

Places for Everyone Representation 2021

Family Name	Woodward
Given Name	Philip
Person ID	1286267
Title	Stakeholder Submission
Type	Web
Family Name	Woodward
Given Name	Philip
Person ID	1286267
Title	JPA 35: North of Mosley Common
Type	Web
Soundness - Positively prepared?	Unsound
Soundness - Justified?	Unsound
Soundness - Consistent with national policy?	Unsound
Soundness - Effective?	NA
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>I must first point out that I am in no way a “Nimby”</p> <p>My objection is only based on the massive impact these proposals would have on everyone in the surrounding area of Mosley Common/Ellenbrook/Boothstown/Walkden & Worsley.</p> <p>Our objections seem have only been able to be aired through local councillors’ awareness (REDACTED TEXT Facebook post)</p> <p>There are so many people I have spoken to that are not aware of these proposals as Wigan Council have only put a few A4 posters on their border lampposts.</p> <p>There seems to be cloak & dagger approach by Wigan Council who will not be infrastructurally impacted by these proposals but everyone in Salford will!</p> <p>If you stand in the Woodland Cemetery (New City Rd) within a 1000 metre radius there is a significant amount of house construction already underway or just completed :-</p> <p>Redrow (Mosley Common) 350 houses under construction</p> <p>Bellway (Mosley Common) 225-250 houses under construction</p> <p>Ashberry/Bellway (Hilton Lane) 209 houses under construction</p> <p>Burgess Way (Hilton Lane) 200+ houses just completed</p> <p>Total in excess of 1000 houses, 2000 cars, 4000 people (2.2 family average)</p> <p>We have yet to see & feel the impact of the existing proposals on the area as they will all be connected to Victorian infrastructure which is already overloaded & unable to cope causing local flooding!</p> <p>According to the Census entry any development that exceeds 1000 people constitutes a town!</p>

How is this area going to cope with this amount of capacity as it is without doubling that number? Quite simply it can't!

There are a number of reasons this development is not viable or fair.

1) This is a greenbelt area of outstanding significance for wildlife habitat, not only enjoyed by dog walkers such as myself but vital for the sustainability of clean air. It will have a massive impact on clean air & noise pollution which is already at dangerous levels.

2) We have always been informed that this area would never be able to be built on due to the massive amount of mining that was done during the last 150 years (Bridgewater Colliery 1865-1962) & up to 6 other mine shafts in the area.

3) The local area is already at breaking point as the infrastructure is not able to cope with existing traffic congestion & an additional bus stop on the busway will have zero impact on this. At present there are a number of occasions buses have passed me at Newearth Rd stop not to mention the lack of use for the park & ride under the motorway which rarely has more than 10 cars on it!

4) Wigan Council are aware of the major issues with the junction of Mossley Common Rd/A580 as they have already tried to improve it with such a good job, they had to reverse their plans back to original & there is no way this junction can be improved due to land restraints. Even my neighbour had a serious accident at this junction without all the additional traffic the existing & proposed plans would create.

5) There is already a lack of doctor's surgeries & schools within the area as they are all already full & even I as a local resident for over 30 years struggle to see a doctor if needed.

I live on what was a "Brown site" ie the REDACTED TEXT & there are a large number of these sites around the area that could be used for development so the number of houses required for residents could be shared instead of the impact & misery these proposals would have on all the local residents.

In conclusion there has got to be a better plan to share the burden of additional housing without placing it all in one location & totally strangling the area. There is insufficient infrastructure on ALL levels & it will have a detrimental effect on the surrounding area. Green belts must remain Green belts as there are a significant amount of Brown site options available.

This site must be removed from the Greater Manchester plan (Places for Everyone) & priority given to sites which do not have the constraints of this site.

It needs to be spread out as it is totally unfair for Mosley Common/Ellenbrook/Boothstown/Walkden & Worsley to bear this unreasonable proposal.

I am more than happy to attend any meeting where these plans are being discussed, to give my views & opinions as a local resident to any proposals going forward.

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.

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