

Mike Burgess

From: Dobromila Jaskulska on behalf of Planning
Sent: 13 November 2017 08:35
To: Planning Policy
Subject: FW: Northampton Local Plan (Part 2) Sites Consultation
Attachments: Response NBC Local Plan part 2 site consultation.docx

Follow Up Flag: Follow up
Flag Status: Flagged

From: Mike Billingham [REDACTED]
Sent: 11 November 2017 06:54
To: Planning <[REDACTED]>
Cc: Lizzy Bowen <[REDACTED]>; Penelope Flavell (Cllr) <[REDACTED]>
Subject: Northampton Local Plan (Part 2) Sites Consultation

Dear Sir/Madam

Please find attached letter setting out the Parish Council's concerns relating to the following sites proposed for consideration within the Parish:

LAA1024

LAA1098

Yours sincerely

Mike Billingham

Mike Billingham
Clerk to Great Houghton Parish Council

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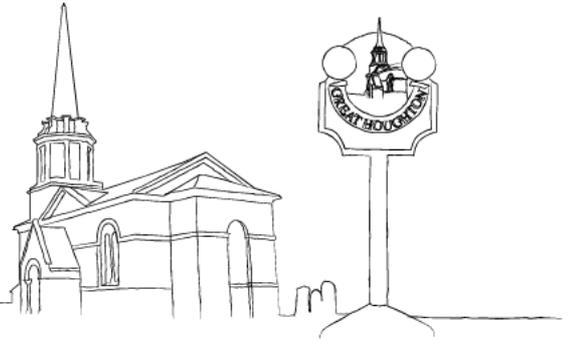
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Great Houghton

www.greathoughton.org.uk



Planning Department
Northampton Borough Council
The Guildhall, St Giles Square
Northampton NN1 1DE

12 November 2017 – by Email

Re: Northampton Local Plan (Part 2) – Sites Consultation

I write on behalf of Great Houghton Parish Council and in response to the recently published NBC Local Plan Part 2 – Sites Consultation documentation.

The Council is most concerned with proposed **site LA1098** for 840 houses on land running alongside The Green, Great Houghton towards the Newport Pagnell Road (B526)

The Parish Council is of the opinion that such a large development is quite inappropriate for the area and the road which is simply not adequate to deal with the level of additional traffic that such a development would create.

Such extra traffic will only further exacerbate the existing traffic problems for surrounding parishes both along the overcrowded Newport Pagnell Road towards the Queen Eleanor junction as well as the overcrowded Bedford Road (A428) towards the Barnes Meadow junction.

The Parish Council is of the opinion that this development simply moves the problem that would have been created by the initial SNC Local Plan part 2A, from one side of the road to the other! The Parish council would refer NBC planning application N/2017/1369 for a further 525 homes off of the Newport Pagnell Road at the other end of The Green. This is most likely to generate a significant amount of additional traffic that will seek to use the road through the village to access the Bedford Road.

The Parish Council is of the opinion that, for these reasons, **this proposed site is not suitable for such development.**

The Parish Council concedes that **site LAA1024**- Great Houghton Independent School, **may be suitable for some housing development** but is concerned that the proposed yield of 240 residential dwellings along with 'other appropriate' mix, is over development for the site of 7.50 hectares.

The Parish Council is also of the opinion that the site currently has a covenant requiring that it is used for educational purposes?

The council also has major concerns that such a development will have on the amount of additional traffic that would be generated. Such extra traffic would have a considerable adverse impact on the junction of the High Street and the Bedford Road (A423), which is already a recorded matter of real concern regarding both road safety issues and added congestion.

The Parish Council is of the opinion that this **site could not be considered suitable** without major improvements being made to improve both this junction as well as any subsequent junction that would have to be introduced between the site entrance and the High Street.

The Parish Council is also most concerned that such developments would result in increased inappropriate HGV traffic both during any construction period and as a result of such development. The roads through the village are simply not appropriate for large vehicles and such traffic will only exacerbate the current problems and risks that are already being caused by HGV traffic cutting through the village. The Parish council is of the opinion that at the very least, a formal 7.5 tonne weight limit must be introduced preventing HGV's from travelling through the village between the Bedford Road and the Newport Pagnell **Road before any additional development could be considered as suitable.**

The Parish Council would earnestly seek a meeting with senior NBC Planning Officers, along with our NBC representative Cllr Penny Flavell, and NCC Representative Cllr Elizabeth Bowen to discuss these concerns relating to site suitability.



#14

INCOMPLETE

Collector: Web Link 1 (Web Link)
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Page 2: Fair Processing Notice issued under The Data Protection Act 1998

Q1 Please provide your contact details in the boxes below:

Name (required)	Mike Billingham
Position (if appropriate)	Clerk
Company (if appropriate)	Great Houghton Parish Council
Address 1 (required)	[REDACTED]
Address 2	[REDACTED]
Town	--- Select Town / Village ---
Postcode (required)	[REDACTED]
Email Address	[REDACTED]
Phone Number	[REDACTED]

Q2 Are you are an agent responding on behalf of another? No

Q3 If you are an agent responding on behalf of another, please enter your details below: Respondent skipped this question

Page 3

Q4 Which sites that have been assessed as being suitable for further consideration (Appendix A) do you think are most appropriate for development? Please state site number(s) – e.g. LAA0999 - and tell us why you think each site is most appropriate Respondent skipped this question

Q5 Which sites that have been assessed as being suitable for further consideration (Appendix A) do you think are least appropriate for development? Please state site number(s) – e.g. LAA0999 - and tell us why you think each site is least appropriate Respondent skipped this question

Q6 Which sites do you think should be protected from development? Please state site number(s) – e.g. LAA0999 and tell us why you think each site should be protected from development Respondent skipped this question

Northampton Local Plan (Part 2) Sites Consultation

Q7 Are there any sites that have been assessed as not being suitable for further consideration (Appendix B) that should be? Please state site number(s) – e.g. LAA0999 - and tell us why you think each site is suitable for further consideration

Respondent skipped this question

Q8 Are there any sites which you think should be used for other purposes? Please state site number(s) – e.g. LAA0999 - and the best use for the site, e.g.: Residential Employment Retail Community facilities Open or green space Waste Other (please specify)

Respondent skipped this question

Q9 Are there any other sites you think are suitable for the Council to consider in preparing the Local Plan Part 2? Please give further details, and submit details by email using the Call for Sites form available on the Council's website

Respondent skipped this question

Page 4: Sustainability Appraisal of Site Options & Habitats Regulations Assessment

Q10 Do you have any comments on the Sustainability Appraisal of Site Options?

Respondent skipped this question

Q11 Do you have any comments on the information to support the Habitats Regulations Assessment?

Respondent skipped this question

Page 5: Equality and Diversity

Q12 Gender

Respondent skipped this question

Q13 Age

Respondent skipped this question

Q14 Ethnicity (ethnic origin is not about nationality, place of birth or citizenship, it is about the group to which you perceive you belong)

Respondent skipped this question

Q15 Do you consider yourself to have a disability or health condition under the Equality Act 2010?

Respondent skipped this question

Q16 What is your sexual orientation?

Respondent skipped this question

Q17 What is your religion or belief?

Respondent skipped this question
