

Wrestlingworth & Cockayne Hatley Parish Council
Comments on Central Bedfordshire Council Local Development
Plan.

The Parish Council welcomes the publication of the Local Plan and is encouraged to see that the village of Wrestlingworth continues to be classified as a 'Small Village' and Cockayne Hatley as part of the countryside.

That being the case, the Local Plan does not include any plans for development within the immediate vicinity of the Parish and the Parish Council do not feel it has sufficient knowledge on the areas where major developments are planned to comment on these properly. However, the Parish Council do have sympathy with the challenge faced by CBC in regard to satisfying the development targets dictated by central government. Failure to make adequate provision within the Local Plan would see development being imposed on CBC, with potentially inappropriate sites being selected.

The Parish Council do however wish to stress that regardless of where it is finally decided new housing is located, it is of utmost importance that adequate infrastructure and support services are provided for the new communities and these are not diminished in anyway for the existing communities. For clarification, the reference to 'infrastructure' is in regard to the access to both road and rail transport systems for the new communities, the utilities and drainage / sewage systems to serve them, and the leisure & 'green space' facilities.

In regard to 'services' , this references the education, medical, policing and other emergency services; additional funding must be provided to ensure provision of an upper quartile service is delivered to both the new and the existing communities. Locally, residents of Wrestlingworth and Cockayne Hatley are already seeing the Potton medical centre come under pressure due to the developments in area.

Robin Barratt, Chairman,
Wrestlingworth & Cockayne Hatley Parish Council