

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: Mr Bill Hall

Address: 7 Dragons Green, Saffron Walden, Essex CB10 2GP

Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Reading through these extensive latest documents by the applicants only underlines the undesirability of this proposed excessive over-development on the east side of Saffron Walden.

The developers seem not to acknowledge the impact this will have on an already congested immediate vicinity and on traffic flows in Saffron Walden. The development opposite Tesco is only partly occupied as is that adjacent to Tesco with further development by Macarthy and Stone now taking place. The observed traffic flow data must therefore significantly understate the flows that will result when all current development is fully occupied and normal post Covid work patterns are re-established. Tinkering, as they do, with junction layouts might look good as a technical exercise, but is a world away from the reality residents currently face with movement into and through the town. The slightest impediment in one of the key roads quickly leads to complete gridlock.

The road down from Swards End towards Saffron Walden is narrow, already dangerous and suffers from frequent flooding. The proposed heavy development at the bottom third of this road cannot reasonably be accommodated. The Government position on development has changed with greater say being given to local communities. This development proposal should be rejected.