

Epping Forest District Council Representations to the Draft Local Plan Consultation 2016 (Regulation 18)

Stakeholder ID 2676 Name Richard Beschizza

Method Survey

Date

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Survey Response:

1. Do you agree with the overall vision that the Draft Plan sets out for Epping Forest District?

Strongly disagree

Please explain your choice in Question 1:

I do not agree with the vision the draft plan sets out for most areas in the Epping Forest District. It is not for its residents now or those in the future. There is no infrastructure in any funding in place to support more housing.

2. Do you agree with the overall vision that the Draft Plan sets out for Epping Forest District?

Strongly disagree

Please explain your choice in Question 2:

Every available unused Brownfield site or unmaintained wasteland should be considered before considering any kind of Greenbelt. If there is a desperate need for new affordable houses in Epping then build an entire new town in an area, next to a motorway junction which will not be heavily populated, it will not damage beautiful unspoilt Greenbelt and it would give easy access to road networks. Wherever you decide to build new large developments, over 10 properties, should have the infrastructure already in place to accommodate the new development, so as not to put any unnecessary strain on the services already in that area.

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3. Do you agree with the proposals for development around Harlow?

Strongly disagree

Please explain your choice in Question 3:

I do not agree that any Greenbelt land should be used when there are plenty of available Brownfield sites, regardless of where they are located. If affordable homes are the priority for housing needs they should be located in an area where land is less expensive, like land close to industrial areas which surround major towns.

4. Do you agree with the proposed shopping area in...

Epping?

No opinion

Buckhurst Hill?

No opinion

Loughton Broadway?

No opinion

Chipping Ongar?

No opinion

Loughton High Road?

No opinion

Waltham Abbey?

No opinion

Please explain your choice in Question 4:

5. Do you agree with the proposals for new employment development?

Disagree

Please explain your choice in Question 5:

Nazeing and similar type villages are perfect for older generations who wish to retire to the countryside. employment areas should be kept in locations suitable for large lorries to access and the work force should have easy access to it. Villages like Nazeing are not designed to accommodate industrial enterprise.

6. Do you agree with the proposed sites in your area?

Epping (Draft Policy P 1):

No opinion

Please provide reasons for your view on Epping:

Loughton (Draft Policy P 2)

No opinion

Please provide reasons for your view on Loughton:

Waltham Abbey (Draft Policy P 3)

No opinion

Please provide reasons for your view on Waltham Abbey:

Chipping Ongar (Draft Policy P 4)

No opinion

Please provide reasons for your view on Chipping Ongar:

Buckhurst Hill (Draft Policy P 5)

No opinion

Please provide reasons for your view on Buckhurst Hill:

North Weald Bassett (Draft Policy P 6)

No opinion

Please provide reasons for your view on North Weald Bassett:

Chigwell (Draft Policy P 7)

No opinion

Please provide reasons for your view on North Weald Bassett:

Theydon Bois (Draft Policy P 8)

No opinion

Please provide reasons for your view on Theydon Bois:

Roydon (Draft Policy P 9)

No opinion

Please provide reasons for your view on Roydon:

Nazeing (Draft Policy P 10)

No

Please provide reasons for your view on Nazeing:

Two of the proposed sites are on prime Greenbelt land and they do exactly what they were designed to do, They are a beautiful barrier which separates villages away from each other and also stops larger towns encroaching on them. if you start letting go of Greenbelt on this scale there will be nothing left for future generations to enjoy and places for retired people to finally aim for.Redacted.... I can easily appreciate the need for places like Nazeing and other surrounding Villages to remain exactly as they are, If I want sports facilities I am quite happy to travel into Harlow for a game of Football or even go as far as Enfield to train in my MMA Mixed Martial Arts Gym,Redacted.... As stated previously new houses should be build in areas that

