

013.KM/P17-2270

30 May 2019

BY EMAIL: sarahchester@sky.com

Sarah Chester
c/o Aldfield House
Main Street
Church Fenton
LS24 9RF

Dear Ms Chester,

Re: Church Fenton Neighbourhood Planning Regulation 14 Public Consultation

On behalf of our client Makin Enterprises, please find enclosed representations to the Church Fenton Pre-submission draft Neighbourhood Development Plan – April 2019.

Makin Enterprises' interest in the Church Fenton Neighbourhood Plan relates to land within their control at Church Fenton Airfield. It is noted that a small proportion of the airfield is included within the Neighbourhood Plan area and the remainder within the Ulleskelf Parish boundary. We note that developments on the airfield will have a bearing on Church Fenton.

We welcome the Neighbourhood Plan's recognition of Makin Enterprises' planning application at the airfield where the Council resolved to approve development proposals for mixed use development (LPA Reference: 2018/0673/OUTM) subject to referral of the secretary of state and the signing of the legal agreement. The development proposals build upon the existing Church Fenton Yorkshire Studios and enable further growth of the creative industries sector, reflecting the wider creative investment in Yorkshire.

The Create Yorkshire development will secure economic growth on a previously developed site, with proposals comprising a high quality design set within a strong green infrastructure network. The creative and digital sector is made up of a high proportion of skilled people, and this proposal allows the creation and retention of such jobs for future careers and wealth creation in the District.

Makin Enterprises' land interests have been identified by Selby District Council as a key development site to build from what it has already achieved to provide "a major creative and media hub in the region". The Create Yorkshire site is sustainably located and is strategically located within the Region to realise the local economic aspirations at District, Council and LEP level.

Pegasus Group

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It has a good level of accessibility by sustainable modes of transport, providing a wholly sustainable location of economic growth.

The local community and stakeholders were involved in developing the plans for Create Yorkshire, which reflects the level of support the planning application has received. Makin Enterprises are encouraged by the level of support and will continue to participate in community engagement and work with the Parish Council during the Neighbourhood Plan process.

Summary

We are supportive of the aspirations of the Neighbourhood Plan in seeking to support the Church Fenton. We support that the sustainable growth of the Airfield through the Create Yorkshire development is recognised within the Plan.

We trust that our representations will be given full consideration through the remainder of the consultation process and that our details will be included on the Neighbourhood Plan's database to ensure we are notified of all future stages of this document. We wish to remain fully involved at every stage in the preparation of the Parish Council's Neighbourhood Plan. We respectively reserve the right to make further comments throughout the planning process. We would be grateful for confirmation of receipt of the representations.

Yours sincerely

CHRIS CALVERT

Executive Director

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