

Moresby Parish Council

Clerk to the Council

J C Shaw Esq
4 Corkickle
Whitehaven
CA28 8AA

Tel. No 01946 695701
email jcshaw@talk21.com

8th September 2021

Mr N Hayhurst
Senior Planning Officer
Copeland Borough Council

Dear Sir

4/21/2328 Formation of an attenuation basin including connection routes to adjoining proposed housing development. Land to the north of School Brow Moresby Parks Whitehaven

4/21/2327 Land North of School Brow Moresby Parks Application for reserved matters following outline approval

The parish council met on the 6th September 2021 to discuss these two applications and comment as follows.

1 The Original Decision 4/16/2175

The parish council does not seek to overturn what it thought was a particularly poor decision but is concerned that by salami slicing this single decision as set out in the letter of the 10th August 2020 into various applications it may provide the applicant with an opportunity to avoid some particular relevant issues. The parish council takes two examples. It is not clear whether the attenuation basin is intended to accommodate all necessary drainage for the land covered in the decision letter or simply for the site to which application 2327 refers. The decision letter indicates that consent is subject to a Section 106 agreement. There is no mention of what agreement has been made with a third party although the parish council in listening to public participation was told that a car park is planned for the use of the school. Whether this is to be subject, if correct, to a further application or attached to an application for dwellings on the larger site above the school has not been made clear.

2 Application for development of site B

The parish council considers that an access road from School Brow is inappropriate. The land at the point proposed is subject to flooding and in recent years a substantial amount of

repair and resurfacing of the footpath was undertaken by the county council. It is a pathway used by very many pupils attending the school and that area is used as a dropping off point for parents taking their children to school when the weather is particularly inclement. There is a septic tank in the area which is not shown in the plans. The parish council considers that a more sensible access point would be on Moresby Parks Road within the 30 mph boundary. It would not affect the site layout other than to move plot 9 to between plots 1 and 3. It would ensure that the footway was safer for pedestrians specifically school pupils. The parish council was asked to raise the question of affordable homes and an explanation of the legal position would be helpful.

3 The attenuation basin

The village has a serious problem with flooding. Station House on School Brow at the junction with Moresby Parks Road has been flooded on more than one occasion and the relatively new development below the school has been plagued by flooding. The parish council does not believe that this basin, which it considers in any event to be, (according to the figures given in the plans particularly relating to the level of the throttle valve adequate), meets the needs. Drainage water will flow into Lowca Beck and then to Low Moresby and finally Howgate leaving those settlements prone to flooding. It is unclear (see 1 above) whether a further application will simply refer to connecting routes from Site A. That would make matters worse. The strategy is at present totally ineffective and will not meet the requirements.

4 The Village School

Whilst the point in this paragraph may not be a material planning consideration it needs to be said and both the planning committee and the applicant should take note. This application was made in 2016 and now 9 months into 2021 it remains a matter still on the drawing board. There has been uncertainty on how such a development would affect the school and that may (the parish council knows not) have been resolved but both staff and pupils face an indeterminate period when Site B and then site A are simply building sites with all the noise and disruption that will bring. Scholars at this primary school have had their learning disrupted for more than one year now and learning years between 5 and 11 are crucial to their education. There must be no delay once all planning matters have been resolved.

Yours faithfully

J C Shaw
Parish Clerk

