

TOWN AND COUNTRY PLANNING ACT 1990

NOTICE UNDER ARTICLE[s] 15 [& 16] OF THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015 APPLICATION FOR PLANNING PERMISSION

THE TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017 - APPLICATION FOR PLANNING PERMISSION ACCOMPANIED BY AN ENVIRONMENTAL STATEMENT AND THE PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) REGULATIONS 1990

A major application for planning permission which is accompanied by an Environmental Statement, is within 10 metres of relevant railway land, would affect the setting of Listed Buildings and that does not accord with the provisions of the development plan in force in the area has been submitted to Folkestone and Hythe District Council by Otterpool Park LLP for the following:

- Application No:** Y19/0257/FH
- Proposed development at:** LAND BOUNDED BY; THE M20 AND CHANNEL TUNNEL RAILWAY LINK (CTRL) TO THE NORTH; THE A20/STONE STREET AND SANDLING PARK TO THE EAST; HARRINGE LANE TO THE WEST, AND; ALDINGTON ROAD TO THE SOUTH.
- Development:** AMENDED OUTLINE APPLICATION, WITH ALL MATTERS RESERVED, FOR A COMPREHENSIVE RESIDENTIAL LED MIXED USE DEVELOPMENT COMPRISING:
- UP TO 8,500 RESIDENTIAL HOMES INCLUDING MARKET AND AFFORDABLE HOMES; AGE RESTRICTED HOMES, ASSISTED LIVING HOMES, EXTRA CARE FACILITIES, CARE HOMES, SHELTERED HOUSING AND CARE VILLAGES;
 - DEMOLITION OF IDENTIFIED EXISTING BUILDINGS;
 - A RANGE OF COMMUNITY USES INCLUDING PRIMARY AND SECONDARY SCHOOLS, HEALTH CENTRES AND NURSERY FACILITIES;
 - RETAIL AND RELATED USES;
 - LEISURE FACILITIES;
 - BUSINESS AND COMMERCIAL USES;
 - OPEN SPACE AND PUBLIC REALM;
 - NEW PLANTING AND LANDSCAPING, AND ECOLOGICAL ENHANCEMENT WORKS;
 - SUSTAINABLE URBAN DRAINAGE SYSTEMS;
 - UTILITY AND ENERGY FACILITIES AND INFRASTRUCTURE;
 - WASTE AND WASTE WATER INFRASTRUCTURE AND MANAGEMENT FACILITIES;
 - VEHICULAR BRIDGE LINKS;
 - UNDERCROFT, SURFACE AND MULTI-STOREY CAR PARKING;
 - CREATION OF NEW VEHICULAR AND PEDESTRIAN ACCESSES INTO THE SITE, AND CREATION OF A NEW VEHICULAR, PEDESTRIAN AND CYCLE NETWORK WITHIN THE SITE;
 - IMPROVEMENTS TO THE EXISTING HIGHWAY AND LOCAL ROAD NETWORK;
 - LIGHTING;
 - ENGINEERING WORKS, INFRASTRUCTURE AND ASSOCIATED FACILITIES;
 - TOGETHER WITH INTERIM WORKS OR TEMPORARY STRUCTURES REQUIRED BY THE DEVELOPMENT AND OTHER ASSOCIATED WORKS INCLUDING TEMPORARY MEANWHILE USES.

2.2 The above application is accompanied by an Environmental Statement and is a major application.

2.3 The proposed development does not accord with the provisions of the development plan in force in the area in which the land to which the application relates is situated.

2.4 The proposed development to which the application relates is situated within 10 metres of relevant railway land.

2.5 The Council considers that the proposed development would affect the setting of Listed Buildings.

2.6 The Council considers that the proposed development would affect public rights of way.

3. Members of the public may inspect copies of the following until **24th June 2022**.

- the application;
 - the Environmental Statement;
 - the plans; and
 - other documents submitted with the application:
- a) at www.folkestone-hythe.gov.uk using the planning application search links and inputting the reference Y19/0257/FH:
- b) during all reasonable hours and by contacting the Customer Access Point at the Civic Centre, Castle Hill Avenue, Folkestone CT20 2QY

3.1 Members of the public can download an electronic copy of the Environmental Statement from the above website. However paper copies can be purchased directly from:

- Poppy Carmody-Morgan, Quod, Ingeni Building, 17 Broadwick Street, London, W1F 0DE on payment of £600 for a paper copy or £7 for a memory stick.

3.2 Any person wishing to make representations about this application should do so in writing before **24th June 2022** using one of the following methods:

- by completing the comments form on the Council's planning applications website page at www.folkestone-hythe.gov.uk In the interests of site security, you will now need to complete a short on-line registration the first time that you use this feature, but thereafter will be able to log in with your chosen password whenever you want to make further comments or track the progress of an application. Failure to respond to the above date may jeopardise the chances of your comments being considered in determining this application. The Council is obliged to make any letters/emails of representation on planning related applications available to the public and your comments will be viewable online. Any anonymous comments cannot be taken into consideration.
- via letter to the Chief Planning Officer, Civic Centre, Castle Hill Avenue, Folkestone, CT20 2QX.

Please quote the Local Planning Authority's reference in all correspondence regarding the application. Please note that any representations received by the Council are likely to be published on the Council's website pages so please do not include your signature, telephone number or email address on your representations. Please do include your name and address.