

[REDACTED]

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28TH SEPTEMBER 2017

We have studied your report over the last two months and attended two presentations in July and August. We have also been to three local community group meetings convened to discuss the report and read the several reports and letters of opposition to the Local Plan in the local press and read the several internet online petitions against the plan.

Our overall conclusion is that the plan is overly ambitious and aspires to a vision of a "New City" as a concept which is not wanted by the general public and present residents of Warrington in particular. We would guess that the seeds of your Council's ideas have come from the reports commissioned by Aecom and Arup at considerable cost. We would have thought there are many more local Planning and Consultancy companies local to the North West who could have been engaged at less expense. It was frustrating to find that Aecom and Arup were not represented at the presentations as several of the Council officials were lacking in basic facts.

[REDACTED] We therefore know this Green Belt area perhaps better than most people. Your Preferred Option takes all of the Green Belt land between the Bridgewater Canal and the Manchester Ship Canal from the Runcorn Road boundary between Walton and Moore eastwards to and including Walnut Tree Farm on the A56 at the former Ship Inn. No mention is made in the report of the Agricultural status of the Green Belt Land or the fact that at least 125 acres is farmed by owners who have not put forward any of their land in the Call For Sites exercise [REDACTED]

[REDACTED] Detailed reference is made in the report concerning the present and future requirements of Gypsies/Travellers - their most recent definition possibly being challenged in the High Court and making the unauthorised 2 Acre Park permanent and legal. On Wednesday evening last week I witnessed your Planning Committee pass an application for this site which had been submitted over 15 months previously and permanency given despite temporary occupation having been allowed from time to time since 1996 and the occupiers of the site not being within the definition of Travellers. This decision effectively takes land adjacent to Walton Village Conservation Area out of the Green Belt while the land is still the subject of this Consultation Period. A dangerous precedent has been set by this decision and surely a further period of say two years temporary occupation would have been a sensible option (as mentioned in the application decision but only spoken on by one Councillor

on the Committee). We do not understand the meaning of land making "an overall weak contribution to the Green Belt" as referred to in the Local Plan Review. How is the definition arrived at and where does it come from ?.

We are not surprised that the parish of Moore adjoining the West boundary of Walton has raised objections to loss of Green Belt in this area which ignores an important acknowledged purpose of including land in Green Belt and that is to prevent neighbouring local authorities from merging into each other - Halton and Warrington.

Much of what we say above concerning the Warrington South West Urban Extension plan and loss of Green Belt also applies to Appleton and the Garden City concept which is considerably larger than WSWUE. We are also dismayed at the proposed extensions to Port Warrington and the loss of areas of Moore Nature Reserve. This type of development may create employment during construction but a limited number of jobs when finished and fully automated in the movement of containerised goods.

Finally, we are concerned as to the lack of detail in the Plan concerning infrastructure and particularly road requirements which will need to be linked to estimated future traffic from the additional homes and the impact of a new Western Link (Red Route).

Please confirm receipt of this document.

Regards,

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