

Badgeworth Parish Council

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THE EXTRAORDINARY MEETING OF THE PARISH COUNCIL held at the BADGEWORTH VILLAGE HALL on TUESDAY 7TH OCTOBER 2025 at 6.00pm.

Public Comments made with regard to **25/00712/OUT**. Outline planning application for the erection of up to 90 dwellings with public open space, landscaping, sustainable urban drainage system (SuDs), and the principal means of vehicular access from Badgeworth Lane. All matters reserved except for means of access. **Land At Parcel 2112, Badgeworth Lane, Badgeworth.**

Several comments were made about item 3 on the agenda:

- There is a currently an on-going problem with foul water drainage in Badgeworth village. There have been instances of sewage backup in Church Lane. This will be made worse if the development is permitted.
- Sewage has been backing up at Fairacres. A temporary pump has been installed to mitigate the issue. Severn Trent say the flow rate is acceptable, but they need to address the problem. The pumping station has been overwhelmed and has been under water.
- The proposal is another attempt to put development into an agricultural field. The land was recently high-grade agricultural land. There is a flooding problem in the field. The ponds have been badly placed at the top of the field; water does not run up hill. The development is not sustainable; there is no infrastructure in place.
- It is strange that Severn Trent have confirmed that the drains have capacity. The survey was carried out during the dry spell when the flow rates were very low. Was this taken into account?
- The proposal is not sustainable from a utility point of view. This agricultural land was high grade. It was used for growing potatoes. High quality land should not be re-designated as grey belt.
- TBC have to make sure that this land is not re-designated grey belt as it will lead to further development. Local councils need to work together to resist development in the green belt.
- Road traffic should be considered in conjunction with the 374 houses proposed in the area. Will cause problems for horse riders and school children. Proposal is for two car parking spaces per household.
- The proposal is misleading in suggesting that adding the eco-pools paths is a benefit. There are already plenty of paths in the area.
- Concrete surfaces will cause eco-pools to flood. The test drilling was done on the site during the dry summer and still brought up water.
- Filtration pool will not work. Further assessment will need to be done over the winter.
- Additional traffic will cause gridlock. Emergency vehicles will not be able to access.
- Not clear how proposed traffic light scheme at A46 junction will deal with school parking and drop off. Likely to lead to traffic backing up along Badgeworth Lane.

- The A46 was designed as the Cheltenham to Stroud Road with little traffic. It now accommodates far more traffic and in addition will soon cope with all of the traffic from the upgraded A417 into Cheltenham. Badgeworth lane is effectively a single-track lane past school. Shurdington village will become a rat-run along roads where children play on bicycles and walk to school. It would be a disaster due to the level of traffic.
- Development is inevitable due to Government planning changes. Could TBC be asked to plan traveller sites as part of developments to prevent them being sited near existing accommodation. Footpaths should be improved.
- Wain Estates printed a non-existent email address in their flyer asking for comments. They may not have received many responses that were sent to them.
- Plot of land was put up for sale with two fields opposite. Is this part of a three-phase development?