

Planning Policy and Research Team  
Nottingham City Council  
Loxley House  
Station Street  
Nottingham  
NG2 3NG

DATE

Dear Sirs

**Response to Greater Nottingham Strategic Plan: Growth Options 2020**

I strongly object to the inclusion of the land to the south of Orston as a potential site for a new housing development within the Greater Nottingham Strategic Plan and strongly urge the Greater Nottingham Planning Partnership to remove this site as a potential growth option.

I support the urban intensification growth strategy, which seeks to focus development within and adjoining the Nottingham Main Built Up Area redeveloping brownfield sites, of which there are many within Nottingham, whilst protecting greenfield sites which are a benefit to all. The urban intensification growth strategy allows for the delivery of housing in locations which have access to job markets, use of existing infrastructure and emerging transport networks.

The proposed Garden Village site between the villages of Orston and Elton, is a greenfield site in an area of significant beauty and within a conservation area of great historic importance, both above and below ground as it covers an important archaeological site. Any housing development on this site raises great uncertainty relating to housing delivery, owing to the need to redevelop the road and drainage infrastructure as well as local services. In 2020, Orston suffered its worst flooding in living memory and the proposed development will undoubtedly increase the scale of further flooding in the area.

The proposed development would also create a 'commuter suburb' with no major employment development sites accessible within the local area. This would lead to far longer commutes increasing the production of Greenhouse Gases making it harder to achieve the strategic objective of carbon neutrality by 2028.

The proposed site is not of an adequate scale or strategically suitable to deliver a Garden Village – there is insufficient land in this location to allow the expansion required to deliver the range of supporting uses required, fails to offer any potential to re-use previously developed land, job opportunities, community infrastructure, schools or community assets.

In all respects the proposed development scheme fails to meet the criteria to be designated as a Garden Village and does not offer the potential to meet these requirements in the future.

Yours faithfully

**Name**  
**Address**

**Contact Number**  
**Email**