

PROTECT OUR GREENBELT AND SAVE OUR VILLAGE

Name ROY LEACH

Address _____

Address to:-

Planning Officer, Local Plan, Planning, Policy and Programmes, Warrington Borough Council, New Town House, Buttermarket Street, Warrington, WA1 2NH

The following statements are just a "short version" of my objections and concerns and more evidence can be found in the Burtonwood and Collins Green Action Group's file.

You cannot fail to see the open countryside and the Beauty all around you in Burtonwood and Collins Green. Feel the benefit of the fresh air and appreciate the value of a slow paced village life and tight community. All of that is under threat from a proposed development set to go ahead in 2020. Further developments are being proposed that could see our beautiful rural village evolve into an urban town. Below are some objections to the plan.

(1) CONSULTATION

The proposals for the development are vague and unclear. Many residents didn't get letters and those that did were not addressed by name. The venue for the consultation was not accessible to all and the means to complain long winded and complicated. Communication and information is lacking and appears to be mainly online based, not everyone is online. Developers and planners have access to consultants and resources, we don't. It is a highly unequal and undemocratic process. The council have a duty of care to liaise with neighbouring authorities to determine overall effects of congestion and road safety. There is little evidence of this having happened.

(2) INFRASTRUCTURE

Both hard infrastructure roads, bridges, railways etc and soft infrastructure- health, doctors, dentists, social services, education, parks and recreational facilities, law enforcement, emergency services and mental health will be affected by this and further proposed developments. Burtonwood and Collins Green do not have the infrastructure to support this development. Northern trust have said that if only 150 houses are approved the figure will be 'too limited to viably deliver the housing, open space, and, specific support for expansion of primary school facilities and primary care' In other words, no contribution to changing infrastructure unless more houses are approved. Which means longer waits for doctors, dentists, community nurse, counselling etc. School places in catchment areas no longer guaranteed.

(3) GREENBELT OVER BROWNFIELDS

The release of greenbelt has not been adequately justified and the reasoning for not using brownfields is unacceptable. The council should be forcing development on brownfields or previously developed land before any greenbelt is released. The plan involves loss of versatile agricultural land which leads to loss of income for tenant farmers. The plan relies too heavily on representations and assurances from land owners and developers.

(4) ENVIRONMENTAL—TRAFFIC— AIR POLLUTION

There appears to have been no assessment of traffic movement on Green Lane-Phipps Lane over a sustained period of time. The proposed entrance to the new development will be on Green Lane. Green lane is already critical for residents, children and parents on their way too and from school. With 160 houses comes approx. 320 more cars on the road at peak times. Couple this with other local developments and this is a recipe for

gridlock on our roads. Our children will be walking and cycling amongst this traffic which is not only physically dangerous but also has serious health connotations.

Warrington has one of the most congested road networks in the country. Air pollution in Warrington is already amongst the worst in the UK. The proposed access point to the new development is on green Lane opposite Burtonwood County Primary School. The increase in traffic on the lane will be immense. The pollutants in the air around our children and entering their lungs will massively increase. Children are more susceptible to pollutants than adults and exposure could cause or exacerbate ailments such as asthma and COPD. Adults are more susceptible to heart and lung disease and respiratory conditions such as emphysema.

(5) LOSS OF WILDLIFE HABITATS

Drastic loss of wildlife habitat (frogs, newts, toads, bats, woodpeckers, sparrows, starlings blue tits, foxes, rabbits and hares etc) is being treated like it doesn't matter. Britain has already lost half its wildlife, wildlife adds value and natural beauty to our environment and provides respite from everyday stresses. This development will decimate the local wildlife we love to watch.

I object to the proposed development plan on points ALL POINTS

Additional Comments

This is such a bad idea for all the above reasons and more
This does nothing to improve the life of Burtonwood residence, it will only make things ten times worse
More traffic, increased class sizes at the schools, in Burtonwood which will have an effect on the childrens education
More pressure on getting an appointment at the doctors
Over the past 40yrs we have seen zero investment in Burtonwood and to do this is just a crime against its residence

I agree to the above statements and reflect my views and those as coordinated at our local meetings that formulate our objections as to the proposed building plan.

