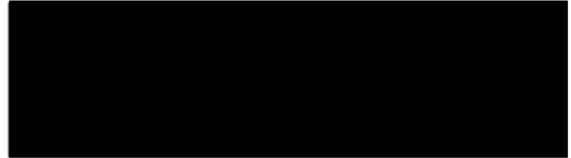


**PROMENADE PARK 2010 RESIDENTS**  
**ASSOCIATION**

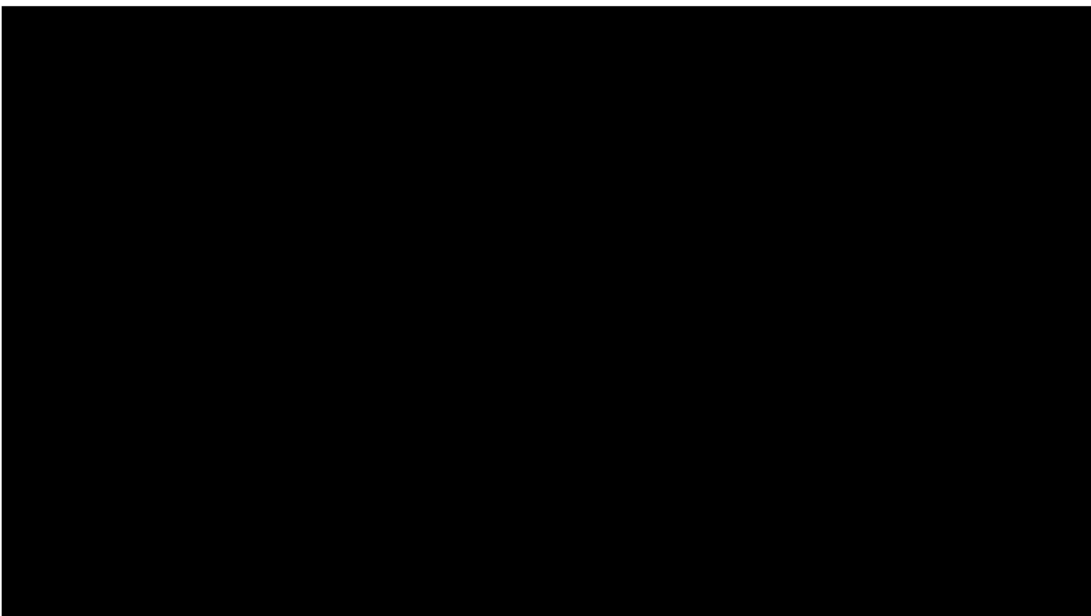
Planning Policy & Programmes  
Warrington Borough Council  
New Town House  
Buttermarket Street  
Warrington  
WA1 2NH



**WBC Preferred Development Option Regulation 18**  
**consultation July 2017.**

Dear Sirs,

Please find enclosed the comments of the residents of Promenade Park, Moore, relating to the above proposals. Also attached is a list of 98 signatures representing the concurrence of the views of the residents.



# **WARRINGTON BOROUGH COUNCIL " PREFERRED DEVELOPMENT OPTION REGULATION 18 CONSULTATION JULY 2017**

The attached petition list represents concurrence of the objections of the residents of Promenade Park , Moore, to the following points in the above:-

## **Warrington Waterfront Proposals along the Manchester Ship Canal-consultation question 10 (p. 38-39)**

The proposals would have a huge detrimental impact on the 80 homes at Promenade Park, Moss Lane, Moore which directly face the proposed development. It is essential that the residents of the retirement park be protected from any noise/visual impact which may result from these proposals. It is essential that a landscaped buffer between the proposed commercial development on the north and Promenade Park be considered-which would be capable of providing a sufficient noise and visual impact buffer. A noise assessment with suitable mitigation measures should be submitted by Peel in relation to the above. Could Manor Park Industrial estate not be developed for warehousing as an alternative- ship canal access still being possible?

The proposals state that the Waterfront development is dependent on the 'Western Link'. Can we therefore assume that if approved the construction phase of Phase 2 Port Warrington will not commence until the Western Link is available and used and not Moore Lane which is completely unsatisfactory for the current HGV traffic let alone more construction traffic?

