



PL/2023/01634/MINFOT - Yew Tree Cottage - erect stoned hardstandings and access drive for caravan pitches

The KDBH Neighbourhood Forum (the Forum) notes that this is the **third** application relating to the establishment of a caravan site at this address. The first, for 13 pitches was withdrawn. The second for an amenity block to support a 'Certified Location' caravan use was refused in June 2023 as inappropriate development in the Green Belt. It appears that the applicants' assumption that the Certified Location did not require permission was erroneous and that this new application now seeks planning permission for the 5 hardstandings.

The Forum **maintains its objection** to caravan site development in this location on the grounds that such a use is inappropriate development in the Green Belt and no very special circumstances have been advanced that outweigh the harm caused. Of particular concern is that the hardstanding use, linked to the Caravan Club's 'Certified Location', will generate a need for an amenity block housing toilets showers and washing up facilities. This would be expected by caravanners and motorhome users and without which, there is an obvious risk of noxious waste being disposed of in hedgerows etc. The recently refused application for an amenity block confirms that any approval to the hardstanding use will be followed by an application for the necessary supporting infrastructure. This would be creeping development that should be resisted from the outset.

The Forum therefore maintains its objection to this development. In the unwelcome situation that the Council overrides this objection, the Forum would again request that any consent should be limited to one year so that compliance with the requirements of a Certified Location can be reviewed.

Roger Cook

Chair, Knowle, Dorridge and Bentley Heath Neighbourhood Forum