

FW: 19/0646/FUL

Dear Sir or Madam, I am writing to express my concern and objections to the proposed Greggs Bakery Development plans.

I am concerned that the proposals will have a detrimental affect on an already densely packed urban environment. The development is at odds with the surrounding style of housing and is clearly designed to maximise profit to the developer at the expense of both local people and purchasers of these new houses. Even the commercial element is not safe from future conversion into housing. I believe the existing local communities will be impacted by the influx of people and cars in the narrow surrounding streets.

Local roads which are already congested, even with the controlled parking zones, will suffer from yet more car traffic and pollution. The plans only allow parking for one car per house with no indication as to how new residents with two cars will manage this - presumably at some future date they will be allowed to park in local roads causing further problems for residents and essentially removing all benefits of the CPZ - Will I be paying an annual fee to NOT be able to park my one car?

The play area indicated on the plans is wholly inadequate given that these are supposed to be family homes and will put additional pressure on other play parks and green spaces. The area supposedly set aside as publicly accessible play space is neither easily accessible nor inviting being at the furthest possible location. Are we to assume that there will be 'residents only' signs to ensure other local children are properly segregated?

The proposals indicate that no consideration has been given to how this development will benefit the local area or residents either for now or in the future. Yet again developers have cleverly used all the right words to promote their scheme but have no intention of honestly honouring any of the elements which do not increase their profit margins. By rejecting this proposal I believe the planning committee will be demonstrating their commitment to our local community with foresight for the future of our town.

Many thanks

Barbara Taylor

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