Signe

Date

Telep

Letters of objection need to be with the Planning Officer before 5:00 pm on Monday 17th June 2019.

Begin forwarded message:

From: [REDACTED]

Subject: Re: Planning permission near green lane burtonwood

Dear Roy,

Many thanks for your email.

The online form is set out in the way that the planning inspector will consider the objections. You don't have to use it, though. If you send an ordinary email to localplan@warrington.gov.uk or write a letter to the council it will be a valid response and will carry just as much weight as any objection coming from any other person or organisation.

As councillors we have constant and regular street surgeries, knocking on resident's doors, and have covered the whole ward since 2016. It does take a long time to get around everyone though.

At the end of March the council sent a letter to every household in Warrington to let people know about the consultation.

Please don't hesitate to let us know if there is anything we can do to help.

Best wishes
Cathy

Clr Cathy Mitchell
Deputy Leader of the Council and Cabinet member for Corporate Resources

Burtonwood & Winwick Ward (Labour)

[REDACTED]

----- Original message -----

From: [REDACTED]

Subject: Re: Planning permission near green lane burtonwood

Hello Terry

Many thanks for you quick response

I would love to complete the formal Consultation process form you suggest I fill in and submit it As I don't consider myself clever by any means I would appreciate your help in submitting this form , as it is constructed in such away it makes it impossible to complete correctly , myself and others have looked at this and we all agree you would need to be a Philadelphia lawyer to complete it

I am sure you as a resident of Burtonwood and also the additional Burtonwood councillors I have also copied into this email would agree

I would have thought you and the other councillors would have gone door to door to better inform the residents of these plans

I do appreciate councillors are busy however you are all Burtonwood councillors and as such feel this is you duty represent us in our objection and to better inform all residents of Burtonwood in person to get a real feeling of what people think

I have only once in 25 years had a councillor knock on my door, which I consider poor as we are not large parish

We are all for progress but only when it is done correctly

I would greatly appreciate you or one of your colleagues to work with us in this matter

Kind regards

Roy

[REDACTED]

[REDACTED]

On 7 Jun 2019, at 16:04, O'Neill, Councillor Terry [REDACTED]

Roy,

Many thanks for this it's much appreciated, can I encourage you please to put this very detailed submission to the Formal Consultation Process which is on going and has been for some 18 months now. It's important that if you feel strongly about this proposal you submit those feelings to the Formal Consultation Process so that Planning Officers know and understand the depth of feeling in our Village. I'm sorry and disappointed you haven't heard about this proposal before now. Some 18 months ago we had what is called A Call For Sites because the Government of the day said we need to build x number of houses. This has been on going from then the Parish Council hasn't decided this is this best site, it has gone through a proper Planning Evaluation Process then we the Councillors decided we needed to go out to a Formal Consultation Process to see if this is the best Site. The Access is supposed to be off Green Lane which me and Cathy Mitchell have objected to because with the school there we don't think you can get a safe access, Roy I can assure you this is just the start of the Process with a formal Planning Application being submitted by the Applicant which you can Object to with your very Salient Points.

Cllr Terry O'Neill
Cllr Burtonwood & Winwick Ward. (Labour)

[REDACTED]

[REDACTED]

On 6 Jun 2019, at 21:50, Roy Leach [REDACTED]

Hello Terry

I have just been informed about the planned housing development near Green Lane, Burtonwood.

I would just like to say how disgusted I am in the parish council for even considering this proposal.

[REDACTED]

We already have two schools which Burtonwood residences struggle to get places as their preferred option for their children, how are you planning to address this?

