

# SAVE GLEBE FARM



## Save Glebe Farm Questions Developers' Claims of Supporting Local Community

*Analysis reveals that town likely to see little or no benefit while developers make up to £20 million*

November 30<sup>th</sup> -- [Save Glebe Farm](#), an action group opposed to the proposed development of 150 homes in Minchinhampton, has analysed the speculative developers' planning proposals and now question whether Minchinhampton's community will see any material benefits from promised contributions.

The group has obtained professional advice to estimate the value of the development to be between £50m and £60m, of which between £10m and £20m will be profit.

Using a statutory formula based on the scale of the development, the developers have mandatory commitments to schools, recreation and highways.

In their application the developers insist they are giving £590,000 towards **Minchinhampton Primary School**. This is highly misleading, as the money actually goes to the County Council for them to spend wherever in the county they decide. There is no process to ensure that this funding would reach Minchinhampton Academy.

There is also a requirement that the developers commit £420,000 for **secondary school** education. Again, there is no guarantee this will reach local schools.

With the burden of up to 450 additional cars on the road, the developers have commissioned their own plan for **highway improvements**, costing £200,000. The changes to the centre of Minchinhampton will cut parking spaces and reduce the width of roads, affecting buses, which already have difficulty turning around the narrow streets. Locals have not been consulted on the plans and initial ideas have been met with dismay and concerns that the proposals will make things worse rather than better.

Through the **New Homes Bonus** scheme, the developers are obliged to give £900,000 to Stroud District Council. Parish councils that have a Neighborhood Plan in place secure 25% of this money. Although Minchinhampton Parish Council has now started considering drafting such a plan, there is very little chance it will be agreed in time.

“Despite the town taking the burden on its infrastructure to support 150 new houses and despite the permanent loss of green fields, we have no guarantees that developers' money will flow back into the community. Other than setting aside some land for a potential

doctors' surgery – with no guarantee that NHS budget can be secured to build it – the developers are only doing what they are obliged to do by law,” said Simon Kettle, Save Glebe Farm spokesperson.

“The developers talk as if they are being generous to the local community but the figures speak for themselves. The town is unlikely to see any money but will endure infrastructure nightmares during construction and in the long-term while the developers walk away with up to £20 million,” added Kettle.

For press interviews, please contact, Phil Raby-Smith, Chair of Protect Our Space  
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