



Planning and Policy Programmes
Warrington Borough Council
New Town House
Buttermarket Street
Warrington
WA1 2NH

29 September 2017

Dear Sir/Madam

RESPONSE TO WBC PREFERRED DEVELOPMENT OPTION

I wholeheartedly **object** to the PDO on the grounds of:

1. The flawed vision for making Warrington a city
2. The inadequacy of the Consultation process
3. The miscalculation of the Housing needs
4. The lack of exceptional circumstances for reclassifying the Green Belt

In particular, the proposed development in South Warrington, is of great concern to myself and my family. I am horrified to see on the plans that the Pewterspear Green Trust is included along with many green fields currently in agricultural use, which make the area such a beautiful place to live. I would like to raise my objection to the plans for vast areas being turned into housing, especially the green belt areas. This would have such a detrimental impact on the area in many ways, such as increased air pollution, destruction of wildlife habitats, huge increase in traffic (I am not convinced that the planned infrastructure will be able to cope with this). I chose to live in Stretton over [REDACTED] years ago, as I was specifically attracted by the tranquillity of the area and the green fields surrounding our home. There is a great Community Spirit within this small village and those surrounding it. If Warrington Borough Council's proposals are to go ahead it will change our neighbourhood beyond recognition and I feel that many current residents would be driven away by these changes, myself and my family included.

I feel that there is already a problem with heavy traffic through the village and this would increase massively should the proposals go ahead. I have a young daughter and I am concerned about the danger this would present to her on our daily walk to and from school. We are also concerned about the added pressure such a vast increase in housing will put on the schools in

the area and of course other public resources, such as the hospitals and health centres, which are struggling to cope as it is.

Apart from the poor communication and engagement with residents (Public consultation without adequate advertising and held throughout peak holiday season), the Council officers have failed to carry out the necessary ecological, transport and air quality surveys that would have informed a robust and sustainable plan.

Public consultations were also being held prior to the infrastructure feasibility study results being completed and published. Council representatives have also been unable to answer whether the feasibility study is taking place on all 5 reported options or just the preferred development option.

I believe that the Council has materially overstated the requirement for homes through an inconsistent, selective and unverified use of data. Consequently if this number is wrong, then the various options for development, specifically use of the Green Belt is unfounded and the rest of the questions become redundant.

It find it unreasonable of the council to base calculation of the housing requirement on figures produced pre Brexit announcement and also when it was believed that the HS2 line would require a stop in Warrington.

There is enough Brownfield land in the Warrington area to build 15,000 houses; potentially enough to meet a reduced housing requirement. Therefore allowing the council to protect and preserve existing green belt land.

I strongly feel that these proposals do not reflect what the local residents actually want.

Yours faithfully

A solid black rectangular redaction box covering the signature area.