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Ack. 6/7/12

15 June 2012

Mr. Dan Hudson
Development Strategy Manager
South Lakeland District Council
Lowther Street
Kendal LA9 4DL



Dear Mr. Hudson

New affordable housing development in Natland

I am very concerned that SLDC are planning to build 28 affordable houses (Ref. R62) in Natland, West of Sedgwick Road. My property adjoins this site. There are a number of reasons for this concern, including:

- Until just a few years ago Natland was a typical South Cumbrian village, on the edge of the Lake District National Park. In recent years however, SLDC planning have allowed the village to expand in directions that has had a detrimental effect on the quality of the landscape, and indeed on the long-term impact of the village. This new development will accelerate this process.
- Indeed, the high density and nature of this proposed development would change the whole character of the village. Clearly, the adverse consequence of this has not been considered.
- Should this type expansion in a rural village, with no consideration being given to its negative impact be given approval, future planners will surely use this as a classic example of how not to plan.

Not only do I see these concerns being of real importance, but I am also very surprised that no consideration has been given to the requirements of the National Planning Policy Framework (NPPF). The relevant paragraphs include:

- Paragraph 7 highlights the importance of the environment as one of the three dimensions of sustainable development. The NPPF states that (inter alia) the planning system should contribute to protecting and enhancing the environment and use resources prudently. The NPPF also recognises the inherent linkage between socio-economic and environmental quality.

- Paragraph 17 outlines Core Planning Principles which include the empowerment of local people to shape their surroundings, taking account of the character of different areas, protecting the intrinsic character of the countryside, conserving and enhancing the natural environment, and reusing brownfield land.
- Paragraph 109 states that the planning system should contribute to and enhance the local environment by (inter alia) protecting and enhancing valued landscapes.
- Paragraph 111 encourages the re-use of brownfield land.
- Paragraph 150 states that Local Plans are key to delivering sustainable development that reflects the views and aspirations of local communities.
- Paragraph 165 states that planning policies and decisions should be based upon up-to-date information about the natural environment.
- Paragraph 170 states that where appropriate, landscape character assessments should be prepared, and for areas where there are major expansion options assessments of landscape sensitivity.

I look forward to receiving assurance from you that Natland will not be subjected to this type of planning vandalism

Yours sincerely


Larry Walters



L. A. Walters MBE, MSc, C.Eng, MIET.