



CHELTENHAM

BOROUGH COUNCIL

Notice of a meeting of Planning Committee

Thursday, 21 March 2019
6.00 pm

Membership	
Councillors:	Simon Wheeler, Garth Barnes (Chair), Paul Baker (Vice-Chair), Stephen Cooke, Diggory Seacome, Victoria Atherstone, Bernard Fisher, Dilys Barrell, Mike Collins, Alex Hegenbarth, Karl Hobley, Paul McCloskey, Tony Oliver, Dennis Parsons (Reserve), John Payne and Rowena Hay

The Council has a substitution process and any substitutions will be announced at the meeting

Agenda

- c) **18/02581/FUL Cromwell Court, Greenway Lane, Charlton Kings** (Pages 5 - 8)

Contact Officer: Judith Baker, Planning Committee Co-ordinator,
Email: builtenvironment@cheltenham.gov.uk

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APPLICATION NO: 18/02581/FUL	OFFICER: Mr Joe Seymour
DATE REGISTERED: 19th December 2018	DATE OF EXPIRY : 13th February 2019
WARD: Battledown	PARISH: CHARLK
APPLICANT:	Mr And Mrs Cassidy
LOCATION:	Cromwell Court, Greenway Lane, Charlton Kings
PROPOSAL:	02581/FUL CDemolition of existing dwelling and construction of 8 x self & custom build dwellings with associated works and infrastructure, including sustainable drainage, new internal access roads, improvements to existing internal access road, site regrading and landscape planting

ADDITIONAL REPRESENTATION

Hallam Oaks
 Greenway Lane
 Charlton Kings
 Cheltenham
 Gloucestershire
 GL52 6PN

Comments: 18th March 2019
 Letter attached.

The Planning Officer,
Cheltenham Borough Council,
Municipal Offices,
The Promenade,
Cheltenham.
GL50 1PP.

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Hallam Oaks,
Greenway Lane,
Chaulton Kings,
Cheltenham.
GL52 6PN

15th March 2019

Dear Sir,

Planning Application - 18/02581/FUL - Crowndell Court,
Greenway Lane, Chaulton Kings. Demolition of
Existing Dwelling and Construction of 8 large dwellings.

With regard to the above numbered Planning Application I am writing to endorse all the reasoned and excellent, relevant points raised in the letter submitted from Greenway Farm, Greenway Lane, on 25.01.2019 (having first sought the writer's consent).

2. I also support the essential points made in the letter from 4 Chaulton Court Road, Chaulton Kings, and stress that this is not a Brownfield site (as several letters from the outlying area indicate), but an Area of Outstanding Natural Beauty - an enormous difference. The issue with the culvert would need deep investigation, as would the water surface flow as it currently runs down Greenway Lane itself. It is also worth bearing in mind that there are many underground springs in this area.

3. Again, I support the letter from 3 Natten Cottages, Ham Lane, with particular reference to paragraph 2. Indeed, I have asked the very same question: Why were the earth moving machines moved in thus displacing the existing landscape, a seemingly excess of trees removed (oak included) and wild life disturbed? Surely this must contravene the Cotswold Area of Outstanding Natural Beauty?

4. Two letters from Wadley's Page 7 team have, also have my support particularly as I, too, had had no notification of this very important project proposed for Greenway Lane.

5. Two letters from Campaign to Protect Rural England, received by yourselves on 17.01.2019 and 24.01.2019, are of great importance, particularly the latter showing clearly the Covenant covering the Cromwell Court land. Let us not forget that located just beyond the back of the property is the historic Hesellett Roman Camp site.

6. On reading through all the letters in support of this Planning Application, I have been left puzzled as many letters refer to an "insightfully Mock Tudor Building" or an "existing eyesore". I have had the great pleasure in residing in the countryside of Greenway Lane for 51 years (even longer than the owner of Cromwell Court was built by a Mr. K. Tanner) I have only over heard glowing comments of "that beautiful house set in its mature woodland". As I enlightened one of the Planning office staff, the house has only ever been "mock Tudor", so what has changed? True, during the last 30 or so years it has been left to deteriorate somewhat and, as has already been mentioned, most of the woodland has been removed and much of the land re-shaped. But, possibly, it could be restored?

7. To my mind, one of the best aspects of the property lies internally, as it contains much exquisite wood panelling, a majestic staircase, a magnificent gallery (all in oak/mahogany) and the lay-out is superb. The wood furnishings came from the beautiful and unique Toward Park Hotel, Charlton Kings, that was, itself, built around 1835-1840 as a "Viktoria" for a wealthy Birmingham business man. The magical, Bavarian, chateau-styled hotel was bulldozed down in 1979

to make way for - again **Page 8** an estate of houses.
 Another historic building that this town should not have lost.

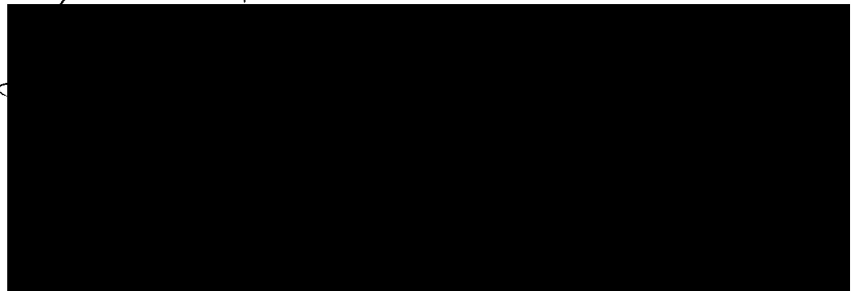
Should the same fate befall Cromwell Court, then I hope that these historic, wood furnishings will be rescued. The Hotel is frequently mentioned in the Gloucestershire Echo's nostalgic pages.

8. Finally, not dissimilar to Greenway Farm's letter, I feel that, possibly, one or two aesthetically designed houses, along with Cromwell Court being restored, instead of being converted into flats, I believe, then that might be a consideration for this area.

But, as the current Planning Application stands, I have to OBJECT to the proposed 8 modern, angular, jarring dwellings, as I feel they would clash with the natural, smooth contours of nature's land in this, still, beautiful Cotswold Area of Outstanding Natural Beauty. I also fear the proposed dwellings would rise considerably over the height of Turnpike House and be a "blot on the landscape" when viewed from Aggs Hill, etc.

My view bears no reflection on the architect's design or skills but, in this instance, I feel it is like putting a square peg into a round hole - even regardless of the legalities involved.

Yours faithfully,



Delivered by hand on 16.03.2019