

Comments Re: Field 1248

Brief History of the Site

Field 1248 is a green field site which up until 2000 was in agricultural use. The fields to the north and east of Field 1248 are still farmed and until recently were full of Jersey Royals. Highview Lane which is one of St. Helier's green lanes borders the field to its north side. The green lane ends at the granite steps which takes walkers down into Vallee des Vaux also a Green Lane.

Field 1248 is completely green. It has no development on it and until last year had been left fallow by its owners since it was included in the Island Plan 2002 as an H3 site. The site prior to the 2002 Island Plan was in the Countryside Zone. When it was included as an H3 site along with the CTV site in 2002, a line was drawn round the whole area placing it into the Built-Up area.

I think it is important to point out that it is now accepted by the Planning Department that the line around the entire site in 2002 was a mistake as Field 1248 would have only been in the Built-Up area if it had been re-zoned by the States which very obviously it had not been.

Briefly it was then considered as one of twelve sites put forward as lifelong homes but at a meeting attended by myself and three Ministers it was not approved for inclusion in the Proposition. Field 1248 was also a subject of a Royal Court appeal when the owners tried to challenge the Planning Minister's decision not to include it, but they failed.

As you will be aware there is a long history to this site. The residents of the area have fought long and hard to keep this land green for agricultural use. The possibility of housing being built on this field would have implications for traffic joining St. John's main road which during rush hour and school times is difficult indeed.

During the 2011 Island Plan debate, this whole area was re-designated for protection as Country Park for the North of St. Helier, this was as a result of an amendment brought by the Constable of the Parish of St. Helier. The Field is now designated Green Zone.

I have not had the time to thoroughly research my papers as was only notified on Monday this week the Agent for Field 1248 had requested a hearing. Due to a significant States work load, I have found it difficult to notify all my constituents but did the best I could through radio etc... But you can be assured, those I have spoken with are still adamant this field should stay in agricultural use".

With regard to the other green field sites in St. Helier, I am of the view they should remain green and not be built on. Thank you.

Deputy Jackie Hilton,
Deputy St. Helier No. 3/4 District