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Dear Sirs

I email to object to the proposed development off Red Lane and in South Warrington generally for the following reasons:

- The infrastructure in the area is simply not sufficient to cope with the scale of the proposed development – roads in particular but all other services such as schools, doctors and health care the provision of which is not in the gift of the Council.
- No detailed traffic survey has been undertaken – this is especially important given the likelihood of increased traffic through Warrington as a result of the tolls being imposed over the Widnes Runcorn Bridge and increased traffic when the M56 and M6 are closed
- Desire for City status – how has that desire been established given two significant cities in close proximity – I personally have no wish for this and struggle to understand the desire for it and its potential benefits.
- The character of the area will be destroyed together with its history and access to the countryside.
- Loss of green belt – how can this be justified given the apparent lack of “exceptional circumstances”
- The additional pressure that will be placed on Stockton Heath which already struggles to cope with the parking and traffic demands. How has this been assessed and have the residents been consulted?
- What is the environmental and ecological impact? This does not seem to have been considered – badgers, bats and newts are all likely to be adversely impacted as will be tree with TPO,s.
- Why cannot “Brown field” sites be used instead with a higher housing density. No explanation has been provided and is important as there are many such sites in central Warrington which could be used first and which would serve to improve the town’s perceived attractiveness.
- For the town to continue to be successful it needs an area for housing which is “aspirational”. Should such areas become less attractive the wealth creators in the town will move elsewhere to the long term detriment of the town. This is analogous of increased parking charges and look what this did to Altrincham.

Regards

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