

From: Development Plans

From: Barbara Yule [mailto:
Sent: 15 April 2011 13:01
To: Development Plans
Subject: proposed development Levens

As a resident of Levens I've been advised to contact you regarding objections to SLDC's proposed development plans for Levens. My concerns and objections include the following:

1) 100+ extra houses for a village the size of Levens is excessive. Far more than Levens needs for its natural growth and far too many for the village to absorb.

2) How many of these proposed houses are going to be 'affordable homes' and what exactly is your definition of an 'affordable home'?

Are the 'affordable homes' going to be the same size as the 'market price' houses? Or will the 'affordable houses' be one or two bedroom flats and the 'market price' properties 4 bedroom plus houses? Please could you provide with me exact statistics regarding the proposals for this.

3) Why are you proposing the bulk of the development on pristine Greenfield sites instead of utilising the Brownfield sites available in Levens?

4) Will the utilities infrastructure (sewage/water) be able to cope with all the additional houses? I understand that there are already issues in Levens with waste water. What has been proposed to deal with these issues?

5) There is only single lane access to the proposed sites. The poor access and increase in traffic will have a negative effect on the residents of Levens. How are the developers going to access the sites? What kind of work vehicles can we expect? Will there be large wagons and plant machinery passing through the centre of the village?

6) Will privacy issues be taken into account? The proposed development off Brigsteer Rd will mean that several houses on Chapel Lane will be overlooked.

7) Please could you explain to me exactly what is so 'sustainable' about Levens that it warrants that quantity of new houses being built? The public transport links are very poor and about to be reduced further. The Post Office closed in Christmas 2010.

8) I understand planning permission was rejected about 15 years ago on the Greenfield site off Brigsteer Road as it was deemed a site of "County Landscape Importance". What has changed? Why is it now ok to develop there? The view from Brigsteer Road to the Lake District Fells is one of the best in the village and is one which all residents and visitors can enjoy on a stroll up the road. Why spoil that view for everyone? Although I'm sure the developers will be very pleased to get their hands on it.

Regards

Barbara PARSONS