

Site SR011 Matter 1 Electronic File Index		
Document	PDF Page No	Brief Description of the Document
This Index	1	
Matter 1 Text	2	Submission relating to Overall Approach - Whole Document
Ref. 1	6	Important quotes – Plan Document
Ref. 2	10	Community involvement quote – Plan Document
Ref. 3	12	Timeline
Ref. 4	13	Site Classifications (“Filtered Out”)
Ref. 5	15	Public Responses on our site SR011
Ref. 6	17	Site responses on Sites SR007 and SR009, South Longton
Ref. 7	38	Our 1st document: Geoffrey’s original submission, 3 Aug 2007
Ref. 8	44	Our 2nd document: Robert’s first consultation response, 31 Jan 2011
Ref. 9	59	Our 3 rd document: Robert’s follow up letter & E Mail, 19 Sep 2011
Ref. 10	60	Council Reply Letter from Mike Eastham, 22 Sep 2011
Ref. 11	61	Our 4 th document: Robert’s follow-up E Mail, 22 Dec 2011
Ref. 12	62	Our 5 th document: Robert’s final representation with classification concerns, 15 Aug 2012
Ref. 13	64	Council letter re. Soundness Questionnaire and Timings plus our reply, 13 Dec 2013

	<p>Proposals were 'Filtered Out' with no immediately obvious definition of this term. This 'label' appeared within the grouping "Proposed sites not to be taken forward".</p> <p>This led to only one respondent comment and no discussion of this proposal.</p> <p>Contrast this with the high visibility given to the proposals for Longton (near to New Longton) which generated an avalanche of public responses. Many of those comments were negative and yet the proposed development of Longton is going forward.</p>	<p>'SRE054B Preferred Options... ...Appendices Nov/Dec 2011' - Page 20, re. SR 011.</p> <p>'Issues & Open Responses Sites SR001SR013.pdf' – PDF Page 29, Site SR011, Ref 239 only.</p> <p>'Issues & Open Responses Sites SR001SR013.pdf' for sites SR007 & SR009 – PDF Pages 6 – 26, many references.</p> <p>Our Original Submission – Site Allocations Dev't - Site Suggestion Form submitted by hand 3 Aug 2007 (GD) suggesting 'Mixed Use' with benefit of existing main sewer.</p> <p>Our 2nd Document - Consultation Response for Site Ref. SR011 "Land Off Wham Lane" 31 Jan 2011 (RD) A more complete proposal.</p> <p>Our 3rd Document - Our follow-up letter & E Mail seeking discussion of proposal 19 Sept 2011 (RD)</p> <p>Reply Letter from Mike Eastham 22 Sep 2011.</p>	<p>4</p> <p>5</p> <p>6</p> <p>7</p> <p>8</p> <p>9</p> <p>10</p>
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<p>11</p> <p>Our 4th Document – Our further follow-up E Mail explaining the land classification concerns 22 Dec 2011(RD)</p> <p>12</p> <p>Our 5th Document – Our final representation summarising our frustrations with the process and offering to reconfigure our proposal, if helpful 15 Aug 2012 (RD)</p> <p>13</p> <p>Council letter of 13 Dec 2013 re. "Soundness" Questionnaire and Timings & our reply.</p>			
<p>34</p> <p>'SRSD001' – The July 2012 Development Plan Document - Page 1, Para 1.3</p>		<p>"This is not the final Plan"</p>	<p>In summary, we seek a plan amendment. We consider the plan, as published, to be unsound for the reasons given above. Community members were encouraged to use the Council's invitation as an opportunity to float ideas for the public good. It is felt that some of these ideas have received less visibility and discussion than they deserved. We are requesting that the earlier low-level of consideration on our proposal be corrected now, through this last stage of the process, because earlier positive attempts to promote consideration were not taken up.</p> <p>We are seeking inclusion of our site within the plan as 'land for Village Development'. The objective is to create a window of opportunity, within the Council's Development Plan timespan, to develop and if appropriate adopt the developed proposals. We are keen to</p>

ensure that the community of New Longton is not frozen out of this opportunity through to the year 2026.		
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By adding our site to the plan document this enables adequate consideration and discussion during the life of the plan, making the plan sound from our viewpoint. Achieving the same outcome by an alternative method would be equally satisfactory.

713 words, excl. separate reference documents



Preston
South Ribble
Chorley
Central Lancashire

Landowners' & Developers' Site Suggestions

Issues and Options
Discussion paper



Site Allocations and Development Management Policies Development Plan Document (DPD)

Your Area, Your Choice, Your Say

Introduction

What is this document?

Chorley, South Ribble and Preston Councils are currently in the process of jointly preparing the next generation of planning policies. It is not just us doing this - all councils are required to produce a folder of local development documents setting out their planning strategy and policies called a **Local Development Framework (LDF)**. This new folder of documents, or LDF, will eventually replace the South Ribble borough Local Plan, adopted in 2000.

The Site Allocations and Development Management Policies Document is a Development Plan Document (DPD) that allocates sites in the borough for specific land uses, such as housing or business. It is an important part of the LDF (see Figure 1). The Site Allocations and Development Management Policies Document, along with the Core Strategy will set out how planning will be managed in South Ribble.

This discussion paper represents the first stage of producing the Site Allocations and Development Management Policies Document (see Figure 2) and is intended to generate discussion and debate about suggested sites for development throughout the borough. The discussion paper is not the DPD itself but a tool to discuss all the issues and sites that should be contained within the DPD.

We are seeking people's views on where future new development and services could be located and where land should be protected or improved in some way.

Figure 1

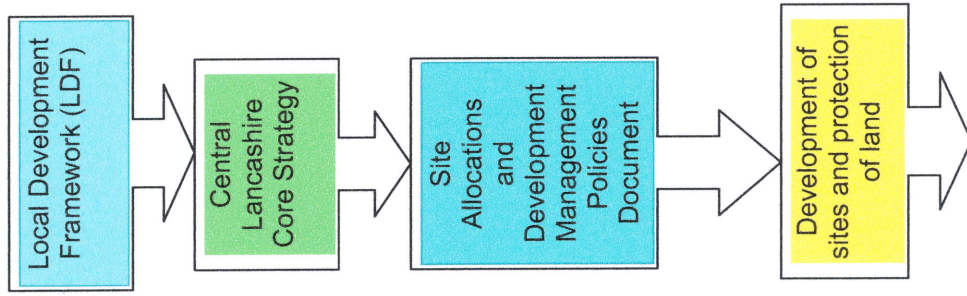
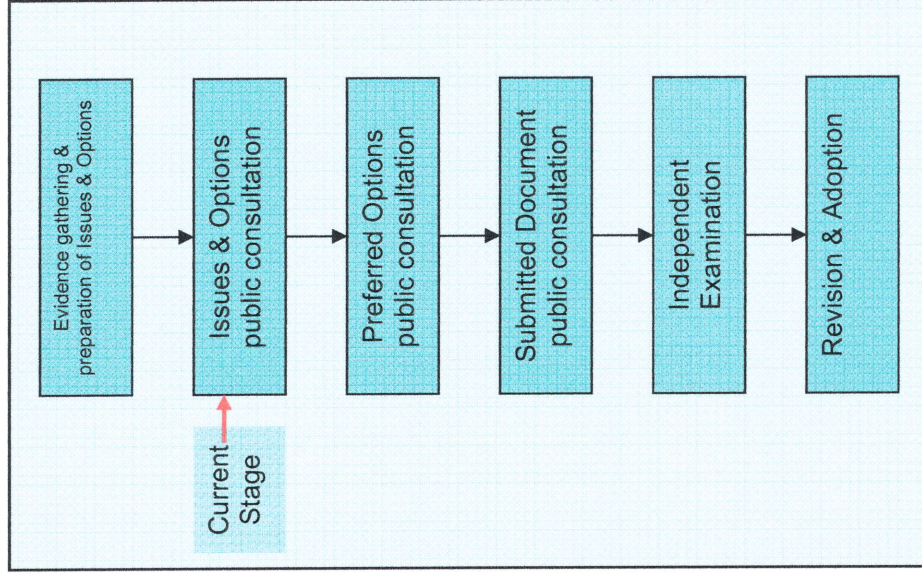


Figure 2



The Core Strategy for Central Lancashire

- 1.1 The Core Strategy is a part of the Local Development Framework (LDF) and is a strategic level document. The document sets out the long term spatial vision and the overall strategy for delivering that vision, for example identifying the overall need for different types of development including housing, employment, leisure and retail as well as the need for protecting the environment, creating and enhancing open spaces and securing investment.
- 1.2 You will notice ‘**Core Strategy Objectives**’ boxes within the chapters. This is to ensure this discussion paper links to the ideas and policies in the Core Strategy and helps to deliver the spatial vision for Central Lancashire.
- 1.3 The Central Lancashire Core Strategy includes the authorities of South Ribble, Preston and Chorley. Preston and Chorley are also producing their own Site Allocations and Development Management Policies discussion papers for their areas and can be found at:

- www.preston.gov.uk/sitesforpreston
- www.chorley.gov.uk/planning

The Local Plan

- 1.4 The LDF is gradually taking over from the Local Plan for South Ribble. However, there are policies within the Local Plan which are still relevant due to the issues that South Ribble still faces. These policies were ‘saved’ from the Local Plan until such time as they were either added into the LDF, replaced or no longer relevant.
- 1.5 Within the chapters of this document there is an opportunity to comment on the **saved policies**. This is to ensure they are still appropriate and identify if any amendments to wording or context are needed. Your ideas and comments on these ‘saved policies’

can then be fed into the next stage of the process. To view a full list of the ‘saved policies’ we are considering through this document please go to Appendix 9 (they are highlighted in yellow).

The need for development and Services

- 1.6 It is important to remember why there is a need for the Site Allocations and Development Management Policies DPD. We have a growing population and there is a need to secure economic prosperity and decent homes for all. This means that some new development is necessary to provide jobs, homes and community facilities. Failure to plan properly for development would mean it could happen in a haphazard way through planning appeals. There is a need for us to plan ahead 15 years through the LDF process, in terms of strategy and policy as well as the availability of sites.

What is the Issues & Options stage?

- 1.7 This ‘Issues and Options’ discussion paper represents the early stages in forming the Site Allocations and Development Management Policies document. **The benefit of having an Issues and Options stage is that it gives us the opportunity to engage with the local community and receive suggestions at a very early stage in the decision making process.**
- 1.8 This discussion paper is intended to highlight local issues, propose planning policies and generate discussions about suggested sites for development throughout the borough. It is your first chance to get involved in the decision making process. **We would like your views on where future development and services could be located; what land should be kept as it is; and how sites could be improved in some way.**

What has been done so far?

A 'Call for Sites' exercise to find out about all the possible sites in the borough

1.9 The Council started the site allocation process by carrying out a 'Call for Sites' exercise, which included people suggesting sites for development i.e. housing and/or employment, as well as aiming to protect land from development and enhance green space in the borough. Sites below 0.4 hectares were then taken out of the proposed list of sites as sites of this size (or under) are not normally allocated for development, however proposals for recreation or leisure may be possible on smaller sites. **Please note these are not the Council's suggestions and no decisions have yet been made about any of the sites.**

1.10 Maps and tables of existing allocations and suggested sites, can be found within Appendix 1, organised per settlement and then per use class such as housing, employment etc.

Sustainability Appraisal

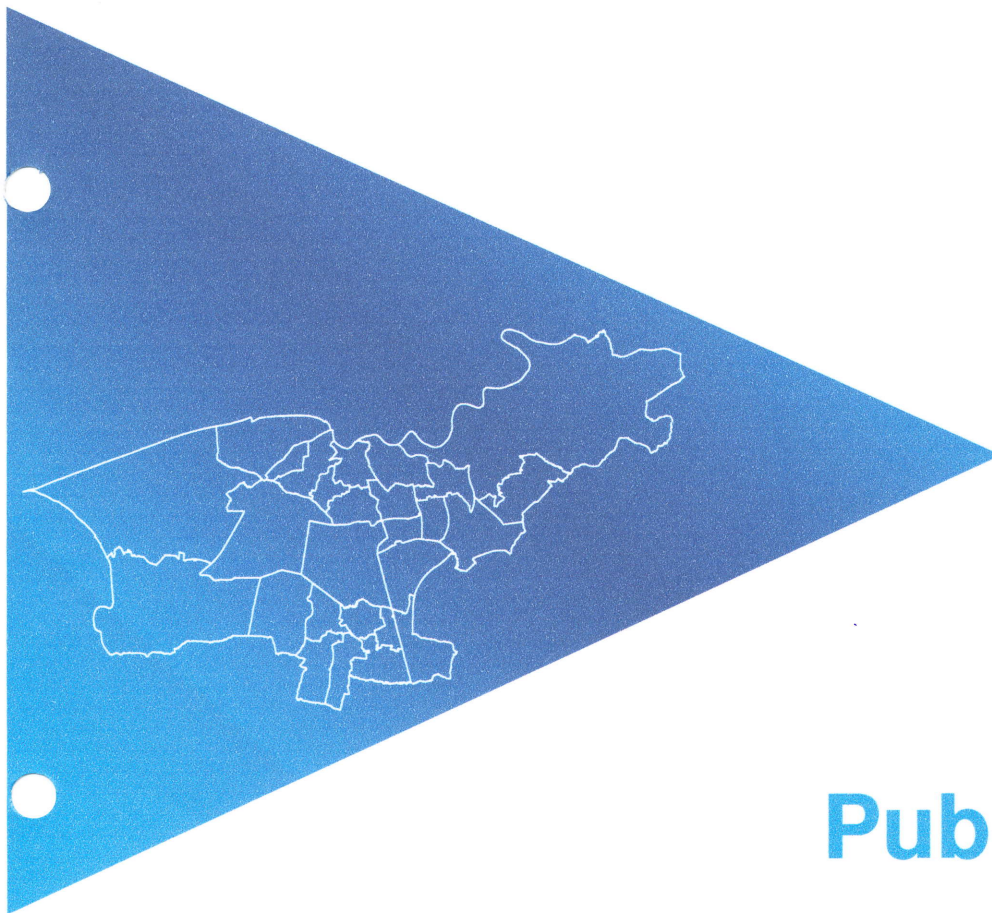
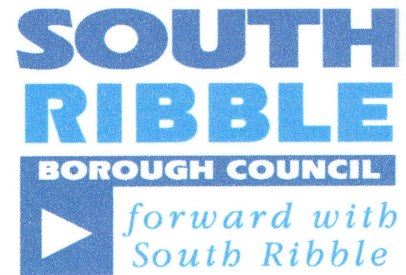
1.11 As with all DPDs, there is a requirement to carry out a sustainability appraisal of the document and its ideas and choices. The sustainability appraisal measures the potential environmental, economic and social effects of potential changes to sites. A detailed Sustainability Appraisal of site suggestions will be carried out at the next stage – The Preferred Options. However, at this early stage a filtering exercise has been undertaken to eliminate sites suggested for housing or employment that are not in accordance with the Core Strategy. This process is set out in Figure 3.

1.12 The initial assessment took into consideration constraints such as:

- Green Belt Land
- The calculated risk of flooding (Flood Zone 3) and
- Core Strategy, specifically Policy 1: Locating Growth

1.13 This provided the council with a list of sites 'not to be carried forward' (filtered out) which means they are not in conformity with Policy 1 of the Core Strategy, situated on Green Belt or in Flood Zone 3. These sites are highlighted as 'filtered out' on the maps in Appendix 1 and listed as 'not carried forward' in the accompanying tables. Maps and tables are organised per settlement, then per use class such as housing, employment etc (found in Appendix 1).

Important Note – It is important to be aware that no decisions have been made on which sites are suitable for development or protection. This is the opportunity to have your say, to be involved in the process and help shape the future of South Ribble.



Publication

Site Allocations and Development Management Policies Development Plan Document

July 2012

Preface

- 1.1. South Ribble Borough Council is in the process of preparing a **Local Development Framework (LDF)**. All planning authorities are required to produce an LDF which is a folder of local development documents – setting out their vision, planning strategies and policies. This new folder of documents will replace the South Ribble Local Plan, which was adopted in 2000.
- 1.2. The Site Allocations and Development Management Policies Development Plan Document (DPD) is one of the documents in the LDF. This 'Publication' Version of the DPD sets out the vision for the Borough and the Council's interpretation of the Central Lancashire Core Strategy including development management policies. It also allocates or protects land for different uses, such as housing, employment or play space. It is founded on community involvement exercises which were part of the Issues and Options stage in 2010-11. Later comments made in response to consultation on the Preferred Options version of the DPD (November 2011 – January 2012) have, where appropriate been taken into account.
- 1.3. This is not the final plan. It is being published to identify the sites and policies that The Council plan to take forward, and also to allow formal representations to be made within a six week period.
- 1.4 The Publication Site Allocation DPD documents are as follows:
 - **Site Allocations and Development Management Policies DPD:** The full document is available on the Council's website www.southribble.gov.uk/ldf. Representations may be made using The Council's online form, which is the preferred method of response. Representations may also be submitted by post using the address given below.
 - **Paper version:** Copies of the full document containing background information, the full set of draft policies and preferred sites are available to view at Council offices and in all local libraries.
 - **Proposals Map:** This map shows the proposed allocations, designations and boundaries listed within this document. There are also additional maps in the appendices.
 - **Supporting Documents:** There are a number of supporting documents to accompany the main Site Allocations DPD including a detailed Sustainability Appraisal and Habitats Regulations Assessment.

