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WARRINGTON
Borough Council

Warrington Borough Council



Local Plan

Preferred Development Option

Regulation 18 Consultation

Standard Response Form

July 2017

2: Questions

Warrington Local Plan 2011-2026

Question 1

Do you have any comments to make about how we've worked out the need for new homes and employment land in Warrington over the next 20 years?

Response: No I don't agree with so many, but I agree that we do need more homes to build.

In Mr. Terry O'Neill's Local Plan he states:

"WE EXCEEDED OUR HOUSING TARGETS year on year."

I agree that we need more employment, so more manufacturing and more industries to be built.

Question 2

Do you have any comments to make about how we've worked out the number of homes and amount of employment land that can be accommodated within Warrington's existing built up areas?

Response: I do not agree with 8,000 new homes on an already built-up area around the town centre. Our Road structure is not built. Car so much traffic & pollution.
The land adjacent to PREISLEY College & Old Railway line is an ~~adequate~~ adequate site for so many homes.
I agree there could be some new homes on waste land.

Question 3

Have we appropriately worked out the amount of land to be released from the Green Belt, including the amount of land to be 'safeguarded'?

Response: No I don't agree

That we should sacrifice our green belt for development.

The country as a whole has only 1% of land developed & all we need is 2% of land more to develop & we would have solved the housing crisis.

Our Green Belt fields make Warrington what it is beautiful. To put it under concrete is

Criminal & Warrington will lose its character no one will want to buy you 24,000 new homes.

As a child & even now the words of my parents spring to mind.

"You can go out of Warrington in any direction & see beautiful green countryside."

So keep it that way

Question 4

Do you agree with the new Local Plan Objectives?

Response:

I don't agree to become a City
I don't agree with so many homes
being built with the sacrifice of
our Beautiful Green Belt.

I agree with the Regeneration
Town Centre.

I agree with some new infrastructure
but at the expense of compulsory purchase
order of people's homes.

Question 5

Do you have any comments to make about how we've assessed different 'Spatial Options' for Warrington's future development?

Response: Why can't you access more Brownfield sites & leave the greenbelt alone. Warrington has a huge amount of Brownfield sites available & PEEL Holding will already know this.

Question 6

Do you have any comments to make about how we've assessed different options for the main development locations?

Response: I agree with the ~~Station Centre~~ option as I have said before. I don't agree with the Garden City Suburb on our Green Belt i.e. southwest extension: more Green Belt. I don't agree with the waterfront development at the sacrifice of green belt only Brownfield sites. I don't agree with the use of old Railway line at the cost of so many homes ~~to~~

Question 7

Do you agree with our Preferred Development Option for meeting Warrington's future development needs?

Response: We all know that Warrington needs to develop in the future, but I don't agree with so many houses being built on our Greenbelt. I do agree that we need more new roads to stop the traffic situation but not at the expense of us residents losing our homes that over so many years we have worked hard for. I do not think that this PDD meets the "exceptional circumstances" to release land from our Greenbelt. You have not thought of the environmental ecological impact this will have as a whole on Warrington.

Our parents & Grandparents made Warrington what it is today fought in Wars & now you want to destroy our beautiful Town

Question 8

Do you have any comments to make about our Preferred Development Option for the City Centre?

Response: No I do not
Warrington as a city, you
cannot cope & look after the
a town. let alone a city
I agree ~~that~~ with the new
regeneration of the TOWN
centre, as this is a total
disgrace & you as our Elected
Council should be ashamed of
how you have let it deteriorate
so badly and the misuse of the
funds, we provide as Residents.
IE. Council Tax!
If we are the key driver of the
North West economy why will we
be threatened as other developers
~~stand~~ want to use our land & you
state that because Warrington
Borough Council has a stake in Peel
Holdings Developers & you stand to gain
a substantial amount of money

Question 9

Do you have any comments to make about our Preferred Development Option for the Wider Urban Area?

Response:

Not at the sacrifice
of our Green Belt
No I Don't agree

Question 10

Do you have any comments to make about our Preferred Development Option for developing the Warrington Waterfront?

Response: No at the sacrifice of our Greenbelt. No I don't. As I have said before there is enough Brownfield sites that should be developed first. The Arpley meadows has lots of them.

Why do we need a Port Warrington?

On the masterplan under City Centre & Network & Bridgfoot Link phase 1 & 2. One of the include of an Extension to the Bridgfoot Link along the old railway line - alignment to the wall & Latchford that will take pressure of 14th Street Road is the the link you talk about on the port Warrington. to become a multi-modal port with permission already in place for a direct Freight rail link into the adjacent West Coast Mainline.

Question 11

Do you have any comments to make about our Preferred Development Option for the Warrington Garden City Suburb?

Response:

I do not agree with using our Greenbelt for so many new homes - you have no

high level environmental & ecological impact survey included in the plan to protect wildlife matters and a wide variety of animals & birds that live on the Greenbelt.

South Warrington countryside is being unfairly targeted.

The size of the Garden City Suburb would completely change the character of the area & destroy its history & heritage.

The ability to access & enjoy the countryside is a vital amenity.

Loss of such a significant amount of greenspace will be detrimental to the whole town.

No detailed traffic survey has been detailed in the plan - & the roads roughly penciled in do not remotely address the transport needs for this huge development.

Question 12

Do you have any comments to make about our Preferred Development Option for the South Western Urban Extension?

Response: I do not agree
with this ID it sacrifices
our Green Belt.

The Heart of Warrington
and its people.

Question 13

Do you have any comments to make about our Preferred Development Option for development in the Outlying Settlements?

Response: No we don't agree with development in the outlying settlements. it's

- Garden City Suburb. ~~Conservation Release~~
6320 Homes. Green Belt Release.
250 homes with the urban area.
116 ha. of Employment land.

Southern West- Extension Link.

IFT the sacrifice of our
Green Belt.

Question 14

Do you agree with our approach to providing new employment land?

Response: No I do not agree with the release of our greenbelt land for employment use when there is enough of Brownfield sites to use. Fiddens Ferry is a vast area that could contribute to Warrington's housing needs & ~~an~~ employment land.

Question 15

Do you agree with our suggested approach for dealing with Gypsy and Travellers and Travelling Showpeople sites?

Response:

I AGREE WITH PROVIDING SITES FOR TRAVELLER'S, AS LONG AS THEY ARE KEPT CLEAN + TIDY, MONITORED BY THE AUTHORITIES + PAY ALL TAXES DUE + LOCAL COUNCIL CHARGES.

Question 16

Do you agree with our suggested approach for dealing with Minerals and Waste?

Response: As I can see in your plan you have set provisions for AMUs but I don't understand this

Question 17

Having read the Preferred Development Option Document, is there anything else you feel we should include within the Local Plan?

Response: I would like to site Manchester as an example. I suggest a tram line on our old Railway line that passes through Latchford, The Wall & Crapper Hall. Then people of the new proposed Garden City can access the new Waterfront Development & this will ease the traffic problem of Knutsford Rd. In the P.D.O you talk about Transport problem all the time so why have you given planning permission to a "suppose" "Party in the Park" at Victoria Park next year for 35,000 people. ~~This has~~ you have not given thought to the environmental issues. i.e. the "zone layer" through pollution. Transport close proximity to M6, M56, M62 becomes extreme whenever there are problems on motorways. The extra traffic from so many houses & industry will make more gridlock.