

From: 
To: [Local Plan](#)
Date: 18 October 2021 13:37:26

I would like to make the following comments regarding the 2021 local plan.

1. I don't believe that BrownField sites are being fully utilised which would be far better for the development of 'affordable housing' close to the facilities and the transport system within the town centre.
2. If Green Belt land is made available alongside BrownField sites the developer will cherry pick the Green Belt land as being the most profitable with only a commitment to produce 30% affordable housing which will be nowhere near any of the facilities in the town.
3. The highway infrastructure is no way suitable for further development south of the town, it is currently overstretched. Development in this area would mean significantly more car use to commute there being no railway stations nearby and only limited bus transport available.
4. I don't believe that the environmental and ecological impact of the loss of the Green Belt has been properly assessed.
5. I don't believe that the current proposals will do anything to help the regeneration of the town centre.
6. The proposed development will definitely increase traffic congestion producing poorer air quality which does not run in line with the UK's Climate Change aspirations.
7. The proposed plan runs a definite risk of spoiling the charm and character of the outlying villages attached to the town.

Peter James Thomason

