

Comment

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Event Name	Darlington Local Plan 2016-2036 (Regulation 19)
Comment by	Miss Jingwen Lei (1248732)
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Response Date	08/09/20 18:44
Consultation Point	Policy H 1 Housing Requirement (Strategic Policy) (View)
Status	Processed
Submission Type	Web
Version	0.3
Question 1a	
Do you consider that the Local Plan is Legally compliant?	Yes
Question 1b	
Do you consider that the Local Plan sound?	No
Question 1c	
Do you consider that the Local Plan complies with the Duty to Cooperate?	No
Question 2	
Do you consider that this part of the Local Plan is unsound because it is not: (tick all that apply)	<ul style="list-style-type: none">. Effective. Justified. Consistent with national policy
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 believe the Local Plan is unsound on the basis of its inconsistency with the national policy. I agree with this statement on the Local Plan homepage "We need to ensure our population's needs for housing, a thriving economy, community facilities and infrastructure are met, as well as safeguarding the environment, adapting to climate change and securing good design." HOWEVER we cannot ensure one without compromising the other. The Local Plan's proposal to satisfy both the need for housing and the need to protect the environment is in itself oxymoronic.

I believe the DBC **needs** to set its priorities in line with the national policy - to achieve Net Zero by 2050. Achieving this target is critical in preventing a climate tipping point (where a 1.5 degree annual temperature increase will cause irreversible impacts in climatic patterns and weather extremes). However following through with the Local Plan will only help to **hinder** the nation's efforts to mitigate climate change.

Not only will the building works themselves generate an exorbitant amount of emissions, the very plan itself is poorly thought out. Poorly considered bike and eco-friendly transport routes to schools and supermarkets mean that these newly developed areas REQUIRE car access as they are on the outskirts of the town. This is all on top of the destruction of many biodiverse green fields - without consideration for biodiversity mitigation. Many of the species present on these fields will be lost from the area even given mitigation efforts elsewhere.

Lastly and perhaps most importantly, the Local Plan itself is not justified under the current demographic and economic context. Darlington's housing increase in recent decades are well above North East average. If the Local Plan goes ahead, a clear proportion of the houses built will be in excess of demand. Especially when considering the prospective economic climate following the COVID recession.

So on the grounds of the Plan being unjustified and ineffective in meeting national policies, I heavily OBJECT the Local Plan going forward.

Sincerely,

J Lei

Question 4

Changes Sought

Please Note your representation should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested change, as there will not normally be a subsequent opportunity to make further representations based on the original representation at publication stage. There is the opportunity to attach Word or PDF files before submitting your comment.

After this stage, further submissions will only be at the request of the Inspector, based on the matters and issues identified for examination.

Please set out what change(s) to the Local Plan you consider necessary to make it legally compliant or sound. You will need to say why this change will make the Plan legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording for any policy or text.

Demonstrate the realistic demand for housing in this area of the North East before considering if more local demand is needed. Reduce the number proposed houses to a realistic number.

Question 5

Attendance at Examination Hearings

If your representation is seeking a change, do you consider it necessary to participate in the examination hearings?

No, I do not wish to participate at the examination hearings

Question 6

Do you request to be notified that the Local Plan has been submitted to the Secretary of State for independent examination under section 22(3) of the regulations and to be notified of the adoption of the Local Plan?

No, I do not request to be notified