

Places for Everyone Representation 2021

Family Name	Lindoe
Given Name	Jenny
Person ID	1286521
Title	Stakeholder Submission
Type	Web
Family Name	Lindoe
Given Name	Jenny
Person ID	1286521
Title	JP-H 1 Scale Distribution and Phasing of New Housing Development
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.	In relation to the proposed development at Hazelhurst, this is not a previously developed site. I don't believe that Salford and Manchester councils have looked at all options for developing previously developed sites. Instead I think they are thinking of council tax income. I also think that this is being used as justification for the 24 hour bus lane along the east Lancashire road, which has added to traffic congestion in the area and the reduction/elimination of other public bus services in the area leading to many older people becoming completely isolated. The majority of people do not work or go to school along this bus route. This whole decision stinks of corruption. Pollution levels in this area are already way above acceptable levels, further development means more pollution from cars etc. Our children should not be subject to this. All local high schools are already over-subscribed, building here will push existing residents out of the catchment area of local schools. These plans completely disregard the health and well-being of existing residents.
Redacted modification - Please set out the modification(s) you consider necessary to make this section of the plan legally compliant and sound, in respect of any legal compliance or soundness matters you have identified above.	There should be no further houses built in the Hazelhurst area, it is already densely populated. The council should be working with existing residents to come up with ways of reducing existing levels of pollution, culling green space will do the opposite of this.
Family Name	Lindoe
Given Name	Jenny

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Person ID	1286521
Title	JP-H 2 Affordability of New Housing
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.	The Hazelhurst area is a more expensive area if Salford to live. If these homes are made affordable it will negatively effect the value of existing properties, which the council has absolutely no right to do. There are many areas of Manchester with unused buildings, which could be re-purposed or knocked down and rebuilt, it is appalling that this is not being done before destroying green spaces.
Redacted modification - Please set out the modification(s) you consider necessary to make this section of the plan legally compliant and sound, in respect of any legal compliance or soundness matters you have identified above.	Build in areas which ae more affordable in areas which need regeneration. E.g. areas of Eccles near the centre fallen into massive disrepair.
Family Name	Lindoe
Given Name	Jenny
Person ID	1286521
Title	JP-H 3 Type Size and Design of New Housing
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

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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.	Way too many houses planned at Hazelhurst for the size of the plot and each property too big for its individual plot, being planned way too close to existing houses will ruin existing home owners lives, views, mental health as well as physical health with increased congestion and pollution.
Redacted modification - Please set out the modification(s) you consider necessary to make this section of the plan legally compliant and sound, in respect of any legal compliance or soundness matters you have identified above.	Build in areas which need regenerating before destroying green spaces and overpopulating existing densely populated areas.
Family Name	Lindoe
Given Name	Jenny
Person ID	1286521
Title	JP-H 4 Density of New Housing
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.	The proposed Hazelhurst development would take the entirety of this existing green space leaving none for local people to enjoy. The infrastructure is already at/beyond capacity in this area, it is not serviced by trams, it is only served by the guided bus route, which has seen other bus routes scrapped leaving many people isolated or forced to use cars to commute, shop etc. All schools are oversubscribed in this area and people struggle to get doctors appointments.
Redacted modification - Please set out the modification(s) you consider necessary to make this section of the plan legally compliant and sound, in respect of any legal compliance	Build elsewhere where there is capacity at schools and local services such as doctors or where the building of new schools etc won't add to pollution levels in the area as it would do near Hazelhurst. This is already an over-polluted, very busy area. More cars would lead to rapid deterioration of quality of life of existing residents. That this site is even being considered is appalling.

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or soundness matters you have identified above.	
Family Name	Lindoe
Given Name	Jenny
Person ID	1286521
Title	JPA 26: Land at Hazelhurst Farm
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.	This land is greenbelt and has not previously been developed. Other areas which need redevelopment should be used first, which there are many of within Salford. Pollution and congestion in this area are above safe levels already. These should be brought down not increased. Taking away green spaces and adding cars will make pollution and congestion much worse. We should not have to breathe this toxic air. All local schools are oversubscribed and it is difficult to get a doctors appointment. The so called existing transport network is only the guided bus route which serves very few people who want to travel into Manchester for everybody else, they are stuck with no public transport services as other bus routes have been dropped. There is no access to the tram, whereas other areas have access. There is already flooding in this area, destroying more green space, will make this worse.
Redacted modification - Please set out the modification(s) you consider necessary to make this section of the plan legally compliant and sound, in respect of any legal compliance or soundness matters you have identified above.	This plan in no way considers existing residents. Local residents would no longer get places at local schools because they would be pushed out of catchment areas. People will have to breathe increasingly polluted air from more standing traffic in the area. Standing traffic is already a problem enhanced by the guided bus route creating standing traffic and pollution even on a weekend due to the 24 hour bus lane. The council should be concentrating on reducing pollution and congestion, not adding to it. This development will negatively effect the value of existing properties in the area, partly due to the social housing and affordable housing being proposed, but also due to the overcrowding and congestion in the area. There are many brownfield sites still undeveloped in Manchester. Green spaces should not be built on until a point where all other sites had been used and all vacant buildings brought back to use.