

# Throop and Holdenhurst Village Parish Council

## Development of the agricultural land within the Conservation Area between Holdenhurst and Townsend.

### Report to Parish Council Members

#### 1. Background:

With reference to the Richborough Estates brochure which has been recently published:

THVC notes-

'In August 2022 Richborough Estates entered into a new promotion agreement for land to the north of Townshend in Bournemouth measuring approximately 75 acres. The site will deliver sustainable new communities have approximately 450 new market and affordable homes, a 60-bed care home, retail and community use, extensive public open space and SANG. Richborough Estates look forward to engaging with stakeholders to secure an allocation under the new local plan for Bournemouth Christchurch and Poole council. '

#### 2. Proposal:

THVC to resolve to ensure all current legal protections are noted and upheld:

- Holdenhurst Conservation Area which was renewed and extended in 2014 and specifically protects the area covered by the above proposed development.
- Policy CS37 Green Belt explicitly states 4.5.19 'It will continue to protect the identities of the villages of Throop and Holdenhurst.
- Policy CS40 Local Heritage Assets - 'seeks to protect local heritage assets by only supporting development that sustains or enhances the significance of the heritage assets'.

#### 3. Actions required:

THVC to request BCP take into account the above resolutions and be kept informed by giving formal and prior notice to THVC of any future developments by Richborough Estates which will affect our neighbourhood so profoundly.

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### 4. Recommendations:

Councillors to consider this report and

- resolve to delegate authority to the clerk to write to BCP reminding BCP that THVC is a statutory body and requests that BCP gives formal and prior notice to THVC of any further applications for planning relating to the above proposed development.
- resolve to delegate authority to the clerk to write to Richborough Estates reminding Richborough Estates that THVC is a statutory body and requests that Richborough Estates gives formal and prior notice to THVC of any further applications for planning relating to the above proposed development.