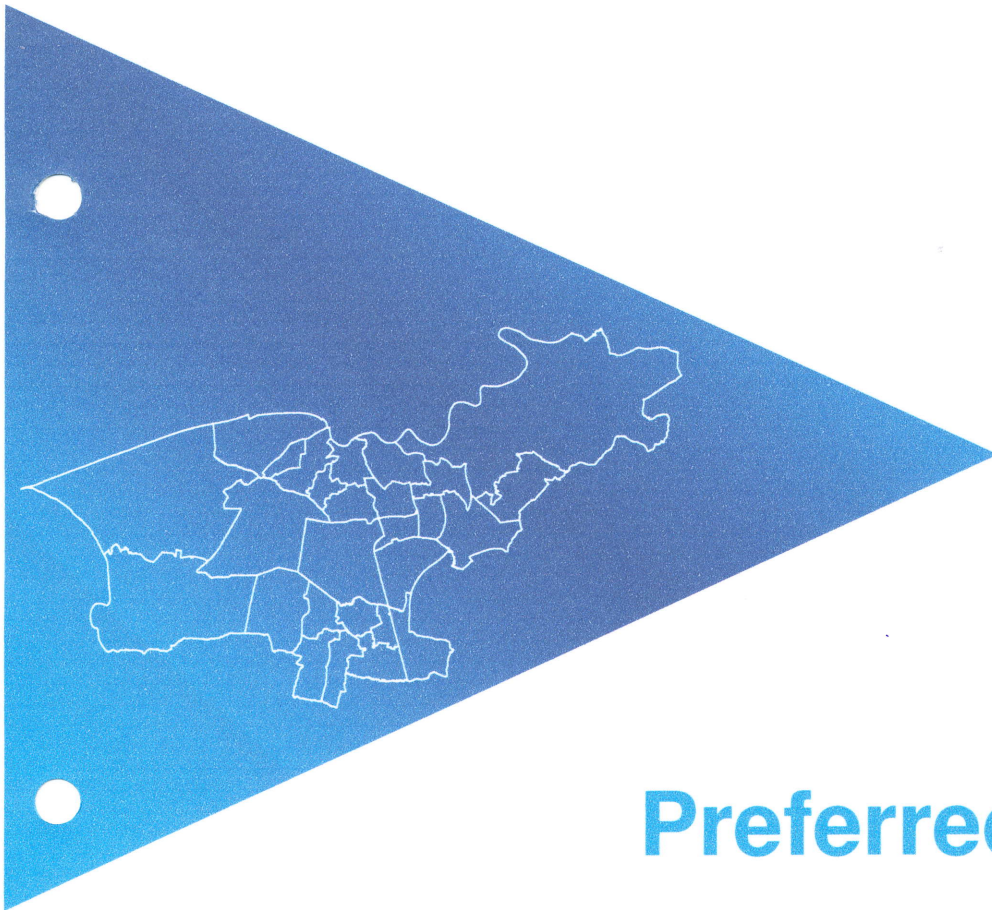
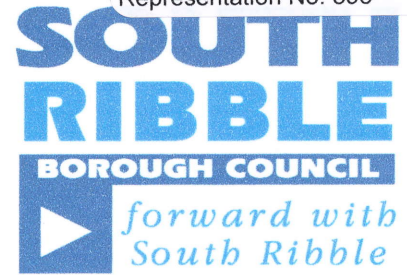
How do I submit my representations?

- 1.5 Representations may be made by email or post:

Website: www.southribble.gov.uk/ldf

Email: ldf@southribble.gov.uk

Post: Forward Planning Team – South Ribble Borough Council
Civic Centre, West Paddock, Leyland, PR25 1DH



Preferred Options

Site Allocations and Development Management Policies Development Plan Document – Appendices

November/December 2011

Site	Issues and Options Stage – Suggested Use	Issues and Options Stage Site Ref	Area
Land off Melton Place	Existing Built Up Area	SR170	Leyland
Iddons Factory, Quin Street	Employment	SR171	Leyland
Earnshaw Bridge Mill	Existing Built Up Area	SR178	Leyland
Hulmes Mill	Not Carried Forward	SR186	Leyland
Rear of 132 Chapel Lane	Residential	SR030	Longton
Rear of 28-50 Marsh Lane	Residential	SR035	Longton
Dobsons Farm	Mixed	SR047	Longton
Land off Back Lane	Residential	SR048	Longton
Land off Back Lane/ Rear Aspendale Close	Residential	SR049	Longton
Marsh Lane, Longton	Residential	SR126	Longton
Land off Back Lane/Rear of Arkholme Drive	Residential	SR127	Longton
19-21 Chapel Lane, Longton	Existing Built Up Area	SR134	Longton
Wateringpool Lane	Residential	SR023	Lostock Hall
Land East of Watkin Lane	More than one suggested use	SR065	Lostock Hall
Lime Kiln Farm	Residential	SR083	Lostock Hall
85 Todd Lane North	Filtered Out	SR100	Lostock Hall
Land at Watkin Lane	Residential	SR101	Lostock Hall
St Catherines Hospice	Mixed	SR103	Lostock Hall
Land off Claytongate Drive (under construction)	Residential	SR120	Lostock Hall
Coote Lane/Church Lane/Lodge Lane	Residential	SR123	Lostock Hall
Coote Lane Mill	Existing Built Up Area	SR173	Lostock Hall
Bamfords Mill	Filtered Out	SR195	Midge Hall
Land at Brook Lane	Filtered Out	SR016	Much Hoole
North of Goose Green Farm	Filtered Out	SR022	Much Hoole
Land off Smithy Lane	Filtered Out	SR059	Much Hoole
Lane Ends Farm, Liverpool Road	Filtered Out	SR205	Much Hoole
Longton Business Park	Filtered Out	SR209	Much Hoole
Land off Wham Lane	Filtered Out	SR011	New Longton
Land off Brownhill Lane	More than one suggested use	SR029	New Longton
Land at Orchard Avenue	Filtered Out	SR060	New Longton
Peel View, Drumacre Lane	Filtered Out	SR210	New Longton
Former Rylands Motors	Filtered Out	SR080	Penwortham
Lower Valley Lodge, Penwortham	Residential	SR112	Penwortham
Government Offices, Cop Lane	Existing Built Up Area	SR114	Penwortham
Cornwood	Residential	SR130	Penwortham
Pollard's Farm	Residential	SR145	Penwortham
Hoghton Cottage	Filtered Out	SR020	Samlesbury
Rear of Halfway House	Filtered Out	SR037	Samlesbury
Opposite the Halfway House	Filtered Out	SR038	Samlesbury
Tickled Trout	Other	SR184	Samlesbury
Samlesbury Mill, Goosefoot Lane	Filtered Out	SR207	Samlesbury
Roach Bridge Mill	Filtered Out	SR208	Samlesbury

Reference	Comments
16	Land at Wade Hall is identified as a potential housing site. The site was previously considered as suitable for housing development as a sustainable extension to Leyland by the Inspector for the South Ribbles Borough Local Plan Inquiry. The case for allocating the site was finely balanced, but not supported at the time due solely to the lack of need for housing sites. There is now a requirement to identify additional housing sites in the Borough to meet development needs for the plan period. Land at Wade Hall represents the most suitable option for allocation in accordance with the strategy and vision of the plan to direct developments to the key settlements, including Leyland. The attached document (**see hard copies in file**), sets out details of how the site can be developed as a sustainable urban extension to the town, providing housing and a network of open space, including extension of the adjacent Worden Park. ** (see hard copy of documents on the file)**

Site SR011

Reference	Comments
392	The current landowners of Site ref SR011 "Land Off Wham Lane" New Longton, Mrs Margaret Dawson and her son Mr Geoffrey Dawson wish to make a visionary proposal for this land. The proposal is intended to add real social value for the benefit of the New Longton community, in memory of Mr Henry Dawson, recently deceased. New Longton residents express 3 main concerns. 1. The village has no tangible centre. 2. There is a dreadful traffic congestion/safety risk with the village primary school being sited on the main crossroads 3. It has a fundamental drainage problem occurring at times of high rainfall resulting in many properties "sitting on an underlying lake of water" This proposal can address all three issues. The land is sized and situated such that, if creatively developed, could form a discernable heart for the village and a lasting legacy for future generations. Central to this theme would be the re-location of the school (with some green space) into a parcel of land, which would be offered on very attractive terms. We have proposals for its siting which could include a one-way through-road between Wham Lane and Royalty Lane, as well as providing linkage through to the parallel "Station Road", if appropriate. Apart from providing a superior school environment this removes a critical area of traffic congestion (at school times) and safety risk. At times of high rainfall, extreme volumes of water approach New Longton through pipework running along Wham Lane, from the east. That water hits a right angle bend at the south west corner of an adjoining property, and heads north through a more restrictive water system. This causes the water to back up under the properties of nearby householders. We propose that our scheme explores opportunities to alleviate this situation as part of the overall development. The site provides the opportunity to have a tasteful combination of residential and social amenities including a moderately sized store (nothing equivalent in the village today) a centrally sited Doctors Surgery (other registered proposals site this on the edge of the village) and other features to make this a distinctive social centre for the community. The surrounding road system, with relatively minor adjustment, should accommodate any additional traffic loading. This combination of features gives the site sustainability. The fact that the main sewer runs north/south down the middle of the land is an additional benefit for such a development. Clearly the family will need to achieve some financial benefit from the implementation of such a scheme, but the underlying objective is to create something memorable to mark the contribution by and appreciation of a local family. We are not planning experts, and having only just become aware of the current consultation process, these thoughts are necessarily un-developed. We hope, nevertheless, that this suggestion will generate sufficient interest to maintain an opening in the planning process, so that this opportunity will not be lost. To conclude, our suggestion is that the subject land be excluded from the green belt and be re-designated as potential development of a mixed nature. This would leave the way open to explore the possibilities outlined above.
239	The proposal for additional housing will greatly increase the strain on the resources within the village, particularly the local primary school and local doctors surgery. It will also increase significantly the volume of traffic that already flows through the village.
509	Site Reference SR011 "Land Off Wham Lane", New Longton (our Ref RD/SR011/Consultation/31Jan11) The current landowners of Site ref SR011 "Land Off Wham Lane" New Longton, Mrs Margaret Dawson and her son Mr Geoffrey Dawson wish to make a visionary proposal for this land. The proposal is intended to add real social value for the benefit of the New Longton community, in memory of Mr Henry Dawson, recently deceased. New Longton

Reference	Comments
	<p>residents express 3 main concerns. 1. The village has no tangible centre. 2. There is a dreadful traffic congestion/safety risk with the village primary school being sited on the main crossroads 3. It has a fundamental drainage problem occurring at times of high rainfall resulting in many properties "sitting on an underlying lake of water" This proposal can address all three issues. The land is sized and situated such that, if creatively developed, could form a discernable heart for the village and a lasting legacy for future generations. Central to this theme would be the re-location of the school (with some green space) into a parcel of land, which would be offered on very attractive terms. We have proposals for its siting which could include a one-way through-road between Wham Lane and Royalty Lane, as well as providing linkage through to the parallel "Station Road", if appropriate. Apart from providing a superior school environment this removes a critical area of traffic congestion (at school times) and safety risk. At times of high rainfall, extreme volumes of water approach New Longton through pipework running along Wham Lane, from the east. That water hits a right angle bend at the south west corner of an adjoining property, and heads north through a more restrictive water system. This causes the water to back up under the properties of nearby householders. We propose that our scheme explores opportunities to alleviate this situation as part of the overall development. The site provides the opportunity to have a tasteful combination of residential and social amenities including a moderately sized store (nothing equivalent in the village today) a centrally sited Doctors Surgery (other registered proposals site this on the edge of the village) and other features to make this a distinctive social centre for the community. The surrounding road system, with relatively minor adjustment, should accommodate any additional traffic loading. This combination of features gives the site sustainability. The fact that the main sewer runs north/south down the middle of the land is an additional benefit for such a development. Clearly the family will need to achieve some financial benefit from the implementation of such a scheme, but the underlying objective is to create something memorable to mark the contribution by and appreciation of a local family. We are not planning experts, and having only just become aware of the current consultation process, these thoughts are necessarily un-developed. We hope, nevertheless, that this suggestion will generate sufficient interest to maintain an opening in the planning process, so that this opportunity will not be lost. To conclude, our suggestion is that the subject land be excluded from the green belt and be re-designated as potential development of a mixed nature. This would leave the way open to explore the possibilities outlined above. Robert Dawson 31 January 2011 Reference Documents attached: o Aerial Photo o Site Plan (same PDF file as above) o Previous suggestions form - dated June 2007 o Western Parishes Area Committee Minutes – dated 17 Nov 2008. Item 33 John Dalton, Head of Planning & Housing indicated that "Minor changes could be made to the green belt if it was felt that it was to the benefit of the villages"</p>

Site SR012

Reference	Comments
606	<p>Proposed Document Allocation The site suggestion cited above has been included within the consultation document and highlighted as a 'New Site Suggested'. Representation The site is wholly situated within the settlement boundary of Walton-le-dale. As such, it accords with the proposed Policy 1 (a) Locating Growth in the Draft Core Strategy. This policy states that growth and investment will be concentrated in, amongst other areas, Walton-le-dale. The total site is approximately 0.9 Ha and is located on Church Brow, a predominantly residential area. The site comprises a large vicarage, curtilage and an area of woodland, and consideration has been given by the applicant as to the extent of development that could be accommodated on the site, as well as the usability of the existing Vicarage. Expert advice has been taken as to the quality of the existing woodland and it is submitted that substantial parts of the blanket TPO that is extant across part of the site is inappropriate and does not properly take account of the quality of the trees. Indeed, it is considered that the woodland would benefit from appropriate works to ensure the long term viability of many of the species. As such, the landowner believes there is an opportunity for this site to deliver a small development of approximately 5-6 units that is ingrained with the woodland, rather than restricted by it. Such a scheme would create a high quality, unique development that could cater for a wide range of demands, yet would not negatively affect the surroundings. The site is close to public transport links and local amenities, whilst the scale of development would not significantly</p>

Reference	Comments
	<p>that the more general requirement for the efficient use of land remains and indeed support this principle. In this particular case, we do not consider that there are any grounds for development at a density lower than 30 dph. We consider that the density to be achieved on any site should eventually be determined by detailed design, but that for greenfield sites, a starting point for estimating capacity involves applying a density figure to the net developable area. As indicated above, we have done this in the case of land north of Brindle Road. C3: Are you aware of any sites which would be suitable for affordable housing in South Ribble? Subject to viability, RPS would expect a policy requiring the provision of affordable housing to apply to a site such as this, at levels to be determined through the development plan process and consistent with any relevant national guidance. Conclusion It is concluded that the Brindle Road site is deliverable for residential development and meets the criteria of PPS3 paragraph 54. This part of Lancashire is densely built up, and although Preston is clearly the most important settlement in it, the lack of an otherwise clearly defined settlement hierarchy makes the task of selecting sites for housing more difficult. However it is considered that there are relatively few strategic opportunities in the vicinity owing to the constraints of Green Belt, and flood risk, particularly on the southern bank of the River Ribble. Land at Brindle Road is not in the Green Belt and it is not at risk from flooding. It is close to local services and employment, and also within easy reach of employment opportunities in Preston and the higher order services offered by the city centre. It therefore provides a significant strategic scale opportunity for residential development in a sustainable location. Although the parts of the site closest to the motorways would have to be excluded from the developable area, they could provide amenity space. The site would constitute an appropriate rounding off of the built up area in the vicinity. No more permanent boundary could be envisaged than the motorways on the north western and north eastern sides, and so there would be no encroachment on the Green Belt to the north east of the site.</p>
306	<p>Dear South Ribble, I would like to comment upon the proposed SHLAA sites at Kellet Lane (SR136) and Brindle Road (SR 006, 015, 026, 053, 058). Kellet Lane and Brindle Road to the south of the Hospital Inn railway crossing are country lanes which currently suffer from over-use due to drivers using it as an east west rat run to avoid travelling through Bamber Bridge. The traffic queues which frequently occur because of the railway crossing are a nuisance to residents of the area and often prevent them accessing their own properties. To build more housing on Kellet Lane or this part of Brindle Road would exacerbate this problem. Kellet Lane is quite perilous as it is now, adding more traffic and residential access points would make it even more dangerous.</p>

Site SR007

Reference	Comments
168	(OBJECTION), GREEN FIELD site for agricultural land.
429	<p>These are three fields directly behind St Oswald's Primary School, which is attended by our two children. The school is over-subscribed as is the local Catholic High School. There appears to be no justification for building several hundred new properties in the current climate and no infrastructure in terms of roads/transport services/schools/doctors to support it.</p>
165	<p>Objection Comments:: Longton Village does not need any more house developments. Longton Primary Schools are over subscribed with little or no current funding to extend the buildings to accommodate more pupils. The other local village schools also appear fully subscribed. The village already gets dangerously clogged up by traffic at school drop off and pick up times, especially at the junction of Liverpool Old Road and School Lane. The commuting links to Preston also get clogged up at rush hour times and until a decision to sort the current problem is decided the issue should not be escalated by increasing and hoses and therefore traffic. SRBC heard of the increasing law and order violations at the Western Parish meeting on 17th January 2011. If the village was used for development these problems would turn the village's problems into more Town like problems including increasing the noise, vandalism and theft problems. There will probably be a start of major crimes creeping into Longton. The nature and beauty of the village will be changed and disturbed as this proposed large site is attached to two other large sites (SR009 & SRO72). I have previously lived on a large housing estate and have encountered this large size housing area losing the sense of community in a village. I have experienced that large housing</p>

Reference	Comments
	estates leads to more use of cars which hinders the environment. I have also experienced the increase in crime with the development of large estates.
567	Objection – Schools over subscribed, congested roads
164	<p>Objection Comments:: 1. Longton already contains undeveloped Brown Field/Green Field/White Land which must be fully absorbed before any consideration is given to the destruction of Green Belt land. This brown/green/white land should provide development land for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development without the need to destroy villages like ours. 2. I object to the loss of agricultural land. 3. Ecological issues - loss of habitat. Local species include bats, barn owls, greater crested newts, numerous bird species etc. 4. Congestion / highways. Junctions of the existing estate roads (e.g. Shirley Lane)with Liverpool Road required to access this site are already heavily used, and intensification of development would create dangerous road conditions. 5. Existing sewers are already at capacity. 6. Lack of capacity at local schools and doctors. 7. Risk of flooding throughout the area as a result of further overloading the drainage emptying onto Longton Marsh. At times of high tide and heavy rainfall, areas of Longton are already prone to flooding and the possibility of future heavy development will further increase the risk.</p>
437	<p>I am the owner of the Longton Hall Farm which we be the property most dramatically effected by this development. Longton Hall Farm is a Grade II listed building and is the oldest house in Longton with a historical place in the villages history, it was built in 1662. The rural setting of the house and the discreet position adds to its charm and value. A huge development of 300 houses completely enveloping the property means that this historical house's heritage would be swallowed up in a huge modern housing estate. The value of the property would plummet and the rural setting would be lost. I have 4 children under 11 years of age, who play in safety and security in the grounds and surrounding fields, this would be lost should this development get approval. Apart from the noise and disruption this development would cause for probably 12-18 months. I rent one of these fields under question for the purpose of putting my 5 horses out to pasture. That would be lost should this go ahead and my horses would have no where to graze. I object vehemently to this development and so should the whole of the village as they would also lose the charm of the one the oldest houses in Longton.</p>
554	<p>I strongly object to the proposed residential developments listed above. We moved to Longton over 8 years ago as it represented the village lifestyle that we wanted. This proposal would be turning Longton into a small town and would create even further traffic chaos into Preston, the A59 is a major traffic problem in the mornings and this will only become worse with additional properties (of this scale) being built in Longton. Local services also in Longton are stretched already (schools, doctors, dentist) and this proposal will exacerbate the problem.</p>
435	<p>In particular the Western suggested residential sites in Longton: Isn't this just exacerbating the problem we have in this area of traffic overload at peak times. The roads in this area haven't been enhanced since the 1950's. Is it not a priority to build new roads and even bridges to create a spider web of roads around and into Preston. An enhanced route interconnecting Liverpool Road A59/Longton Bypass, Flensburg Way and the M6/M65 would alleviate a huge amount of traffic through Penwortham, New Longton and the back roads through Midge Hall.</p>
173	<p>1 Longton already contains Brown Field/Green Field/WhiteLand which must be fully used before any consideration of destroying Green Belt. There is enough brown/green/white land to provide for the next 30 years and South Ribble as a whole has thousands of acres of land to develop without destroying villages like Longton 2 I object to the loss of agricultural land, of which we will need more in the future, also the loss of habitat for wildlife. 3 This village is already heavily congested and junctions with Liverpool Road would create dangerous road conditions. Marsh Lane and Back Lane are already congested enough. 4 Doctors and schools are at full capacity. 5 There is a risk of flooding throughout the area if Longton Marsh is further overloaded with drainage. 6 Existing sewers are already at capacity.</p>
698	(OBJECTION), GREEN FIELD site for agricultural land.
326	<p>Today 30th January 2011 it has only just been brought to my attention by a neighbour concerning all the above proposals for residential building. Recognising the scale of these proposals I am extremely disappointed that all residents within nearby proximity have not been advised of personally by post of these proposals. Objections. Insufficient schools for additional children in Longton and we should not be encouraging parents to drive children further afield to school, adding more traffic to already congested roads. Insufficient amenities to cope with increased population. Booth Supermarket is at times ridiculously over stretched for parking and causes traffic jams with vehicles entering and leaving at Liverpool road. The Longton Healthcentre</p>

