

Notice of Decisions Made

Decision Maker: Councillor Russell Holland, Cabinet Member for Finance, Education, and Skills

Subject: Freehold Sale of site

Decision(s): That the Head of Property Assets be authorised to:

(1) submit for consideration a Development Brief for the site as set out in the Cabinet Member Decision Note in consultation with the Head of Planning, Regulatory Services and Heritage to the Council's Planning Committee to confirm the form of development and potential uses of the land that would be acceptable in planning terms and subject to its adoption, and

(2) in consultation with the Chief Legal Officer, to market and sell the freehold interest of the site as set out in the Cabinet Member Decision Note for uses and forms of development which are in accordance with the adopted Development Brief and on such other terms and conditions as are deemed necessary to protect the Council's interests.

Consultation: The following Opposition Spokespersons / Ward Members have been consulted on the recommendations of the report and their responses are summarised below:

Councillor Grant provided the following comments on this proposal:

"I should like to register my disappointment that the Council has chosen to ignore the views of local residents on this matter. One is tempted to ask what is the point of consulting with residents when the decision made, of all the options before them, is the one residents least favoured. In light of this can I ask for long it is intended to keep this matter "private and confidential "? This land currently belongs to the people of Swindon surely they have a right to know as soon as possible that sometime in the near future they will no longer own it."

Councillor Pajak provided the following comments on this proposal: "I am supportive of marketing the site which never achieved its hoped for usage levels. This is similar to another site, which was due to selecting a poor location not selected for how it would perform but rather availability and costing. The ideal site never happened due to economics and timings. My only concern with the site is the highways implications of this amazingly busy junction which must be agreed before the development.

Councillor Crilly provided comments on this proposal: Concerns regarding Traffic/Access to the Site

I am concerned about the increased traffic going directly on to the main road from this site. The preferred option would be of traffic going into and out of the site would be wholly or partially via a different route.

If traffic is to access the site via the main road, then there would need to be lights at the entrance in otherwise it will be difficult and dangerous.

The different options

Feedback from residents in the area have mainly expressed disappointment that of the site is not going to re-open, especially considering the ongoing problems with large amounts of traffic and delays along the main road. Other feedback I have received indicates that a Drive-through coffee or MacDonald's wouldn't be particular popular with residents.

Councillor Dempsey - No Comment received

Councillor Ibitoye provided the following comments on the proposal: Whilst I understand that the site was underused, I do think that any future proposed development must offer commensurate benefits to the local community. We need either local jobs for local people or a mix of well-designed, low carbon housing (or a combination of both). I will reserve further judgement for any ensuing planning application and will seek resident's specific views as and when an application is submitted.

Date of Publication: Thursday 23rd April 2020

Date for receipt of requests for call-in: 17:00, Thursday 30th April 2020

For more details on the subject of the Decision or for a copy of the Decision Note please contact: Kathy Sherratt, 07789651922, ksherratt@swindon.gov.uk or Douglas Campbell, Committee Services, Mobile: 07779 413886 or Email committeeservices@swindon.gov.uk.

The Decision Note (report) sets out the background to, and reasons for, the decisions referred to in the Notice above. Details of the alternative options put forward for consideration (if any) are also recorded in the Decision Note (report). Any alternative options considered that did not appear in the initial report will be recorded as part of the above Notice of Decisions. The Decision Note is available via the following link on the Council's website =

<http://ww5.swindon.gov.uk/moderngov/mgListPlanItems.aspx?PlanId=652&RP=285>

The draft proposals for redevelopment of the site, less any commercially sensitive information, will form part of a subsequent report to the Planning Committee.