

LDF

From: devcontrol
Sent: 30 August 2017 -
To: LDF
Subject: FW: Proposed housing off Red Lane

Dear Colleague

Please see below.

Many thanks

[REDACTED]
[REDACTED]
Development Management Services
Economic Regeneration, Growth & Environment Directorate Warrington Borough Council Third Floor, New Town
House Buttermarket Street Warrington
WA1 2NH

[REDACTED]
[REDACTED]
Warrington Building Control Website

I should advise that the above represents my own professional informal opinion and does not represent any formal decision of the Council and cannot bind the Council in any way, should a planning application subsequently be submitted. My comments also only relate to matters covered under the Town and Country Planning Act 1990. It is your responsibility to obtain any other consents/permissions/approvals which may be required in addition to the necessary planning permission.

-----Original Message-----

From: [REDACTED]
Sent: 29 August 2017
[REDACTED]
Subject: Proposed housing off Red Lane

Sir,

I wish to object most strongly to the proposed developments off Red Lane, Hough's Lane and Walton Lea Road.

Access to the sites at Red Lane and Hough's Lane will involve using the single lane, blind hump back bridges over the Bridgewater canal. There are already plenty of accidents at Red Lane bridge, increasing the traffic will make it worse. Both Walton Lea Road and Hough's Lane are narrow and winding. Lots of pedestrians use Walton Lea Road to access Walton Gardens. Significantly increasing traffic is bound to cause more accidents. It is not clear where the road access to R18/105 would be, if onto Red Lane, then it would be very close to the narrow section at the end of Birchdale Road, not a safe situation

Traffic through Stockton Heath is already extremely heavy. The proposed developments in Dudlows Green/Appleton Thorn will make it worse without adding further pressure

The proposed developments are all outside the boundaries of the current plan. There is more than enough proposed development in this area within the current plan.

The existing developments near Birchtree Farm discharge their effluent into a pond next to Red Lane Bridge. In summer there is often a smell of sewage, in winter it overflows into the canal. Is there adequate provision for the effluent of these proposed developments?

These proposals represent urban sprawl at its worst, they would result in a very significant loss of amenity to local residents, wild life habitat and natural beauty

Yours

[Redacted signature]

[Redacted address]