

16 JUL 2012

POST ROOM

To Secretary of State
for independent examination
c/o Development Strategy Manager
South Lakes District Council

July 13th 2012

Dear Mr Dan Hudson

I wish to submit in writing my opinion that South Lakes District Council's (SLDC) submission of their Local Allocation Development Plan Document (L.A.D.P.), particularly with reference to site R121M is not in compliance with the National Planning Policy Framework (NPPF)

In paragraphs 1, 17, 69, 155, 170 of the NPPF the need for empowering & involving local people, organisations & councils is stressed. The L.A.D.P. submitted has not taken evidence or submissions from these people into account. Local knowledge of biodiversity, flood risk, access problems etc have all been ignored. Objections to developing site R121M vastly outnumbered any supporters; the Town Council independent landscape Character Assessment was not accepted, as was the Friends of the Lake District similar Assessment.

In paragraphs 114, 118 the need for protecting & enhancing biodiversity is stressed, yet again the local knowledge of the rich biodiversity of the area, including a Great Crested Newt colony has been ignored; any development would certainly not conserve & let alone enhance this.

In paragraph 32 the need for safe & suitable access should be planned for site. The suggested route for access had not even been inspected, & is via an extremely narrow road, with bend causing poor sight views. The width of the road

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was not even known by the planners.

Paragraph 100 states the importance of inappropriate building on flood risk sites.

Site R121M has always been an important area for roads, deep surface water, in an area prone to flooding. Any building here could cause flooding to both the new buildings & the existing neighbourhood. This is an extremely important fact with the probable increase in wet & stormy weather forecast due to climate change.

No real evaluation of this site, hydro-geological inspection or suitability had been carried out, & even the main providers of necessary utilities have stated it is not really suitable.

The recently successful Stock Beck Flood Alleviation scheme could also be compromised.

No real site inspection, preparation, topographical or ground investigations had been carried out & I feel that paragraph 9 of the NPPF had also not been confirmed with.

For the reasons stated above, I submit that South Lakeland District Councils D.P.D. is not in conformity with the National Planning Policy Framework.

Yours sincerely

[Redacted signature]

ND. I apologise for my writing, Antithe is excuse