

## Consultation Feedback

Gladman Developments (Gladman) is preparing an application for Planning Permission in Principle (PPiP) for a proposed residential development, with associated infrastructure and landscaping on land south of the village of Kilmacolm, Inverclyde.

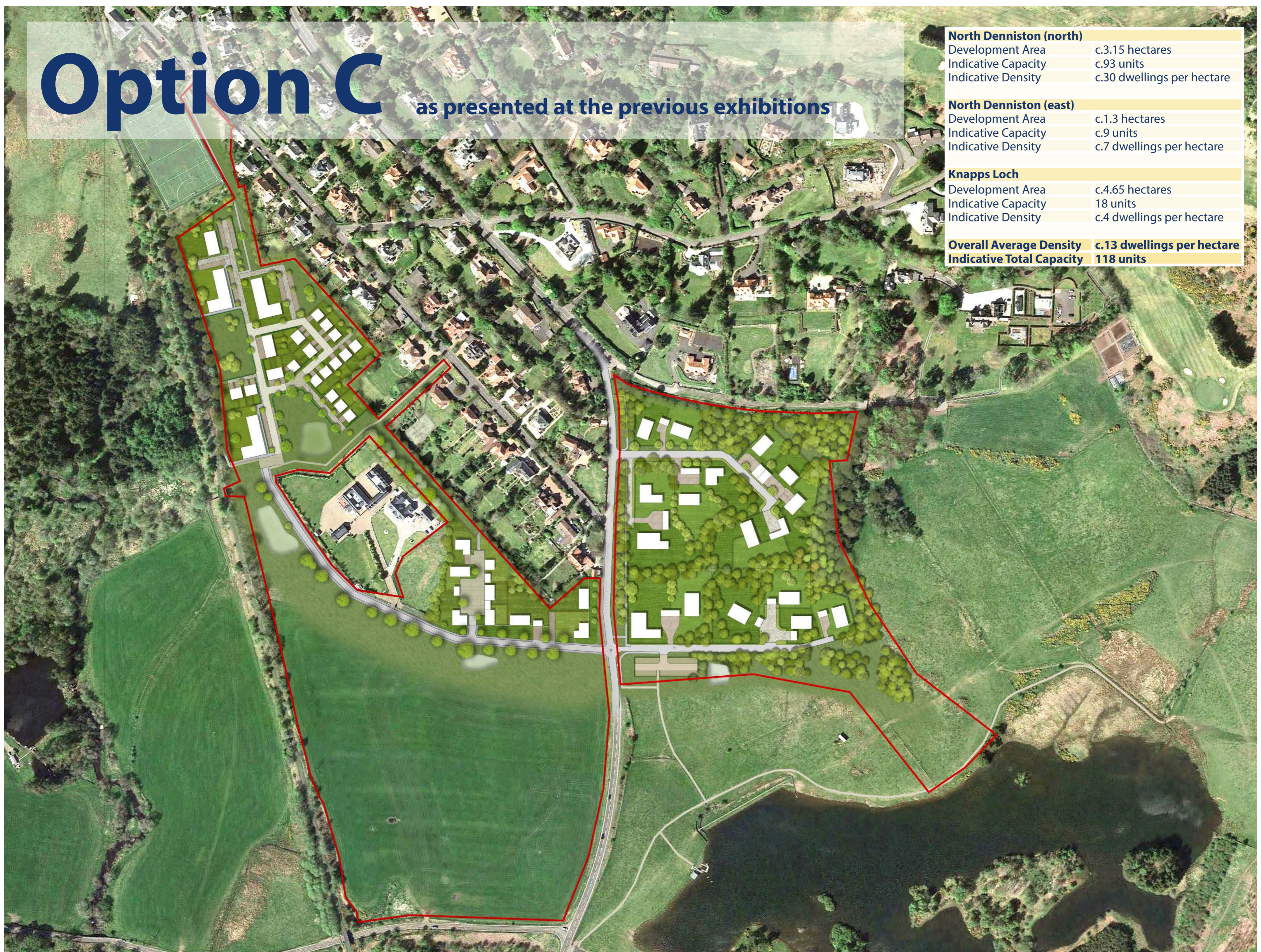
To date we have undertaken two public exhibitions:

- Tuesday 19<sup>th</sup> September between 3pm and 7pm at the Kidston Hall
- Wednesday 25<sup>th</sup> September between 7pm and 9pm at the Kidston Hall

In addition to the exhibition we have provided project information on the Gladman website ([www.your-views.co.uk/kilmacolm](http://www.your-views.co.uk/kilmacolm)) as well as a specific website ([www.southkilmacolm.co.uk](http://www.southkilmacolm.co.uk)).

During the two exhibitions almost 700 people attended and have submitted feedback via questionnaires, letters, email and on the website.

We have organised today's exhibition to summarise the feedback received and present our response in a resulting indicative masterplan. This will form the basis of the PPiP application when submitted to Inverclyde Council in due course.



## Resultant Option D

### Planning Related Comments Received From Community

- Concern raised about the use of Knapps Loch for recreation
- Concern on impact on greenbelt and village setting
- Setting of Knapps Loch / entrance to the village would be detrimentally effected
- No demand for a new car park facility close to Knapps Loch
- Overall density and number of new homes should be reduced
- Land ownership adjacent to St Columba's School pitches questioned

### Changes to the Indicative Masterplan

- Development pulled away from Bridge of Weir Road at North Denniston (east)
- Development pattern at North Denniston (east) reconfigured into a steading / courtyard arrangement
- Development pattern at North Denniston (north) reconfigured to improve amenity to existing residents on Gryffe Road
- Area of land adjacent to St Columba's School removed
- Proposed car park area removed



## Potential Community Benefit

Over recent years the landowner has been happy to allow the residents of Kilmacolm to use the private land around Knapps Loch for community use which has included various shows and events as well as ongoing daily recreational use.

During our consultation so far the community have indicated that they would like to continue to use the area as they are permitted to do so at present.

The proposal does not include these areas, and alternative arrangements could be put in place to use this land, with the agreement of the landowner, for events.

**We have now spoken with the landowner who is open to allowing an area of land to be safeguarded for community use. They have outlined an approximate area (shown below) which could potentially be provided to the community indefinitely for future use.**

**We welcome the opportunity to discuss this further with the council and community representatives.**

**What are your thoughts on this, the land suggested and the mechanism for which the community can take control of this land?**



## A New Settlement Edge

### The Preferred Masterplan Option in Context

The preferred indicative masterplan proposes up to 100 new homes sensitively incorporated into the southern part of Kilmacolm.

The village aerial shown below includes the proposed development and demonstrates how it could be integrated within the existing context.

### Next Steps

- Feedback on the proposal welcome until 23rd November 2017
- Lodge Planning Application in due course
- Opportunity to make comments on the application directly to Inverclyde Council
- Determination of planning application by Inverclyde Council expected within 4 months thereafter
- If approved, a detailed Application for Matters Specified in Conditions will be submitted