Moore Nature Reserve would also be lost under current proposals-the reserve is currently well used and provides pleasurable opportunity for many residents and visitors to run, walk and observe wild life at its best.

## **Do you agree with the preferred Development Option? Consultation question 7 (p,25)**

One of the main purposes of green belt is "to prevent neighbouring towns merging into one another" the proposed option would reduce the gap between Warrington and Runcorn. With the recent development of Sandymoor and the proposed development at Delph Lane; Moore would just be a small village in the middle with little definition identifying it's start and end.

## **Valuing the Local Environment- Consultation question 4(p.18)**

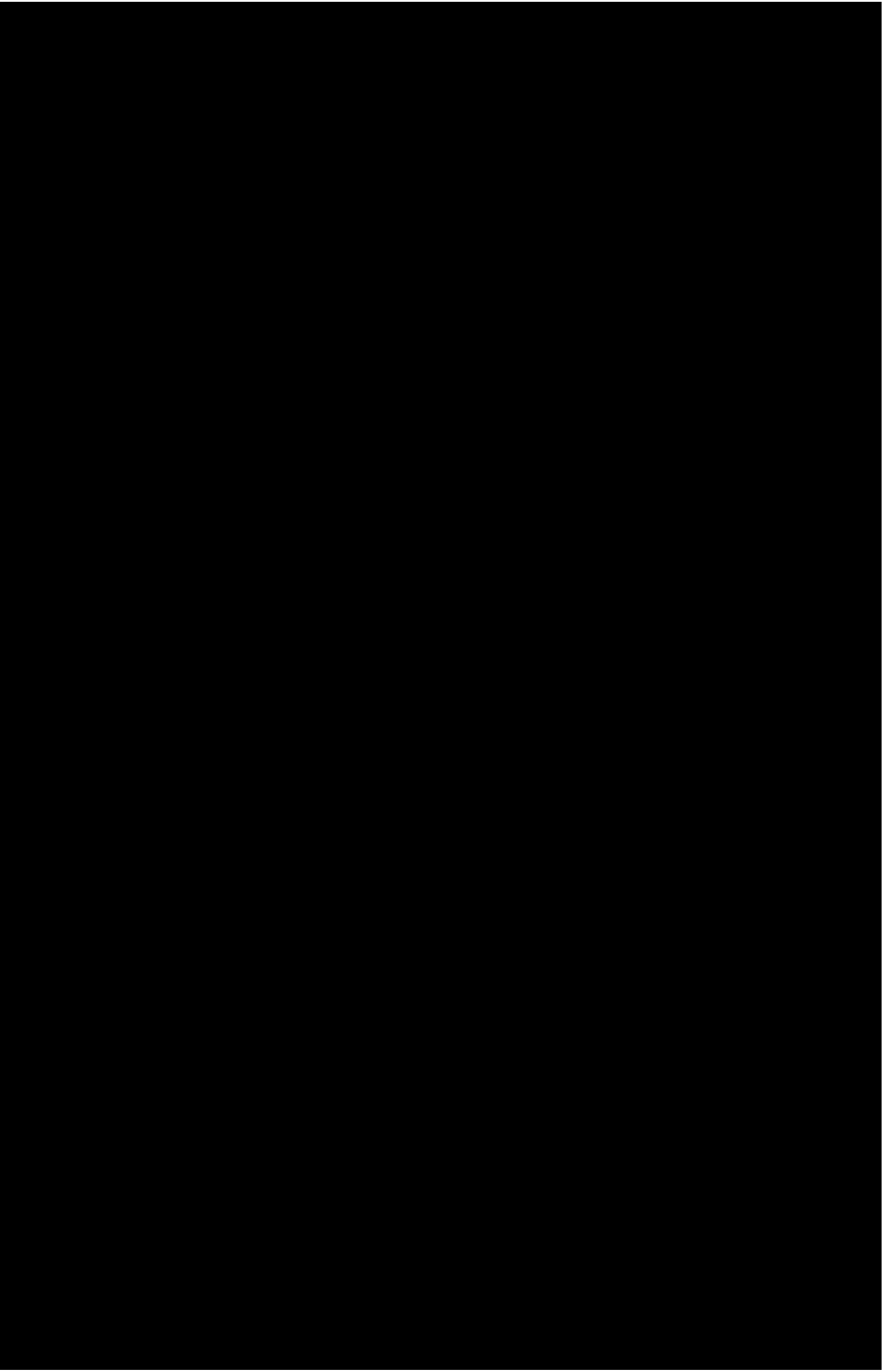
Warrington Borough Council have only considered the natural assets within their own borough boundary, whereas in reality their residents enjoy the current countryside, canal, historic village and pub in Moore which immediately adjoins their boundary. Any over-development of land bordering Runcorn Road would have the effect reducing the countryside benefits which are currently enjoyed.

