

From: [REDACTED]
To: [Local Plan](#)
Subject: Objection to local plan
Date: 17 June 2019 13:29:58

Please accept this email as my profound objection to the local plan.

I believe the plan is detrimental to Warrington and do not support it. I consider that the plan is not sound for the following reasons:

- I do not believe that the special circumstances required to release the greenbelt have been demonstrated. The green spaces around Warrington considerably improve our quality of life, and to build on the greenbelt will have a permanent detrimental impact - increased traffic, pollution, congestion, exhausted infrastructure.
- The greenbelt around Warrington should be protected and building on brownfield sites in the town centre and around (such as the Fiddlers Ferry site) must come first. Fiddlers ferry has announced its closure, this will free up a massive brownfield site. Developers should not be able to maximise profits by cherry picking greenbelt sites.
- I do not think the housing targets are realistic or that we have to comply with central targets, in fact the government has confirmed that they are to be decided locally. Forecast numbers in the peak building years greatly exceed historical figures and are unrealistic. They should also use a more recent starting point than 2014.
- 20 years is too long to set the plan for as it only needs to be over 15 years. This would reduce the need to destroy the greenbelt to build houses.
- The growth forecasts are too optimistic. Economic uncertainty implies that the forecasts should be downgraded this would impact the requirement for new houses.
- Commercial growth on the back of logistics and distribution is short sighted as exponential growth in automation means that in the long term the job created won't be sustained. The town will be concreted over but the additional employment won't be worth it. These businesses work 24:7 and will create additional congestion on our roads on top of gobbling up the green spaces.
- The developers are targeting South Warrington because of the higher house prices and low cost to build on green fields. This won't deliver housing for low-paid workers at

the logistic sites, it will attract more commuters who again will increase the congestion and pollution on our roads. More genuinely affordable houses are needed.

- The Council's vision is for a vibrant town centre surrounded by attractive countryside and distinct settlements. This would wreck Walton, Grappenhall, Appleton Thorn and Stretton.
- Congestion is already a major problem on roads in the south of the town and at Junction 20 on the M6. Infrastructure must be built before houses, not afterwards. The cost has been underestimated and should be challenged. Where is the evidence that this infrastructure can and will be financed - if the houses and commercial sites come first the existing infrastructure cannot cope - there is daily evidence of delays on the motorways, and the local roads are used by satnavs to avoid the congestion. Last week a lorry was stuck in Grappenhall as it was too heavy to use the bridge spanning the canal at Church Lane, the village was grid-locked for an hour as he tried to turn round. We can't cope.
- What guarantees are there that developers will contribute to the infrastructure? More houses will put further demands on already stretched local services - how do you make sure that the developers profiting from this widespread destruction actually help fund the infrastructure required - schools, doctors, roads, police etc?
- Air pollution is increasingly recognised as a serious health problem. Warrington has a bad record. All the new vehicles will make matters worse. Theresa May recently announced that the UK will be carbon neutral - this kind of mass development will make these targets harder to meet. The carbon neutral target needs to be addressed in the local plan and we should be planting trees on the greenbelt not covering it with concrete.
- Green spaces are good for wellbeing and mental health. Part of Moore Nature Reserve would be lost.

I do not believe the plan is deliverable and object wholeheartedly.

Julie Trimble

