

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

Stakeholder ID 2982 Name Paul Jones

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:

The vision and the plan are fundamentally at odds with each other. It is not possible for development in such small area's as Theydon Bois not to have a detrimental effect.

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:

No. The addition of 360 houses in Theydon Bois doesn't appear to have been thought through. There is insufficient services and infrastructure to support such a massive increase in the population in such a small community. A change of this size will undoubtedly have a negative effect on the existing residents and their access to schools and healthcare.

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

Agree

Please explain your choice in Question 3:

I agree that increases around towns have less impact on existing residents

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

Epping?

No

Buckhurst Hill?

No

Loughton Broadway?

Yes

Chipping Ongar?

No opinion

Loughton High Road?

No

Waltham Abbey?

Yes

Please explain your choice in Question 4:

Expansion of shopping area's will effect existing small independant traders. The introduction of larger retail outlets will just increase the reach of large retail chains. If larger sites are created they should be away from existing local stores whenever possible.

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

Strongly disagree

Please explain your choice in Question 5:

New employment sites/developments should be aimed at larger towns where there are existing services and infrastructure to support them.

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

Please provide reasons for your view on Theydon Bois:

The suggested increase to the population of Theydon Bois will have an enormous impact on the existing residents. There are already issues with the electrical supply which results in frequent power failures. The trains are already full in the morning with many people commuting from outside the area and dangerously parking on main road to Abridge. There is a single small primary school which is already oversubscribed. The doctors surgery is also over subscribed. The volume of traffic through the village has increased considerably in

recent years, and resulted in an elderly gentleman's death last year. The road network is already at full capacity with large traffic jams every day as you exit towards the M11 and Abridge.

Roydon (Draft Policy P 9)

No opinion

Please provide reasons for your view on Roydon:

Nazeing (Draft Policy P 10)

No opinion

Please provide reasons for your view on Nazeing:

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:

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

Strongly disagree

Please explain your choice in Question 7:

No, the draft is so vague that it does little convince that the approach is sound.

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 appraisal talks of "maximising existing transport links". With regard to Theydon Bois, the tube line is already maximised and over capacity with a poor service being offered and regular delays with a lot of trains terminating at Loughton. There are poor bus links into the village currently and all access road are country lanes with no lighting that are already extremely busy.

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

The overall plan is very generic and provides very little real detail, they give me no confidence that the local character of Theydon Bois will be in any way preserved.

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