

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

Stakeholder ID 2762 Name julie McEvoy

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](mailto: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:

No. the document states "maintaining the Metropolitan Green Belt where it continues to make a contribution to its nationally defined purposes." All the proposed development areas around Theydon Bois will compromise the above statement. The green belt should be protected as an essential asset to preserving open spaces for recreation and farming and preventing the continual onslaught of urban sprawl.

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.. Release of green belt land for this proposed extension to Theydon Bois does not appear to be thought through. The current facilities and infrastructure are not capable of accommodating this expansion. It is not sustainable. Theydon Bois does not have the infrastructure or facilities to accommodate the proposed development. The Plan appears to be haphazard rather than planned and cohesive

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

**Disagree**

Please explain your choice in Question 3:

Expansion should only be proposed for those areas which have the infrastructure and potential to accommodate future development. All efforts should be made not to encroach into the green belt. It is a precious resource to be preserved.

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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:

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

Please explain your choice in Question 5:

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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 green belt should be protected as an essential asset to preserving open spaces for recreation and farming and preventing the continual onslaught of urban sprawl. The sites are in the Green Belt and should not be built upon. Any encroachment into the Green Belt is a bad idea. once lost it is lost forever to future generations. There is no good specific necessary reason to build upon the proposed developments. There are no special circumstances for building on the proposed developments. The foot path and the associated ditch, hedges and trees running along the back of the houses in Dukes avenue is a clearly definable green belt boundary. As such should not be extended beyond. A number of the proposed areas are only there because the land owner has made them available; if so this is not a plan but an investment opportunity for the land

owners to the detriment of the local residents and visitors to the area. The proposed 360 new houses would be a 23% increase in the size of the village. This appears to be a disproportionate allocation.

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:

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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:

The approach of the plan appears to be vague and non-specific. No reference to due diligence in assessing the future needs of an area as a consequence of the proposed future development.

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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.

Transport links to TB are already at capacity. The tube in rush hour is often full by the time it reaches TB from Epping. Road traffic in rush hour is already so busy that there are queues at all exit routes from the village. There is only limited bus services.

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

The Draft Local Plan needs to be more specific. A moratorium should be immediately implemented to prevent any proposed development on Green Belt land until this indecision is resolved.

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