

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

Stakeholder ID 2572 Name Jacqueline Copping

Method Survey

Date

This document has been created using information from the Council's database of responses to the Draft Local Plan Consultation 2016. Some elements of the full response such as formatting and images may not appear accurately. Should you wish to review the original response, please contact the Planning Policy team: ldfconsult@eppingforestdc.gov.uk

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 believe the proposed development in and around Nazeing will cause further traffic congestion, flooding of certain roads and add to the problems with over crowding in the local school.. Upper Nazeing does not have mains drainage and by virtue of gravity surface and other water drains down hill adding to the drainage problems of lower Nazeing as does water from Clayton Hill - that is the nature of the landscape. Additional building and traffic, particularly the already increasing number of heavy commercial vehicles, who work out of the local Green House Industry are already having a detrimental impact in terms of traffic congestion and the environment. Whilst we have derelict land from unused greenhouses and other brown belt land I believe we should preserve the Green Belt land for future generations

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:

I believe Green Belt land should never be used whilst there is brown belt land available. You cannot reclaim Green Belt land once taken for development, the destruction is forever The proposed distribution for development both in size and specific locations appears to have been selected as the easy option. Little consideration appears to have been given to environmental impact, heritage or infrastructure in relation to a conservation area or village environment.

Response to the Draft Local Plan Consultation 2016 (Regulation 18)

Stakeholder ID 2572

Name Jacqueline

Copping

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

Strongly disagree

Please explain your choice in Question 3:

Because the proposal would mean taking land which is primary Green Belt I believe Epping Forest should identify previously developed or brown fields sites before any proposal should even be considered.

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?

Strongly disagree

Please explain your choice in Question 5:

Hoe lane Nazeing is a country lane, very narrow in places, which is already being used by vehicles of inappropriate size despite the council's blue sign indicating suitability of vehicle size. The lorries using the road at the moment have already eroded the verges making it difficult and dangerous for pedestrians, walkers and groups who use the many footpaths in the area for recreational and training purposes.. I personally have witnessed accidents and near misses, most of which it would appear don't get reported. The proposal which would increase industrial traffic in an area which many people come to visit and explore for leisure would be dangerous

Response to the Draft Local Plan Consultation 2016 (Regulation 18)

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:

The infrastructure is inadequate. The addition of more buildings plus adding to the infrastructure would mean disrupting the natural landscape and therefore its water table balance. Lower Nazeing already experiences flooding when there is a heavy rain fall and the water drains from the hills

Thornwood (Draft Policy P 11)

No opinion

Please provide reasons for your view on Thornwood:

Response to the Draft Local Plan Consultation 2016 (Regulation 18)

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:

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

Strongly disagree

Please explain your choice in Question 7:

I am not aware of any comprehensive or environmental impact assessments. I have only seen a somewhat generalised assessment of the infrastructure. Without a detailed assessment it would be negligent to consider any development proposal. Nazeing is unique as it only partly has mains services both in sewage and lighting. Also it is partly on a hill with a high water table plus many natural ponds and streams. Environmental disturbance through building development and infrastructure alterations could have a major impact in terms, wildlife balance, commercial use and increased flooding in a village environment.

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

There is no reason to take primary Green Belt Land whilst there is Brown field land available. In my opinion it would lack integrity to say yes to this proposal especially in such an historic and recreational area available for ALL (not just residents) to use - there are hundreds of visitors who use the Lea Valley Park and access the surrounding areas - Nazeing being a significant part of the public's heritage

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

Nazeing is a very unique village which supports a wide range of interests to people who visit the area as well its vibrant community. To change the nature of an historic village is something I strongly oppose. This kind of development, which could damage the heritage for future generations, is not progress or in the best interests of those who seek recreation or pursue interests in the area.

Response to the Draft Local Plan Consultation 2016 (Regulation 18)