

KILMACOLM COMMUNITY COUNCIL

Minute of Special Meeting: Tuesday 11 December 2018

Kilmacolm Community Council Special Meeting

Tuesday 11 December 2018 at 7.30pm in Room 104 Kilmacolm Community Centre

Present:

Mike Jefferis - Chair
Helen Cook – Vice Chair
David Goddard – Secretary
Edwin Fisher – Treasurer
Alda Clark
Helen MacConnacher

Attending:

Bill Crookston - Kilmacolm Residents Association; Delia Conway; Bill Crawford;
Jim Hood - Kilmacolm Civic Trust; Stuart McKay

Apologies:

Frances Fulton; David Madden; Dale McFadzean; Cllr Christopher Curley – Ex Officio Member; Cllr Stephen McCabe – Ex Officio Member; David Wilson - Ex Officio Member; Ronnie Cowan MP - Ex Officio Member

1. Welcome

The Chair opened the Special Meeting of the Kilmacolm Community Council and welcomed those attending. He explained that the Special Meeting had been called to consider the Planning Application 18/0322/IC.

2. Planning Application 18/0322/IC

The Chair explained that Planning Application 18/0322/IC had been lodged on behalf of Taylor Wimpey seeking planning permission in principle for a proposed residential development of circa 100 units on the land at Planetreeyetts, Kilmacolm.

The Chair outlined the development proposal and explained what was covered in the Background Papers lodged in support of the application. He pointed out that the Ecological Assessment commissioned by Taylor Wimpey was at odds with the assessment carried out in 2017 on behalf of Inverclyde Council that looked at Planetreeyetts as a potential Local Nature Conservation Site (LNCS). He also expressed the shared view that the vehicle trip rate estimates in the supporting Transport Assessment did not adequately reflect what the reality was likely to be for a development of the size and location proposed.

Subject to Approval at the January 2019 Meeting of the Kilmacolm Community Council

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The application and the concerns it raised were fully discussed by the meeting and it was agreed that the Kilmacolm Community Council would oppose the the application on the following grounds:

- The proposed development was in contravention of the current Inverclyde Local Development Plan policies in regard to housing developments in the designated Green Belt
- The proposal did not support the declared policy that the bulk of the housing allocation for Inverclyde should be directed in the “core areas” where the infrastructure such as schools could be provided efficiently and where sustainability goals could be met, for example, by avoiding the reliance on private motor transportation.
- There is no perceived shortfall in the Kilmacolm housing supply that justifies a development of the size and type proposed
- The road infrastructure would not support the additional vehicular traffic that would be generated from the proposed development.

The Chair would draft the Kilmacolm Community Council's objection response to Inverclyde Council for review and submission.