

Dear Mrs Woof,

Samdev Plans for Cockshutt
North Shropshire
Area's COO2 & COO2a

As you can see from the attached Samdev Plan of 2012 Area COO2a was listed as a possible preferred site for small scale development. As a result of this proposal it became apparent to the owners of COO2a that the owners of COO2 would have trouble exiting their site without annexing part of the village's playing field. At the same time it would create traffic adjacent to the playing fields and Kindergarten Play area.

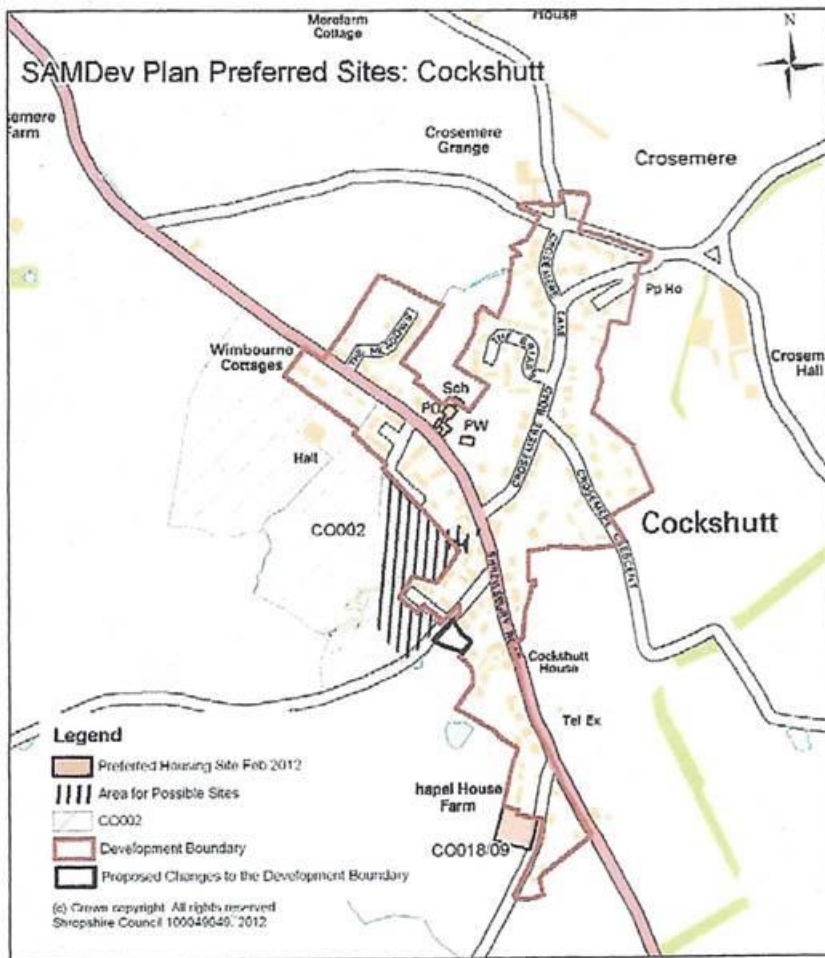
With this in mind we approached the agents of the owners of COO2 offering them completely free access through COO2a to the Parklands thus overcoming this problem. In joining the two applications together it was hoped this would solve a contentious exit problem. (We understand there are substantial objections from the Village Hall Committee who have responsibility for the Playing Fields and Playground)

In addition We thought that joining the two projects might lead to a better planned site and attract a good quality developer. Sadly, Strutt & Parker for whatever reason decided to take the Playing Field route.

The owners of COO2a ask that you consider in your final Samdev document on Cockshutt the above suggestion and reinstate COO2a as the offer of free access and exit which was submitted to Strutt & Parker in 2014 is still open. We believe that it will enhance the development and solve the problem of safety objections within the village.

A planning application for site COO2a has been lodged with the Planning Authority for some months now

Community Hub: Cockshutt



- Cockshutt is a large village located approximately 5 miles south of Ellesmere and 12 miles north of Shrewsbury and is the main village within the Parish. It has a good range of facilities and services including primary school, church, public house, shop and village hall.

Development Strategy

- Cockshutt Parish Council has agreed to nominate Cockshutt as a community hub to allow for a modest amount of housing development to take place in the village to support the existing facilities and services. The amount of development will be limited to 50 new dwelling houses for the period 2010 – 2026. At the time of the Issues and Options consultation which took place in 2010, there were 17 new