Reference	Comments
	<p>would be overloaded and would make it even more difficult to arrange doctors appointments. Access into Longton via Chapel lane would bring excessive traffic on a road not designed to take such loads and, might I add, presently very poorly maintained. There are already traffic calming measures which although attempt to slow traffic they cause traffic jams which I would say are getting close to impossible to manage. Adding an access road at Longton hall would further exacerbate the situation. Chapel Lane is the main link road for traffic heading out of Longton towards the Mway and could not cope with all the addition vehicles from all these proposed residential buildings. Longton Bypass was built over 30 years ago to ease congestion of traffic on Liverpool road through Longton. These proposals defeat the object of the Bypass by increasing traffic further. There are horrendous traffic jams already every day through higher Penwortham. Increasing the population South of the Ribble at Longton, Hooole, Walmerbridge etc would exacerbate this problem further. Hugh Barn lane used at a link road toward to the motorway would have increased traffic and would become more dangerous especially around New Longton. Only a few weeks ago an mini crashed into a Landrover on Hugh Barn lane causing serious injuries to one of the drivers. Again this road is not designed for heavy amounts of traffic. You are spoiling green field which people of this area enjoy especially walking around the area. Walking around housing estates cannot be seen a pleasurable thing to do. Open spaces are good for your health! I was advised some years ago by the SRBC planning department that building a 6ft wall on the Chapel lane side of my garden on the border of my property "would not be in keeping with the village" and was only given planning permission by moving the wall approx 1.5 m inside the border with trees and bushes in between. Subsequently SRBC went ahead and built the school lane estate A little hypocritical and more so now SRBC are looking to extend that project at SR009. Why can't you find old industrial land to build on? Or is this not conducive to the greedy construction companies? You are proposing building on green field land which many still consider "green belt". It is a disgrace that you can decide to alter the status of Green belt to Brown belt without consultation to people in the nearby residency</p>
471	<p>I support the application for development of areas SR007, SR009 and SR072 as there is a dire shortage of affordable housing either to purchase outright, share equity or rental for the next generation of home owners, particularly the grandchildren and great grandchildren of the original and new residents of Longton.</p>
456	<p>(OBJECTION), GREEN FIELD site for agricultural land.</p>
325	<p>I have a number of concerns regarding the above proposed sites: The access would be onto Chapel Lane/School Lane and would generate traffic for these two narrow roads which are already heavily used and congested at times. It would also increase issues over safety, particularly as each of these roads contains a primary school. The increased number of dwellings would lead to noise and disturbance; of particular concern would be the road leading to the Longton Hall Barn area off Chapel Lane. Any development may result in the loss of trees Additional dwellings will result in loss of light, overshadowing, overlooking/loss of privacy for existing properties.</p>
319	<p>Objection: To whom it may concern. I wish to raise objections to the LDF proposal for the above sites on the LDF on behalf of my wife and I. The reasons are this: Economic: Employment: there are minimal employment opportunities in the immediate area. Investment: there is no scope for investment within the area. Regeneration: the area in question is open agricultural land that does not need regenerating. Opportunity to innovate e.g. building technologies: the proposed development would not produce any technologies but merely provide accommodation. Social: Social fabric of communities: the local community is already diverse and well integrated. Social inequalities: there is already local affordable housing in the area. Accessibility for all members of the community to jobs, health, education, shops, leisure and community facilities: the area is already accessible and open to all. Needs of the whole community, including particular requirements relating to age, sex, ethnic background, religion, disability and income: the area is already diverse in nature and not in need of any requirements for any of the above. Safety and health: the area has a low crime rate and low mortality rates. To increase the population could increase crime and reduce the mortality rate. Health services in the area are already over stretched as are education establishments. Environment and resources: Designations and protected areas: Longton is a rural area and currently has no designated protected areas. Given the diverse nature of the wildlife in the area and the proposed sites it would be more appropriate to designate the areas as conservation areas. We have seen birds of prey, bats, owls, hedgehogs, toads and newts all in the areas listed on the LDF. Climate change, air quality and pollution: the area is close to a by-pass and subject to large volumes of vehicular traffic.</p>

Reference	Comments
438	<p>Increasing the local population would increase the pollution and reduce air quality. Water resources: Increased residential demand would increase demand on this precious resource. Flooding and other natural hazards: the fields involved flood on a regular basis. There is a water course running through the sites and is clearly marked on MARIO mapping system.</p> <p>I am the partner of the owner of the Longton Hall Farm which we be the property most dramatically effected by this development. Longton Hall Farm is a Grade II listed building and is the oldest house in Longton with a historical place in the villages history, it was built in 1662. I stay most weekends at the property so would be directly effected by this development. The rural setting of the house and the discreet position adds to its charm and value. A huge development of 300 houses completely enveloping the property means that this historical house's heritage would be swallowed up in a huge modern housing estate. The value of the property would plummet and the rural setting would be lost. I have 4 children under 11 years of age, who play in safety and security in the grounds and surrounding fields, this would be lost should this development get approval. Apart from the noise and disruption this development would cause for probably 12-18 months. She rents one of these fields under question for the purpose of putting herr 5 horses out to pasture. That would be lost should this go ahead and her horses would have no where to graze. I object vehemently to this development and so should the whole of the village as they would also lose the charm of the one the oldest houses in Longton.</p>
614	<p>Objection I would like to object due to the following – Number if vehicles on the road Noise pollution as I would be surrounding by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own hay cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able train Public footpath no longer through fields, would it exist? Light and obstruction of views</p>
138	<p>Having carefully read your overall strategy for South Ribble, it's difficult to imagine how you could consider these proposals would align themselves to your ambition. The village has already developed significantly over recent years, and in turn this has increased pressure on the existing infrastructure. Road development and transport has not kept pace with residential building, and the same is true of schooling, where class sizes are already excessive. The congestion at peak times in the centre of the village is at times frenetic. Parking at the village shops is in high demand, and frequently causes motorists and other road users to contravene the law in order to park. Policing of the area is remotely served, and this substantial increase in residents, traffic and associated issues will further stretch those limited resources, as will those of other emergency services. I trust you do not intend to increase those functions to match demand? There have been at least five major new developments in the area in recent years that I can recall, but none on the scale suggested here, which would adversely transform the entire nature of the village. Existing traffic calming measures would be overwhelmed, parking a free for all in the village. The schools already creaking at the seams, would undoubtedly have to expand to cope. In summary I strongly oppose the proposals, this is a significant green area of the village, and supports a strong village identity. There appears to be no logical reason to build here, housing demand is not over subscribed, with numerous properties already on the open market. It is not a coherent plan, and does not support your strategy, I know sentiment in the village is strong about this issue, and feelings running high. I only hope you have the ability to reconsider now!</p>
615	<p>Objection I would like to object due to the following – Number if vehicles on the road Noise pollution as I would be surrounding by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own hay cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able train Public footpath no longer through fields, would it exist? Light and obstruction of views</p>
616	<p>Objection I would like to object due to the following – Number if vehicles on the road Noise pollution as I would be surrounding by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own hay cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able train Public footpath no longer through fields, would it exist? Light and obstruction of views</p>
316	<p>1) De-valuation of existing Properties surrounding and overlooking the area. 2) Existing Infrastructure, amenities, public services and highways already insufficient and overstretched. Local Council should concentrate on upgrading local services to deal with an increase in population BEFORE increasing</p>

Reference	Comments
	<p>the residential capacity of the area. Traffic in the local area and into Preston is at Gridlock during rush hour, local health centre is overstretched.</p> <p>3) LDF guidelines state: "Local authorities are meant to engage local people in preparing their Local Development Framework, and to produce policies that really reflect the views and aspirations of the community" I do not believe that the population of Longton have been adequately consulted regarding these proposals and as a result will not be fairly represented in any decisions. I have not seen any notification of these plans. They were brought to my attention by a local resident on 30/01/2011 with a deadline of 5pm 31/01/2011 for me to place any objection or response. 24hrs prior to the deadline for responses. Speaking to other residents in Longton the story is very similar. Local awareness of these plans is virtually none existent.</p>
33	<p>Object. Agricultural land.</p>
294	<p>Objection we are concerned over the access to these sites for the residents of them and during the period of the build. The Chapel Lane / Liverpool Road / School Lane junction is already difficult to negotiate at the best of times. Residents parking on School Lane often cause a chicane and this becomes a major traffic issue at the start and end of the school day. Parking around the School Lane / Old School Drive junction severely restricts visibility and make it more hazardous. Access to the WI and Church also adds to the problem. These roads are only designed for light traffic flow. We would wish any development to 1. Be in keeping with the surrounding area. 2. Include adequate green space. 3. Include adequate provision for resident park. 4. Include adequate provision for drainage, given that heavy thunderstorms already cause drains to overflow on Old School Drive. 5. Limited the number of houses take account of above concerns.</p>
613	<p>Objection I would like to object due to the following – Number if vehicles on the road Noise pollution as I would be surrounding by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own hay cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able train Public footpath no longer through fields, would it exist? Light and obstruction of views</p>
87	<p>1. access via Old school Drive/Chapel Lane. This is a major bottle neck at school times due to the bollards and parents turning into school with the car park full. Do a traffic survey from 8.30am outside St Oswalds and see the situation. The three way junction (School Lane, Liverpool Rd and Chapel Lane is already an accident waiting to happen. Increased cars mean this will only become a greater risk. 2. already fully subscribed primary schools Our children go to St Oswalds and with class sizes of 35+ these are fully subscribed. 3. greater population - moore stress on facilities, doctors etc 4. crime - even greater gangs of youths to hang around Spar, playground etc Check local area meetings for details from Police and local residents.</p>
630	<p>Highway congestion on Chapel Lane causing dangerous road conditions especially at St Oswalds which is at full capacity. Overloading drainage system, history of flooding in gardens, loss of agricultural land.</p>
662	<p>As above but no building on greenbelt promised prior to elections of South Ribble Borough councillors and our MP all roads over loaded now.</p>
266	<p>1. I object to the re-zoning of Green Belt land for any type of development. All land in the green belt should be excluded from this consultation and not carried forward. 2. Longton already contains undeveloped land outside of the Green Belt which must be used for development before any consideration is given to the destruction of Green Belt land. This non green belt land should provide development potential for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development, without the need to destroy the Green Belt and villages like ours. 3. Leyland, Lostock Hall and Buckshaw village have a lot of areas not in the Green Belt or being used for agriculture which could be developed. These places have better communications than Longton e.g. close to motorway junctions and rail links at Leyland and Lostock Hall with the possibility of opening the old Royal Ordnance station at Buckshaw Village. Leyland has good shopping and parking facilities which can cope with additional residents. Both Leyland and Lostock Hall have primary and secondary schools and Leyland has Runshaw College obviating the need for children to travel to surrounding towns for education. 4. I object to the loss of agricultural land. The population is growing and there is a move to local sourcing. Many acres of agricultural land has been lost to building in South Ribble in the past few years. We must keep what agricultural land that we have for the production of food, the maintenance of the varied wildlife in the area, the separation of the villages and the pleasure of the residents. 5. Ecological issues - loss of habitat. Local species</p>

Reference	Comments
	<p>include bats, barn owls, tawny owls, buzzards, greater crested newts, pheasants and many other birds, animals, amphibians, reptiles and insects. 6. Congestion/highways. Junctions with Liverpool Road throughout Longton and road such as Chapel Lane, Marsh Lane and Shirley Lane are already heavily used. Intensification of development would create dangerous road conditions. The A59 is at a standstill going in and out of Penwortham at busy times. This congestion is added to by the secondary school and college children having to travel from Longton and other villages to Penwortham, Preston etc. as there are no secondary schools or colleges in the Longton area. 7. Existing Longton sewers are already at capacity. 8. Development of Dobson's farm would provide a continuous link of the 2 settlements of Longton/Walmer Bridge providing urban sprawl. 9. There is a history of flooding on parts of Dobson's Farm and other areas in Longton. 10. Longton is limited in the room it has for shops, services, parking etc. and serves as a shopping and services centre for the surrounding area. The traffic in Longton is already heavy and the current parking in the village centre, including the Booths car park, is already well used. As any additional development in the area will be some distance from the shops and services, the current facilities are unlikely to be sufficient and I cannot see there being any suitable areas to extend.</p>
69	<p>The proposed residential development of these areas and the access points would have a significant impact on the safety and function of the infrastructure around the two schools, in the immediate vicinity. The extended development work and noise couple with the increased populace, I believe would have a negative impact on the Longton Britcroft which is very close to the proposed sites, particularly SR009. The junction of school lane and chapel lane is already very difficult to navigate, especially at peak times. The scale of the proposed development areas would increase the risks of road traffic and pedestrian accidents</p>
280	<p>1. I object to the re-zoning of Green Belt land for any type of development. All land in the green belt should be excluded from this consultation and not carried forward. 2. Longton already contains undeveloped land outside of the Green Belt which must be used for development before any consideration is given to the destruction of Green Belt land. This non green belt land should provide development potential for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development, without the need to destroy the Green Belt and villages like ours. 3. Leyland, Lostock Hall and Buckshaw village have a lot of areas not in the Green Belt or being used for agriculture which could be developed. These places have better communications than Longton e.g. close to motorway junctions and rail links at Leyland and Lostock Hall with the possibility of opening the old Royal Ordnance station at Buckshaw Village. Leyland has good shopping and parking facilities which can cope with additional residents. Both Leyland and Lostock Hall have primary and secondary schools and Leyland has Runshaw College obviating the need for children to travel to surrounding towns for education. 4. I object to the loss of agricultural land. The population is growing and there is a move to local sourcing. Many acres of agricultural land has been lost to building in South Ribble in the past few years. We must keep what agricultural land that we have for the production of food, the maintenance of the varied wildlife in the area, the separation of the villages and the pleasure of the residents. 5. Ecological issues - loss of habitat. Local species include bats, barn owls, tawny owls, buzzards, greater crested newts, pheasants and many other birds, animals, amphibians, reptiles and insects. 6. Congestion/highways. Junctions with Liverpool Road throughout Longton and road such as Chapel Lane, Marsh Lane and Shirley Lane are already heavily used. Intensification of development would create dangerous road conditions. The A59 is at a standstill going in and out of Penwortham at busy times. This congestion is added to by the secondary school and college children having to travel from Longton and other villages to Penwortham, Preston etc. as there are no secondary schools or colleges in the Longton area. 7. Existing Longton sewers are already at capacity. 8. Development of Dobson's farm would provide a continuous link of the 2 settlements of Longton/Walmer Bridge providing urban sprawl. 9. There is a history of flooding on parts of Dobson's Farm and other areas in Longton. 10. Longton is limited in the room it has for shops, services, parking etc. and serves as a shopping and services centre for the surrounding area. The traffic in Longton is already heavy and the current parking in the village centre, including the Booths car park, is already well used. As any additional development in the area will be some distance from the shops and services, the current facilities are unlikely to be sufficient and I cannot see there being any suitable areas to extend.</p>
485	<p>I wish to object to these two sites being included in future development plans for residential development. Both require access to Chapel Lane which is already congested and dangerous. Traffic creates a serious bottleneck where Chapel Lane and School Lane lead into Liverpool Road in Longton.</p>
276	<p>1. I object to the re-zoning of Green Belt land for any type of development. All land in the green belt should be excluded from this consultation and not</p>