## **The South Western Urban Extension-Consultation Question 12(p.43-44)**

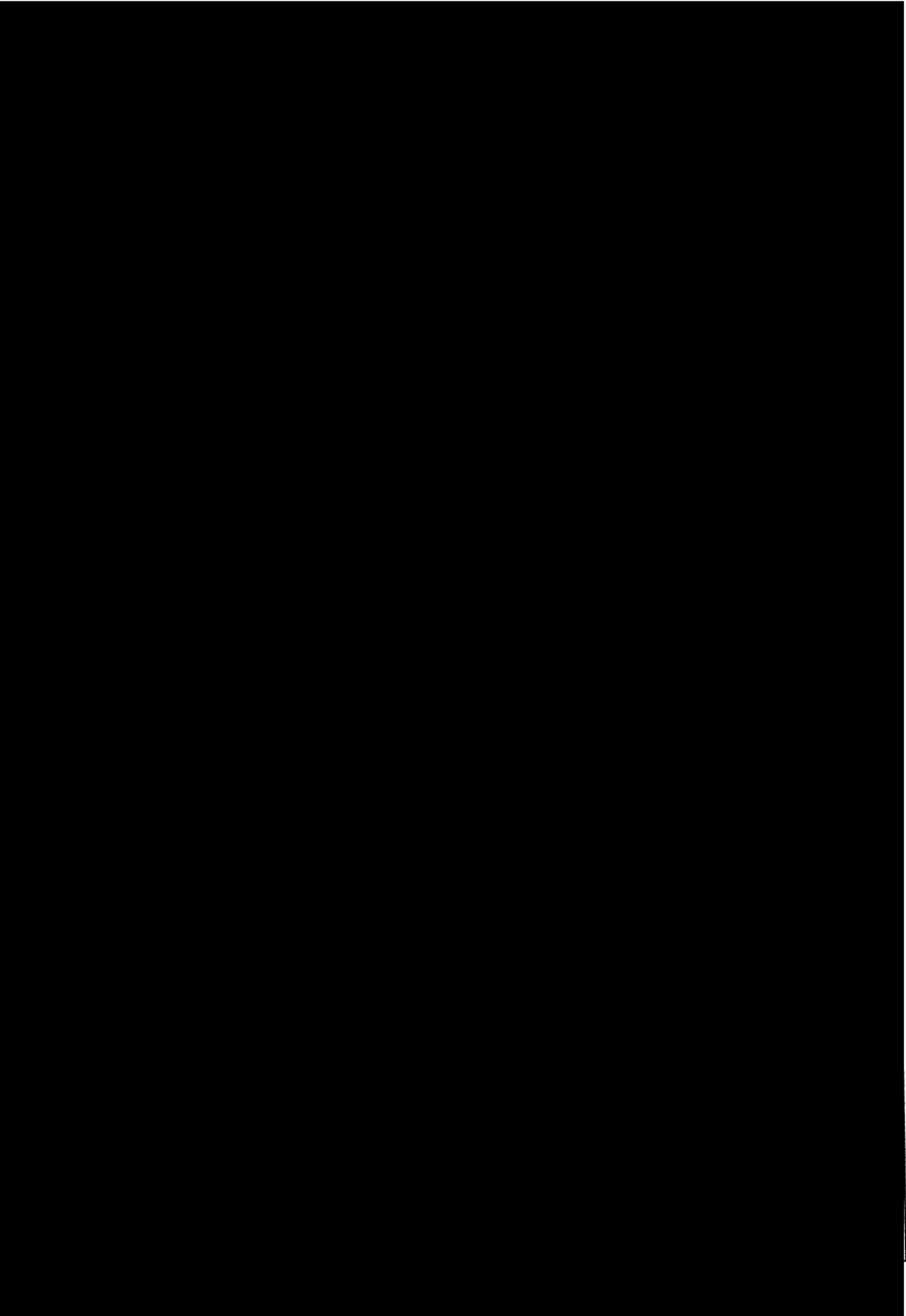
The WBC's green belt assessment acknowledges Walton Village Conservation area but ignored the historic setting of Moore village conservation area, which it will have more impact upon.

