

PUBLIC CONSULTATION – ROOKERY FARM

Newcore Capital Management, on behalf of J G Gray Ltd, Gillitt Properties Ltd and The Newcombe Estates Company Ltd (the landowners) are proposing to submit an outline planning application for residential development at Rookery Farm, Watery Lane, Coventry (between the Servern Trent premises, Keresley Jubilee Wood and President Kennedy School).

Before this happens, we would like to know your views.



INDICATIVE MASTERPLAN - FOR ILLUSTRATIVE PURPOSES ONLY

The application will seek outline planning permission to establish the principle of residential use for up to 40 homes on the site. The Indicative Masterplan overleaf has been prepared for illustrative purposes only, to indicate how such development might conceivably take place, but it is important to stress that the layout will not be fixed as part of the outline application (this will happen later, at the detailed stage, which is subject to further approval).

The site is allocated for residential purposes in the City Council's Local Plan (adopted December 2017). The Indicative Masterplan takes account of the Council's design guidance for the area, as well as a variety of environmental considerations.

It is intended that the application will include details of the access into the site from Watery Lane, to be discharged at this outline stage. Additionally, a full tree survey has been undertaken, and the majority of the trees around the boundary of the site are proposed to be retained.

What Happens Next?

Any comments you may wish to make at this stage should be made by 19th October 2018, to give us time to consider them, and directed to:

**Julie Warwick at
JMW Planning Solutions Ltd
11 Bracken Drive,
Wolvey,
Hinckley
LE10 3LS
julie@jmw-planning.co.uk**

Once the planning application has been submitted, the Council will undertake their own consultation and publicity, when you will be able to make formal comments directly to the planning officers, if you so wish.