Reference	Comments
	<p>carried forward. 2. Longton already undeveloped land outside of the Green Belt which must be used for development before any consideration is given to the destruction of Green Belt land. This non green belt land should provide development potential for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development, without the need to destroy the Green Belt and villages like ours. 3. Leyland, Lostock Hall and Buckshaw village have a lot of areas not in the Green Belt or being used for agriculture which could be developed. These places have better communications than Longton e.g. close to motorway junctions and rail links at Leyland and Lostock Hall with the possibility of opening the old Royal Ordnance station at Buckshaw Village. Leyland has good shopping and parking facilities which can cope with additional residents. Both Leyland and Lostock Hall have primary and secondary schools and Leyland has Runshaw College obviating the need for children to travel to surrounding towns for education. 4. I object to the loss of agricultural land. The population is growing and there is a move to local sourcing. Many acres of agricultural land has been lost to building in South Ribble in the past few years. We must keep what agricultural land that we have for the production of food, the maintenance of the varied wildlife in the area, the separation of the villages and the pleasure of the residents. 5. Ecological issues - loss of habitat. Local species include bats, barn owls, tawny owls, buzzards, greater crested newts, pheasants and many other birds, animals, amphibians, reptiles and insects. 6. Congestion/highways. Junctions with Liverpool Road throughout Longton and road such as Chapel Lane, Marsh Lane and Shirley Lane are already heavily used. Intensification of development would create dangerous road conditions. The A59 is at a standstill going in and out of Penwortham at busy times. This congestion is added to by the secondary school and college children having to travel from Longton and other villages to Penwortham, Preston etc. as there are no secondary schools or colleges in the Longton area. 7. Existing Longton sewers are already at capacity. 8. Development of Dobson's farm would provide a continuous link of the 2 settlements of Longton/Walmer Bridge providing urban sprawl. 9. There is a history of flooding on parts of Dobson's Farm and other areas in Longton. 10. Longton is limited in the room it has for shops, services, parking etc. and serves as a shopping and services centre for the surrounding area. The traffic in Longton is already heavy and the current parking in the village centre, including the Booths car park, is already well used. As any additional development in the area will be some distance from the shops and services, the current facilities are unlikely to be sufficient and I cannot see there being any suitable areas to extend.</p>
270	<p>The proposed entrance road to the site is very narrow and leads off from Chapel Lane which is also narrow (especially with the traffic calming measures in place). Chapel Lane is congested already especially at school pick up times and further development of the area would make this much worse. This area is also already very densely populated and we are concerned that the local amenities such as the primary schools and surgeries would be overstretched.</p> <p>In addition there is a lot of wildlife depending on the local fields and trees for their habitat. We see a wide variety of wild birds and also bats on a daily basis from our windows. The proposed development would certainly put the local wildlife at risk.</p> <p>If there is a genuine need for more development in the Longton area then there are plenty of fields further out from the centre of the village, many off main roads, which would be far more suitable for the purpose.</p>
128	<p>Suggestions for Changes Comments:: Junction with Chapel Lane to access would need to be redesigned and the road widened to allow traffic to flow easier along Chapel Lane past site access. Junction between Chapel Lane and Liverpool Road would require mini-roundabout as it would be stupid to have hundreds more cars attempting to travel through it every day in its current design.</p>
247	<p>I wish Longton to remain a rural village community and not become a satellite town or suburb of Preston through the addition of further housing. Longton has a village location history and, over time, village community members have added many of the features, facilities, clubs etc associated with village life. 2. Retention of the existing rural environment and the feeling of a village community would be severely and detrimentally impacted by the addition of further housing. 3. Natural local habitats of wild life would be disturbed and destroyed. 4. Local road infrastructure, already at times extremely busy, particularly School Lane and Chapel Lane, also Old School Drive and surrounding roads, would become severely overloaded with potential for major traffic congestion and the development of accident black spots. 5. Wider road infrastructure, particularly Liverpool Road, already extremely busy would become further congested and create added pressure towards Penwortham and onwards to Preston. Such further traffic pressure would only add to the congestion and traffic delay for journeys through Penwortham and onwards to Preston. 6. Both local and the wider road infrastructure, already heavily</p>

Reference	Comments
	<p>congested during periods when parents drop off and pick-up their children from school, would become even further congested. Additionally, because of the amount of such traffic and the lack of designated parking facilities close to school, such traffic congestion together with the young age of the school children would create the potential further hazard of additional road accidents. 7. Sewerage and drainage facilities within Longton, and particularly School Lane, Old School Drive, and the associated minor roads and have a history of blockage and flooding. Such facilities already need to be enhanced solely to meet and support current demand. Demand from even more housing would only exacerbate an already difficult situation. 8. Drainage in the wider area is frequently unable to cope with demand and in areas such as Drumacre Road already results in road flooding. 9. Village parking facilities already severely limited and restricted would be unable to support further growth in demand brought about because of the introduction of additional housing. 10. Booths, the local supermarket, is an excellent establishment but with very limited car parking facilities. Additional housing inevitably would create further demand on Booths and their car parking facilities to such an extent that their car parking facilities would be unable to support demand and would therefore become a further cause of traffic congestion in an already congested area.</p>
235	<p>With Reference to the above development, as per your suggestion I would like to raise the following comments: a - if access is via Old School Drive the amount of additional traffic into the development would be considered dangerous, both from an oncoming traffic perspective and also from a safety perspective with young children playing on the development. B - the additional traffic on School Lane near the primary school is also a safety issue c - Chapel Lane is already a busy road and particularly dangerous around school/opening closing times, without any additional traffic congestion being considered, should the access be via here. D - the size of the proposed development would start to turn village life into town life, and could have a pricing effect on existing property in what is a sought after semi rural location. E - from a neighbourhood watch perspective, Longton is encountering challenges with youth gangs, property damage and crime without additional pressures being played on the policing of the area by the influx of additional families f Longton has two schools in the village and the quality of education would suffer with larger class sizes, etc, if no additional facilities were put in place. I am sure the forward planning team will already be aware of the health and safety issues surrounding a development on this site.</p>
355	<p>Objection</p>
238	<p>The dangers and chaos of accessing these areas as mentioned in response 1 above and the dangers to wildlife habitats are my reasons for objection. Primary schools on Chapel Lane and School Lane need protecting from further vehicular traffic as they are both overcrowded and narrow with speed bumps down their length.</p>
530	<p>The scale of proposed development is too large with inadequate access to many of the sites e.g Back lane, Marsh Lane, School Lane are essentially residential roads – not access roads – already carry access traffic for their width and design. Chapel lane is also becoming inadequate for its purpose and the traffic calming doesn't help. Leaving a strip of land undeveloped between SR048 and SR127 will in the short term de value its agricultural use fullness and in the long term inevitably lead to its use not residential purposes. It is important to keep development within the village fence.</p>
156	<p>Access roads, for example. School Lane, Chapel Lane, are clearly under pressure already and unsuitable to take anymore traffic or developments into the area.</p>
356	<p>We object to the development of these sites because: - there will be erosion of the natural beauty of the area The building of a large housing estate, in these parts of Longton would destroy fields, hedgerows, wildlife etc, no matter how what criteria South Ribble Council imposed on the developer. This would begin a loss of the charm which Longton has. It is very near to the city of Preston and the seaside of Southport yet because of the existence of the fields it is an excellent place to live -there is natural beauty with little need to manufacture it - erosion of the quality of life The sites are priceless amenities which the people in Longton currently enjoy as part of the "breathing space" needed to enhance the quality of life, living in South Ribble. Apart from a small wildlife sanctuary (Longton Brickcroft) the adults (of all ages) and children of Longton, trying to maintain a healthy lifestyle, rely on being able to walk in the village safely and with pleasure - the fields designated for possible development give that pleasure, a feeling of being in the countryside, experiencing a sense of sustainable agriculture in parallel with a busy and thriving village. An increase in housing at the heart of the village, such as that proposed would lead also to increase in a number of pollution issues for example traffic. - loss of a sense of village We believe that to build</p>

Reference	Comments
	houses on these sites would necessarily result in Longton village no longer being a village with a strong sense of community where for example, crime of whatever nature is extremely low and not tolerated. This is why people have chosen to live here or remained here, specifically for this reason. It adds to the variety of locations on offer in South Ribble and its attractiveness to investors in the area. In-filling the remaining green fields as proposed, if not green field sites, would surely eat away the substance of what Longton village is.
234	With Reference to the above development, as per your suggestion I would like to raise the following comments: a - if access is via Old School Drive the amount of additional traffic into the development would be considered dangerous, both from an oncoming traffic perspective and also from a safety perspective with young children playing on the development. B - the additional traffic on School Lane near the primary school is also a safety issue c - Chapel Lane is already a busy road and particularly dangerous around school/opening closing times, without any additional traffic congestion being considered, should the access be via here. D - the size of the proposed development would start to turn village life into town life, and could have a pricing effect on existing property in what is a sought after semi rural location. E - from a neighbourhood watch perspective, Longton is encountering challenges with youth gangs, property damage and crime without additional pressures being played on the policing of the area by the influx of additional families f Longton has two schools in the village and the quality of education would suffer with larger class sizes, etc, if no additional facilities were put in place. I am sure the forward planning team will already be aware of the health and safety issues surrounding a development on this site.
159	I am objecting to the size of the proposed developments on the above sites. Longton is a relatively small community with a village atmosphere which is part of its appeal. The infrastructure is not capable of dealing with such a large development, schooling, health and roads are not set up to accommodate so many more people in one small area. Longton, its current residents and more importantly its children, will suffer if the proposals go ahead.
250	Objection Comments: 1. I wish Longton to remain a rural village community and not become a satellite town or a suburb of Preston through the addition of further housing. Longton has a village location history and, over time, village community members have added many of the features, facilities, clubs etc associated with village life. 2. Retention of the existing rural environment and the feeling of a village community would be severely and detrimentally impacted by the addition of further housing. 3. Natural local habitats of wild life would be disturbed and destroyed. 4. Local road infrastructure, already at times extremely busy, particularly School Lane and Chapel Lane, also Old School Drive and surrounding roads, would become severely overloaded with potential for major traffic congestion and the development of accident black spots. 5. Wider road infrastructure, particularly Liverpool Road, already extremely busy would become further congested and create added pressure towards Penwortham and onwards to Preston. Such further traffic pressure would only add to the congestion and traffic delay for journeys through Penwortham and onwards to Preston. 6. Both local and the wider road infrastructure, already heavily congested during periods when parents drop off and pick-up their children from school, would become even further congested. Additionally, because of the amount of such traffic and the lack of designated parking facilities close to school, such traffic congestion together with the young age of the school children would create the potential further hazard of additional road accidents. 7. Sewerage and drainage facilities within Longton, and particularly School Lane, Old School Drive, and the associated minor roads and have a history of blockage and flooding. Such facilities already need to be enhanced solely to meet and support current demand. Demand from even more housing would only exacerbate an already difficult situation. 8. Drainage in the wider area is frequently unable to cope with demand and in areas such as Drumacre Road already results in road flooding. 9. Village parking facilities already severely limited and restricted would be unable to support further growth in demand brought about because of the introduction of additional housing. 10. Booths, the local supermarket, is an excellent establishment but with very limited car parking facilities. Additional housing inevitably would create further demand on Booths and their car parking facilities to such an extent that their car parking facilities would be unable to support demand and would therefore become a further cause of traffic congestion in an already congested area.
356	Objection: We object to the development of these sites because: - there will be erosion of the natural beauty of the area The building of a large housing estate, in these parts of Longton would destroy fields, hedgerows, wildlife etc, no matter how what criteria South Ribble Council imposed on the developer. This would begin a loss of the charm which Longton has. It is very near to the city of Preston and the seaside of Southport yet because of the existence of the fields it is an excellent place to live -there is natural beauty with little need to manufacture it - erosion of the quality of life The sites are priceless amenities which the people in Longton currently enjoy as part of the "breathing space" needed to enhance the quality of life, living in South

Reference	Comments
	<p>Ribble. Apart from a small wildlife sanctuary (Longton Brickcroft) the adults (of all ages) and children of Longton, trying to maintain a healthy lifestyle, rely on being able to walk in the village safely and with pleasure - the fields designated for possible development give that pleasure, a feeling of being in the countryside, experiencing a sense of sustainable agriculture in parallel with a busy and thriving village. An increase in housing at the heart of the village, such as that proposed would lead also to increase in a number of pollution issues for example traffic. - loss of a sense of village We believe that to build houses on these sites would necessarily result in Longton village no longer being a village with a strong sense of community where for example, crime of whatever nature is extremely low and not tolerated. This is why people have chosen to live here or remained here, specifically for this reason. It adds to the variety of locations on offer in South Ribble and its attractiveness to investors in the area. In-filling the remaining green fields as proposed, if not green field sites, would surely eat away the substance of what Longton village is.</p>
359	<p>We feel that it is more acceptable to develop existing land in the village which has already been identified as such e.g. SR007 and SR009. There are already existing housing estates around this area which could be increased, rather than develop new ones!</p>
337	<p>Reference number: Proposed Development to Rear of St Oswalds School Longton Hall Farm to Old School Drive, Query: I would like to register my objection to this proposed development on the following grounds:- 1. The amenities in Longton Village cannot cope with any more housing being built. 2. Chapel Lane is already a bottle neck in the mornings with out the influx of yet more vehicles trying to use the road. I believe the entrance and exit will be between Intack Road and Kentmere Drive. Chapel lane simply can't cope with any more traffic at busy periods. 3. The junction of Liverpool Road, Chapel Lane and School Lane is a major accident waiting to happen. When Booths was developed a roundabout was supposed to be built but this never happened. Increasing the traffic flow on this junction will only make the congestion worse. 4. The schools in and around the Longton area are full to capacity. Where will the children from this new development if allowed to proceed go for their schooling. Certainly not at any of the current schools. 5. This development will force more traffic past two existing schools which again is increasing the likely hood and a major accident.,</p>

Site SR009

Reference	Comments
87	<p>Objection: 1. access via Old school Drive. This is a major bottle neck at school times due to parking on School Lane and Old School Drive. Leading to witnessed road rage by angry mothers. The three way junction (School Lane, Liverpool Rd and Chapel Lane is already an accident waiting to happen. Increased cars mean this will only become a greater risk. 2. already fully subscribed primary schools Our children go to St Oswalds and with class sizes of 35+ these are fully subscribed. 3. greater population - moore stress on facilities, doctors etc 4. crime - even greater gangs of youths to hang around Spar, playground etc Check local area meetings for details from Police and local residents. 5. Lose of wild life area, overwintering area for redwings from Scandinavia.</p>
67	<p>School Lane has already become very congested at school opening and closing times. I have waited almost twenty minutes in the past waiting to just turn out of Old School drive caused by the mass of cars trying to use road (mostly parents collecting/dropping off their children). Many cars are already parked on School Lane by the people who own the houses but unfortunately this only adds to the congestion problems at these peak times. This possesses a severe threat to the emergency services by blocking the access. By building many additional new homes would add to these chronic congestion problems to which I feel the infrastructure just cannot cope with.</p>
173	<p>1 Longton already contains Brown Field/Green Field/WhiteLand which must be fully used before any consideration of destroying Green Belt. There is enough brown/green/white land to provide for the next 30 years and South Ribble as a whole has thousands of acres of land to develop without destroying villages like Longton 2 I object to the loss of agricultural land, of which we will need more in the future, also the loss of habitat for wildlife. 3 This village is already heavily congested and junctions with Liverpool Road would create dangerous road conditions. Marsh Lane and Back Lane are</p>

Reference	Comments
266	<p>already congested enough. 4 Doctors and schools are at full capacity. 5 There is a risk of flooding throughout the area if Longton Marsh is further overloaded with drainage. 6 Existing sewers are already at capacity.</p> <p>1. I object to the re-zoning of Green Belt land for any type of development. All land in the green belt should be excluded from this consultation and not carried forward. 2. Longton already contains undeveloped land outside of the Green Belt which must be used for development before any consideration is given to the destruction of Green Belt land. This non green belt land should provide development potential for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development, without the need to destroy the Green Belt and villages like ours. 3. Leyland, Lostock Hall and Buckshaw village have a lot of areas not in the Green Belt or being used for agriculture which could be developed. These places have better communications than Longton e.g. close to motorway junctions and rail links at Leyland and Lostock Hall with the possibility of opening the old Royal Ordnance station at Buckshaw Village. Leyland has good shopping and parking facilities which can cope with additional residents. Both Leyland and Lostock Hall have primary and secondary schools and Leyland has Runshaw College obviating the need for children to travel to surrounding towns for education. 4. I object to the loss of agricultural land. The population is growing and there is a move to local sourcing. Many acres of agricultural land has been lost to building in South Ribble in the past few years. We must keep what agricultural land that we have for the production of food, the maintenance of the varied wildlife in the area, the separation of the villages and the pleasure of the residents. 5. Ecological issues - loss of habitat. Local species include bats, barn owls, tawny owls, buzzards, greater crested newts, pheasants and many other birds, animals, amphibians, reptiles and insects. 6. Congestion/highways. Junctions with Liverpool Road throughout Longton and road such as Chapel Lane, Marsh Lane and Shirley Lane are already heavily used. Intensification of development would create dangerous road conditions. The A59 is at a standstill going in and out of Penwortham at busy times. This congestion is added to by the secondary school and college children having to travel from Longton and other villages to Penwortham, Preston etc. as there are no secondary schools or colleges in the Longton area. 7. Existing Longton sewers are already at capacity. 8. Development of Dobson's farm would provide a continuous link of the 2 settlements of Longton/Walmer Bridge providing urban sprawl. 9. There is a history of flooding on parts of Dobson's Farm and other areas in Longton. 10. Longton is limited in the room it has for shops, services, parking etc. and serves as a shopping and services centre for the surrounding area. The traffic in Longton is already heavy and the current parking in the village centre, including the Booths car park, is already well used. As any additional development in the area will be some distance from the shops and services, the current facilities are unlikely to be sufficient and I cannot see there being any suitable areas to extend.</p>
234	<p>With Reference to the above development, as per your suggestion I would like to raise the following comments: a - if access is via Old School Drive the amount of additional traffic into the development would be considered dangerous, both from an oncoming traffic perspective and also from a safety perspective with young children playing on the development. B - the additional traffic on School Lane near the primary school is also a safety issue c - Chapel Lane is already a busy road and particularly dangerous around school/opening closing times, without any additional traffic congestion being considered, should the access be via here. D - the size of the proposed development would start to turn village life into town life, and could have a pricing effect on existing property in what is a sought after semi rural location. E - from a neighbourhood watch perspective, Longton is encountering challenges with youth gangs, property damage and crime without additional pressures being played on the policing of the area by the influx of additional families f Longton has two schools in the village and the quality of education would suffer with larger class sizes, etc, if no additional facilities were put in place. I am sure the forward planning team will already be aware of the health and safety issues surrounding a development on this site.</p>
69	<p>The proposed residential development of these areas and the access points would have a significant impact on the safety and function of the infrastructure around the two schools, in the immediate vicinity. The extended development work and noise couple with the increased populace, I believe would have a negative impact on the Longton Britcroft which is very close to the proposed sites, particularly SR009. The junction of school lane and chapel lane is already very difficult to navigate, especially at peak times. The scale of the proposed development areas would increase the risks of road traffic and pedestrian accidents</p>
235	<p>With Reference to the above development, as per your suggestion I would like to raise the following comments: a - if access is via Old School Drive the amount of additional traffic into the development would be considered dangerous, both from an oncoming traffic perspective and also from a safety</p>

