

<b>Family Name</b>	Williamson
<b>Given Name</b>	Lucy
<b>Person ID</b>	1287175
<b>Title</b>	Stakeholder Submission
<b>Type</b>	Web
<b>Family Name</b>	Williamson
<b>Given Name</b>	Lucy
<b>Person ID</b>	1287175
<b>Title</b>	JPA 19: Bamford / Norden
<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>	Yes
<b>Compliance - In accordance with the Duty to Cooperate?</b>	Yes
<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>	<p>It is to be stated that the idea of Bamford green belt being used for housing is not justified, not positively prepared and not consistent with national policy because:</p> <p>There is no unmet housing need across Rochdale to justify building on protected green belt land. Brownfield sites must be considered first. If the impact of COVID 19 has taught us anything, it is that access to our green belt has supported all residents to continue to look after their physical and mental health therefore putting less pressure on the already stretched NHS.</p> <p>There is real concern about the impact of a significant rise in CO2 as this potential site will increase car usage, due to the fact that there is no tram or train access near by.</p> <p>As there is no proposal for for new schools and the local schools are already struggling to support admissions as they are full, this site would fail to support families as an increase to school admissions would be a catastrophic fail for our children, young people and families within the area.</p> <p>There is a real concern with the flood risk. The site is heavy clay and has natural springs running through it as indicated by adjacent road names "clay lane" and "The springs", building on protected green belt land means concreting over open fields and removing hedgerows and mature trees that will soak away the flood waters and therefore will pose a significant flood risk.</p>
<b>Redacted modification - Please set out the modification(s) you consider necessary to make this section of the plan legally compliant and sound, in respect</b>	The modification we are seeking for is for JPA19 Bamford/Norden to be removed from the PfE.

**of any legal compliance or soundness matters you have identified above.**