

Places for Everyone Representation 2021

Family Name	Walker
Given Name	Angela
Person ID	1286543
Title	Stakeholder Submission
Type	Web
Family Name	Walker
Given Name	Angela
Person ID	1286543
Title	JPA 22: Land North of Smithy Bridge
Type	Web
Soundness - Positively prepared?	Unsound
Soundness - Justified?	Unsound
Soundness - Consistent with national policy?	Unsound
Soundness - Effective?	Unsound
Compliance - Legally compliant?	Yes
Compliance - In accordance with the Duty to Cooperate?	Yes
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>Numbers refer to paragraphs in the Places Plan.</p> <p>Not sound because it is in a greenbelt area protected by National Planning Policy.</p> <p>1.30-In a Greenbelt area. Protected by NPP.</p> <p>1.2 Zero carbon. Good cultural and leisure and good health.</p> <p>1.35 Homes in the right places.</p> <p>1.40 Quality of Life and safe communities.</p> <p>This site contributes to the health and safety of individuals, groups and communities from across Greater Manchester and beyond. During the Covid pandemic, the priceless benefits of this place have come into very clear focus. I can give my personal testimony and I know that I am one of very many who have benefited. Some REDACTED TEXT live on a main road, with no outdoor space, and others live in cities and other areas without hardly anywhere to be in nature. This resource (lake and country park and views (of which the field under questions forms part)) was over-subscribed (when restrictions permitted) with crowds of people turning up to get fresh air and let their children run free. Without such a resource on the accessible doorstep of people in Greater Manchester, many of us would have needed help, or more help, with our mental health. This would have put further strain on the NHS.</p> <p>The field ear-marked to build on borders the country park and car parks. This area has provided respite (amongst many other things) to generations of visitors and I feel it would be morally wrong not to defend this area for future generations. The rest and peace that many find in the place is of major importance and of great consequence to mental and physical health. It is a major resource and should not be under-estimated. It is a vital resource</p>

particularly during times of national crisis now, in the past and no doubt in the future.

The field provides a buffer for nature and wildlife. Others, more qualified than I, can evidence information about wildlife and nature corridors. The view from the Lake and other vantage points is open, as one looks across to the moorland in the distance. It is beautiful. One photograph would rule out developing that area if any common sense prevailed in the world.

1.39 Inclusive, resilient, safe

1.11 Embraces diversity. Tackles inequalities, builds resilience.

On the Rochdale Council website it says, "Hollingworth Lake – an award winning tourist destination". Perhaps this refers to the recent TripAdvisor award. Colloquially, the lake and country park is known as the "jewel in the crown".

The proposed development would ruin the country park and the views from the lake and other vantage points. It would increase vehicle usage in the area, pollution and noise. This would not make it safe for anyone.

There is a shortage of homes for elderly people in the area. The development is executive type homes.

If you walk around the Lake on any day, especially a sunny day, and you will hear a vast range of accents and meet people from many places and many cultures and backgrounds. It is a very popular place. I can add my personal testimony. I am sure I am one of very many, whose family did not have a car when I was growing up. Even these days, not all families have cars or the means to go out for the day, never mind a week. A school trip to Hollingworth country park could be a valuable lifelong treasured educational experience that cannot be quantified. Even children from Chernobyl have been brought to the area to share good air. Children from all backgrounds come to this place.

Apart from a drastic change to the aesthetics of the place, damage to the environment, and the general peacefulness (i.e. problems with the noise of hedge trimmers, burglar alarms, etc), and threats from domestic cats to wildlife, the health and safety of visitors and residents would be compromised by extra vehicles. The type of households proposed are likely to have two or more vehicles. I travel by bus and I can clearly state that the majority of people over a certain income do not regularly travel by bus.

Children, disabled people and elderly people and horse riders walk along the road in front of the field proposed for development. The pace is slow and the atmosphere is rural and peaceful. This is a key aspect of the environment for horse/pony riders, and campers from the camping and caravanning grounds nearby, the aspect of "getting away from it all, and escaping the city". In other parts of the Littleborough and Smithy Bridge there is heavy traffic, especially at peak times and this results in grid-lock and pollution.

