

**Representation form for Submission Version of the Epping Forest District Local Plan  
2011-2033 (Regulation 19 publication)**

This form should be used to make representations on the Submission Version of the Epping Forest District Local Plan which has been published. Please complete and return by 29 January 2018 at 5pm. An electronic version of the form is available at <http://www.efdclocalplan.org/>

**Please refer to the guidance notes available before completing this form.**

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**Please return any representations to: Planning Policy, Epping Forest District Council, Civic Offices, 323 High Street, Epping, Essex, CM16 4BZ**

**Or email them to: [LDFconsult@eppingforestdc.gov.uk](mailto:LDFconsult@eppingforestdc.gov.uk)**

**BY 5pm on 29 January 2018**

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**This form has two parts –**

**Part A – Personal Details**

**Part B – Your representation(s). Please fill in a separate sheet for each representation you wish to make.**

***Please attach any documents you wish to submit with your representation***

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**Part A**

**1. Are you making this representation as? (Please tick as appropriate)**

a) Resident or Member of the General Public ☒ or

b) Statutory Consultee, Local Authority or Town and Parish Council ☐ or

c) Landowner ☐ or

d) Agent ☐

**Other organisation (please specify)**

2. Personal Details		3. Agent's Details (if applicable)
Title	MR	
First Name	RICHARD	
Last Name	PEDLER	
Job Title (where relevant)		
Organisation (where relevant)	-	
Address Line 1		
Line 2		
Line 3		
Line 4		
Post Code		
Telephone Number		
E-mail Address		

**Part B – If necessary please complete a separate Part B form for each representation**

**4. To which part of the Submission Version of the Local Plan does this representation relate?**  
(Please specify where appropriate)

Paragraph  Policy  Policies Map

Site Reference  Settlement

COMMENTS ARE RELATED  
TO PLAN AS A WHOLE.  
IN RESPECT OF  
EPPING PROPOSALS/  
DEVELOPMENTS/  
SITES.

**5. Do you consider this part of the Submission Version of the Local Plan:**  
\*Please refer to the Guidance notes for an explanation of terms

- a) Is Legally compliant Yes  No
- b) Sound Yes  No

If no, then which of the soundness test(s) does it fail\*

Positively prepared  Effective

Justified  Consistent with national policy

- c) Complies with the duty to co-operate Yes  No

**6. Please give details of why you consider the Submission Version of the Local Plan is not legally compliant, is unsound or fails to comply with the duty to co-operate. Please be as precise as possible. If you wish to support the legal compliance, soundness of the Local Plan or compliance with the duty to co-operate, please also use this box to set out your comments**

1. The need is not proven for benefit of local residents needs going forward. Development of Epping South in particular will hugely increase the demands on existing services which are already under strain/inadequate.
2. Need for development on Green Belt not proven for each proposed development. Further consideration should be given for increased density on other areas (eg Harlow) + reduction in Epping area. (again particularly Epping South)

(Continue on a separate sheet if necessary)

CONT'D

7. Please set out what change(s) you consider necessary to make the Submission Version of the Local Plan legally compliant or sound, having regard to the test you have identified in the question above (Positively prepared/Justified/Effective/Consistent with National Policy) where this relates to soundness. You will need to say why this change will make the Submission Version of the Local Plan legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

3. There is a lack of clarity / detail in respect of infrastructure requirements. (in particular schools, medical, transport, roads / traffic, community facilities. - A major concern).
4. Employment sites close to town centre should not be used for residential / converted. Reduces potential employment space for local business to develop.
5. Community facilities such as Sports Centre, Library & related facilities should be retained in town centre not 'edge of / out of town'.
6. Air pollution is already a problem due to volume of traffic passing through town. Further development will add to this issue.
7. Ref Epping Fouth, will be affected by air pollution from Motorway. Will require its own schooling / medical / other community facilities as it is too far from Town Centre.
8. Epping Station already at capacity

(Continue on a separate sheet if necessary)

CONT'D

8. If your representation is seeking a modification, do you consider it necessary to participate at the oral part of the examination?

☒

No, I do not wish to participate at the hearings

☐

Yes, I wish to participate at the hearings

9. If you wish to participate at the hearings, please outline why you consider this to be necessary:

9. Parking is already an issue exacerbated by incoming commuters. Lack of parking is detrimental to local shops/business.
10. The main concerns largely revolve around the lack of infrastructure requirements/needs, traffic & parking issues, potential loss of community facilities in town centre (eg Sports Centre) and detrimental effect on the town as a 'market town' if not fully considered, especially bearing in mind the impact from Epping South.

Please note the Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate at the oral part of the examination.

10. Please let us know if you wish to be notified when the Epping Forest District Local Plan is submitted for independent examination (Please tick)

☒ Yes ☐ No

11. Have you attached any documents with this representation?

☐ Yes ☒ No

Signature:



Date:

29.01.18