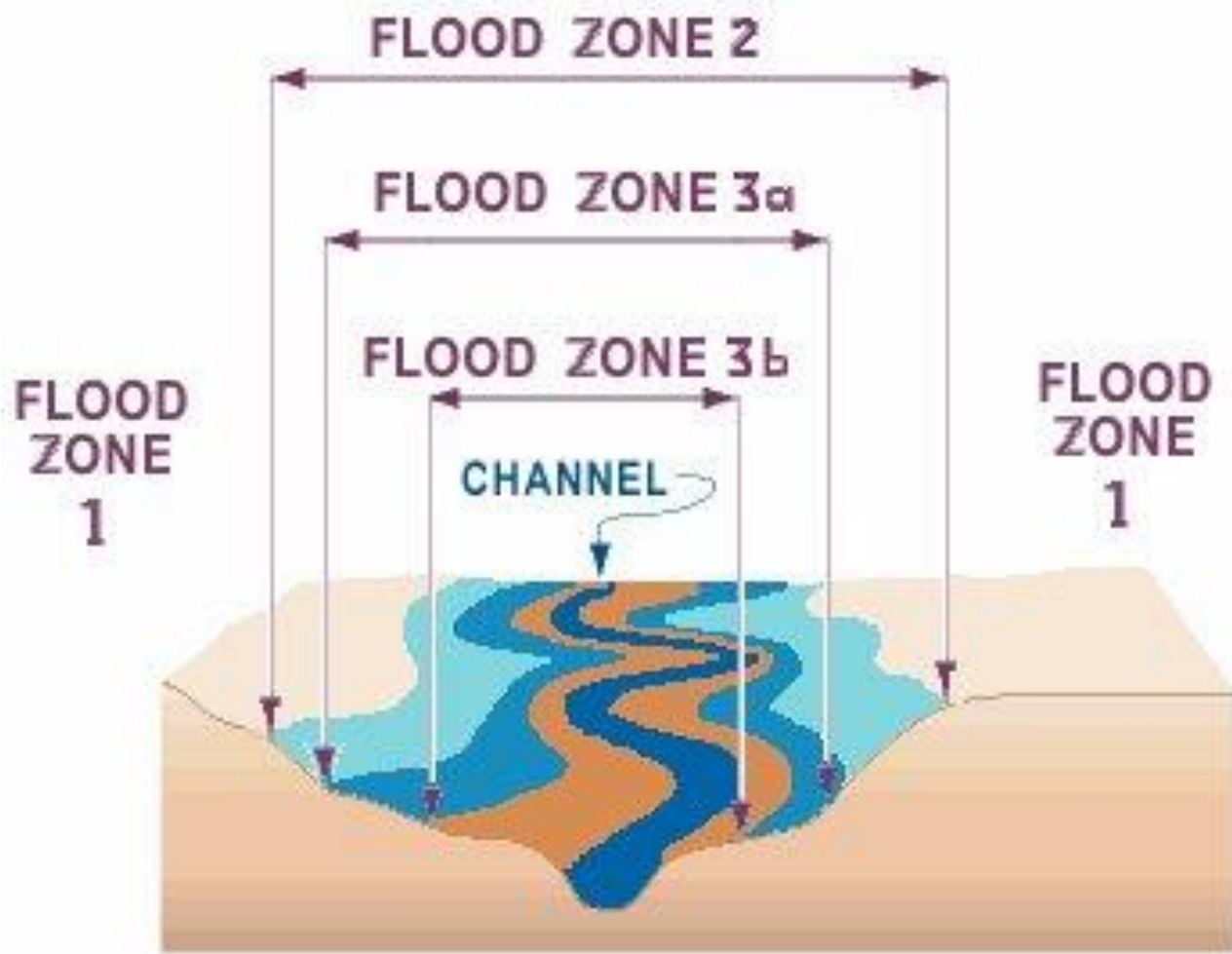
Cheswick Green Flood 20th July 2007

Cheswick Green
Parish Council

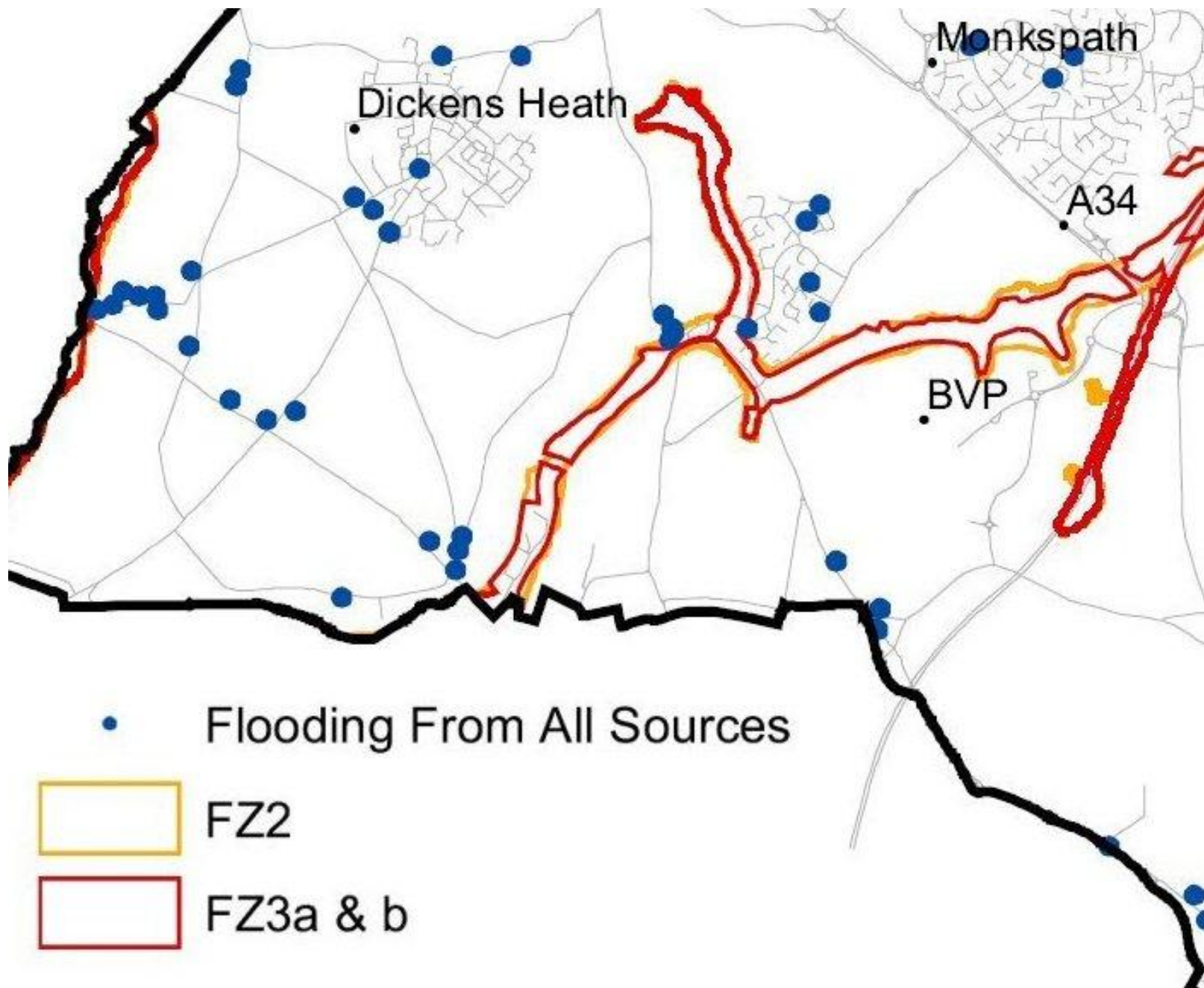
Slides come next

- To make the files smaller photos have been removed the from this presentation
- Photos of the flood available in the Photo Gallery section of the website

Flood Zones



- **Zone 1: Low Probability**
- This zone comprises land assessed as having a less than 1 in 1000 annual probability of river flooding in any year (<0.1%).
- **Zone 2: Medium Probability**
- This zone comprises land assessed as having between a 1 in 100 and 1 in 1000 annual probability of river flooding (1% – 0.1%) in any year.
- **Zone 3a: High Probability**
- This zone comprises land assessed as having a 1 in 100 or greater annual probability of river flooding (>1%) in any year.
- **Zone 3b: The Functional Floodplain**
- This zone comprises land where water has to flow or be stored in times of flood. This Flood Zone comprises land which would flood with an annual probability of 1 in 20 (5%) or greater in any year.