We the residents of Promenade Park would urge you to reconsider your proposals on all of the above.

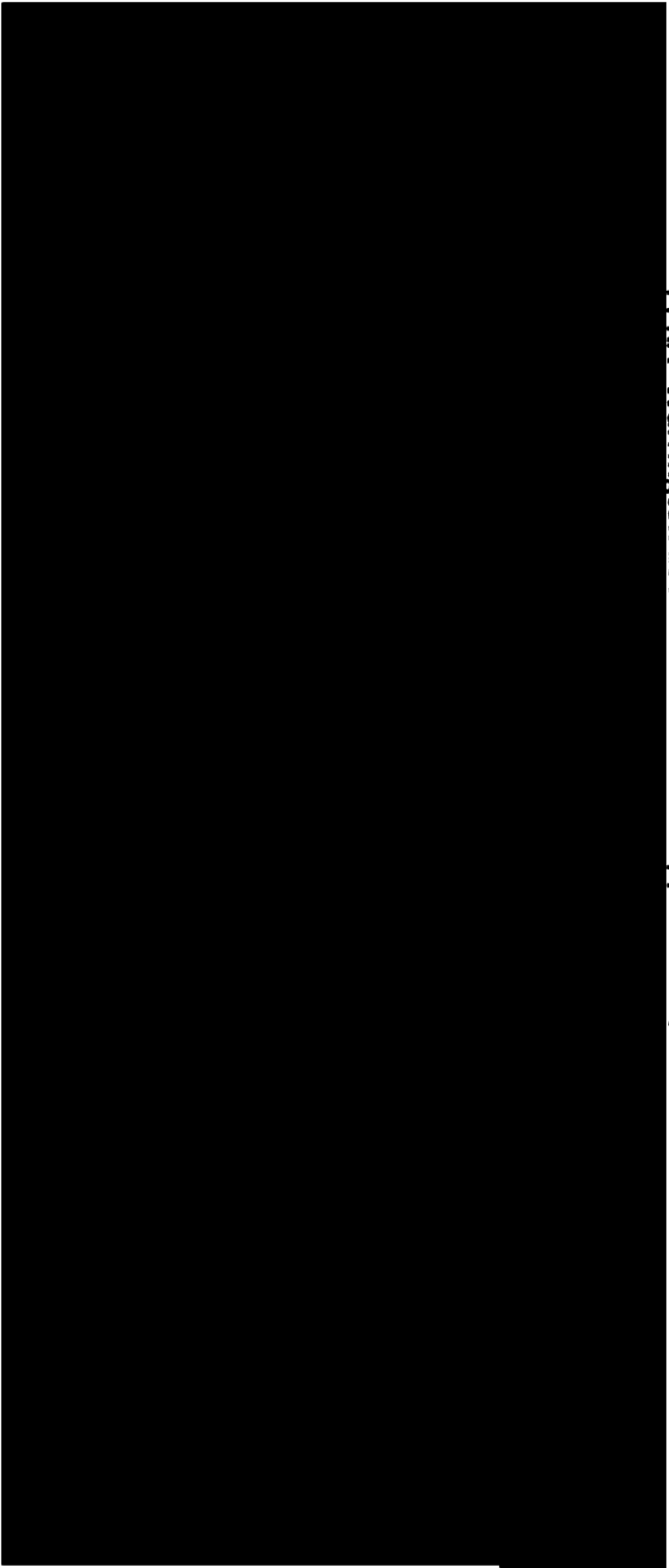
**PPRA -Warrington Local Plan Comment Approval As per Attached letter**