The doctors are not open 5 full days a week, as these are branch surgeries, can you please tell me how you are going to address the limited appointments available for a population who are already unable to travel to the main surgeries, bearing in mind the local CCG will not be issuing further GP contracts out for a full time practice in the village.

With this planned development the traffic will no doubt cause chaos and also increase the risk of someone being killed on the country roads, we have already seen an increase since OMEAGA opened and correct me if I am wrong but we was reassured that the village would not see an increase in traffic due to that , however as OMEAGA and the housing development there increases, what are your reassurances that there is not going to be even more traffic, bearing in mind you are increasing the population of the village!

I have been informed that at the meeting which was recently held that the junction of this new development would not go through winsford drive, I wonder why this is , no doubt this is because you live there and don't wish to have the added traffic going past your property.

However as a council representative you are happy for it to come out near Green Lane primary school, can you please provide me with the rationale why it is acceptable to put a child's life at risk. Who agreed to this?

I have not been able to make the meetings in the past as they are either during the day or on a Saturday morning due to work commitments. To enable all the residents you and the parish council represent it would be more convenient to hold a meeting over the weekend when more people could attend to voice their objections, however I feel that maybe the less people who attend these meetings is better for the council so that you can go ahead with the plans with the less objections.

I formally raise my concerns, objections and feel that once again our parish council is letting the residents of what once was a close knit community down. I will also be forwarding this email to our local MP, however as we never get to voice our concerns to her as no one in the last [redacted] years since I have lived in my current property as ever once knocked or canvassed on my door to ask my opinion on how they are supporting me or the residents of our village. I doubt I will get much of a response from her.

I am all in favour for developments to the area, however I don't agree to rushed decisions with no thought or consideration for the welfare for the village or from what I can see and witnessed in the past there has been zero investment in the past 40 years in any form of infrastructure.

I wait your response.

Kind regards
Roy Leach

[redacted]

DISCLAIMER

The views expressed by the author of this e-mail do not necessarily reflect the views or policies of Warrington Borough Council. Warrington Borough Council employees and Elected Members are expressly requested, to not make any defamatory, threatening or obscene statements and to not infringe any legal right (including copyright) by e-mail communication.

WARNING: e-Mail transmission cannot be guaranteed to be secure or error-free as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or may contain viruses. Warrington Borough Council therefore does not accept liability for any errors or omissions in the content of this message, which arise as a result of e-mail transmission.

CONFIDENTIALITY: This e-mail contains proprietary information, some or all of which may be confidential and/or legally privileged. It is for the intended recipient(s) only. If an addressing or transmission error has misdirected this e-mail, please notify the sender; and then delete the original. If you are not the intended recipient you should not use, disclose, distribute, copy, print or rely on any information contained in this e-mail.

ACCESS TO INFORMATION: As a public sector organisation, Warrington Borough Council may be required to disclose this e-mail (or any response to it) under the Freedom of Information Act 2000. All information is handled in line with the Data Protection Act 2018.

MONITORING: Warrington Borough Council undertakes monitoring of both incoming and outgoing e-mail. You should therefore be aware that the content of any e-mail may be examined if deemed appropriate.

VIRUSES: The recipient should check this e-mail and any attachments for the presence of viruses. Warrington Borough Council accepts no liability for any damage caused by any virus transmitted by this e-mail. Although precautions have been taken to ensure that no viruses are present within this e-mail, Warrington Borough Council cannot accept responsibility for any loss or damage arising from the use of this e-mail or any attachments.

