

Central Lincolnshire Local Plan Preliminary Draft – Consultation  
Comments from Metheringham Parish Council (MPC) – November 2014

Some members of the parish council attended the Local Plan Drop in Session held at Navenby Venue on 29<sup>th</sup> October. However this session was focused towards the cliff villages and very little information relating to Metheringham was available.

The comments detailed below are from Metheringham Parish Council members; due to the time constraints no public consultation has taken place.

Page Number	Policy Number	Item Number	Comment
4		2.1.3	Decision making on planning applications remains with the LA – Parish /Town Councils that obtain Quality Council Status (Local Council Award Scheme), should be statutory consultees on planning applications in their community.
10	LP2		<p>Metheringham has been identified as a growth village, the council are in support of this if the developments are in the right locations. The two areas of land already identified in the SHELAA 2014 – CL900 may be suitable for light industrial /employment and CL904 for mixed housing and associated amenities eg. doctors, dentist and community building. The council may be in favour of the above two sites for proposed development; however they must include the appropriate infrastructure to support the developments. A planning application for a 30MW biomass anaerobic digester facility has recently been approved by the LA for site CL903.</p> <p>*It is also noted that there are several areas of land identified in the neighbouring parishes of Dunston and Nocton (small villages) for development of 3 dwellings per site. However on the SHELAA 2014 the estimated site capacity for both parishes equates to 511. At this current time they have no amenities and use Metheringham as their immediate service centre; the accumulation of these proposals should be given consideration.</p>
14	LP4		<p>Economic growth within Metheringham would be welcomed; as the majority of people leave the village to commute to work in Lincoln, Sleaford and surrounding RAF bases.</p> <p>Infrastructure – the road network must be improved the B1188 and A15 are ‘red routes’ due to the high number of serious collisions and deaths. Communication – phones and broadband in the centre of Metheringham is reasonably well served and has recently acquired BT infinity. However there are some areas of the parish eg Metheringham Heath, Metheringham Fen, Sots Hole and Tanvats that suffer from extremely poor phone/broadband facilities and in some cases no broadband. This will have a detrimental impact on new businesses moving into the area.</p>

18	LP6		A sustainable visitor economy in Lincoln is to be encouraged as this could have a positive impact on the surrounding villages.
20	LP7		Health and Wellbeing are crucial the parish council want to build a new sports pavilion in the village to enhance the services on offer. Additional recreation land is required and with potential future development of new residential properties will only exacerbate the issue. A new super health clinic would be an asset to Metherringham and would also serve the neighbouring villages of Dunston, Nocton, Blankney and Scopwick, total approximate population of 5561.
22	LP8 & LP9		There are already a high number of bungalows in the village so any future developments should include a mix of housing for families, first time buyers, single parents, affordable homes, this should meet the needs of all sectors of the community. CIL or 106 payments should be paid direct to the relevant town/parish council and not to the LA.
25	LP10 & LP11		<p>As stated above the infrastructure is paramount to support future growth.</p> <ul style="list-style-type: none"> <li>• Improve road network – dual A15 and A17</li> <li>• Improve public transport in the evening and offer a bus/train service on a Sunday</li> <li>• Communications and broadband to be developed for all in the parish</li> <li>• Additional Recreation land</li> <li>• Allotment plots</li> <li>• Land for burials/extension of the cemetery</li> <li>• Community Buildings</li> <li>• Health Clinic</li> </ul> <p>The council appreciate Metherringham is located in an agricultural rural area and accept the benefits this brings to the district, however the agricultural vehicles currently in use are extremely large and sometimes wider than some of the roads. The centre of Metherringham already has a number of traffic problems relating to residents from Metherringham and surrounding villages accessing our facilities. (There are two car parks FOC in the village centre). It is not clear from the plan where funding will be obtained to improve the infrastructure.</p>
31	LP12		Some parts of the parish are in Flood Zone 3 and parts of the village centre experience flash flooding. Appropriate sewerage and drainage should be considered before any future developments.
33	LP13		New or extensions to community facilities are essential with any proposed new development.
34	LP15		The council has serious concerns about the potential loss of the distinctive rural landscape. The LPA has recently approved two major applications for renewable energy