Many groups use the country park and area near the field for educational reasons, groups such as brownies and cubs who find the pond (I believe this is also under threat) an important learning resource. The National Ramblers charity and many other walking groups frequently walk in this area. On Wednesdays, members of the Ramblers guide NHS health walks. GPS recommend this to patients. I think this may currently be paused due to covid, but no doubt will re-start as soon as this is safe. Rochdale Ramblers group can give more information if needed. REDACTED TEXT. The Greater Manchester and High Peak Ramblers groups belong to the national Ramblers charity (amongst other things, they protect rights of way – and this area proposed for development has rights of way).

1.41. Brownfield preferences.

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	<p>This is not brownfield. It would be the edge of the wedge. Each development justifying further destruction of the greenbelt. It would not conserve or protect the natural environment or help prevent global warming.</p> <p>1.39 It would not help protect green space and biodiversity.</p> <p>1.15 Carbon neutral by 2038</p> <p>The development would increase traffic. I live on a main road. I know what happens if you put a piece of white paper down and leave the window open. The paper will accumulate road dust over a few days. Some residents will attempt to keep the roadside windows closed and would use the back entrance if possible, but this is not possible for some of us. I also recently walked the length of other main roads (Smithy Bridge Rd. and Church Street) putting leaflets through letterboxes. I could feel pollution, I could see the filthiness of it on my hands and on people's property (doors, etc). Many children are also suffering the consequences of pollution.</p> <p>1.53 Infrastructure</p> <p>The area used to have a police station, a job centre, council offices, a hospital, a maternity unit that had a good reputation, banks, a Sure Start Centre, etc. All have disappeared due to centralisation etc.</p> <p>Flooding.</p> <p>On Boxing Day, 2015, I drew my blinds to see fire engines, ambulances, mountain rescue, etc. I witnessed an elderly lady being rescued in a dinghy on Church St. I was living in an emergency zone. I've also been a member of Littleborough Flood Group and I know how many streets were effected by flooding. Further development is likely to exacerbate flooding risk. Littleborough Flood Group can be contacted through Littleborough Civic Trust (see their webpage).</p>
<p>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.</p>	<p>Removal from the Places for Everyone Plan.</p>
<p>Family Name</p>	<p>Walker</p>
<p>Given Name</p>	<p>Angela</p>
<p>Person ID</p>	<p>1286543</p>
<p>Title</p>	<p>JPA 24: Roch Valley</p>
<p>Type</p>	<p>Web</p>
<p>Soundness - Positively prepared?</p>	<p>Unsound</p>
<p>Soundness - Justified?</p>	<p>Unsound</p>
<p>Soundness - Consistent with national policy?</p>	<p>Unsound</p>
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<p>Compliance - Legally compliant?</p>	<p>Yes</p>

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<p>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>	<p>Numbers refer to paragraphs in the Places Plan.</p> <p>Many of the points I made about the land North of Smithy Bridge (JP22) can also be applied to Roch Valley land (JP24). In particular:</p> <p>1.27. It is not brownfield. It is protected open land. It is rural in character.</p> <p>1.39. Inclusive, resilient, and safe. There is potential for the development to cause major flooding risk. There would be flood risk downstream and in the wider area. Therefore this would compromise resilience and safety.</p> <p>1.52 Carbon neutral.</p> <p>There would be more traffic, more air pollution and less road safety.</p> <p>1.2 Good culture and leisure.</p> <p>Plus NPPF-8, 13, 15 and 16 -</p> <p>The development would not be sound as it would destroy leisure options for residents and visitors. Also, the area borders the Clegg Village conservation area.</p> <p>The Rochdale Council webpage greatly under-estimates the area. It does mention "spectacular views" and a "target market" of "family fun". Clearly the area offers much more than this for a variety of reasons and for a variety of "markets".</p> <p>Infrastructure. Again. This is a key issue. All doctor's surgeries in the area are over-subscribed for example.</p>
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