

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

Stakeholder ID	3757	Name	andrew goodman
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Method	Letter
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Date	11/11/2016
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Letter or Email Response:

I am writing to express my dismay and strong opposition to the EFDC District Housing Plan to build up to 195 dwellings on Green Belt land at Jessell Green. I am a local resident, having lived inRedacted.... with my family for a number of years. Not only am I concerned about the loss of important recreational space which was purpose-planned when the Debden estate was laid out, I am opposed to increased housing density in the Loughton/Debden area generally. I have recently discovered how overcrowded our local primary schools are having had difficulty in securing a place for a five year old. Having young children I consider from my visits that our local GP and Dentist facilities are already under immense pressure from overcrowding. My daily commute into London informs me that our transport system is not only a victim of its own success, significant additional numbers will cause the system great problems. It seems to me that the draft local plan features only housing, and by failing to take into account the existing pressures on local amenities and utilities any substantial development is entirely misconceived. The recent wrong-headed recommendations by local authority officers to permit multi -storey blocks overlooking the High Road in Loughton , and to encourage projects entirely out of keeping with the area, such as the Winston Churchill development in the Broadway, are matters of grave concern , smacking as they do of a commercial imperative rather than need. I urge you to oppose this scheme which offers no benefit to existing local people, and to try to defend from councillors and officials who have no interest in or affinity with our immediate area, the Debden estate as it was intended. Please let me know if I can be of any further assistance. Second contact 1 - No urban intensification of our town please - an out of town garden village is a better alternative for Loughton which has become much too crowded with all roads & services under stress. 2 - No building on Loughton's public urban open space please - the green spaces are our parks, badly needed for recreation, the physical and mental health of large numbers of residents. 3 - Not enough infrastructure delivery - the District Council does not control these critical aspects and has no power to increase the capacity of roads, schools, doctors, dentists, hospitals and utilities to cope with the proposed new homes. 4 - Central Line has no more capacity - for years a very overcrowded service at times when people must use it. This town has a lot of commuters - to add more will worsen travelling stress, degrade residents health & quality of life, particularly if, in addition loss of car parking at stations will spread commuter parking onto the streets or forest land. 5 - Loughton's green spaces should not be in the Local Plan - they are needed more than rural Green Belt miles from residents. The Council values revenue from land it owns more than the wellbeing of 32,000 Loughton residents. It would represent a short term capital gain against the long term well being of residents. 6 - Car Parks & flats on top - more parking and flats are welcome if only two storeys, any higher would destroy the open aspect of each site. Residents fear the Council and developers will be too greedy and want to impose 3 to 4 storeys. 7 - No High Buildings please - ask any resident how much they value the open aspect and leafy character of this town. A major reason for Loughton's appeal is because about 98% of all existing

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homes are no higher than two 2 storeys. 8 - Loughton's Urban Open Spaces need future protection - Loughton Town Council submitted the evidence for Village Green registration years ago. The District & County Council have not granted yet so please tell me why not? Please acknowledge receipt of this e-mail