Reference	Comments
	<p>perspective with young children playing on the development. B - the additional traffic on School Lane near the primary school is also a safety issue c - Chapel Lane is already a busy road and particularly dangerous around school/opening closing times, without any additional traffic congestion being considered, should the access be via here. D - the size of the proposed development would start to turn village life into town life, and could have a pricing effect on existing property in what is a sought after semi rural location. E - from a neighbourhood watch perspective, Longton is encountering challenges with youth gangs, property damage and crime without additional pressures being played on the policing of the area by the influx of additional families f Longton has two schools in the village and the quality of education would suffer with larger class sizes, etc, if no additional facilities were put in place. I am sure the forward planning team will already be aware of the health and safety issues surrounding a development on this site.</p>
280	<p>1. I object to the re-zoning of Green Belt land for any type of development. All land in the green belt should be excluded from this consultation and not carried forward. 2. Longton already contains undeveloped land outside of the Green Belt which must be used for development before any consideration is given to the destruction of Green Belt land. This non green belt land should provide development potential for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development, without the need to destroy the Green Belt and villages like ours. 3. Leyland, Lostock Hall and Buckshaw village have a lot of areas not in the Green Belt or being used for agriculture which could be developed. These places have better communications than Longton e.g. close to motorway junctions and rail links at Leyland and Lostock Hall with the possibility of opening the old Royal Ordnance station at Buckshaw Village. Leyland has good shopping and parking facilities which can cope with additional residents. Both Leyland and Lostock Hall have primary and secondary schools and Leyland has Runshaw College obviating the need for children to travel to surrounding towns for education. 4. I object to the loss of agricultural land. The population is growing and there is a move to local sourcing. Many acres of agricultural land has been lost to building in South Ribble in the past few years. We must keep what agricultural land that we have for the production of food, the maintenance of the varied wildlife in the area, the separation of the villages and the pleasure of the residents. 5. Ecological issues - loss of habitat. Local species include bats, barn owls, tawny owls, buzzards, greater crested newts, pheasants and many other birds, animals, amphibians, reptiles and insects. 6. Congestion/highways. Junctions with Liverpool Road throughout Longton and road such as Chapel Lane, Marsh Lane and Shirley Lane are already heavily used. Intensification of development would create dangerous road conditions. The A59 is at a standstill going in and out of Penwortham at busy times. This congestion is added to by the secondary school and college children having to travel from Longton and other villages to Penwortham, Preston etc. as there are no secondary schools or colleges in the Longton area. 7. Existing Longton sewers are already at capacity. 8. Development of Dobson's farm would provide a continuous link of the 2 settlements of Longton/Walmer Bridge providing urban sprawl. 9. There is a history of flooding on parts of Dobson's Farm and other areas in Longton. 10. Longton is limited in the room it has for shops, services, parking etc. and serves as a shopping and services centre for the surrounding area. The traffic in Longton is already heavy and the current parking in the village centre, including the Booths car park, is already well used. As any additional development in the area will be some distance from the shops and services, the current facilities are unlikely to be sufficient and I cannot see there being any suitable areas to extend.</p>
294	<p>Objection we are concerned over the access to these sites for the residents of them and during the period of the build. The Chapel Lane / Liverpool Road / School Lane junction is already difficult to negotiate at the best of times. Residents parking on School Lane often cause a chicane and this becomes a major traffic issue at the start and end of the school day. Parking around the School Lane / Old School Drive junction severely restricts visibility and make it more hazardous. Access to the WI and Church also adds to the problem. These roads are only designed for light traffic flow. We would wish any development to 1. Be in keeping with the surrounding area. 2. Include adequate green space. 3. Include adequate provision for resident park. 4. Include adequate provision for drainage, given that heavy thunderstorms already cause drains to overflow on Old School Drive. 5. Limited the number of houses take account of above concerns.</p>
156	<p>Access roads, for example. School Lane, Chapel Lane, are clearly under pressure already and unsuitable to take anymore traffic or developments into the area.</p>
276	<p>1. I object to the re-zoning of Green Belt land for any type of development. All land in the green belt should be excluded from this consultation and not carried forward. 2. Longton already contains undeveloped land outside of the Green Belt which must be used for development before any consideration</p>

Reference	Comments
	<p>is given to the destruction of Green Belt land. This non green belt land should provide development potential for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development, without the need to destroy the Green Belt and villages like ours. 3. Leyland, Lostock Hall and Buckshaw village have a lot of areas not in the Green Belt or being used for agriculture which could be developed. These places have better communications than Longton e.g. close to motorway junctions and rail links at Leyland and Lostock Hall with the possibility of opening the old Royal Ordnance station at Buckshaw Village. Leyland has good shopping and parking facilities which can cope with additional residents. Both Leyland and Lostock Hall have primary and secondary schools and Leyland has Runshaw College obviating the need for children to travel to surrounding towns for education. 4. I object to the loss of agricultural land. The population is growing and there is a move to local sourcing. Many acres of agricultural land has been lost to building in South Ribble in the past few years. We must keep what agricultural land that we have for the production of food, the maintenance of the varied wildlife in the area, the separation of the villages and the pleasure of the residents. 5. Ecological issues - loss of habitat. Local species include bats, barn owls, tawny owls, buzzards, greater crested newts, pheasants and many other birds, animals, amphibians, reptiles and insects. 6. Congestion/highways. Junctions with Liverpool Road throughout Longton and road such as Chapel Lane, Marsh Lane and Shirley Lane are already heavily used. Intensification of development would create dangerous road conditions. The A59 is at a standstill going in and out of Penwortham at busy times. This congestion is added to by the secondary school and college children having to travel from Longton and other villages to Penwortham, Preston etc. as there are no secondary schools or colleges in the Longton area. 7. Existing Longton sewers are already at capacity. 8. Development of Dobson's farm would provide a continuous link of the 2 settlements of Longton/Walmer Bridge providing urban sprawl. 9. There is a history of flooding on parts of Dobson's Farm and other areas in Longton. 10. Longton is limited in the room it has for shops, services, parking etc. and serves as a shopping and services centre for the surrounding area. The traffic in Longton is already heavy and the current parking in the village centre, including the Booths car park, is already well used. As any additional development in the area will be some distance from the shops and services, the current facilities are unlikely to be sufficient and I cannot see there being any suitable areas to extend.</p>
159	<p>I am objecting to the size of the proposed developments on the above sites. Longton is a relatively small community with a village atmosphere which is part of its appeal. The infrastructure is not capable of dealing with such a large development, schooling, health and roads are not set up to accommodate so many more people in one small area. Longton, its current residents and more importantly its children, will suffer if the proposals go ahead.</p>
271	<p>I do not believe that any further traffic should be generated on School Lane in Longton. Cars are often parked on School Lane either overnight or when the Women's Institute is being used. When these vehicular obstructions are complicated further by the traffic calming bumps then it is often difficult for even one car to travel down the road.</p>
270	<p>When we purchased our property 5 years ago we enquired directly to the planning department about these fields and were told that this land would not be developed in the future. These new proposals therefore make us feel quite angry. Our road is narrow and winding with all the front gardens open plan. Many of the local children play in the street and any extra traffic would make this extremely dangerous. The entrance to Old School Drive from School Lane is already a problem site for congestion at school and work traffic times. This area is also already very densely populated and we are concerned that the local amenities such as the primary schools and surgeries would be overstretched. In addition there is a lot of wildlife depending on the local fields and trees for their habitat. We see a wide variety of wild birds and also bats on a daily basis from our windows. The proposed development would certainly put the local wildlife at risk. If there is a genuine need for more development in the Longton area then there are plenty of fields further out from the centre of the village, many off main roads, which would be far more suitable for the purpose.</p>
156	<p>The objections I have are the following: the area is prime agricultural land allowing cattle to graze and crops to be harvested with the shortage of food worldwide and land suitable for food production should be cherished for the future. The area is a prime location for birds resident and over wintering. Blackbirds, sparrows, thrushes, dunlin and woodpeckers. Also a hunting ground for snipe, redwings, curlews and shelducks. The hedges also play an important part for the feeding and protection of birds.</p>
316	<p>1) De-valuation of existing Properties surrounding and overlooking the area. 2) Existing Infrastructure, amenities, public services and highways already</p>

Reference	Comments
	<p>insufficient and overstretched. Local Council should concentrate on upgrading local services to deal with an increase in population BEFORE increasing the residential capacity of the area. Traffic in the local area and into Preston is at Gridlock during rush hour, local health centre is overstretched.</p> <p>3) LDF guidelines state: "Local authorities are meant to engage local people in preparing their Local Development Framework, and to produce policies that really reflect the views and aspirations of the community" I do not believe that the population of Longton have been adequately consulted regarding these proposals and as a result will not be fairly represented in any decisions. I have not seen any notification of these plans. They were brought to my attention by a local resident on 30/01/2011 with a deadline of 5pm 31/01/2011 for me to place any objection or response. 24hrs prior to the deadline for responses, Speaking to other residents in Longton the story is very similar. Local awareness of these plans is virtually none existent.</p>
33	<p>Object. Agricultural land.</p>
165	<p>Objection Comments:: Longton Village does not need any more house developments. Longton Primary Schools are over subscribed with little or no current funding to extend the buildings to accommodate more pupils. The other local village schools also appear fully subscribed. The village already gets dangerously clogged up by traffic at school drop off and pick up times, especially at the junction of Liverpool Old Road and School Lane. The commuting links to Preston also get clogged up at rush hour times and until a decision to sort the current problem is decided the issue should not be escalated by increasing and hoses and therefore traffic. SRBC heard of the increasing law and order violations at the Western Parish meeting on 17th January 2011. If the village was used for development these problems would turn the village's problems into more Town like problems including increasing the noise, vandalism and theft problems. There will probably be a start of major crimes creeping into Longton. The nature and beauty of the village will be changed and disturbed as this proposed large site is attached to two other large sites (SR009 & SRO72). I have previously lived on a large housing estate and have encountered this large size housing area losing the sense of community in a village. I have experienced that large housing estates leads to more use of cars which hinders the environment. I have also experienced the increase in crime with the development of large estates.</p>
326	<p>Today 30th January 2011 it has only just been brought to my attention by a neighbour concerning all the above proposals for residential building. Recognising the scale of these proposals I am extremely disappointed that all residents within nearby proximity have not been advised of personally by post of these proposals. Objections. Insufficient schools for additional children in Longton and we should not be encouraging parents to drive children further afield to school, adding more traffic to already congested roads. Insufficient amenities to cope with increased population. Booth Supermarket is at times ridiculously over stretched for parking and causes traffic jams with vehicles entering and leaving at Liverpool road. The Longton Healthcare would be overloaded and would make it even more difficult to arrange doctors appointments. Access into Longton via Chapel lane would bring excessive traffic on a road not designed to take such loads and, might I add, presently very poorly maintained. There are already traffic calming measures which although attempt to slow traffic they cause traffic jams which I would say are getting close to impossible to manage. Adding an access road at Longton hall would further exacerbate the situation. Chapel Lane is the main link road for traffic heading out of Longton towards the Mway and could not cope with all the additional vehicles from all these proposed residential buildings. Longton Bypass was built over 30 years ago to ease congestion of traffic on Liverpool road through Longton. These proposals defeat the object of the Bypass by increasing traffic further. There are horrendous traffic jams already every day through higher Penwortham. Increasing the population South of the Ribble at Longton, Hoole, Walmerbridge etc would exacerbate this problem further. Hugh Barn lane used at a link road toward to the motorway would have increased traffic and would become more dangerous especially around New Longton. Only a few weeks ago a mini crashed into a Landrover on Hugh Barn lane causing serious injuries to one of the drivers. Again this road is not designed for heavy amounts of traffic. You are spoiling green field which people of this area enjoy especially walking around the area. Walking around housing estates cannot be seen a pleasurable thing to do. Open spaces are good for your health! I was advised some years ago by the SRBC planning department that building a 6ft wall on the Chapel lane side of my garden on the border of my property "would not be in keeping with the village" and was only given planning permission by moving the wall approx 1.5 m inside the border with trees and bushes in between. Subsequently SRBC went ahead and built the school lane estate A little hypocritical and more so now SRBC are looking to extend that project at SR009. Why can't you find old industrial land to build on? Or is this not conducive to the greedy construction companies? You are proposing building on green field land which</p>

Reference	Comments
325	<p>many still consider "green belt". It is a disgrace that you can decide to alter the status of Green belt to Brown belt without consultation to people in the nearby residency</p> <p>I have a number of concerns regarding the above proposed sites: The access would be onto Chapel Lane/School Lane and would generate traffic for these two narrow roads which are already heavily used and congested at times. It would also increase issues over safety, particularly as each of these roads contains a primary school. The increased number of dwellings would lead to noise and disturbance; of particular concern would be the road leading to the Longton Hall Barn area off Chapel Lane. Any development may result in the loss of trees. Additional dwellings will result in loss of light, overshadowing, overlooking/loss of privacy for existing properties.</p>
250	<p>Objection Comments:: 1. I wish Longton to remain a rural village community and not become a satellite town or a suburb of Preston through the addition of further housing. Longton has a village location history and, over time, village community members have added many of the features, facilities, clubs etc associated with village life. 2. Retention of the existing rural environment and the feeling of a village community would be severely and detrimentally impacted by the addition of further housing. 3. Natural local habitats of wild life would be disturbed and destroyed. 4. Local road infrastructure, already at times extremely busy, particularly School Lane and Chapel Lane, also Old School Drive and surrounding roads, would become severely overloaded with potential for major traffic congestion and the development of accident black spots. 5. Wider road infrastructure, particularly Liverpool Road, already extremely busy would become further congested and create added pressure towards Penwortham and onwards to Preston. Such further traffic pressure would only add to the congestion and traffic delay for journeys through Penwortham and onwards to Preston. 6. Both local and the wider road infrastructure, already heavily congested during periods when parents drop off and pick-up their children from school, would become even further congested. Additionally, because of the amount of such traffic and the lack of designated parking facilities close to school, such traffic congestion together with the young age of the school children would create the potential further hazard of additional road accidents. 7. Sewerage and drainage facilities within Longton, and particularly School Lane, Old School Drive, and the associated minor roads and have a history of blockage and flooding. Such facilities already need to be enhanced solely to meet and support current demand. Demand from even more housing would only exacerbate an already difficult situation. 8. Drainage in the wider area is frequently unable to cope with demand and in areas such as Drumacre Road already results in road flooding. 9. Village parking facilities already severely limited and restricted would be unable to support further growth in demand brought about because of the introduction of additional housing. 10. Booths, the local supermarket, is an excellent establishment but with very limited car parking facilities. Additional housing inevitably would create further demand on Booths and their car parking facilities to such an extent that their car parking facilities would be unable to support demand and would therefore become a further cause of traffic congestion in an already congested area.</p>
319	<p>Objection: To whom it may concern. I wish to raise objections to the LDF proposal for the above sites on the LDF on behalf of my wife and I. The reasons are this: Economic: Employment: there are minimal employment opportunities in the immediate area. Investment: there is no scope for investment within the area. Regeneration: the area in question is open agricultural land that does not need regenerating. Opportunity to innovate e.g. building technologies: the proposed development would not produce any technologies but merely provide accommodation. Social: Social fabric of communities: the local community is already diverse and well integrated. Social inequalities: there is already local affordable housing in the area. Accessibility for all members of the community to jobs, health, education, shops, leisure and community facilities: the area is already accessible and open to all. Needs of the whole community, including particular requirements relating to age, sex, ethnic background, religion, disability and income: the area is already diverse in nature and not in need of any requirements for any of the above. Safety and health: the area has a low crime rate and low mortality rates. To increase the population could increase crime and reduce the mortality rate. Health services in the area are already over stretched as are education establishments. Environment and resources: Designations and protected areas: Longton is a rural area and currently has no designated protected areas. Given the diverse nature of the wildlife in the area and the proposed sites it would be more appropriate to designate the areas as conservation areas. We have seen birds of prey, bats, owls, hedgehogs, toads and newts all in the areas listed on the LDF. Climate change, air quality and pollution: the area is close to a by-pass and subject to large volumes of vehicular traffic. Increasing the local population would increase the pollution and reduce air quality. Water resources: Increased residential demand would increase</p>

Reference	Comments
	demand on this precious resource. Flooding and other natural hazards: the fields involved flood on a regular basis. There is a water course running through the sites and is clearly marked on MARIO mapping system.
145	<p>Objection - for the following reasons: 1. Loss of privacy to houses on Rymer Grove, due to the proximity of the development. It would present an overbearing and intrusive element to our property. 2. Safety hazard: as there are no pavements around Rymer Grove, further development would create more traffic in an area where more traffic in an area where children and residents already at risk from existing residential traffic. 3. Roads cannot cope with additional traffic. Rymer Grove already repaired due to traffic wear and tear. 4. At present, parking at Spar, Post Office, Booths and others is at full stretch. To add more cars to this problem would be unacceptable. The local school off the estate already struggles every morning and afternoon with heavy traffic where people actually park outside residents drives, hence preventing them from right of way to and from their homes, and indeed this has led to confrontation with residents and people parking cars.</p>
293	<p>It is likely that all these sites, if developed for housing would fall in the geographical priority area for pupil admission to Lostock Hall High School. The school is already popular and over subscribed and has in the last few years been the subject of appeals from parents. would ask that when considering land for residential development that the views of the school and the LA are sought to ensure that sufficient places are available. Pupils for these areas could also seek admission to Lostock Hall High School, so the comments above apply.</p>
238	<p>Objection. I wish to object to any further development of this site as it is a habitat for rare and endangered species, including toads, newts and barn owls etc. Also the access roads for building vehicles School Lane and Chapel Lane have no pavements on some and are very congested already causing serious hazards for pedestrians. I want to maintain a village environment and community and Longton, not an urban sprawl.</p>
287	<p>House was purchased at a premium due to rural location and direct outlook on to open farmland. Development of additional properties in this location would adversely affect the value of 8 Old School Drive. Unique example of 18th Century strip farming, removing the hedgerows would destroy this including the removal of native habitats for wildlife. Access to and on Old School Drive - there are two blind corners and traffic calming on the proposed edge to this development. Traffic is already dangerous and adding further vehicles would make this road impossible. At school times there are cars parked on both sides of the road and up most of School Lane making access extremely difficult, adding additional traffic would ensure the road ground to a halt regularly. Also, the junction at the Chapel Lane/Liverpool Road is currently dangerous with 3 roads converging, along with the traffic calming measures on Chapel Lane, adding further traffic via School Lane or Chapel Lane developments would create gridlock at this junction affecting the shops and pub. The level of additional housing would change Longton from a rural village to a small town suffering the fate that has encompassed Tarleton in the past few years. The level of communication on this issue has been woeful. I was only aware of the proposals because of a flyer I received through the door on 20th January 2011, no notification has been received from the council at all at this point for a development that would directly affect my home.</p>
168	(OBJECTION), GREEN FIELD site for agricultural land.
355	Objection
262	<p>1. I object to the re-zoning of Green Belt land for any type of development. All land in the green belt should be excluded from this consultation and not carried forward. 2. Longton already contains undeveloped land outside of the Green Belt which must be used for development before any consideration is given to the destruction of Green Belt land. This non green belt land should provide development potential for the next 30+ years. South Ribble as a whole has thousands of acres of land capable of development, without the need to destroy the Green Belt and villages like ours. 3. Leyland, Lostock Hall and Buckshaw village have a lot of areas not in the Green Belt or being used for agriculture which could be developed. These places have better communications than Longton e.g. close to motorway junctions and rail links at Leyland and Lostock Hall with the possibility of opening the old Royal Ordnance station at Buckshaw Village. Leyland has good shopping and parking facilities which can cope with additional residents. Both Leyland and Lostock Hall have primary and secondary schools and Leyland has Runshaw College obviating the need for children to travel to surrounding towns for education. 4. I object to the loss of agricultural land. The population is growing and there is a move to local sourcing. Many acres of agricultural land has</p>