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have the ability and infrastructure in place to accommodate such developments. Why ruin something beautiful that works for cheap housing that would be acceptable in areas where they would have a much less impact on the environment around them and cause less stress to those people where you are now. To build large developments like those proposed for Nazeing I believe will ruin it. The roads are congested already and apparently there are still some 90 houses coming which have already been approved for building. the local; school is apparently full so where are these children goin to go to school if anything is needed in Nazeing it is a new school as some of these kids are being taught in a port-a-cabin. we have no Bank and our Post office closed down recently because it could not make it pay. The local Bus Service is an absolute joke. if you need a service like this you have to drive to the nearest town, Broxbourne or Hoddesdon, Everybody in Nazeing has to drive which is causing sever air pollution and even if you like cycling you take your life into your own hands having to deal with the amount of HGV Lorries passing through Nazeing. If anything we need to restrict the amount of vehicles using Nazeing not add to them. Nazeing also has flooding problems which I have been told would only be made worse if a development is allowed in St Leonards Rd. when explained it made sense that the site is located on a field which when it rains heavily the top soil soaks up most of the water but because the sub soil is clay when the rainfall is excessive the runoff is overwhelming and it immediately floods the brook running along the bottom edge of this particular field. which in turn floods the road as the water can not escape quickly enough. There are other factors also involved such as the broken sewers which were obviously damaged by the over weight HGVs that constantly trundle down St Leonards Rd **...Redacted...**. all these facts boil down to the fact that Nazeing cannot take any more buildings especially on a large scale, unless you have a magic wand where you can make the roads much wider as the HGV lorries mount the verges and pavements to pass on another, or wave your wand again to put a huge roundabout at the crossroads so as to try and keep the traffic flowing. Lets face it Nazeing is a Village and not a town and I for one would like to keep it that way.

Thornwood (Draft Policy P 11)

No opinion

Please provide reasons for your view on Thornwood:

Coopersale, Fyfield, High Ongar, Lower Sheering, Moreton, Sewardstonbury, Sheering, Stapleford Abbots (Draft Policy P 12)

No opinion

Please provide reasons for your view on Coopersale, Fyfield, High Ongar, Lower Sheering, Moreton, Sewardstonbury, Sheering, Stapleford Abbots:

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7. Do you agree with the approach to infrastructure provision being proposed in the plan?

Strongly disagree

Please explain your choice in Question 7:

Apparently there are no School places so any newcomers would have to travel to try and find spaces elsewhere. and traffic at peak times in Nazeing in general is way too much for a village **...Redacted...**

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8. An Interim Sustainability Appraisal has been commissioned to support the Draft Local Plan. We would welcome any comments you may have on this.

The Greenbelt land in St Leonards Rd which is where the proposed site is, has always been, even since medieval times and still is being used to grow crops. It has historical significance as there was a medieval Manor house located where Mulberries farm stands and where Cranbrook and the adjacent field are located

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was its farmland. I believe that to develop on this greenbelt land would have a huge detrimental impact on the rural nature and character of the village.

9. Do you wish to comment on any other policies in the Draft Local Plan?

proposing future development. The younger generation like myself need and prefer vibrant locations to live in, like towns and Cities. ...Redacted... but I totally understand there wanting to go to a quieter place to live. When I eventually marry and have children. if I want to get on the housing ladder I would totally understand to buy a first time home these days is impossible, and if I truly wanted one I would firstly buy a cheap home in whatever area suits my finances and work, regardless of exactly where it is. For example, If an area like Nazeing is too expensive for my pocket and I eventually want to buy a home there then I will initially buy a first time affordable in whatever area I can afford, hopefully close to my goal. and when my finances are sufficiently capable and I am able to afford moving to Nazeing I will do so, is this not what the housing ladder is all about? it worked in the past and if affordable homes are built in cheap enough areas to keep the prices low then it can work again. Newly wed couples are always looking for places to start and begin their lives together. and Nazeing is the type of village where people retire to. the lack of services would only cause unnecessary hardship to any newcomers moving into the area. The local shops serve ...Redacted... well but it is often almost impossible to park there. ...Redacted... a beautiful country park Clayton Hill right in the centre of Nazeing, if you build any large developments in Nazeing you might as well build on that as well as Nazeing will be ruined in any case. From what I have seen in my short life, this country is slowly going down hill and this local plan forced upon the whole country will only speed things up. Most of my generation who are about to start off married life would be happy living almost anywhere as long as the house is nicely designed and there are schools and shops within easy access. you do not have to destroy every village and its greenbelt in Epping to achieve your goals. The national problem is building affordable homes so Build homes where you will not get any argument, its as simple as that.