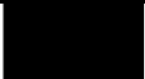
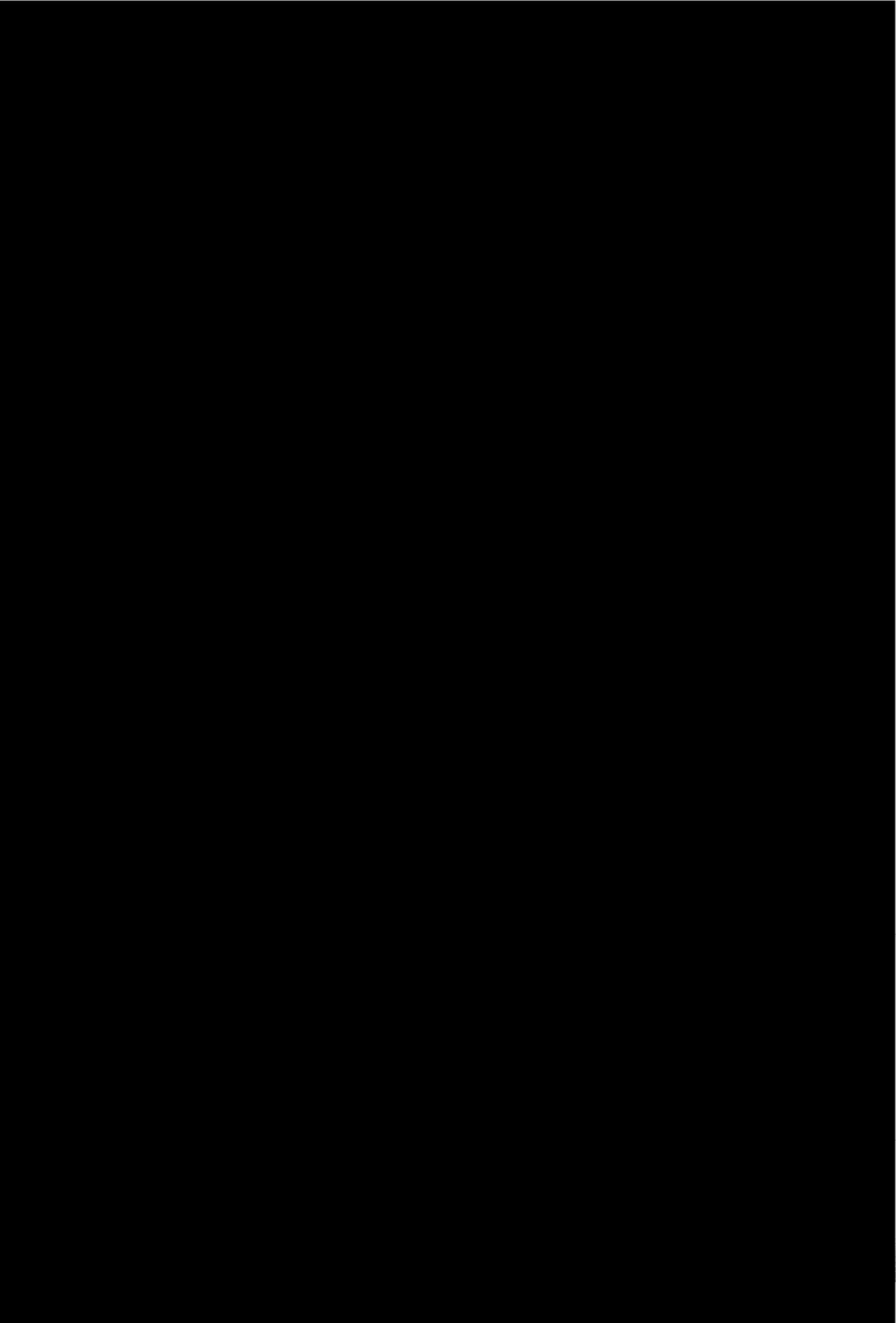
