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**WARRINGTON**  
Borough Council

# Warrington Borough Council

## Local Plan

### *Preferred Development Option*

### Regulation 18 Consultation

### Standard Response Form

Completed  
10 August 2017



**July 2017**

## 2: Questions

### Question 1

Do you have any comments to make about how we've worked out the need for new homes and employment land in Warrington over the next 20 years?

#### Response:

Only another qualified Town Planner can answer this question. Methodology is not known to the general public. Therefore, this exercise can not be regarded as a public consultation.

Copied to Warrington Guardian,

## Question 2

Do you have any comments to make about how we've worked out the number of homes and amount of employment land that can be accommodated within Warrington's existing built up areas?

### Response:

Only another qualified Town Planner can answer this question. The methodology is not known to the general public.

Therefore this exercise can not be regarded as a public consultation.

### Question 3

Have we appropriately worked out the amount of land to be released from the Green Belt, including the amount of land to be 'safeguarded'?

#### Response:

No. Green Belt land should be retained as such. WBC should stop the continued assaults on south Warrington.

The arguments put forward for Exceptional Circumstances for release of Green Belt land do not ring true. They read as only circumstantial arguments, not solid facts.

The proposal to remove extra land from the Green Belt for safeguarding is an even worse idea and should not be done.

There is no trust that this would be the end of removing land from Green Belt.

Table 3, 955 homes per annum,  
Paragraph 4.7 states 1113 homes per annum } ?  
Sections 4.20 to 4.23

Sections 4.40, 4.41.



## Question 4

Do you agree with the new Local Plan Objectives?

### Response:

No.

1. I disagree with the objective of changing Warrington from a town to a city. It is not necessary.
2. I do not agree that the Green Belt land is required to be released.

I agree that Warrington should develop its employment and economic opportunities together with associated housing, amenities and infrastructure in order to avoid stagnation. It should help to redress the current imbalance in the UK economy which at present is London-centric.

However, Warrington should not be developed to the extent that Green Belt land is needed. Use only land outside the Green Belt. Propose a scaled down version of the Local Plan.

## Question 5

Do you have any comments to make about how we've assessed different 'Spatial Options' for Warrington's future development?

### Response:

Only another qualified Town Planner can answer this question. The methodology is not known to the general public. This exercise can not be regarded as a public consultation.

The "Call for Sites" exercise, Section 3, seems to be a dangerous thing to do. It puts WBC at the mercy of potentially greedy landowners and developers.

## Question 6

Do you have any comments to make about how we've assessed different options for the main development locations?

### Response:

Only another qualified Town Planner can answer this question. The methodology is not known to the general public.

Therefore this exercise can not be regarded as a public consultation.

### Question 7

Do you agree with our Preferred Development Option for meeting Warrington's future development needs?

#### Response:

No. It depends far too much on release of Green Belt land.

A scaled down version should be developed which does not rely on release of Green Belt land.



### Question 8

Do you have any comments to make about our Preferred Development Option for the City Centre?

Response: Town centre.

OK, no comment.

### Question 9

Do you have any comments to make about our Preferred Development Option for the Wider Urban Area?

**Response:**

OK, no comment. Map in Figure 5 is impossible to read.

## Question 10

Do you have any comments to make about our Preferred Development Option for developing the Warrington Waterfront?

### Response:

The Green Belt land should not be used for new employment land. Instead, use the Green Belt area as an extended leisure area; parkland, river promenade, etc.

### Question 11

Do you have any comments to make about our Preferred Development Option for the Warrington Garden City Suburb?

#### Response:

This large tract of Green Belt land should not be used for new housing and employment areas. Keep the Green Belt land as it is at present.

## Question 12

Do you have any comments to make about our Preferred Development Option for the South Western Urban Extension?

### Response:

This area of Green Belt land should not be used for new housing. Keep the Green Belt land as it is at present. There is supposed to be a ~~£~~ buffer green belt area between Warrington and Halton.

I cannot see the attraction of a new park directly opposite the Solway Interox chemical plant.



### Question 13

Do you have any comments to make about our Preferred Development Option for development in the Outlying Settlements?

**Response:**

Green Belt land should not be used for new housing.

## Question 14

Do you agree with our approach to providing new employment land?

### Response:

Land should be used for new employment areas, but not on Green Belt land.

### Question 15

Do you agree with our suggested approach for dealing with Gypsy and Travellers and Travelling Showpeople sites?

**Response:**

No, Green belt land should not be made available to them.

## Question 16

Do you agree with our suggested approach for dealing with Minerals and Waste?

### Response:

Seems OK, but the general public is not really in a position to comment usefully.

### Question 17

Having read the Preferred Development Option Document, is there anything else you feel we should include within the Local Plan?

#### Response:

Make better use of the "looping" nature of the river west of the town centre as a leisure area rather than residential, e.g. parkland, river promenade.

If a revised plan document is put together, indicate the true nature of the consultant AECOM. It would appear to be grossly extravagant of WBC to employ such a huge international company for this work. Surely a local consultant could be engaged to do the work at less cost.