



Planning Application for 45 new dwellings  
Land North of Woodhall Lane, Ombersley

# CASE STUDY

## INTRODUCTION

RCA were instructed by a major housebuilder to submit an application for 45 new dwellings, including the demolition of all existing buildings, creation of new access, green infrastructure and associated works at Land North of Woodhall Lane, Ombersley.

The site, which measures approximately 2.03 hectares is situated at the northern side of Ombersley but within the development boundary of the village. Within the site is Faber Cottage, a relatively large brick built cottage of early 1900's construction. There are also a number of other smaller buildings associated with this cottage, including some small barns as well as a brick built two storey outbuilding. The site is sloping in nature, with the highest part of the site in the north-west corner and the lowest in the south-east corner, with an 8 metre difference in levels. The site is bounded almost entirely with mature hedgerow.



## WORK UNDERTAKEN

A pre-application Public Consultation was carried out on behalf of the client, which resulted in the production of a Statement of Community Involvement. The feedback received as part of this process has been considered and the scheme has been subject to some amendments as a result.

We produced a Planning Statement and a Health Impact Assessment to support the application. These reports were submitted to the Local Planning Authority to accompany the application.

We also managed the application, liaising with the Council to make some minor alterations where necessary and we also presented to Committee.

## OUTCOME FOR CLIENT

We achieved full planning permission for the client.

