
From: Catherine Saunders [mailto:
Sent: 15 April 2011 23:22
To: Development Plans
Subject: Land Allocation in South Lakeland.

Dear Dan Hudson,

I am writing to you with regard to the Land Allocation Document, and some of my concerns.

1. My initial concern is to do with the lack of communication by SLDC in informing local residents of its intentions to propose sites to be developed on. I understand that you advertised in local newspapers (very small advert) and on local radio about the consultation period, however not all the population necessarily use these forms of media, and even so may not catch the snippet which would make them aware of these quite major proposals, right on their doorstep. When I wanted to rebuild a small room on the back of my house, I had to have a notice put on the lamp post outside the house so the general public had a chance to see my proposals, and make comments, or object should they wish. SLDC however, even when you propose to build 64 houses opposite mine, felt no obligation to personally inform any of the residents of this major development, consequently, when I *accidentally* found out about the consultation, and dropped into the Coronation Hall in Ulverston, I was shocked to find the field opposite my house had plans to develop on. Do you not think it would have been courteous to at least have put a notice on the lamp post, as I had to when I wanted a very small alteration to my house? NOBODY I spoke to along my road, and indeed in other areas of Ulverston, knew about these plans, it came as a real shock, some of the residents have lived on this road for 35-40 years. It feels to me and many other residents, that SLDC have been trying to get these proposed sites agreed on as quietly as possible, indeed the consultation period was over half way through before residents were aware of the LDF.

Please, in future be transparent about your intentions, inform those affected properly so you can have an informed and true response from the local population.

2. Economically, I do not believe that the amount of houses you are wanting to build, not just in Ulverston, but throughout the whole of South Lakeland are actually needed, whatever happened to supply and demand - market forces? Does SLDC gain some financial or other benefit from allocating these plots of land, and therefore fast tracking the planning process? (I would like an answer for this question please.) In Ulverston for example there are houses for sale, some of which are new builds, that are so called affordable (69,000- less than your idea of affordable I think), but they are not selling. Also there are business units that have been built and standing empty for over a year. How does this compute to the town needing the amount of development that you are talking about?

3. The sites you have proposed are largely on greenfield sites, please re look at your map and consider refurbishing brownfield sites first: how about the canal area, which could look beautiful if done properly, Stone Cross at the top of Daltongate, has already been bought by developers but nothing has been done with it yet.

4. Most importantly, before ANYTHING else is built in Ulverston the problem with sewers and flooding MUST be sorted out first, to do anything less would be negligent, in fact to earmark ANY site without first fixing this major problem would be to completely disregard the trauma that the residents of South Ulverston (East to you!) have had to endure over the last few years especially.

5. Much of the land you have earmarked for allocation is productive farmland, have you enquired of the farmers as to whether they need this land to keep their farms viable? I know of at least one farmer for whom losing a field would directly affect his herd, and jobs. If this LDF is about creating jobs, then I think this is surely a backward step. (The field I mention is R689ULVM)

I truly hope that this consultation has indeed been that, and hope that you will listen to the many concerned residents, not only of Ulverston, but of towns and villages across South Lakeland, who happen to love where they live. One thing that worries me is that when it comes down to voting, Kendal can outvote all the smaller places quite easily, so I implore you all at SLDC to look carefully at the valid reasons both for and against each site, and plan CONSIDERATELY, for the sake of us, your neighbours, the people who are going to have to live with *your* decisions.

Yours Faithfully

Catherine Saunders

P.S Please can you keep me informed of the decisions made about Ulverston. Many thanks.