

Places for Everyone Representation 2021

Family Name	Guest
Given Name	Alison
Person ID	1286210
Title	Stakeholder Submission
Type	Web
Family Name	Guest
Given Name	Alison
Person ID	1286210
Title	JPA 35: North of Mosley Common
Type	Web
Soundness - Positively prepared?	Unsound
Soundness - Justified?	Unsound
Soundness - Consistent with national policy?	Unsound
Soundness - Effective?	Unsound
Compliance - Legally compliant?	No
Compliance - In accordance with the Duty to Cooperate?	No
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.	<p>Adding another 1100 houses in an area that has seen 100's of new houses added in 2 developments - garrett farm (farm land with more to come) and maxilead (brownfield) is ridiculous.</p> <p>There is no capacity on the roads- the A580 / Mosley Common junction is already at capacity. Tyldesley Town centre is grid locked. Mort Lane and Sale Lane / Armitage are often car parks.</p> <p>The junctions in and out of this new "super" housing estate puts all the traffic on these already over capacity local roads with no plans to improve or explanation how these roads can be improved- I believe it to be impossible!</p> <p>The answer to all this, the guided bus way, is at capacity now. Catching this service from ~7.15am to 9.30am means standing up all the way to Manchester. And getting out of Manchester means watching a number of full busses drive past you until one manages to squeeze an extra few people on to pay to stand up.</p> <p>There are no resources available such as schools, drs, dentist, local shop to be able to cater for all these exta houses. We were promised a go surgery at Maxilead but with no sign of it being built yet I wonder when it will be open. It is impossible to get a doctors appointment even if you are lucky to be registered due to high demand and lack of staff. So if this new center is built where are the drs going to come from?</p> <p>Plus building on this land is a disaster for wildlife - the birds, including Kestrals have been forced our from Garret Farm due to the development ther - which means there source of food has disappeared!!! Never mind the wildlife we cannot see :-)</p>