

Planning Application PA/2018/2525
OUTLINE PLANNING PERMISSION TO ERECT 90 DWELLINGS ON LAND AT
STATION ROAD, ULCEBY

This planning application has been objected to by Ulceby Parish Council and has been REFUSED planning permission by North Lincolnshire Council. The applicant has appealed the decision by North Lincolnshire Council and a decision regarding this planning application will be made by the Planning Inspectorate.

All representations made to North Lincolnshire Council regarding this planning application will be forwarded to the Planning Inspectorate and the appellant and will be considered by the Inspector when determining the appeal.

IF YOU FEEL STRONGLY ABOUT THIS PLANNING APPLICATION

and have not written to North Lincolnshire Council previously please send your views to the Planning Inspectorate **BEFORE 23rd OCTOBER 2019.**

Your statement could include the following:

1. The proposed development will introduce a significant amount of built form on a greenfield site **outside the identified settlement boundary of Ulceby** that would urbanise the existing rural landscape. It will introduce harmful character impacts upon open countryside and this is contrary to the aims of policies CS2 of the North Lincolnshire Core Strategy and RD2 of the North Lincolnshire Local Plan.
2. The village of Ulceby currently has planning permission granted for in excess of 50 properties – all centrally situated within the village much closer to existing amenities. These 50 properties plus recent growth indicates that Ulceby has contributed significantly to the housing stock requirement in North Lincolnshire without having a further 90 houses imposed on the village.
3. The proposed access arrangement would intensify the use of the existing highway infrastructure exacerbating existing local highway safety concerns. The proposal will carry highway safety impacts that would put both existing and future users at risk. The proposed development is contrary to the aims of policy T2 on the North Lincolnshire Local Plan.
Ulceby Road Safety group are conversing with North Lincolnshire Council and Highways England who acknowledge the massive problems Ulceby faces on a daily basis with HGV traffic travelling through the village to and from the ports at Immingham. It is recognised that the volume of traffic travelling through the village does impose severe highway safety concerns. A housing development along this road would only exacerbate this problem further.
4. The applicant claims that the proposed development would satisfy a need for housing for the elderly in the village. The proposed development is at the furthest point from the village amenities – shop, post office and church (just under 1 km in distance) and is a wholly unsuitable, unsafe and too great a walking route and distance for the elderly to undertake.
5. Request that this planning application is **REFUSED.**

Your statement should be sent to:

north2@planninginspectorate.gov.uk or to The Planning Inspectorate, 3D, Temple Quay House, 2 the Square, Bristol. BS1 6PN

You must quote the appeal reference in your correspondence – **APP/Y2003/W/19/3233292**

Outline planning permission to erect 90 dwellings and construct access, with appearance, landscaping, layout and scale reserved for subsequent approval – land at Station Road, Ulceby.

Your statement MUST BE RECEIVED BY 23rd OCTOBER 2019