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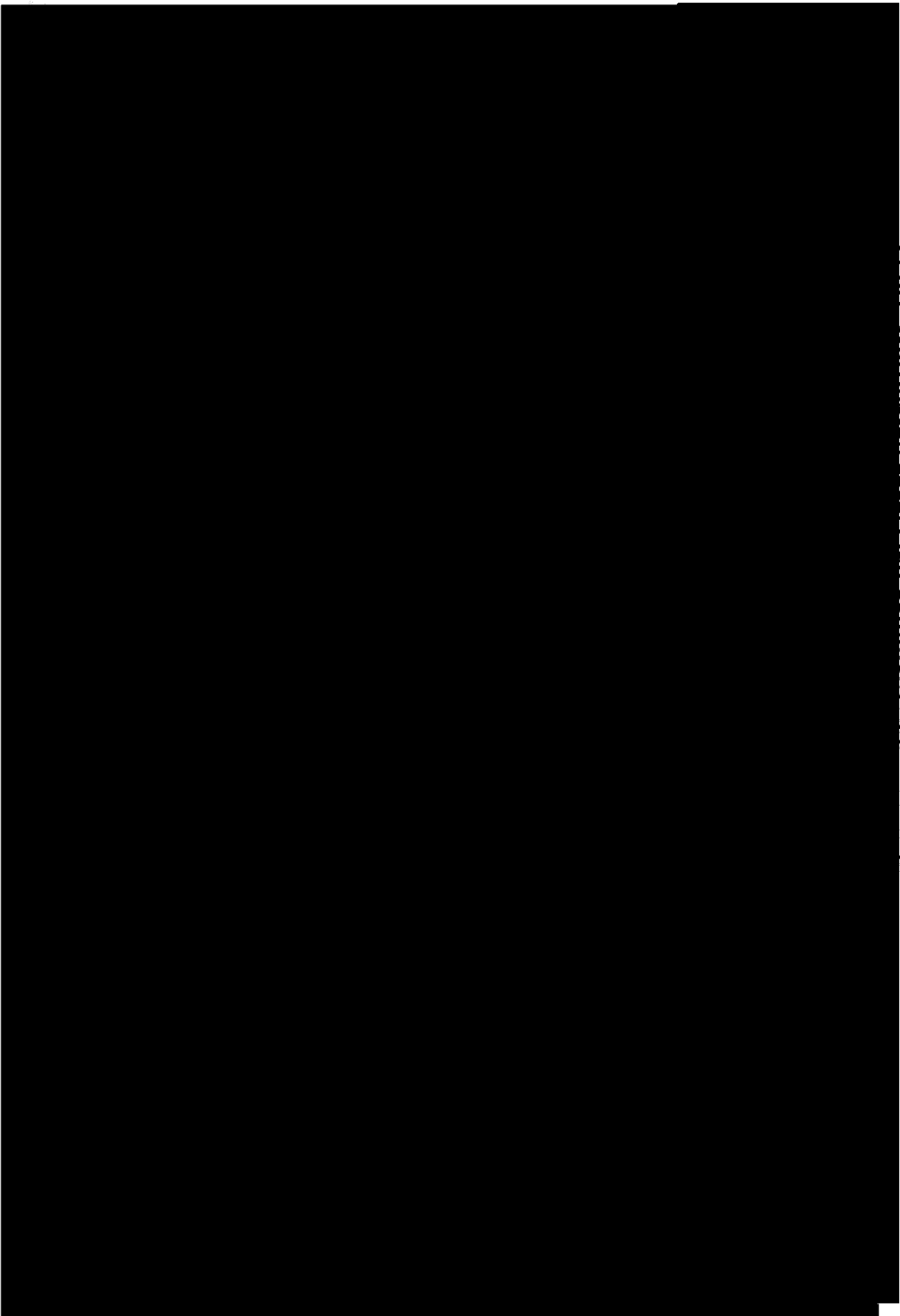
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