

Comments for Planning Application UTT/21/2509/OP

Application Summary

Application Number: UTT/21/2509/OP

Address: Land South Of (East Of Griffin Place) Radwinter Road Swards End Essex

Proposal: Outline application for the erection of up to 233 residential dwellings including affordable housing, with public open space, landscaping, sustainable drainage system (SuDS) and associated works, with vehicular access point from Radwinter Road. All matters reserved except for means of access

Case Officer: Henrietta Ashun

Customer Details

Name: Mrs Leonroah Gillman

Address: 45 Walden Road, Swards End, Saffron Walden, Essex CB10 2LF

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The proposed development will result in Swards End becoming a suburb of Saffron Walden which will result in Swards End losing its identity and being drawn into the larger town. The village has a lively heart and many events and classes are run to insure the well-being of all. Doubling the number of houses in one go will unbalance this and lower the standard of living for all.

This is agricultural land which the country does not have excess of, the charm of this rural community is green space, building on agricultural land is not necessary or desirable, nor is it sustainable, as more people will need more food which requires more growing space, not less.

The main road through the village to Saffron Walden is a small, narrow winding country road which already suffers from very heavy traffic and is completely unsuitable to take any additional load. Travelling into or through Saffron Walden in the mornings or evenings can often meet delays of upto 30 minutes while you queue through the traffic lights and junctions. Has there been any surveys into how all the extra traffic will increase this already untenable situation? In addition this road to Saffron Walden floods frequently and there are severe problems in very bad weather when the water which drains off the fields turns to very thick ice which has caused several accidents over the years.

The plans suggest the drainage issues will be addressed. But this is not our experience from previous developments.

It is currently difficult to find a doctor or dentists's surgery which has the capacity to take on new patients - how are the existing facilities going to cope if another 200+ families need help?

The situation regarding schools is the same - not enough places for local children now. In fact the village children of Swards end often don't get into the County high school 2 miles away as its over subscribed and have to travel 7 miles to Linton adding to the traffic and fumes of the area. This development will increase this issue.

I feel any housing development ought to aim to be carbon neutral. These developers could use all the available technologies such as air source heat pump, solar panels and ground source heat pumps. An eco house would use locally sourced, sustainable timber for the framework and water saving appliances and systems designed to completely remove waste. The government will eventually legislate for this, I want to see Uttlesford move faster and approve houses that address the issues now.

A development of this size should also contribute to facilities for the town, doctors surgeries, dental practices, schools, health centres, arts and sports facilities.

All in all, this development is just a money making scheme for the developers with little thought as to how it affects the local community or the quality of life of the inhabitants of the new builds. A better thought out plan would include houses on the side of the town with infrastructure for commuting, and access to further facilities. This is the wrong side and a poorly thought out scheme.