			facilities; 30MW biomass fuelled renewable energy facility on Metheringham Heath and in the neighbouring parish of Scopwick/Blankney a 49.59MW solar photovoltaic power generating installation with associated 132kv substation. A NSIP for 23 wind turbines of 149.5metres in height is in the consultation stages in the neighbouring parish of Nocton. The parish council is concerned about the cumulative affect these major developments will have on the rural landscape.
Pg 38	LP16		The council are in favour of low carbon living, however some of the recent applications approved by the LPA as stated above in LP15, will have an impact on sourcing our food locally. The soil is grade 2 or 3 – very good/good agricultural land as stated in the Agricultural Land Classification System. The parish council are therefore concerned about the possible loss of very good quality agricultural land.
Pg 39	LP17		At the current time there is one stand-alone renewable energy scheme in the parish of Metheringham and two in neighbouring parishes. One of the schemes the anaerobic digester on Nocton Fen has recently raised traffic safety concerns in Metheringham, which are to be addressed by LCC. This will only be exacerbated when the biomass anaerobic digester facility on Metheringham Heath is in operation with the growing of maize locally and within a 30 mile radius which will equate to 7,500 vehicle movements per annum. The following have recently been approved within NK at Leasingham a further anaerobic digester facility and at Branston a solar farm.
Pg 40	LP18		The green infrastructure such as stepping out walks, public rights of way and wildlife, may suffer detrimental impacts due to the above proposals any further industrialization of the area could see long term damage.
Pg 44	LP20		Greater power should be granted to parish/town councils in relation to the historic environment when considering planning applications. The members of the council/residents of the parish have local knowledge which should be listened to.
Pg 44	LP21		In agreement with the principles of the policy; however local knowledge presented by residents must be acknowledged.
Pg 47	LP22		The parish council have been searching for additional recreational land for many years without any success. If any further land is identified during this process that is suitable for recreational use the parish council will be happy to discuss with the landowner.
Pg 48	LP23		The local highways authority to be encouraged to adhere to the relevant legislation and local plan.
Pg 50	LP24		States 10% or more (for dwellings) and 1,000 square metres of floor-space (non-dwellings) and 0.5 ha (for

			operational areas), in order to give the community a greater say. 10% or more is too vague; an exact figure should be stipulated. Increasing the number of dwellings etc., by up to the figures suggested would eat into the land used for agriculture, and would most certainly alter the character of the village. The bigger Metherringham grows, the more its facilities/resources will be used by residents of surrounding settlements - leading to greater pressure on Metherringham's already pressured facilities.
Pg 51	LP25		If land is to be taken for development, brown land should be used first. Has an exercise been done to identify brown land within the whole consultation area? If not, this should be done to identify the extent to which it would meet Lincolnshire's housing needs, before encroaching on green field sites. It is noted most of the areas identified in the SHELAA 2014 in Metherringham Ward are currently green field sites in agricultural use.
Pg 57	LP27		Future development could result in communities merging, with a consequent loss of village identity eg Metherringham and Dunston; Potterhanworth/Washingborough/Heighington etc. Any new major road structures should not separate one part of an existing settlement from another.
Pg 59	LP28		The road network must be vastly improved to cope with a higher number of vehicles; many of the roads are already gridlocked at peak and off peak times of the day.
Pg 63	LP31		Some economic growth in Lincoln would be welcome and the importance of maintaining a variety of employment opportunities is crucial.
Pg 71	LP39	7.6.3	Large areas of Metherringham parish are in a rural location eg the Heath, Metherringham Fen and the hamlets of Sots Hole and Tanvats. Item 7.6.3 states residential development in rural settlements will be of a modest scale; this is open to interpretation and needs to be clarified. It would appear LP39 does not apply to 'growth villages' clarification is required.

11<sup>th</sup> November 2014  
Ms S Wetherall  
Clerk to Metherringham Parish Council