

From: Mark Roberts [REDACTED]
Sent: 15 November 2021 16:54
To: Local Plan
Subject: Objections to Warrington Local Plan

Dear Warrington Planning,

I am writing to object to the Warrington Local particular the part for the South of Warrington. I object on the following aspects:

1. Environmental:

- There is no environmental impact assessment on the impact of the plan, this should contain in detail:

Green House Gas Emissions – in line with the Net Zero target – and Warrington Council’s declaration of a climate emergency, this should look at Scope 1, 2 & 3 emissions from the increased residential houses, loss of trees, increased commuting and congestion

Flood impact – with the loss of the fields in the area the likelihood of flash flooding is increased. Serious incidents have already been seen in Warrington and with weather patterns likely to get more unstable the loss of the natural protection the fields and woodland provides will make things worse.

Impact on local wildlife – Crested Newts were found at the developments on Orchard Meadows but the council did nothing to protect these. Several buzzards had been seen in the area but now these have disappeared.

Watercourse impact – the rivers downstream of the Orchard Meadows development are often silted up from run off from the construction.

2. Requirements

- The housing targets were set pre-Brexit & pre-Pandemic, it remains to be seen the economic impact of these events do the numbers of houses should be reviewed

3. Infrastructure

- No consideration has been made to improving the already significant traffic problems in the area. These include peak hour queues, high volume of heavy good vehicles and speeding traffic. There has been several accidents in the area and it will not be long until someone is killed on the local roads.

4. Better alternatives

- Warrington council should be prioritising the building of houses on brownfield sites closer to the town centre first. This would mitigate the Environmental impact discussed in point 1 and also allow time to see the impact of the economic effects in point 2.

5. Trust

- Warrington council has a history of breaking it’s planning guidelines and compromises. Two examples of this are:

When the original Grappenhall Hayes development was granted then there was a meant to be a link road form the South of the development to the “Shearing’s Roundabout” to help with congestion around Wright’s Green and Appleton Thorn. The development was stopped but has since been approved for phase 2. There was no requirement to re-instate the link road.

For the Orchard Meadows development there was meant to be amenities put in such as a shop and a doctor’s surgery. This requirement has again been dropped and now is included in the new updated local plan. I guess this will be kicked down the street once again once the development is approved and up and running.

There is absolutely no chance of traffic through Appleton Thorn ending up being resident’s only in 2031.

Finally – given the state that the Warrington council’s finances are in that this “plan” is motivated purely by financial gain for the council without any real consideration what’s best for the people and environment of Warrington. By

building high value homes the Council Tax revenue is increased for the council rather than focussing on brown field sites and affordable housing.

Regards

