

6 February 2013

Dear Mr. Crysell

South Gloucestershire Council Local Plan (Core Strategy) – Additional Hearing 7th March 2013 – Further Representations

Further to Ms. Thorne's letter dated 11th January in connection with the above, I wish to reaffirm my support for the development and the Council's inclusion of the land to the East of Morton Way Thornbury into South Gloucestershire Council's Local Plan. I believe the developer's current/live "hybrid planning application" for this area of land is far more appropriate for Thornbury than the Park Farm proposals which as previously stated will be plagued by delays due to dwelling sale problems as they that they are being built within Thornbury's a historical flood plain.

I do not see how any purchaser of the proposed dwellings at Park Farm will be able to obtain insurance cover once it is revealed that part(s) if not all the site is liable to incidents of flooding. I do not believe it is helpful to attempt to satisfy the Country's housing need by permitting the building of possibly hundreds of "blighted dwellings". To me this proposal is a complete and utter nonsense and contrary to the National Planning Policy Framework directives.

I am also extremely disappointed that most of the residents views appear to have been completely disregarded by South Gloucestershire Council and it would seem by yourself when formulating the local plans development policies. I sincerely hope that a legal challenge is made to this Local Plan which has proved to be so unsound in most respects.

I also further believe that the local Liberal Democrats Party continues to pursue its "Divide and Rule" policy for development within Thornbury Area by "muddying the waters" - this is being done by selective editing and delivery of party political propaganda leaflets (see attached) a copy of which was delivered to my home by someone last evening. They seem to have conveniently forgotten that when a town wide referendum on preferred development locations was carried out in recent years the majority of residents who voted indicated that housing development to the East of Morton way is the preferred location for any future development and I support this view.

With regard to the other sites you listed in Ms. Thorn's letter I would comment as follows:

- a) Yate.
- b) Chipping Sodbury.

I believe areas a) and b) are not readily available due to infrastructure problems i.e. lack main sewage capacity/surcharging issues affecting the river Frome and an extremely poor road network serving this area

c) Severn Side.

Issues exist for item c) flooding and environmental (air pollution/quality) problems.

d) East and North Fringes.

With regard to item d) these areas have seen ongoing and rapid development (housing and road widening) in recent years and I believe that no further development should be contemplated in these areas, this is required to enable the community time to adjust and settle down to the changes.

I hope my comments are helpful and if you have any queries regarding the above please do not hesitate to contact me.

Yours faithfully.

Graham Lanfear.