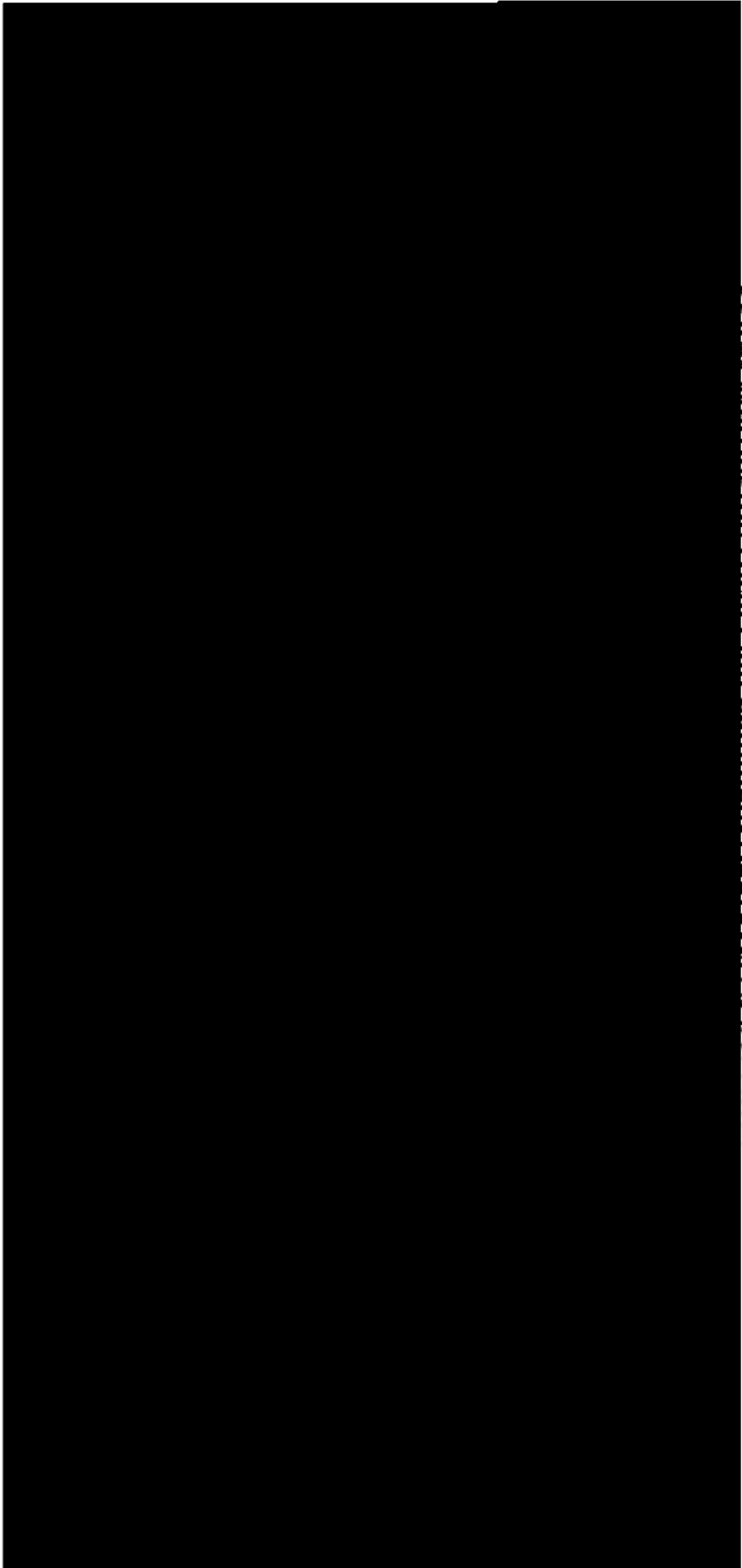
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