



Katherine Smith
Wychavon District Council
Civic Centre, Queen Elizabeth Drive
Pershore
Worcestershire
WR10 1PT

By email only to: katherine.smith@malvern hills.gov.uk

15 November 2021

Dear Katherine,

APPLICATION NO: 18/00771/OUT

DESCRIPTION: Development of up to 500 dwellings (C3 Use Class) including means of access (two vehicular access points from the B4080 and a pedestrian/cycle access from Derwent Drive) and associated infrastructure and landscaping including provision of formal and informal open space and drainage attenuation basins

LOCATION: Land East of Bredon Road, Off Tewkesbury Road, Bredons Hardwick

Thank you for consulting the Cotswolds Conservation Board ('the Board') on this proposed development, which would be located in the setting of the Cotswolds National Landscape.¹

In reaching its planning decision, the local planning authority (LPA) has a statutory duty to have regard to the purpose of conserving and enhancing the natural beauty of the National Landscape.² The Board recommends that, in fulfilling this 'duty of regard', the LPA should: (i) ensure that planning decisions are consistent with relevant national and local planning policy and guidance; and (ii) take into account the following Board publications:

- Cotswolds Area of Outstanding Natural Beauty (AONB) Management Plan 2018-2023 ([link](#));
- Cotswolds AONB Landscape Character Assessment ([link](#)) particularly, in this instance, with regards to Landscape Character Type (LCT) 19 (Unwooded Vale) and 1 (Escarpment Outliers) which the development could potentially be seen from;
- Cotswolds AONB Landscape Strategy and Guidelines ([link](#)) particularly, in this instance, with regards to LCT 19 ([link](#)), including Section 19.8, and LCT 1 ([link](#)), including Section 1.8;
- Cotswolds AONB Local Distinctiveness and Landscape Change ([link](#));
- Cotswolds Conservation Board Position Statements ([link](#)) particularly, in this instance, with regards to Development in the Setting of the AONB Position Statement ([link](#)) and Tranquillity Position Statement ([link](#)) in particular section 4.5.

The Board's previous response, dated 13th July 2018, objected to this application due to the potential increase in traffic through the Cotswolds Area of Outstanding Natural Beauty ('AONB') resulting from the proposed development and its potential significant adverse impact on the tranquillity of the AONB which is one of the AONB's 'special qualities'. The Board requested that the applicant undertook further assessments of the potential vehicle trips into/out of the AONB resulting from the proposed development, particularly in relation to the AONB villages around Bredon Hill.

Cotswolds Conservation Board

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The Cotswolds National Landscape is a designated Area of Outstanding Natural Beauty (AONB), managed and looked after by the Cotswolds Conservation Board.

cotswoldsaonb.org.uk

Chairman:
Brendan McCarthy
Vice Chair:
Rebecca Charley

Whilst the Board notes the applicant's submission of revised highways information in support of this application, including a Transport Assessment Addendum, it is disappointing that this does not appear to include any updated assessment of potential trips through the AONB as requested by the Board.

Therefore, the Board continues to **object** to this application for the reasons outlined in our previous response.

Should you require any further clarification on any of the points raised above please do not hesitate to contact me.

Yours sincerely,



Simon Joyce

Planning Officer

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NOTES:

- 1) Cotswolds National Landscape is the new name for the Cotswolds Areas of Outstanding Natural Beauty (AONB). The new name takes forward one of the proposals of the Government-commissioned 'Landscapes Review' to rename AONBs as 'National Landscapes'. This change reflects the national importance of AONBs and the fact that they are safeguarded, in the national interest, for nature, people, business and culture.
- 2) Section 85 of the Countryside and Rights of Way Act 2000.
www.legislation.gov.uk/ukpga/2000/37/section/85
- 3) The documents referred to in our response can be located on the Cotswolds National Landscape website under the following sections
 - a. Cotswolds Area of Outstanding Natural Beauty (AONB) Management Plan 2018-2023
www.cotswoldsaonb.org.uk/management-plan
 - b. Cotswolds AONB Landscape Character Assessment
www.cotswoldsaonb.org.uk/lca
 - c. Cotswolds AONB Landscape Strategy and Guidelines
www.cotswoldsaonb.org.uk/lsg
 - d. Cotswolds AONB Local Distinctiveness and Landscape Change
www.cotswoldsaonb.org.uk/ldlc
 - e. Cotswolds Conservation Board Position Statements
www.cotswoldsaonb.org.uk/ps1
www.cotswoldsaonb.org.uk/ps2

