

From: [REDACTED]
Sent: 17 June 2019 08:52
To: Local Plan
Subject: Objection to local plan

Please accept this email as my objection to the local plan.

I do not support the plan and the plan is not sound for the following reasons:

- Building on brownfield sites in the town centre must come first - not allowing developers to cherry pick green sites. Fiddlers ferry has announced its closure, this will free up a massive brownfield site.
- National policy revisions have strengthened protection of the greenbelt. The very special circumstances to release it have not been demonstrated.
- A Government minister has said housing targets are not set in London but decided locally. Forecast numbers in the peak building years greatly exceed historical figures and are unrealistic. The latest 2016 population growth figures should be the starting point for forecast, not 2014s.
- The plan need only be for 15 years. 20 years is too long. A shorter period would mean fewer houses need to be in the greenbelt.
- Growth forecasts are too optimistic. Current uncertainty that the economy means forecast should be downgraded. Warrington is successful and doesn't need a higher level of new jobs.
- The Council is placing too much emphasis on logistics and distribution which are becoming increasingly automated generating fewer jobs. The se are 24-hour businesses requiring huge numbers of vehicle movements and considerable space
- The high-value house planned in the south will not be affordable for employees working at the nearby logistic sites. They would be bought buy out of town commuters. More genuinely affordable houses are needed.
- "A number of brownfield sites and the larger proposed allocations would not deliver any housing within the first 5 years of the plan period due to the need to provide infrastructure and/or be decontaminated". This is simply taking 'an easy' option - not following government guidelines and building on protected green belt land!
- Why destroy all the hedgerows and established conservation patches which provide habitats to our wildlife - we need more trees, shrubs and hedgerows to help tackle the environment issues - not rip out existing ones with alleged plans to build a new 'green area' which will take generations to mature to what we have now
- Why is there no regard to our agricultural heritage - why are the council forcing farmers out when there is a national shortage. Home grown produce should be encourage not forced out so we have to buy in

- The Council's vision is for a vibrant town centre surrounded by attractive countryside and distinct settlements. This would wreck Walton, Grappenhall, Appleton Thorn and Stretton.
- Congestion is already a major problem on roads in the south of the town and at Junction 20 on the M6. Infrastructure must be built before houses, not afterwards. The cost has been underestimated and should be challenged.
- What guarantees are there that developers will contribute to these facilities when they are needed?
- Air pollution is increasingly recognised as a serious health problem. Warrington has a bad record. All the new vehicles will make matters worse.
- Green spaces are good for wellbeing and mental health. Part of Moore Nature Reserve would be lost.
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The Plan is not deliverable and is therefore unsound and should not be done

Regards
Becky Roberts

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Warrington
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