



Victoria Stone  
Development Services  
Tewkesbury Borough Council  
Gloucester Road  
Tewkesbury  
Gloucestershire  
GL20 5TT

By email only to: [victoria.stone@tewkesbury.gov.uk](mailto:victoria.stone@tewkesbury.gov.uk)

23 May 2022

Dear Victoria,

**APPLICATION NO:** 21/01286/OUT

**DESCRIPTION:** Residential development comprising up to 50 dwellings (50% will be affordable housing, 10% self/custom build) and associated engineering works. All matters are reserved except for vehicular access

**LOCATION:** Land South of Badgeworth Lane And West Of Shurdington Road, Shurdington, Cheltenham

Thank you for consulting the Cotswolds Conservation Board ('the Board') on the revised proposals for this development, which would be located in the setting of the Cotswolds National Landscape.<sup>1</sup>

In our previous response dated 9 February 2022, we objected to the application as we considered that the potential impacts of the proposal on the Cotswolds National Landscape had not been adequately assessed. In particular, we requested that the applicant provide further information relating to the following:

- Visualisations of the development such as photomontages or wireframes from a representative number of viewpoints outlined in their Landscape and Visual Appraisal;
- A response from the applicant to the Board's observations that the applicant's submission potentially downplays the status of the Cotswolds AONB and the potential adverse landscape and visual impacts on the AONB of this development located within its setting; and
- An assessment of the cumulative highways impacts in relation to the tranquillity of the AONB. This would include the proposed development and other proposals that have been recently consented, are the subject of applications currently awaiting determination or are sites allocated within Development Plan Documents.

Having reviewed the information submitted by the applicant, we consider that none of these points have been addressed. The pack of revised information comprises updated illustrative and feasibility layouts (however other technical reports including the LVA have not been updated to consider these changes) and a Transport Technical Note that responds to requests from Gloucestershire County Council on parking surveys and technical drawings.

#### **Cotswolds Conservation Board**

The Old Prison, Fosse Way, Northleach  
Gloucestershire GL54 3JH  
01451 862000  
[info@cotswoldsaonb.org.uk](mailto:info@cotswoldsaonb.org.uk)

The Cotswolds National Landscape is a designated Area of Outstanding Natural Beauty (AONB), managed and looked after by the Cotswolds Conservation Board.

[cotswoldsaonb.org.uk](http://cotswoldsaonb.org.uk)

*Chairman:*  
**Brendan McCarthy**

*Vice Chair:*  
**Rebecca Charley**

Consequently, we wish to maintain our **objection** to this application and invite the applicant to respond to the matters raised in our response of 9 February 2022.

Please don't hesitate to contact me if you wish to discuss this response further.

Yours sincerely,

A handwritten signature in black ink, appearing to be 'S. Joyce', written in a cursive style.

Simon Joyce

Planning Officer

[simon.joyce@cotswoldsaonb.org.uk](mailto:simon.joyce@cotswoldsaonb.org.uk) | 07808 391227

**NOTES:**

- 1) Cotswolds National Landscape is the new name for the Cotswolds Areas of Outstanding Natural Beauty (AONB). The new name takes forward one of the proposals of the Government-commissioned 'Landscapes Review' to rename AONBs as 'National Landscapes'. This change reflects the national importance of AONBs and the fact that they are safeguarded, in the national interest, for nature, people, business and culture.