From: "O'Neill, Councillor Terry" [REDACTED]
Date: 7 June 2019 at 16:04:55 BST
To: Roy Leach [REDACTED]
Subject: Re: Planning permission near green lane burtonwood

Roy,

Many thanks for this it's much appreciated, can I encourage you please to put this very detailed submission to the Formal Consultation Process which is on going and has been for some 18 months now. It's important that if you feel strongly about this proposal you submit those feelings to the Formal Consultation Process so that Planning Officers know and understand the depth of feeling in our Village. I'm sorry and disappointed you haven't heard about this proposal before now. Some 18months ago we had what is called A Call For Sites because the Government of the day said we need to build x number of houses. This has been on going from then the Parish Council hasn't decided this is this best site, it has gone through a proper Planning Evaluation Process then we the Councillors decided we needed to go out to a Formal Consultation Process to see if this is the best Site. The Access is supposed to be off Green Lane which me and Cathy Mitchell have objected to because with the school there we don't think you can get a safe access, Roy I can assure you this is just the start of the Process with a formal Planning Application being submitted by the Applicant which you can Object to with your very Salient Points.

Cllr Terry O'Neill
Cllr Burtonwood & Winwick Ward. (Labour)

[REDACTED]

On 6 Jun 2019, at 21:50, Roy Leach [REDACTED] wrote:

Hello Terry

I have just been informed about the planned housing development near Green Lane, Burtonwood.

I would just like to say how disgusted I am in the parish council for even considering this proposal.

[REDACTED]

We already have two schools which Burtonwood residences struggle to get places as their preferred option for their children, how are you planning to address this?

The doctors are not open 5 full days a week, as these are branch surgeries, can you please tell me how you are going to address the limited appointments available for a population who are already unable to travel to the main surgeries, bearing in mind the local CCG will not be issuing further GP contracts out for a full time practice in the village.

With this planned development the traffic will no doubt cause chaos and also increase the risk of someone being killed on the country roads, we have already seen an increase since OMEAGA opened and correct me if I am wrong but we was reassured that the village would not see an increase in traffic due to that , however as OMEAGA and the housing development there increases, what are your reassurances that there is not going to be even more traffic, bearing in mind

you are increasing the population of the village!

I have been informed that at the meeting which was recently held that the junction of this new development would not go through Winsford Drive, I wonder why this is, no doubt this is because you live there and don't wish to have the added traffic going past your property.

However as a council representative you are happy for it to come out near Green Lane primary school, can you please provide me with the rationale why it is acceptable to put a child's life at risk. Who agreed to this?

I have not been able to make the meetings in the past as they are either during the day or on a Saturday morning due to work commitments. To enable all the residents you and the parish council represent it would be more convenient to hold a meeting over the weekend when more people could attend to voice their objections, however I feel that maybe the less people who attend these meetings is better for the council so that you can go ahead with the plans with the less objections.

I formally raise my concerns, objections and feel that once again our parish council is letting the residents of what once was a close knit community down. I will also be forwarding this email to our local MP, however as we never get to voice our concerns to her as no one in the last [redacted] years since I have lived in my current property as ever once knocked or canvassed on my door to ask my opinion on how they are supporting me or the residents of our village. I doubt I will get much of a response from her.

I am all in favour for developments to the area, however I don't agree to rushed decisions with no thought or consideration for the welfare for the village or from what I can see and witnessed in the past there has been zero investment in the past 40 years in any form of infrastructure.

I wait your response.

Kind regards
Roy Leach

[redacted]

DISCLAIMER

The views expressed by the author of this e-mail do not necessarily reflect the views or policies of Warrington Borough Council. Warrington Borough Council employees and Elected Members are expressly requested, to not make any defamatory, threatening or obscene statements and to not infringe any legal right (including copyright) by e-mail communication.

WARNING: e-Mail transmission cannot be guaranteed to be secure or error-free as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or may contain viruses. Warrington Borough Council therefore does not accept liability for any errors or omissions in the content of this message, which arise as a result of e-mail transmission.

CONFIDENTIALITY: This e-mail contains proprietary information, some or all of which may be confidential and/or legally privileged. It is for the intended recipient(s) only. If an addressing or transmission error has misdirected this e-mail, please notify the sender; and then delete the original. If you are not the intended recipient you should not use, disclose, distribute, copy, print or rely on any information contained in this e-mail.

ACCESS TO INFORMATION: As a public sector organisation, Warrington Borough Council may be required to disclose this e-mail (or