

Comment

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Event Name	Darlington Local Plan 2016-2036 (Regulation 19)
Comment by	linda foster (1170259)
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Consultation Point	Policy H 10 Skertingham - Strategic Site Allocation (Strategic Policy) (View)
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Question 2

Do you consider that this part of the Local Plan is unsound because it is not: (tick all that apply)

Question 3a

Your Comments

Please give details of why you consider that this part of the Local Plan is not legally compliant or unsound or fails to comply with the Duty to Cooperate.

I am writing to inform you of my objections to your Darlington Local Plan.

The proposal to allow the loss of greenfield space in Skertingham Strategic Allocation directly conflicts with Policy ENV4, in particular point G. This loss of space would cause significant harm to the character and the appearance of the area.

The Darlington Landscape Character Assessment of 2015 concluded that this area is unlikely to accommodate and further developments without altering the character of the area.

The proposed development could potentially sit on land that was identified by Darlington Council as "A Jewel in the Crown" in their Rights of Way Improvement Plan, with access to very high grade, quality countryside. It would therefore adversely affect the recreational needs of all residents.

The NPPF states that plans should be sustainable. Policy H10 is not sustainable as the council have not been able to demonstrate that the already overloaded road infrastructure in and around Whinfield will be able to cope with an increase of traffic upto an extra 180% of its current volume.

Also, the 7000 thousand jobs to be created are only aspirational and cannot comply with the said plan.

The roads into Darlington town centre cannot cope with the amount of traffic at the moment and there is no way of improving or modernising them due to the pinch point in the roads due to the Railway bridges and Underpasses.

Barmpton Lane and Whinfield in general are not capable of coping with the excess traffic which will be created by this development.

People use the Skertingham area every day for walking, biking, enjoying the peace and tranquillity and being able to see all the flora and fauna of the countryside, some are on the protected list.

A housing estate cannot give to the people what an area like Skertingham can give them. Once something is lost you cannot replace it.

I TOTALLY OBJECT TO THIS DEVELOPMENT.