

WA4 6PT.

Dear Sirs,  
Draft Local Plan

I am writing to comment on the proposals set out in the Draft Local Plan, with particular reference to those for the area south of the Manchester Ship Canal (MSC). My main objection, apart from the unnecessary incursion into the Green Belt, relates to the transport links, or lack of them, from the proposed development south of MSC. There seem to me to be two flaws in the justification for the new housing, in particular, in that area.

Firstly, the proposals anticipate the new housing will provide accommodation for people working in Warrington. Many of the people currently living south of the MSC do not work in Warrington but use the proximity and convenience of the MSC & M6 to travel to work elsewhere. What is the justification for so many dwellings on green belt land for people who will not contribute to jobs and employment in Warrington?

Even if a proportion of new residents were to work in Warrington, how would they get there? All northbound roads into Warrington currently suffer major traffic flow difficulties, particularly at rush hour. Many current dwellings have one car per occupant so the number of cars per household will far exceed the number of dwellings, making access to Warrington more difficult.

If the anticipated new residents wish to shop locally, which I assume is an expectation under the new plan, where will they go to do so? Latchford and Stockton Heath


are already a parking nightmare with neither being readily capable of being extended to provide additional parking.

All the above issues will be exacerbated under the new proposals and bring clean air issues - the existing amount of traffic already contributes to air pollution which will be in no way addressed by trying to squeeze even more cars onto the existing congested roads. The new western link road may provide some relief for Bridge Foot but does not address the wider issue. If any new development south of MSC is to be permitted, a new high level bridge across it to central Warrington is essential. There are no such proposals. "A comprehensive package of transport improvements" is promised by the Plan. What are they? There aren't any, just an implied hope that things will turn out for the best.

I believe the proposals for south of MSC are not soundly prepared. They represent a dream and have no acknowledgment of the practical difficulties and adverse consequences, are not effective and not justified at this time.

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Yours faithfully



ADRIAN STEEL.