Reference	Comments
	<p>been lost to building in South Ribble in the past few years. We must keep what agricultural land that we have for the production of food, the maintenance of the varied wildlife in the area, the separation of the villages and the pleasure of the residents. 5. Ecological issues - loss of habitat. Local species include bats, barn owls, tawny owls, buzzards, greater crested newts, pheasants and many other birds, animals, amphibians, reptiles and insects. 6. Congestion/highways. Junctions with Liverpool Road throughout Longton and road such as Chapel Lane, Marsh Lane and Shirley Lane are already heavily used. Intensification of development would create dangerous road conditions. The A59 is at a standstill going in and out of Penwortham at busy times. This congestion is added to by the secondary school and college children having to travel from Longton and other villages to Penwortham, Preston etc. as there are no secondary schools or colleges in the Longton area. 7. Existing Longton sewers are already at capacity. 8. Development of Dobson's farm would provide a continuous link of the 2 settlements of Longton/Walmer Bridge providing urban sprawl. 9. There is a history of flooding on parts of Dobson's Farm and other areas in Longton. 10. Longton is limited in the room it has for shops, services, parking etc. and serves as a shopping and services centre for the surrounding area. The traffic in Longton is already heavy and the current parking in the village centre, including the Booths car park, is already well used. As any additional development in the area will be some distance from the shops and services, the current facilities are unlikely to be sufficient and I cannot see there being any suitable areas to extend.</p>
128	<p>Suggestion for changes: Though the site links to previous residential development, in terms of the infrastructure, it is not a viable proposition. School Lane and the junction with Chapel Lane is terrible, particularly at school times and Old School Drive is not build wide enough (allowing only for single file traffic in places) for large vehicles or an increased volume in traffic should the new development be accessed from Old School Drive. School Lane would have to be double-yellow lined from the junction with Chapel Lane to Longton Primary School in order to accommodate the additional traffic. Also, the junction would have to be completely re-designed as it is already terribly dangerous. This development would be possible if Old School Drive was made into a one-way street tied in with the new development and school lane could do with being made into a one-way street too; otherwise this development could most certainly not go ahead without causing considerable congestion and chaos on the roads around this once peaceful village, which is seriously in risk of becoming over developed. Hutton is much better suited as it is less busy and has a better road network and links to the A59</p>
160	<p>Old School drive and then onto Rymer Grove (up to the turning circle at the end) is a play area for lots of children from the surrounding houses. Many of these households have young families. The activities range from football to riding their bikes up and down the street. This situation is currently OK as the amount of traffic is kept to a minimum supporting only 9 houses at the end of Rymer Grove. If many additional houses were to be built on SR009, I feel that the level of traffic would increase dramatically from current levels and would be hazardous to the safety of everybody's children from the immediate area. I am therefore totally against the use of SR009 being developed for residential purposes</p>
356	<p>Objection: We object to the development of these sites because: - there will be erosion of the natural beauty of the area The building of a large housing estate, in these parts of Longton would destroy fields, hedgerows, wildlife etc, no matter how what criteria South Ribble Council imposed on the developer. This would begin a loss of the charm which Longton has. It is very near to the city of Preston and the seaside of Southport yet because of the existence of the fields it is an excellent place to live -there is natural beauty with little need to manufacture it - erosion of the quality of life The sites are priceless amenities which the people in Longton currently enjoy as part of the "breathing space" needed to enhance the quality of life, living in South Ribble. Apart from a small wildlife sanctuary (Longton Brickcroft) the adults (of all ages) and children of Longton, trying to maintain a healthy lifestyle, rely on being able to walk in the village safely and with pleasure - the fields designated for possible development give that pleasure, a feeling of being in the countryside, experiencing a sense of sustainable agriculture in parallel with a busy and thriving village. An increase in housing at the heart of the village, such as that proposed would lead also to increase in a number of pollution issues for example traffic. - loss of a sense of village We believe that to build houses on these sites would necessarily result in Longton village no longer being a village with a strong sense of community where for example, crime of whatever nature is extremely low and not tolerated. This is why people have chosen to live here or remained here, specifically for this reason. It adds to the variety of locations on offer in South Ribble and its attractiveness to investors in the area. In-filling the remaining green fields as proposed, if not green field sites, would surely eat away the substance of what Longton village is.</p>
138	<p>Having carefully read your overall strategy for South Ribble, it is difficult to imagine how you could consider these proposals would align themselves to</p>

Reference	Comments
	<p>your ambition. The village has already developed significantly over recent years, and in turn this has increased pressure on the existing infrastructure. Road development and transport has not kept pace with residential building, and the same is true of schooling, where class sizes are already excessive. The congestion at peak times in the centre of the village is at times frenetic. Parking at the village shops is in high demand, and frequently causes motorists and other road users to contravene the law in order to park. Policing of the area is remotely served, and this substantial increase in residents, traffic and associated issues will further stretch those limited resources, as will those of other emergency services. I trust you do not intend to increase those functions to match demand? There have been at least five major new developments in the area in recent years that I can recall, but none on the scale suggested here, which would adversely transform the entire nature of the village. Existing traffic calming measures would be overwhelmed, parking a free for all in the village. The schools already creaking at the seams, would undoubtedly have to expand to cope. In summary I strongly oppose the proposals, this is a significant green area of the village, and supports a strong village identity. There appears to be no logical reason to build here, housing demand is not over subscribed, with numerous properties already on the open market. It is not a coherent plan, and does not support your strategy, I know sentiment in the village is strong about this issue, and feelings running high. I only hope you have the ability to reconsider now !</p>
247	<p>I wish Longton to remain a rural village community and not become a satellite town or suburb of Preston through the addition of further housing. Longton has a village location history and, over time, village community members have added many of the features, facilities, clubs etc associated with village life. 2. Retention of the existing rural environment and the feeling of a village community would be severely and detrimentally impacted by the addition of further housing. 3. Natural local habitats of wild life would be disturbed and destroyed. 4. Local road infrastructure, already at times extremely busy, particularly School Lane and Chapel Lane, also Old School Drive and surrounding roads, would become severely overloaded with potential for major traffic congestion and the development of accident black spots. 5. Wider road infrastructure, particularly Liverpool Road, already extremely busy would become further congested and create added pressure towards Penwortham and onwards to Preston. Such further traffic pressure would only add to the congestion and traffic delay for journeys through Penwortham and onwards to Preston. 6. Both local and the wider road infrastructure, already heavily congested during periods when parents drop off and pick-up their children from school, would become even further congested. Additionally, because of the amount of such traffic and the lack of designated parking facilities close to school, such traffic congestion together with the young age of the school children would create the potential further hazard of additional road accidents. 7. Sewerage and drainage facilities within Longton, and particularly School Lane, Old School Drive, and the associated minor roads and have a history of blockage and flooding. Such facilities already need to be enhanced solely to meet and support current demand. Demand from even more housing would only exacerbate an already difficult situation. 8. Drainage in the wider area is frequently unable to cope with demand and in areas such as Drumacre Road already results in road flooding. 9. Village parking facilities already severely limited and restricted would be unable to support further growth in demand brought about because of the introduction of additional housing. 10. Booths, the local supermarket, is an excellent establishment but with very limited car parking facilities. Additional housing inevitably would create further demand on Booths and their car parking facilities to such an extent that their car parking facilities would be unable to support demand and would therefore become a further cause of traffic congestion in an already congested area.</p>
613	<p>Objection I would like to object due to the following – Number of vehicles on the road Noise pollution as I would be surrounded by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own hay cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able to train Public footpath no longer through fields, would it exist? Light and obstruction of views</p>
630	<p>Highway congestion on Chapel Lane causing dangerous road conditions especially at St Oswalds which is at full capacity. Overloading drainage system, history of flooding in gardens, loss of agricultural land.</p>
548	<p>I strongly object to site SR009 because I believe it would cause further disruption to the traffic problems in Longton. The junction between Chapel Lane/School Lane/Liverpool Road is already a problem at busy times such as the morning and school periods and with more residents in the village this would heighten the issue. Schools in the area are already full to capacity and by encouraging more families to the area, would cause increased strain to the chaos that is already caused between 3-3.30 pm in the village. Another problem that will arise is the increase list of patients added to Longton Health</p>

Reference	Comments
	<p>Centre. I currently struggle to get me and my young daughter an appointment at the surgery on most days after 9am, and increasing the number of residents in Longton this would heighten the issue for myself and all the families in the area. I moved to the ear 8 and a half years ago and I still have to travel half an hour just to visit the dentist. I believe that Longton cannot cope with more residents in the village as its health centre facilities have been under pressure for a period of time already.</p>
554	<p>I strongly object to the proposed residential developments listed above. We moved to Longton over 8 years ago as it represented the village lifestyle that we wanted. This proposal would be turning Longton into a small town and would create even further traffic chaos into Preston, the A59 is a major traffic problem in the mornings and this will only become worse with additional properties (of this scale) being built in Longton. Local services also in Longton are stretched already (schools, doctors, dentists) and this proposal will exacerbate the problem.</p>
438	<p>I am the partner of the owner of the Longton Hall Farm which we be the property most dramatically effected by this development. Longton Hall Farm is a Grade II listed building and is the oldest house in Longton with a historical place in the villages history, it was built in 1662. I stay most weekends at the property so would be directly effected by this development. The rural setting of the house and the discreet position adds to its charm and value. A huge development of 300 houses completely enveloping the property means that this historical house's heritage would be swallowed up in a huge modern housing estate. The value of the property would plummet and the rural setting would be lost. I have 4 children under 11 years of age, who play in safety and security in the grounds and surrounding fields, this would be lost should this development get approval. Apart from the noise and disruption this development would cause for probably 12-18 months. She rents one of these fields under question for the purpose of putting herr 5 horses out to pasture. That would be lost should this go ahead and her horses would have no where to graze. I object vehemently to this development and so should the whole of the village as they would also lose the charm of the one the oldest houses in Longton.</p>
662	<p>As above but no building on greenbelt promised prior to elections of South Ribbles Borough councillors and our MP all roads over loaded now.</p>
527	<p>Longton is a busy village, if more houses were to be built local schools, doctors etc would not be able to deal with the addition of many more families. I feel other surrounding areas would be more suitable for a potential housing development such as Leyland.</p>
471	<p>I support the application for development of areas SR007, SR009 and SR072 as there is a dire shortage of affordable housing either to purchase outright, share equity or rental for the next generation of home owners, particularly the grandchildren and great great children of the original and new residents of Longton.</p>
663	<p>I object to the urbanisation of Longton and the loss of greenbelt. Longton should remain a village , and development of this cant indeed. The other suggested site in the village will have a several detrimental effect on the village life, pt an unacceptable level of pressure on a already checking infrastructure. We need to do all we can to perverse the greenbelt, village life and nature.</p>
614	<p>Objection I would like to object due to the following – Number if vehicles on the road Noise pollution as I would be surrounding by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own hay cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able train Public footpath no longer through fields, would it exist? Light and obstruction of views</p>
615	<p>Objection I would like to object due to the following – Number if vehicles on the road Noise pollution as I would be surrounding by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own hay cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able train Public footpath no longer through fields, would it exist? Light and obstruction of views</p>
567	<p>Objection – Schools over subscribed, congested roads</p>
616	<p>Objection I would like to object due to the following – Number if vehicles on the road Noise pollution as I would be surrounding by building I own horses and rent this land this would leave me with no land. I would have to sell the house due to this. No way of feeding the animals as I presently have my own</p>

Reference	Comments
535	<p>may cut from this land. Children jump on the English show jumping team this would result in them not having the ponies at home and therefore not being able train Public footpath no longer through fields, would it exist? Light and obstruction of views</p> <p>I strongly object to site SR009 because I feel that Longton as a village cannot cope with another development in the village. Chapel Lane and School Lane are already busy roads especially with two primary schools so close together! The junction which is Chapel Lane, School Lane and Liverpool Road is already I feel a dangerous junction, and therefore I feel another development so close will make the problem at this junction worse.</p>
356	<p>We object to the development of these sites because: - there will be erosion of the natural beauty of the area The building of a large housing estate, in these parts of Longton would destroy fields, hedgerows, wildlife etc, no matter how what criteria South Ribble Council imposed on the developer. This would begin a loss of the charm which Longton has. It is very near to the city of Preston and the seaside of Southport yet because of the existence of the fields it is an excellent place to live -there is natural beauty with little need to manufacture it - erosion of the quality of life The sites are priceless amenities which the people in Longton currently enjoy as part of the "breathing space" needed to enhance the quality of life, living in South Ribble. Apart from a small wildlife sanctuary (Longton Brickcroft) the adults (of all ages) and children of Longton, trying to maintain a healthy lifestyle, rely on being able to walk in the village safely and with pleasure - the fields designated for possible development give that pleasure, a feeling of being in the countryside, experiencing a sense of sustainable agriculture in parallel with a busy and thriving village. An increase in housing at the heart of the village, such as that proposed would lead also to increase in a number of pollution issues for example traffic. - loss of a sense of village We believe that to build houses on these sites would necessarily result in Longton village no longer being a village with a strong sense of community where for example, crime of whatever nature is extremely low and not tolerated. This is why people have chosen to live here or remained here, specifically for this reason. It adds to the variety of locations on offer in South Ribble and its attractiveness to investors in the area. In-filling the remaining green fields as proposed, if not green field sites, would surely eat away the substance of what Longton village is.</p>
429	<p>These are three fields directly behind St Oswald's Primary School, which is attended by our two children. The school is over-subscribed as is the local Catholic High School. There appears to be no justification for building several hundred new properties in the current climate and no infrastructure in terms of roads/transport services/schools/doctors to support it.</p>
456	<p>(OBJECTION), GREEN FIELD site for agricultural land.</p>
698	<p>(OBJECTION), GREEN FIELD site for agricultural land.</p>
437	<p>I am the owner of the Longton Hall Farm which we be the property most dramatically effected by this development. Longton Hall Farm is a Grade II listed building and is the oldest house in Longton with a historical place in the villages history, it was built in 1662. The rural setting of the house and the discreet position adds to its charm and value. A huge development of 300 houses completely enveloping the property means that this historical house's heritage would be swallowed up in a huge modern housing estate. The value of the property would plummet and the rural setting would be lost. I have 4 children under 11 years of age, who play in safety and security in the grounds and surrounding fields, this would be lost should this development get approval. Apart from the noise and disruption this development would cause for probably 12-18 months. I rent one of these fields under question for the purpose of putting my 5 horses out to pasture. That would be lost should this go ahead and my horses would have no where to graze. I object vehemently to this development and so should the whole of the village as they would also lose the charm of the one the oldest houses in Longton.</p>
435	<p>In particular the Western suggested residential sites in Longton: Isn't this just exacerbating the problem we have in this area of traffic overload at peak times. The roads in this area haven't been enhanced since the 1950's. Is it not a priority to build new roads and even bridges to create a spider web of roads around and into Preston. An enhanced route interconnecting Liverpool Road A59/Longton Bypass, Flensburg Way and the M6/M65 would alleviate a huge amount of traffic through Penwortham, New Longton and the back roads through Midge Hall.</p>
530	<p>The scale of proposed development is too large with inadequate access to many of the sites e.g Back lane, Marsh Lane, School Lane are essentially residential roads – not access roads – already carry access traffic for their width and design. Chapel lane is also becoming inadequate for it purpose and the traffic calming doesn't help. Leaving a strip of land undeveloped between SR048 and SR127 will in the short term de value its agricultural use</p>

Reference	Comments
359	fullness and in the long term inevitably lead to its use not residential purposes. It is important to keep development within the village fence. We feel that it is more acceptable to develop existing land in the village which has already been identified as such e.g. SR007 and SR009. There are already existing housing estates around this area which could be increased, rather than develop new ones!
337	Reference number: Proposed Development to Rear of St Oswalds School Longton Hall Farm to Old School Drive, Query: I would like to register my objection to this proposed development on the following grounds:- 1. The amenities in Longton Village cannot cope with any more housing being built. 2. Chapel Lane is already a bottle neck in the mornings with out the influx of yet more vehicles trying to use the road. I believe the entrance and exit will be between Intack Road and Kentmere Drive. Chapel lane simply can't cope with any more traffic at busy periods. 3. The junction of Liverpool Road, Chapel Lane and School Lane is a major accident waiting to happen. When Booths was developed a roundabout was supposed to be built but this never happened. Increasing the traffic flow on this junction will only make the congestion worse. 4. The schools in and around the Longton area are full to capacity. Where will the children from this new development if allowed to proceed go for their schooling. Certainly not at any of the current schools. 5. This development will force more traffic past two existing schools which again is increasing the likely hood and a major accident.,

SR010

Reference	Comments
609	The land is currently used for agriculture and it would be a terrible shame if it were lost to employment or housing. Leyland needs to retain its farmland, as it is an important part of the landscape, providing jobs, and creating produce. We need to encourage agriculture, the growing of local produce, and retain our farming heritage. Once the land has gone, it is gone forever. We need to keep our green spaces; it serves as the lungs of the community. It also provides quiet spaces in the midst of a busy world. There is a rich and wide and diversity of wildlife that inhabit the area, from birds of prey, rare newts, owls, kingfishers, herons, water voles, brown mice, pheasants, butterflies and insects. We have two choices; protect the land and the habitat of these creatures, or destroy them and their environment with the development of the land. The current infrastructure can't cope with any further development. The roads are already very busy and can't support any more traffic that would result from development. The council cannot even collect litter and attend the pavements in this area. There is no provision for any road widening, and existing services are stretched to capacity already. Noise pollution is already high and the planned proposal would increase both noise and air pollution. The area has a poor electricity supply, that is unreliable and overloaded already. Brownfield sites should be targeted ahead of any Greenfield sites, and there are many of these sites available in South Ribble. This area is being fully utilised by farming at this time and there is no reason to cease this. There are already many housing projects being built in this area with existing housing that are for sale in this area being for sale for many years.
49	Reasons for objections to planning proposals/application 1. Local Authority Guidance on LDF section 1.9 states "...as well as aiming to protect land from development and enhance green space in the borough". To develop the land either side of Leyland Lane directly contradicts this statement. The development should be rejected for this reason. 2. Figure 3 page 4 states that the initial assessment should eliminate areas that are "open countryside not adjacent to the boundaries of settlements" The greenfields either side of Leyland Lane are not adjacent to Leyland as they are separated by Schleswig Way bypass. 3. Policy HP1 for South Ribble is a comprehensive review of suitable housing sites and does not mention the land either side of Leyland Lane. It should therefore be assessed as not suitable as other locations agreed by planning experts. 4. The Council's Interim Planning Policy is in line with PPS17 - Provision of natural and semi natural open space. 5. Council Policy D3- how does the application comply? Similarly, Council policy QD1, QD7 ENV4,5,6,7,8,20,23? 6. Protection of trees, ponds and watercourses will be threatened by any development 7. Development Policy 8 (D8) lists safeguarded land - Land South of Wade Hall and East of Leyland Lane, Leyland (not Chorley) is listed. Therefore any application alongside Leyland Lane should be rejected. The document states that "Planning permission will not be granted" 8. Section 4.13 - has the 70% target for Brownfield Land already been met in order for green land to be developed? 9. Table 8 lists existing employment areas - all three areas in Farington are nearby and have

Copy
Original handed in to Katherine Howarth in person 3/8/07
10.45

Submission 1

Matter 1. Overall Approach - Whole Doc.
Tues 5 Mar 2013
Personal Objector Ref: 328
Representation No: 596



SITE ALLOCATIONS DEVELOPMENT PLAN DOCUMENT

SITE SUGGESTIONS FORM

June 2007

SITE SPECIFIC ALLOCATIONS OF LAND

Site Suggestions

The three Council's are seeking site suggestions to help identify potential sites that could be allocated (proposed) for specific development uses in Local Development Frameworks, which will replace the existing Local Plans. The range of uses to be considered includes housing, employment, retail, leisure as well as community uses such as playspace and can include a combination of these uses.

