

Ravenshead Parish Council

Gedling Local Housing Plan

Since I last reported, the Parish Council has been extremely busy in putting together plans to oppose the Gedling Housing Plan. Since the drop-in session, close to 1000 letters of objection, primarily to the Silverland site, have been handed in at the Leisure Centre. Thank you also to Platinum Hair, Kelvin's Fish Bar and Rose's Pantry for also collecting letters. The letters will have been formally submitted to Gedling Borough Council by the time this newsletter is distributed, but if there are any late responses, they can be still be submitted until 3rd August, either by hand at the Leisure Centre, or at the Gedling Civic Centre.

The Newsletter editor has placed an appeal for those with experience and expertise in fighting similar plans, to step forward. Councillors and five residents met recently to formulate further ideas to fight this housing plan being imposed on Ravenshead. If there are any others who are able to help out, please contact the Parish Clerks with your details office@ravensheadpc.org.uk. Are there any Planning Barristers out there who would be willing to offer their services?

There has been a great deal of false and very misleading information put out, mainly on social media, which is quite disturbing. Rest assured, this Parish Council has, and always will do its best to do what we believe is best for our village. We find it a distraction reading from others, often from outside Ravenshead, often hiding behind anonymous names, who tell blatant lies about what we should have done or could be doing.

Our MP claimed last month that she was disappointed not to have received an invite to our public meeting. The nearly 500 who attended know that it was a drop-in session, not a meeting that required an invite. It was widely advertised in this Newsletter, on Facebook and on posters around the village. Michelle Welsh has a team of office staff who could have alerted her to our meeting if she had wished to attend. She has also claimed that a cross-party working group of Gedling Councillors came up with this ridiculous plan. They were informed of the plan, nothing more. The plan was drawn up by Gedling planners, working for a Labour administration.

Can I also clear up some other misinformation that is being banded about relating to a Ravenshead Neighbourhood Plan. The adoption of a plan has not previously been considered necessary, due to limited housing growth in Ravenshead over recent years. Only a year ago, the Head of Planning at GBC assured both the Parish Council and the newsletter editor that no major housing sites were proposed for Ravenshead. The only significant benefit to Ravenshead if a plan is adopted, is a greater share of the Community Infrastructure Levy (CIL), which is paid by developers. With a plan, that is 25%, it is 15% without. Considering it will cost you, as council tax payers, around £20,000 to draw up a plan, we have not previously considered it a wise way to spend your money. However, if this Housing Plan succeeds, we

could benefit by up to £1.65 million pounds during the construction of the 920 houses. That is around £700,000 more than without a plan. Consequently, the Parish Council has decided to proceed in employing a consultant to draw up a plan, which will need the approval of residents via a local referendum.

The Parish Council will continue to keep residents informed of the progress of the Gedling Housing Plan. The next stage, once the letters of objection have been submitted, along with the comments made in the GBC online consultation, is for GBC planners to see if they are going to make any significant changes before submitting the plan to the Government in December 2026. A National Planning Inspector will be appointed and a public hearing is likely to be held in the summer of 2027.

Let's keep fighting this, working together to save our great community from being swallowed up by a development which is too large and in the wrong location. One of our strongest objections is the unsuitability, particularly of the Silverland Farm site. To gauge the size of this proposed development, you should stand on Ricket Lane and look down on the village and see how many fields their proposal will swallow up.

Abbey Gates Play Park

The Parish Council regrets that the play park has had to be closed over recent weeks. This has been due to a number of factors, including vandalism and the painting of anti-vandal paint onto hedging, by unknown individuals.

Concerns were initially raised when young children, with Abbey Gates uniforms, were seen pushing car tyres through hedging which adjoins the park. These tyres had been thrown over the fence from the school onto the park. In total, 13 tyres have been recovered. After this initial incident, someone, unbeknown to the Council, decided to put anti vandal paint on and inside the hedging. This caused children who had climbed into the hedge, to have their clothes covered in the paint. At that point the park was closed until the paint could be removed. A tree surgeon was contacted to cut back the hedging, which had grown onto the park from a resident's property. The cost of this work is £930. This money will have to be found from the parish precept which residents pay as part of their council tax. This work has removed both the paint and also the ability for children to climb into and damage a neighbour's boundary hedge. A new fence will now need to be installed before the park can reopen, at a further cost.

Can I remind parents that the park is for under 12's only and children must be supervised at all times. The 13 tyres found inside the hedge, and the evidence of children climbing into the hedge and cutting back branches, indicates that at times, supervision has been lax. We are

also appalled that someone would apply anti vandal paint without any warning signs, knowing full well that this could transfer onto clothing or skin.

Martin Smith

Chairman, Ravenshead Parish Council