

From: Village Concerns villageconcerns2016@gmail.com
Subject: Update 69 South Street Application WD/2019/1674/MAO
Date: 29 August 2019 at 17:42
To: Village Concerns villageconcerns2016@gmail.com



South Street Application WD/2019/1674/MAO

Village Concerns would like you to object to the new South Street Application to build 74 homes on Farmland on South Street.

The Application is essentially the same as the original application which has now gone to Appeal for non determination. The new application contains some additional documents but these do not have any effect on our objections to this development. It is vital that you continue to submit your objections to this new application otherwise it will be assumed that local objections are waning.

Select the following link to object on line. **Deadline Sept 20, 2019**
<https://planning.wealden.gov.uk/plandisp.aspx?recno=147047>
Click on the “Comment on this application” button. Fill in your details and make sure that in the Comment Box you scroll down and select the “objection” option.

The key objection is suggested below, just cut and paste it into the objections box or include it in your own objection. Please put the objection in your own words. Remember anyone over 18 in the household can submit an individual objection.

I object to this Application because it fails to comply with the emerging Wealden Local Plan and existing policy. It is outside the proposed development boundary and is an encroachment on the countryside. It seeks to build 74 homes. This would be an increase of over 20% in the number of houses in the Village: houses which are not needed in this barely sustainable village where there are no school places or jobs. It will force more vehicles onto the congested A22 and through the village and further damage the Ashdown Forest. New residents would be totally car dependent. This is not sustainable development.

Some additional things on which you might want to comment are:

- 1) East Hoathly is a small village with an infrastructure that is gradually being eroded (reductions in Bus services, reduced GP Surgery access, loss of pub). It has had recent

disproportionately large developments of 75 homes and cannot sustain another. The school is full and has no capacity to expand.

2) There is no local need for these houses and they exceed the remaining 21 houses that Wealden have indicated is the maximum safe amount that can be built in the period up to 2028 in our Parish, Laughton and Chiddingly. To build 74 would damage the Ashdown Forest and Lewes Downs with Nitrogen pollution.

3) The plan proposes to build on top of the main sewer for the whole village with no credible plan or costings. The polluted surface water run-off from the huge site would be discharged into a stream that flows through the local Sewage Works and into Ancient Woodland. The damage to habitats and the risk of flooding the Sewage Works is unacceptable.

4) The proposal is for a dense cul de sac that would not match the existing housing on South St with spaced housing and large gardens. It disregards the devastating impact the development would have on South Street residents and the green views that form the character of our village. This development would result in Urban Sprawl.

5) Adjoining residents will suffer loss of privacy, overshadowing and increased noise and disturbance from increased adjacent traffic

6) A public footpath is adjacent to the site. A rural walk will become urbanised. It is possible the Footpath will be subject to flooding

7) The application claims to have engaged with the community but failed to record the hostility and negativity that this engagement produced.

8) The parking allocated is inadequate and would result in much on street parking. This would make access for emergency and refuse vehicles very difficult and particularly when an increasing number of large delivery vehicles are visiting such cul de sacs. There is no provision for

making each car as easy there is no provision for motorcycles or electric vehicles.

9) The Transport Assessment thinks that 94% of vehicles exiting the development would turn left onto South Street and then right onto the A22. This is ridiculous as it is very difficult/unsafe to turn right from this junction and invalidates all of their findings. Even the few vehicles heading South on the A22 are likely to go through the village to the Shaw Roundabout and add to the A22 congestion. The number of vehicle movements calculated is too low. It does not take account of the lack of any local school places, limited bus service and lack of any local jobs. This hugely increases the level of vehicle dependency and pressure on the A22 and Ashdown Forest.

10) Traffic through the Village will be increased. This will increase congestion at the Post Office bend in the Village.

11) This site is near the Sewage works. There is likely to be a significant problem from Odour and Flies for residents particularly as the Sewage works will be at full capacity and liable to increased risk of flooding.

12) There would be a net loss of Biodiversity.

Use your own words and add anything else that you think of.

Finally if you want to read more about the proposal look at the attached pdf file which are Village Concerns comments on the previous Planning Application number, referred to in the second paragraph at the beginning of this email.

You are in receipt of this email because you have previously requested to be part of the Village Concerns email list. If you no longer wish to receive these emails please let us know.





PDF attachment
for obj...ns.pdf