For your suggested site(s) to be considered please fill in the attached form. The Councils require information on the sustainability credentials of each site (i.e. the attributes that help make it appropriate to develop), as any development required will be directed to the most sustainable sites and locations. Please also attach a map identifying the site and its boundaries. Your returned form, map and any other supporting information will be publicly available via the Councils websites and at www.centrallancscity.org.uk

Each site suggestion will be considered and a Sustainability Appraisal carried out which will identify those suggestions that are the most sustainable. The amount of land to be allocated, if any, will partly depend on development requirement figures and policies set out in the Regional Spatial Strategy for the North West which is due to be published late in 2007 but also, especially in terms of community type uses, what local needs there are.

If there is a requirement for additional allocations, sites preferred for development will then be selected, based on their sustainability credentials, and consultation on these sites will be carried out for a 6-week period. This is intended to start in November 2009. Until then it is not intended that there will be a dialogue with those making site suggestions. Please note that it is possible that many of the site suggestions will not be suitable and returning a form does not guarantee a site will be allocated. Also small sites will not be considered large enough to allocate – so sites of less than 0.4 hectares will not be assessed. Suggestions relating to sites below the threshold size will be returned.

**Please return completed forms and accompanying maps by Friday
3 August to 'FREEPOST Central Lancashire City LDF'**

SITE SPECIFIC ALLOCATIONS OF LAND

Ref:	
------	--

Site Suggestions Form

Site Details

1. Which Borough is the site located in? (please circle)

Preston/South Ribble/Chorley

2. Site address/location:

WHAM LANE
NEW LONGTON
PRESTON PR4 4XB

3. Site size (hectares): Aprox. 8 hectares.

4. Proposed Use:

HOUSING / LEISURE / COMMUNITY USE
WILLING TO CONSIDER COUNCIL SUGGESTIONS.

5. Site owner:

G DAWSON.
H DAWSON.

6. Is the site currently in use? If so for what use?

SITE WAS FORMERLY A WHOLESALE PLANT NURSERY /
MARKET GARDEN. LAND NOW FALLOW

7. What existing infrastructure (mains service) does the site have?

MAIN SEWER RUNS THROUGH PROPERTY FROM
WHAM LANE TO ROYALTY LANE

8. What are the surrounding land uses?

RESIDENTIAL ON 3 SIDES, AGRICULTURAL TO THE
EAST.

Please circle your answer to the following:

1. Is the site available for development? Yes/ No
2. Is there existing access to the site? Yes/ No
3. Does the site have any unimplemented planning permission? Yes/ No
4. If so what for?

Sustainability Checklist

Is the site: (please circle answer)

5. Previously developed/ Greenfield
6. Within the town or village/ on the edge/ outside

EXISTING BUILDINGS ETC. RELATING TO
FORMER WHOLESALE PLANT NURSERY/
MARKET GARDEN.

7. Within 400 metres of a bus stop or railway station? Yes/ No

If proposed use is housing, is the site: (please circle answer)

8. Within 600 metres of a primary school? Yes/ No
9. Within 1 km of a doctor's surgery/health centre? Yes/ No
10. Within 1 km of a post office? Yes/ No
11. Within 800 metres of a convenience store? Yes/ No
12. Within 5 km of a hospital? Yes/ No

Contact Details

Name: G. DAWSON

Address: 47, LOSTOCK VIEW
LOSTOCK HALL
PRESTON. PR5 5LS

Telephone Number: 01772 339452

Are you acting as an agent for the owner/person wanting to develop the site?

Yes/No (Please circle) ACTING FOR SELF AND FATHER H. DAWSON.

Signature G. Dawson. Date _____

PLEASE REMEMBER TO ATTACH A MAP IDENTIFYING THE SITE AND ITS BOUNDARIES



Wham Lane, New Longton, Preston PR4 4XB

the general position of the boundaries: it does not show the exact line of the boundaries. Measurements scaled from this view may not match the same points on the ground.

Submission 2.

6 The Copse
Eaves Green
Chorley
Lancs
PR7 3PS
31 Jan 11

The Planning Department
South Ribble Borough Council
West Paddock
Leyland

Dear Sir/Madam,

Re. Consultation Response for Site Ref SR011 "Land Off Wham Lane"

Please find attached a small package of documents relating to the above-referenced site. These represent our suggestion for the site. The key documents are the completed response form and our document ref RD/SR011/Consultation/31Jan11. The other documents are supporting info.

These documents were also forwarded to you by E mail yesterday, 30 Jan 2011. We look forward to your response.

Yours faithfully,



R Dawson

Landowners' & Developers' Site Suggestions

Your Area – Your Choice – Your Say

A public consultation on possible sites within South Ribble for development or protection.

YOUR DETAILS:

Title: (please circle)	Mr/Mrs/Ms/Dr/Rev/Other (please specify)
Forename:	ROBERT
Surname:	DAWSON.
Organisation:	NONE (SON OF LANDOWNER)
Address:	6 THE COPSE, EAVES GREEN, CHORLEY, LANC PR7 3PS
Telephone:	07801 772471 (HOME: 01257 270498)
Email:	dawrob6@aol.com.

YOUR RESPONSES

(Please use a separate response box for each question/site you wish to comment on
– please copy more sheets if necessary)

Response 1

Site Reference/Question Number: SRO11	
Nature of response: (Please circle)	Support/objection /suggestions for changes
Comments: Our suggestion is that the subject land be excluded from the green belt and be re-designated as potential development of a mixed nature. Members of the Dawson family wish to propose a use for the land, which is visionary and adds real social value for the benefit of the New Longton community, in memory of Mr Henry Dawson, recently deceased. The Dawson family has been resident in New Longton/Whiteslake for over 100 years. We would refer you to the attached document, Ref RD/SRO11/ Consultation/31 Jan 11, which we trust will best convey what is in our minds. Please note that a hard copy of this suggestions form, with a full set of attachments (6 docs in all) is being delivered to the S. Ribble Borough Council Offices in Leyland on Mon 31/1/11.	

Response 2

Site Reference/Question Number:	
Nature of response: (Please circle)	Support/objection/suggestions for changes
Comments:	

ANY OTHER COMMENTS

We are interested in YOUR comments. If you have further issues that we have not covered through the 'Sites for South Ribble' discussion paper, please give details below.

As a suggestion it may be helpful to others if you were to make this form available as, say, a 'Word' document. This would allow easy transmission to your E Mail address without the need for scanning.

This consultation will end on 31 January 2011

Would you like to be involved in future planning consultations?

Yes/~~No~~

If yes, how would you prefer to be contacted?

Post/~~Email~~

Please return the completed form to:

Post: FREEPOST
Central Lancashire LDF

Fax: 01772 622257
Email: ldf@southribble.gov.uk

Website: www.southribble.gov.uk/ldf
Telephone: 01772 625408

Site Reference SR011 "Land Off Wham Lane", New Longton (our Ref RD/SR011/Consultation/31Jan11)

The current landowners of Site ref SR011 "Land Off Wham Lane" New Longton, Mrs Margaret Dawson and her son Mr Geoffrey Dawson wish to make a visionary proposal for this land.

The proposal is intended to add real social value for the benefit of the New Longton community, in memory of Mr Henry Dawson, recently deceased.

New Longton residents express 3 main concerns.

1. The village has no tangible centre.
2. There is a dreadful traffic congestion/safety risk with the village primary school being sited on the main crossroads
3. It has a fundamental drainage problem occurring at times of high rainfall resulting in many properties "sitting on an underlying lake of water"

This proposal can address all three issues.

The land is sized and situated such that, if creatively developed, could form a discernable heart for the village and a lasting legacy for future generations. Central to this theme would be the re-location of the school (with some green space) into a parcel of land, which would be offered on very attractive terms. We have proposals for its siting which could include a one-way through-road between Wham Lane and Royalty Lane, as well as providing linkage through to the parallel "Station Road", if appropriate. Apart from providing a superior school environment this removes a critical area of traffic congestion (at school times) and safety risk.

At times of high rainfall, extreme volumes of water approach New Longton through pipework running along Wham Lane, from the east. That water hits a right angle bend at the south west corner of an adjoining property, and heads north through a more restrictive water system. This causes the water to back up under the properties of nearby householders. We propose that our scheme explores opportunities to alleviate this situation as part of the overall development.

The site provides the opportunity to have a tasteful combination of residential and social amenities including a moderately sized store (nothing equivalent in the village today) a centrally sited Doctors Surgery (other registered proposals site this on the edge of the village) and other features to make this a distinctive social centre for the community. The surrounding road system, with relatively minor adjustment, should accommodate any additional traffic loading.

This combination of features gives the site sustainability. The fact that the main sewer runs north/south down the middle of the land is an additional benefit for such a development.

Clearly the family will need to achieve some financial benefit from the implementation of such a scheme, but the underlying objective is to create something memorable to mark the contribution by and appreciation of a local family.

We are not planning experts, and having only just become aware of the current consultation process, these thoughts are necessarily un-developed. We hope, nevertheless, that this suggestion will generate sufficient interest to maintain an opening in the planning process, so that this opportunity will not be lost.

To conclude, our suggestion is that the subject land be excluded from the green belt and be re-designated as potential development of a mixed nature. This would leave the way open to explore the possibilities outlined above.

Robert Dawson
31 January 2011

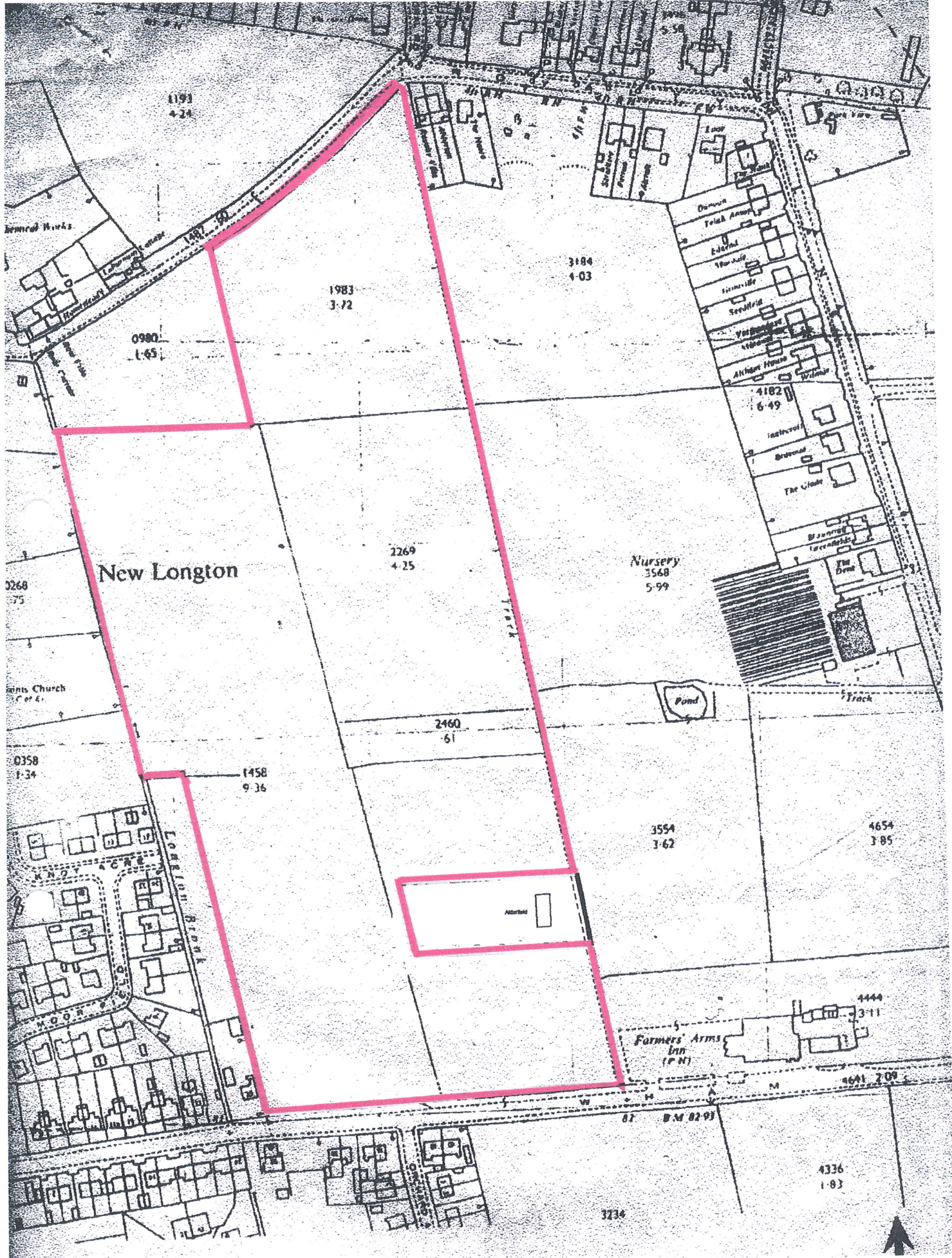
Reference Documents attached:

- Aerial Photo
- Site Plan
- Previous suggestions form - dated June 2007
- Western Parishes Area Committee Minutes – dated 17 Nov 2008. Item 33 John Dalton, Head of Planning & Housing indicated that “Minor changes could be made to the green belt if it was felt that it was to the benefit of the villages”

Near vertical
dashed line
is line of
main sewer



Wham Lane, New Longton, Preston PR4 4XB
the general position of the boundaries: it does not show the exact line of the boundaries. Measurements scaled from this view may not match the same points on the ground.



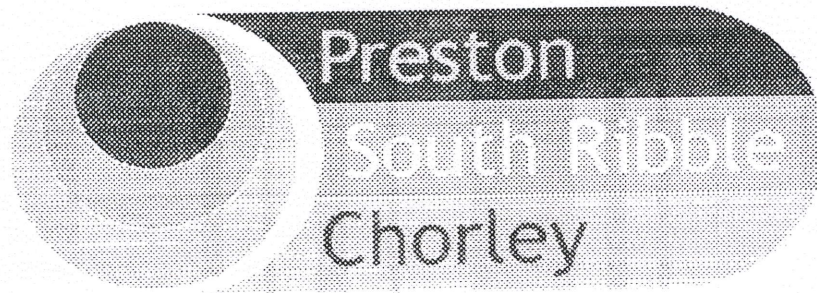
Land situate at Wham Lane, New Longton, Preston PR4 4XB

This plan shows the general position of the boundaries: it does not show the exact line of the boundaries. Measurements scaled from this plan may not match measurements between the same points on the ground.

~~SET~~

Original handed to Katherine [unclear]

1/2/07
15/07/07



SITE ALLOCATIONS DEVELOPMENT PLAN DOCUMENT

SITE SUGGESTIONS FORM

June 2007

SITE SPECIFIC ALLOCATIONS OF LAND

Site Suggestions

The three Council's are seeking site suggestions to help identify potential sites that could be allocated (proposed) for specific development uses in Local Development Frameworks, which will replace the existing Local Plans. The range of uses to be considered includes housing, employment, retail, leisure as well as community uses such as playspace and can include a combination of these uses.

For your suggested site(s) to be considered please fill in the attached form. The Councils require information on the sustainability credentials of each site (i.e. the attributes that help make it appropriate to develop), as any development required will be directed to the most sustainable sites and locations. Please also attach a map identifying the site and its boundaries. Your returned form, map and any other supporting information will be publicly available via the Councils websites and at www.centrallancscity.org.uk

Each site suggestion will be considered and a Sustainability Appraisal carried out which will identify those suggestions that are the most sustainable. The amount of land to be allocated, if any, will partly depend on development requirement figures and policies set out in the Regional Spatial Strategy for the North West which is due to be published late in 2007 but also, especially in terms of community type uses, what local needs there are.

If there is a requirement for additional allocations, sites preferred for development will then be selected, based on their sustainability credentials, and consultation on these sites will be carried out for a 6-week period. This is intended to start in November 2009. Until then it is not intended that there will be a dialogue with those making site suggestions. Please note that it is possible that many of the site suggestions will not be suitable and returning a form does not guarantee a site will be allocated. Also small sites will not be considered large enough to allocate – so sites of less than 0.4 hectares will not be assessed. Suggestions relating to sites below the threshold size will be returned.

**Please return completed forms and accompanying maps by Friday
3 August to 'FREEPOST Central Lancashire City LDF'**

SITE SPECIFIC ALLOCATIONS OF LAND

Ref.	
------	--

Site Suggestions Form

Site Details

1. Which Borough is the site located in? (please circle)

Preston/South Ribble/Chorley

2. Site address/location:

WHAM LANE
NEW LONGTON
PRESTON PR4 4XB

3. Site size (hectares): Aprox. 8 hectares.

4. Proposed Use:
HOUSING / LEISURE / COMMUNITY USE
WILLING TO CONSIDER COUNCIL SUGGESTIONS.

5. Site owner:

G DAWSON.
H DAWSON.

