

Places for Everyone Representation 2021

<b>Family Name</b>	Fern
<b>Given Name</b>	John
<b>Person ID</b>	1286126
<b>Title</b>	Stakeholder Submission
<b>Type</b>	Web
<b>Family Name</b>	Fern
<b>Given Name</b>	John
<b>Person ID</b>	1286126
<b>Title</b>	JPA 36: Pocket Nook
<b>Type</b>	Web
<b>Soundness - Positively prepared?</b>	Unsound
<b>Soundness - Justified?</b>	Unsound
<b>Soundness - Consistent with national policy?</b>	Unsound
<b>Soundness - Effective?</b>	Unsound
<b>Compliance - Legally compliant?</b>	No
<b>Compliance - In accordance with the Duty to Cooperate?</b>	No
<b>Redacted reasons - Please give us details of why you consider the consultation point not to be legally compliant, is unsound or fails to comply with the duty to co-operate. Please be as precise as possible.</b>	<ul style="list-style-type: none"> <li>• The owner of the land in question is REDACTED TEXT who is not selling the land to WBC. Why they have put this land in the plan with Greater Manchester Combined Authority.</li> <li>• In 2011 Ed Thwaite (Chairman of LENDF), James Grundy MP (at the time local Conservative Councillor for Lowton East) and Andy Burnham, Mayor of Greater Manchester (at the time MP) attended a meeting with the Government Inspector. WBC told the Government Inspector said they had to build 1,000 per year and the Inspector told them 500 per year and for their 5 year plan. WBC has a system that if they cannot provide a 5 Year Development Plan they can give permission to others to build houses. They have since that date given permission for 1,300 builds and the numbers are climbing.</li> <li>• LENDF objected to Greater Manchester Spatial Framework Plan and Andy Burnham told the Government Inspector that Lowton could not accept 3,000 houses built around the area and only 1,000 should be built in Lowton. At the public meeting in Leigh regarding the land passed the bypass towards the Greyhound Island owned by local farmers, it was discussed that they did not want to sell their land and they were worried that their land would be compulsory purchased. Andy Burnham (this was videoed) stated that no one would have to sell their land if they did not wish to.</li> <li>• Due to the new developments at BICC, Leigh and Plank Lane – the majority of traffic will travel through Lowton to gain access to motorways.</li> <li>• Andy Burnham MP has supported the objections previously.</li> </ul>
<b>Redacted modification - Please set out the modification(s) you consider necessary to make this section of the</b>	No modifications can make this proposal legally compliant and it should be rejected.

**plan legally compliant and sound, in respect of any legal compliance or soundness matters you have identified above.**