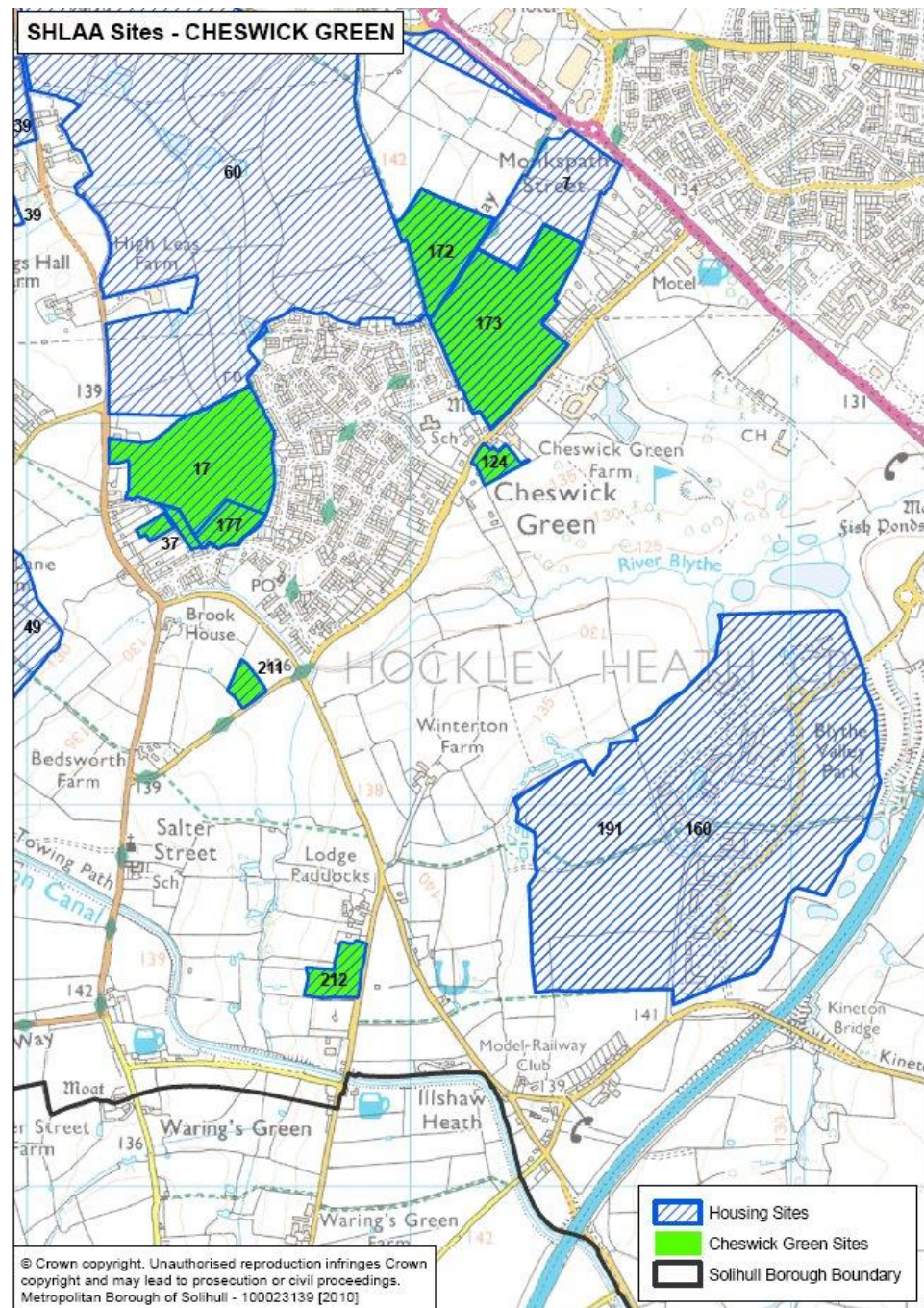


What does Cheswick Green need?

Housing to meet local need?

- Is the village short of any types of housing? - suggestions
 - housing for the elderly
 - starter homes for young Cheswick Green people
- What do you think?
 - What?
 - How many?
 - Where?

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What Next?

- Individual comments to Solihull via Solihull Council website, by form or letter. Closing date 10th December 2010
- Individual comments to Cheswick Green Parish Council via CGPC website, email or by letter by 10th December 2010.
- Parish Council will respond on behalf of the Parish.
- Please look at CGPC website for details.