



Leckhampton with Warden Hill Parish Council

Andrew Lainton
Senior Planning Officer

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Planning Consultation 21/0024/CHR3MJ

**Proposal: Re-development of Warden Hill primary school.
Construction of new 14 Classroom Primary school to immediate south of existing school.
The existing buildings remaining in place while the new building is constructed.
New car parking, improved pedestrian access and improved playing field**

The Parish Council response to the application is:

Leckhampton with Warden Hill Parish Council is pleased to feed back on the recent planning application for the proposed Warden Hill Primary School rebuild.

As with the previous proposal, the Parish Council welcomes the significant investment from Gloucestershire County Council into our local area - in this case for the benefit of the young people that attend the Primary School.

We warmly acknowledge the efforts being made within the design to align to the County Council's commitment to becoming carbon neutral by 2030, in particular with the inclusion of solar panels, air-source heat pumps, natural ventilation throughout and four charging points for electric vehicles.

The Parish Council notes with gratitude the amendments to the previous design relating to the vehicle entrance/exit. The single entrance/exit point in the new design (remaining where it currently is) is significantly safer for pedestrians and less obtrusive for the residents at the top end of Durham Close than the previous design. The Parish Council also notes that the height difference between the proposed new buildings and the existing ones is negligible with regards to impacting negatively to the outlook for the residents of Durham Close.

A minor concern remains regarding the positioning of the bin store, which is proposed to be located very close to the rear boundary of two Durham Close residents. The concern surrounds whether this is food waste or not and, if so, what mitigations there are to protect against attracting unwanted pests. A suggestion would be to relocate the bin store more centrally on the proposed plans. For example, it could be situated near the disabled parking spaces which would move it away from close proximity to neighbouring residential properties.

In summary, the Parish Council is grateful for the amendments made to the previous design regarding vehicle access, and warmly supports this exciting project which will benefit large numbers of children and families in the local area.

Penny Henty
Chairman