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25 August 2023

Clerk to Kexby PC
16 Glentworth Road
Kexby
DN21 5NA

Dear Sir/Madam

APPLICATION REFERENCE NO: 146944

PROPOSAL: Outline planning application to erect 2no. dwellings with all matters reserved.

LOCATION: Land off Willingham Road Kexby Gainsborough DN21 5ND

APPLICATION TYPE: Outline Planning Application

APPLICATION CATEGORY: Minor - Dwellings

I refer to my previous consultation on the above and now wish to inform you that the application has been amended as follows.

CHANGE IN DESCRIPTION (5NO. DWELLINGS TO 2NO. DWELLINGS) AND NEW SITE LOCATION PLAN

The planning application forms, plans and other documents including the amendments may be viewed on the Council's website at www.west-lindsey.gov.uk/planning.

If you have any observations on the proposed amendments, please make them by filling in the attached pro-forma and returning it to me **within 14 days of the date of this letter**. You are advised to keep a copy for your records. Any observations made will be taken into account by the District Council when a decision on the application is made.

If you do not reply within 14 days I will assume that your Council has no observations to make on the amendments. I will, of course, arrange for any observations you have already made on the original application to be taken into account when a decision is made, and there is, therefore, no need to respond if you have nothing further to add to your Council's earlier comments.

I would point out that, under the Local Government (Access to Information) Act 1985, any written observations received that are reported to the Planning Committee will become

“background papers” to the report, and as such will be made available for public inspection in accordance with the Act.

If you need to contact the case officer named above, please use the direct dial number given. If the case officer is not available to answer the call, please leave a voicemail message for him/her, and he/she will return your call as soon as possible. It would be very helpful if you would use the voicemail service in this way rather than ringing the general number for the Council and attempting to speak to another member of staff, as the case officer is best placed to deal with your query.

Yours faithfully

Danielle Peck
On behalf of West Lindsey District Council

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WEST LINDSEY DISTRICT COUNCIL
PLANNING APPLICATION – PARISH/TOWN COUNCIL OBSERVATIONS
ON AMENDED PLANS

25 August 2023

Application No.: 146944
Location : Land off Willingham Road Kexby Gainsborough DN21 5ND
Proposal : Outline planning application to erect 2no. dwellings with all matters reserved.

My Council has the following objections on the proposed amendments:

Kexby Parish Council object to the proposed amendments, Mrs Whitton was refused planning permission for a similar large property in this area, to now permit two similar dwellings would be unfair and inconsistent.

The Council are not opposed to development in principal but there are already quite a high proportion of larger dwellings within the village and the primary need is for some affordable housing. Kexby has a tradition of families remaining in the village for several generations but we are currently finding that young people are having to move away due to lack of such housing.

A development of smaller properties would also enable older residents to downsize without having to leave the village, thus freeing up family sized properties. This site would be ideal for this purpose given its proximity to the bus stop, the fact that is an easy walk on level ground would make it more readily accessible for the more elderly for whom the incline from the village can be quite challenging.

If the space is too limited for 5 dwellings (although we presume that the architect was familiar with the site when the original proposals were drawn up) would it not be possible to have 4 affordable properties? The gardens may be quite small but many people do not want particularly large gardens and there are allotments available in Upton for Kexby residents should anyone require more land.

Signed..... Date.....

For Kexby Parish Council.

Please return form within 14 days of the date given in the heading, to the Development Management & Local Plans Manager, FAO Danielle Peck, Guildhall, Marshall's Yard, Gainsborough, Lincs DN21 2NA.