

**1. INTRODUCTION**

- 1.1 This section contains site specific policies and proposals relevant to Kellington. General policies applicable throughout the Plan area are set out in Part One of the Local Plan.
- 1.2 Baseline data referred to generally reflects the situation at the time the Deposit Plan was published (July 1997) unless specifically updated through modifications to the Plan or through factual changes consequent to modifications to the proposals map, such as additional recreation space and/or amenity space.

**2. LOCATION**

- 2.1 Kellington is situated just over 1 mile from the A19 west of Eggborough Power Station and north-west of Eggborough. The A645, linking Kellington directly with the larger town of Knottingley, lies just to the south of the village.

**3. FORM AND CHARACTER**

- 3.1 Kellington is a compact, medium sized village, with a concentration of estate development in the northern and central portion. There is no perceivable central focal point to the village and views to the east and open countryside are very much dominated by Eggborough Power Station.
- 3.2 St Edmund's Church to the west of Kellington dominates the skyline when viewed from the village and is a particularly fine Grade I listed building contributing significantly to the setting of this village where the contrast between built development and open countryside is particularly apparent. St Edmund's has Norman origins pointing to the long history of settlement at Kellington.

**4. HOUSING AND POPULATION**

- 4.1 The 1991 Census, revealed a resident Parish population of 1,021 persons, representing a significant increase on the 1981 Census figure of 845 persons.
- 4.2 In 1997 the approximate dwelling stock numbered 389 dwellings within Kellington Parish.
- 4.3 From mid 1981 to mid 1997 there were 89 dwellings completed in Kellington Parish.

**5. EMPLOYMENT**

- 5.1 Whilst only a very limited number of jobs are available in the village, there are employment opportunities nearby in Eggborough, at Kellingley Colliery, and at Knottingley, Pontefract and Castleford.

**6. SERVICES AND FACILITIES****Shops and Associated Services**

- 6.1 There is a reasonable range of services and facilities at Kellington comprising a post office/general store/newsagents, one public house and a village hall.

## **Education**

- 6.2 Kellington has a primary school.

## **Recreation**

- 6.3 There is one equipped play area in Kellington located on the village green. In terms of the population size, more facilities such as a kickabout space and sports pitch would be appropriate.

## **Public Transport**

- 6.4 There is a limited bus service to Selby and Pontefract.

## **Public Utilities**

- 6.5 The village has mains drainage which connects into Eggborough Sewage Treatment Works. Water supply, via Roall Pumping Station is operating at capacity.

## **7. STRATEGY**

### **Constraints**

- 7.1 Existing infrastructure has reached the limitations of its capacity to sustain further development, although Eggborough Sewage Treatment Works is the subject of a capital scheme to increase its capacity and works should be completed by September 1997.

### **Commitments**

- 7.2 As at 31 March 1997 there were planning permissions for an additional 15 dwellings in Kellington Parish (including 1 conversion).

### **Development Strategy**

- 7.3 Whilst Kellington has a good service base, significant additional development would be likely to encroach into surrounding countryside. Development proposals would also require infrastructure investment to overcome sewage treatment and water supply problems.
- 7.4 Whilst no sites have been allocated for development there is a small number of remaining opportunities for additional residential development on brownfield sites within the defined Development Limits. Proposals will be considered in relation to POLICY H6.

## **8. POLICIES AND PROPOSALS**

### **Environment**

- 8.1 The village green at Kellington is considered to be an important village feature as is the area of land opposite Pick Haven Garth on Main Street. These sites are therefore protected in accordance with POLICY ENV29.

### **Recreation**

- 8.2 The play area to the east of the village green is protected in accordance with POLICY RT1.

8.3 The Parish Council has identified a need for a sports pitch within the village. Agreement has been reached with a local landowner to acquire an area of land to the east of Kellington for this purpose. The site is identified on the Inset Proposals Map.

**KEL/1 Land to the east of Manor Garth, Kellington, as defined on the Inset Proposals Map, is reserved for recreation open space purposes.**