

5667

Object

Document Element: Employment, 6.46

Respondent: Ms K Hodgkinson

Date received: 20/05/2024 via Web

Summary:

Allocating employment site at M6 Junction 13 is not a viable plan. St Modwen have already applied to develop that piece of land & there have been major concerns voiced by Network Rail (which runs to the west of the land), National Highways (which runs to the East of the land), Severn Trent Water Ltd (have sewers running straight through the land) and Staffordshire County Council Flood Risk Management Team (the land is on Flood Zone 1 but adjacent to land which is Flood Zone 3 & frequently floods.

It contravenes NPPF (173)

Full text:

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Change suggested by respondent:

The site at M6 Junction 13 should be removed from the Local Plan as potential employment land as it is not viable .South Staffs council have already added that this land will be subject to further detailed scrutiny through the Development Management process. Clearly this has already happened and proved that it is pointless adding this land to the Employment quota as planning application will never be passed.

Legally compliant: No

Sound: No

Comply with duty: No

Attachments: