

ARTHINGWORTH PARISH COUNCIL

Minutes of the Extraordinary Meeting held on Wednesday 24th January 2024

Present:- Councillors Lesley Sanderson (Chairman), Bernadette Kennedy, Michael Kennedy, Liz Ellis

Apologies:- Cllrs. Keith Ross (Work), Sue Handy (illness)

Attendees:- None

Declarations of Interest:- None

Planning Applications:-

WNC/23/00043/WASVOC - Variation of Condition 9 (timing of access construction and off-site highway improvement works) of planning permission ref. 17/00037/WASVOC, as amended by Non-Material Amendment ref. 18/00049/WASNMA at LAND AT WORMSLADE FARM, CLIPSTON ROAD, CLIPSTON LE16 9RP

**Variation of Condition 2 (Revised Approved Plans/Drawings) of planning permission ref. 17/00037/WASVOC, as amended by Non-Material Amendment ref. 18/00049/WASNMA
Land At Wormslade Farm, Clipston Road, Clipston LE16 9RP**

The Parish Council feel very strongly that this application, for further variations of the conditions, should not be allowed for the following reasons:-

- 1) The original application was permitted in 2015 incorporating strict conditions. There have been several amendments and variations made since then which make it difficult to ascertain just what the development entails.
- 2) Permission for this development was granted by Northants. County Council 8 years ago using the conditions relevant at that time. The Parish Council feels very strongly that circumstances have changed and that a new application should be submitted incorporating the various amendments and variations made over the years.
- 3) The application included a condition that work should be begun within 3 years. This condition has not been met, therefore the Parish Council feel that the original application is no longer valid.
- 4) The plans are very poorly drawn and it is not clear how the variations will change the original application. There also appears to be an extremely high mast which would not be acceptable in such a rural area.
- 5) This is a large business development and will have a significant detrimental effect on local residents and users of the A508. It should be noted that the A508 and Clipston Road (a single track road) get extremely busy during school times and it should be considered whether, given the substantial amount of new housing in the area, the extra traffic being imposed should be re-assessed.
- 6) The Parish Council feel very strongly that the new Planning Authority needs to assess the road structure as it is felt that there must be considerable improvement before the development is begun.

The Parish Council feel very strongly that these applications for further amendments and variations be refused and the application be re-submitted and re-considered by West Northants. Council.

Meeting closed at 7.15pm