6. Is the site currently in use? If so for what use?
SITE WAS FORMERLY A WHOLESALE PLANT NURSERY /
MARKET GARDEN. LAND NOW FALLOW

7. What existing infrastructure (mains service) does the site have?
MAIN SEWER RUNS THROUGH PROPERTY FROM
WHAM LANE TO ROYALTY LANE

8. What are the surrounding land uses?
RESIDENTIAL ON 3 SIDES, AGRICULTURAL TO THE
EAST.

Please circle your answer to the following:

1. Is the site available for development? Yes/No
2. Is there existing access to the site? Yes/No
3. Does the site have any unimplemented planning permission? Yes/No
4. If so what for?

Sustainability Checklist

Is the site: (please circle answer)

5. Previously developed/Greenfield
6. Within the town or village/on the edge/outside

EXISTING BUILDINGS ETC. RELATING TO
FORMER WHOLESALE PLANT NURSERY/
MARKET GARDEN.

7. Within 400 metres of a bus stop or railway station? Yes/No

If proposed use is housing, is the site: (please circle answer)

8. Within 600 metres of a primary school? Yes/No
9. Within 1 km of a doctor's surgery/health centre? Yes/No
10. Within 1 km of a post office? Yes/No
11. Within 800 metres of a convenience store? Yes/No
12. Within 5 km of a hospital? Yes/No

Contact Details

Name:

G. DAWSON

Address:

47, LOSTOCK VIEW
LOSTOCK HALL
PRESTON. PR5 5LS

Telephone Number:

01772 339452

Are you acting as an agent for the owner/person wanting to develop the site?

Yes/No (Please circle) ACTING FOR SELF AND FATHER H. DAWSON.

Signature G. Dawson.

Date _____

PLEASE REMEMBER TO ATTACH A MAP IDENTIFYING THE SITE AND ITS BOUNDARIES

Western Parishes Area Committee Minutes

Date:
Monday, 17th November, 2008

Time: 7.15pm

Place:
Hutton Village Hall, Moor Lane,
Hutton, PR4 5FE

Attendance Details

Present: **Councillor P G R Stettner (Chairman)**

Councillors J E J Breakell (Street Scene), C Coulton, J Hesketh, Mrs M R Smith (Leader of Council) and D H Suthers (Leisure and Cultural Services)

In Attendance: **Parish Councillors Mrs M Gelder and Mr G Gooch and County Councillor K Young
John Dalton (Head of Planning and Housing) and James Wallwork (Democratic Services Officer)**

Public Attendance: **14 members of the public were present.**

Officers: **Three other officers were present**

Councillor P Smith was also in attendance.

Item	Description/Resolution
	<p>(c) England Rugby Union Captain - A member of the public referred to Stephen Borthwick who had recently been appointed Captain of the England Rugby Union team and that he had previously lived in the Western Parishes and had attended Hutton Grammar School. He stated that a pavilion at Hutton Grammar School had recently been named after him. He suggested that a letter from the Mayor should be sent to him congratulating him on his recent achievement.</p>
	<p>(d) Unemployment in the Western Parishes - A member of the public referred to unemployment in the Western Parishes and that the wards of Little Hoole & Much Hoole and Longton & Hutton West had zero unemployment. New Longton & Hutton East were close behind with a very small amount of unemployment. He thanked the council for the work they were doing in respect of this and also the people of the Western Parishes for working hard.</p>
	<p>RESOLVED: That a letter be sent to Stephen Borthwick congratulating him on his appointment as the England Rugby Union captain.</p>

33	<p>Shaping your Place - What the Local Development Framework can do for you</p>
	<p>John Dalton, Head of Planning and Housing, undertook a presentation on the Local Development Framework and what it could do for the people of Western Parishes.</p>
	<p>The presentation outlined broadly what should happen in terms of planning and development of the next 15 to 20 years. The preferred core strategy included a number of options, based on nine themes: climate change, housing, economic growth, skills, rural economy, retail and tourism, health and wellbeing, bio-diversity and the environment and travel.</p>
	<p>The following suggestion/comments were made:-</p>
	<ul style="list-style-type: none"> • That one of the new Primary Care Access Centres should be considered in South Ribble as part of this process. • That the lack of responses to the consultation on the initial Core Issues and Option Paper may have been because the public found it difficult to understand. • The role of the parish council was important to the process, and that it would helpful if they could produce a parish plan. • It was important to preserve the character of the villages • It was important for parish councils to be involved from the start, so that the needs of the areas were identified • Minor changes could be made to the green belt if it was felt that it was to the benefit of the villages • The core strategy refers to the protection of bio sites. Would this mean an end to the proposals for a dam on the River Ribble? He was informed that the proposals for this scheme had now been dropped • If we all take the attitude of "not in my backyard", most of the properties in the Western Parishes would not have been built • It was difficult to read the information on the website as it was in a columnar format
	<p>Members of the public were encouraged to submit comments on the preferred core strategy by the 19 December 2008.</p>
	<p>The chairman thanked the Head of Planning and Housing for his useful and informative presentation.</p>

34	<p>Planning Applications - An opportunity for councillors and members of the public to discuss current planning applications in the Western Parishes area</p>
	<p>As members of the Planning Committee, Councillors Hesketh and Stettner indicated that they would be unable at this stage to express views on any applications placed before the committee.</p>
	<p>A member of the public referred to the information being provided to the area committee and that he had asked at a previous meeting if information could be provided on applications approved since the last meeting. The Head of Planning and Housing indicated that they were still working on this matter along with improvements to the website to enable all applications to be viewed electronically.</p>
	<p>It was also suggested that the heading on the application list should be made more meaningful.</p>

3rd Document

6 The Copse
Eaves Green
Chorley
Lancs
PR7 3PS
19 Sept 2011

The Planning Department
South Ribble Borough Council
West Paddock
Leyland

Dear Sir/Madam,

Re. Consultation Response for Site Ref SR011 "Land Off Wham Lane"

Back in January, I made a consultation response in relation to the above-referenced site the spirit of which was to offer a development of benefit to the community of New Longton. I appreciate that the timescale for your response had been set for the Autumn, most probably during September. I'm noting that you have not requested any form of clarification or expansion of our ideas in the meantime and am keen to ensure that this has not been overlooked, particularly as **rumours are now circulating of other planned developments in the New Longton area with mature trees being quickly felled in strategically positioned parts of the area.**

This letter requests that our proposals have equal consideration to others and is an offer to meet at any time to develop our ideas with you. Could you please advise the status of the process and whether you would like to meet to discuss this.

Yours faithfully,



R Dawson

Att.
Submission acknowledgement dated 31 Jan 2011
Submission letter dated 31 Jan 2011

Date: 22 September 2011

Your ref: Our ref: FP9009

Please ask for: Mike Eastham

Extension: 5408 Direct Dial Tel: 01772 625408

Fax: 01772 622257 email: meastham@southribble.gov.uk



Mr R Dawson
6 The Copse
Eaves Green
Chorley
Lancs
PR7 3PS

Reply Letter

Civic Centre, West Paddock,
Leyland, Lancashire PR25 1DH
Tel: 01772 421491
Fax: 01772 622287
email: info@southribble.gov.uk
website: www.southribble.gov.uk

Dear Mr Dawson

RE: CONSULTATION RESPONSE FOR SITE REF SR011 "LAND OFF WHAM LANE, NEW LONGTON"
SITE ALLOCATION & DEVELOPMENT MANAGEMENT POLICIES DEVELOPMENT PLAN DOCUMENT (DPD)

I write further to your letter and attachment, dated 19th September 2011, regarding your request that consideration be given to allocate the aforementioned site as a potential site for development in the emerging Local Development Framework (LDF).

All the sites that have been suggested for development, including your own site, have been assessed against criteria set out in a Sustainability Appraisal. The Council will be consulting on the next stage (the Preferred Options stage) of the Site Allocations & Development Management Policies Development Plan Document (DPD) for an 8 week period.

The consultation period on the Preferred Options will run from 31st October to 22nd December 2011, when you will have the chance to submit representations on the preferred site(s) identified in the document and on the Proposals Map for development.

Yours sincerely

Mike Eastham
Team Leader – Forward Planning

Subj: **Consultation Response/Comment for Site SR011**
Date: **22/12/2011 16:54:31 GMT Standard Time**
From: Dawrob6@aol.com
To: ldf@southribble.gov.uk

4th Document

Dear Sir/Madam,

I write this as follow up to my earlier correspondence and also the letter to me dated 22 Sept. 2011 from your Mr Mike Eastham, Team leader of the Forward Planning Section (your ref: FP9009).

My underlying feeling from your website, your roadshows and your process, all of which I have made full use of, is one of genuine disappointment.

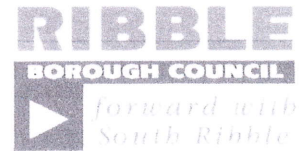
In summary my family was proposing a development of land in New Longton with a large element of Community benefit, involving safer schooling provision and land drainage improvement. This was intended as a legacy from my late father who farmed that land and wished to see the people in the village benefit from it.

Our formal suggestion was relegated to the "Proposed Sites Not to be Taken Forward" group ensuring that it would get very little public exposure. To compound matters the reason given for its rejection was "Filtered Out". Only by enquiry has it been confirmed that this means that it has been left designated as Green Belt. Surely if this is so then it would be easy to say so, clearly. In any case our family was only asking at this stage to have the opportunity created to discuss the possibilities. We take your response as an inability or unwillingness to consider it, with no indication as to whether there is a realistic chance of a different view in the foreseeable future. On the assumption that we hear nothing further then clearly we will have to consider other options for the land. This is sad.

Yours faithfully

Robert Dawson, on behalf of Margaret & Geoffrey Dawson, owners of the site SR011.

5th Document



Representations

Site Allocations Publication Version Development Plan Document

YOUR DETAILS

① '15 AUG 2012 REPRESENTATION'

Title: (please circle)	Mr/Mrs/Ms/Dr/Rev/ Other (please specify) Mr
Forename:	Robert
Surname:	Dawson
Organisation:	On behalf of the landowners, my Mother, Mrs Margaret Dawson and my Brother, Mr Geoffrey Dawson
Address:	6, The Copse, Eaves Green, Chorley, Lancs, PR7 3PS
Telephone:	01257 270498
Email:	dawrob6@aol.com

YOUR FEEDBACK

Which policy, site, chapter or paragraph does your representation refer to?
Site Reference SR011, Land Off Wham Lane, New Longton

Representation:

My original representation on the Land Off Wham Lane, New Longton was submitted to you on 31 January 2011 (*extract A attached*). I followed this up with a letter to the Planning Department dated 19 September 2011 (*copy B attached*). This letter asked that you give consideration to a creative development idea using my late father's land in part for the benefit of the New Longton community. This would have involved 'loosening' the land's status as Green Belt for the purpose of investigating the possibilities. This letter was acknowledged in a general way by your Team Leader, Mike Eastham in his reply letter of 22 Sept 2011 (*copy C attached*), highlighting that the opportunity would arise in the period October to December 2011 to comment on the preferred sites. We never received a further response from you on our proposal. My E Mail to you of 22 December 2011 (*copy D attached*) observed that our proposal had subsequently been relegated to "non-preferred" for no stated reason other than it had been "filtered out". While we understood that this is a euphemism for 'remains as Green belt', our concern was that it never had the benefit of public exposure once deposited in an obscure appendix. Even so, we accepted our fate and were prepared to regard this as simply a sad day for New Longton.

Continued on next sheet

Which policy, site, chapter or paragraph does your representation refer to?

Continued from previous sheet

Representation Cont'd:

I write now having seen the final round of the consultation. I note from the "Table of Changes between the Preferred Options and Publication Versions of the Site allocations etc." that ambiguous terminology corrections and green infrastructure boundary changes feature prominently. I therefore have to express further disappointment to you that such amendments are applied in the latest round and were not in the previous ones. I would appreciate some form of explanation.

If it is the case that our proposal was too ambitious in its scale, we have since considered a smaller scale option (approximately 5 acres compared to the previous 20 acres) at the northern, Royalty Lane end of the plot. This has the merit of having existing buildings on three sides and could embody some of the original features addressing local needs (Policy D9), such as affordable housing and Doctor's surgery. Is there any basis on which this alternative approach could be pursued, even at this late stage?

On a further positive note, I can see that the overall planning process has much to commend it, being visionary and well structured.

Representation submitted 15 August 2012

This part of the process will end on Wednesday 15 August 2012

Would you like to be involved in future planning consultations/projects?

Yes/No

If yes, how would you prefer to be contacted:

Post/Email

Please return the completed form to:

Post: Forward Planning Team
South Ribble Borough Council
Civic Centre
West Paddock
LEYLAND
PR25 1DH

Fax: 01772 622257

Email: ldf@southribble.gov.uk

Website: www.southribble.gov.uk/ldf

Telephone: 01772 625415/01772 625451



Date: 13 December 2012
Your ref: _____ Our ref: ZH
Please ask for: Forward Planning
Extension: 5451 Direct Dial Tel: 01772 625451
Fax: 01772 622287 email: forwardplanning@southribble.gov.uk

⑤ 'EXAMINATION ARRANGEMENTS'

Civic Centre, West Paddock,
Leyland, Lancashire PR25 1DH
Tel: 01772 421491
Fax: 01772 622287
email: info@southribble.gov.uk
website: www.southribble.gov.uk

Spoke to Zoe Harding
on Ext 5451

Dear Sir/Madam

South Ribble Site Allocations and Development Management Policies Development Plan Document – Publication Stage

The Planning Inspector appointed to examine the above document can only consider matters raised which relate to the legal compliance or soundness of the Plan. Therefore, the comments you made during the Publication stage earlier this year need to be assessed against the tests set out in the enclosed guidance note.

Please complete and return the enclosed form in the pre-paid envelope stating whether you consider your comments relate to legal compliance or soundness.

For your comments to be considered by the Inspector, we must receive this information by 4.45 pm on Friday, 4 January 2013.

Please note, no additional representations can be accepted. Any additional comments will be disregarded.

You will have recently received a letter from the Programme Officer stating that the date for the Pre-Hearing Meeting is Tuesday, 23 January 2013. This should have read WEDNESDAY, 23 January – you may wish to amend this in your diary.

Yours faithfully

Forward Planning
South Ribble Borough Council

Guidance Note for completion of Legal Compliance/Soundness form

The comments you made during the Publication stage need to be categorised as either relating to legal compliance or soundness, to enable the Inspector to decide how best to deal with them.

Understanding the attached form:

Representor Reference: This is your personal reference number that we use to identify you as a representor. 328

Representation ID: This is the number assigned to your individual comment(s). 596

For example, you will have one **Representor Reference** number to identify you, but you may have several **Representation ID** numbers if you have made comments about different parts of the Site Allocations DPD document.

We need to know, for each of the comments you made, whether you consider it to be related to legal compliance or soundness of the document. Enclosed is a form showing each subject you have commented on, followed by questions to enable you to state whether you consider your comments relate to the legal compliance or soundness of the document. *Chapter 6. Policy G1.*

Below is a definition of legal compliance to help you assess whether your comments relate to an issue of legal compliance. The form asks you to tick 'yes' or 'no'.

Legal Compliance

- The DPD in question should be within the current Local Development Scheme (LDS) and the key stages should have been followed. The LDS is effectively a programme of work prepared by the LPA, setting out the Local Development Documents it proposes to produce over a 3 year period. It will set out the key stages in the production of any DPDs which the LPA propose to bring forward for independent examination. If the DPD is not in the current LDS it should not have been published for representations. The LDS should be on the LPA's website and available at their main offices.
- The process of community involvement for the DPD in question should be in general accordance with the LPA's Statement of Community Involvement (where one exists). The Statement of Community Involvement (SCI) is a document which sets out a LPA's strategy for involving the community in the preparation and revision of Local Development Documents (including DPDs) and the consideration of planning applications.
- The DPD should comply with the Town and County Planning (Local Development) (England Regulations) 2004 (as amended). On publication, the LPA must publish the documents prescribed in the regulations, and make them available at their principal offices and their website. The LPA must also place local advertisements and notify the DPD bodies (as set out in the regulations) and any persons who have requested to be notified.

- The LPA is required to provide a Sustainability Appraisal Report when they publish a DPD. This should identify the process by which the Sustainability Appraisal has been carried out, and the baseline information used to inform the process and the outcomes of that process. Sustainability Appraisal is a tool for appraising policies to ensure they reflect social, environmental, and economic factors.
- The DPD should have regard to national policy and conform generally to the Regional Spatial Strategy (RSS). The RSS sets out the region's policies in relation to the development and use of land and forms part of the development plan for LPAs. In London it is called the Spatial Development Strategy.
- The DPD must have regard to any Sustainable Community Strategy (SCS) for its area (i.e. county and district). The SCS is usually prepared by the Local Strategic Partnership which is representative of a range of interests in the LPA's area. The SCS is subject to consultation but not to an independent examination

Soundness

The Inspector has to be satisfied that the DPD is positively prepared, justified, effective and consistent with national policy. To be sound a DPD should be:

- **Positively prepared** - the plan should be prepared based on a strategy which seeks to meet objectively assessed development and infrastructure requirements, including unmet requirements from neighbouring authorities where it is reasonable to do so and consistent with achieving sustainable development.
- **Justified** - the plan should be the most appropriate strategy, when considered against reasonable alternatives, based on proportionate evidence.
- **Effective** - the plan should be deliverable over its period and based on effective joint working on cross-boundary strategic priorities.
- **Consistent with national policy** - the plan should enable the delivery of sustainable development in accordance with the policies in the Framework.

Mr Robert Dawson
6 The Copse
Eaves Green
Chorley



Civic Centre, West Pardeck,
Leyland, Lancashire PR25 1DH
Tel: 01772 421491
Fax: 01772 622287
email: info@southribble.gov.uk
website: www.southribble.gov.uk

LEGAL COMPLIANCE/SOUNDNESS OF SOUTH RIBBLE SITE ALLOCATIONS AND DEVELOPMENT MANAGEMENT POLICIES - DEVELOPMENT PLAN DOCUMENT

Representor Reference: 328

Are you an agent? Yes / No, *HOWEVER.....*

~~If yes, who is your client?~~ *I AM COMMUNICATING ON BEHALF OF MR G. DAWSON & MRS M. DAWSON.*

Please return to South Ribble Borough Council in the enclosed prepaid envelope by 4.45pm on Friday, 4 January 2013.

Representation ID: 596

This related to: Chapter G - Policy G1

Do you consider the above to be:

- a) Legally compliant
- b) Sound

(please circle)

Yes / No

Yes / No.

If not sound, which test do you consider it fails:

- i. Positively prepared
- ii. Justified
- iii. Effective
- iv. Consistent with national policy

(please tick one or more)

SITE 32011