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10 June 2019

Councillor Russ Bowden,  
Warrington Borough Council,  
West Annexe,  
Town Hall,  
Warrington WA1 1UH

Dear Councillor Bowden,

**PROPOSED LOCAL PLAN**

We attended the Council's public consultation event at the Halliwell Jones Stadium.

We should like to express some concerns we have regarding the proposed developments in Culcheth and Croft.

We are concerned firstly with the question of ingress and exit onto the large proposed housing estate bounded by Warrington Road and Holcroft Lane. Whether it is decided to access the estate directly from Warrington Road, or Holcroft Lane, the major traffic impact will be on Warrington Road, which is already very heavily used, and at morning and evening times gets virtually gridlocked.

Traffic out of Culcheth, with whichever route you take, can be very slow. Morning tailbacks are common due to the heavy levels of traffic travelling to the Birchwood Employment Area, evening delays are experienced navigating through Lane Head. Traffic backs up along Warrington Road due to heavy traffic at A580 roundabout.

In addition to this, the proposed development in Croft, particularly as there are no plans for any increased infrastructure, just houses, will increase pressure onto Culcheth, as the majority of the new residents will undoubtedly travel to Culcheth for the facilities.

To compound this problem, we are not only faced with the blight of HS2 skirting the village, but now the appalling decision to close Wigshaw Lane, a vital link between the two villages.

Surely, this proposal has to be withdrawn by the HS2 organisation.

In addition to our traffic concerns, we feel that Culcheth is already stretched as regard its services. The schools are full, there is no Sixth Form at the High School, the Doctors' Surgery is full, and parking is at a premium.

Without wishing to sound like "Nimbys", we don't think Culcheth can take much more development without changing the whole nature and character of the village. There has been a great deal of "infill" development throughout Culcheth over the years, which has increased pressure on roads and services. We therefore wish to register our objection to the plan as proposed.

Yours sincerely,



David and Margaret Hill