

PART B -

Reference is made to the appropriate Policy/Appendix numbers in the Draft LDP.

Q1 The overall vision is to improve the quality of life for people living and working in the District and to provide the new homes, jobs and infrastructure required to meet identified needs and support the local economy, whilst protecting the District's heritage and environment.

Do you support the overall vision for the District set out in the Draft LDP? (please tick one box)

	Strongly Agree	Agree	No Opinion	Disagree	Strongly Disagree
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Q2 In order to ensure the LDP will meet the requirements set by Government, the Council has reviewed the amount of development required to meet identified housing and employment needs over the next 15 years. As a result, it has been necessary to increase the proposed number of new homes from 3,000 to 4,410 and to allocate 8.4 hectares of additional employment land.

Do you support the proposed level of growth in the District (Policy S2)? (please tick one box)

	Strongly Agree	Agree	No Opinion	Disagree	Strongly Disagree
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Q3 The main urban areas of Maldon, Heybridge and Burnham-on-Crouch are considered to be the most appropriate locations for new housing. Following consideration of alternative options which are detailed in the Draft LDP (Appendix 6), the following distribution is now proposed.

Do you support the proposed distribution of new housing (Policy S2)?

(please tick one box per line)

Settlement	Total number of dwellings	Strongly Agree	Agree	No Opinion	Disagree	Strongly Disagree
Maldon	1,830	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Heybridge	1,000	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Burnham-On-Crouch	450	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

If you disagree, is there an alternative distribution of new housing which you would prefer? [Please use **BLOCK CAPITALS**]

I WOULD PROPOSE BUILDING A NEW TOWN NN OF NDC AREA, CLOSER TO A12 + EMPLOYMENT OPPS OFFERED BY CHELMSFORD, COLCHESTER, BRENTWOOD, BASILDON + LONDON - ALL WITH MAINLINE STNS + SHORTER, SAFER, CHEAPER COMMUTER ROAD JOURNIES. 450 HOUSES IN BURNHAM AREA WITH 390 BUILT WITHIN 5 YRS WOULD CREATE UGLY URBAN SPRAWL LIKELY TO RUIN THIS ATTRACTIVE HISTORIC TOWN + DAMAGE ITS CHARACTER. I SUGGEST THE CAP SHOULD BE NO MORE THAN 200. IF IT IS TO BE 450, THEN BUILDING MUST BE EVENLY SPREAD OVER THE 15 YEAR PERIOD AT THE 3 EARMARKED SITES.

IT MAKES NO SENSE TO INCREASE THE UNPRODUCTIVE + UNEMPLOYED POPULATION IN A LOCATION THAT IS ALREADY NOT BEST SERVED BY COMMUTER TRANSPORT OR ESSENTIAL INFRASTRUCTURE SUCH AS MEDICAL PROVISION, SCHOOLS, HOSPITALS, AMBULANCE AND FIRE SERVICES, SEWERAGE HANDLING, FLOOD WATER CONTROL OR IN-TOWN PARKING. ADDITIONALLY, ACCESS BY ROAD TO BURNHAM ALREADY INVOLVES A POTENTIALLY HAZARDOUS DRIVE - ROADS ARE NARROW WITH MANY DANGEROUS BENDS + BLIND SPOTS - TO EXPECT HUNDREDS OF EXTRA CARS AS WELL AS VANS, LORRIES + TRUCKS NEEDED TO SERVICE 100'S OF EXTRA INHABITANTS - TO BE DRIVEN SAFELY ON THE B1010 AND SOUTHMINSTER + MALDON ROADS CARRIES A HIGH SAFETY RISK (LET ALONE SEVERE CONGESTION)

Q4 It is proposed to develop two Garden Suburbs in Maldon and Heybridge which will be comprehensively planned to ensure the provision of a mix of housing, community and educational facilities, open space and new transport provision.

	<i>Strongly Agree</i>	<i>Agree</i>	<i>No Opinion</i>	<i>Disagree</i>	<i>Strongly Disagree</i>
Do you agree with the proposals for development in Maldon and Heybridge (Policy S4)? <i>(please tick one box)</i>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Q5 The distribution of new housing in Burnham-on-Crouch has been reviewed in response to comments received during the last consultation. It is now proposed to distribute the new housing between three smaller sites instead of one large site.

	<i>Strongly Agree</i>	<i>Agree</i>	<i>No Opinion</i>	<i>Disagree</i>	<i>Strongly Disagree</i>
Do you support the strategy for housing development in Burnham-on-Crouch (Policy S6)? <i>(please tick one box)</i>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Q6 In response to comments made during the last consultation, the number of new dwellings to be accommodated in North Fambridge has been reduced from 300 to 75.

	<i>Strongly Agree</i>	<i>Agree</i>	<i>No Opinion</i>	<i>Disagree</i>	<i>Strongly Disagree</i>
Do you support the strategy for housing development in North Fambridge (Policy S7)? <i>(please tick one box)</i>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Q7 In order to provide for local housing needs and support local services, it is proposed to make provision for a total of 345 new dwellings in other rural villages in the District. A Rural Allocations Development Plan Document will be produced after completion of the LDP in consultation with local communities to identify appropriate sites for development.

	<i>Strongly Agree</i>	<i>Agree</i>	<i>No Opinion</i>	<i>Disagree</i>	<i>Strongly Disagree</i>
Do you support the strategy for housing development in other rural villages (Policy S7)? <i>(please tick one box)</i>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Q8 A policy has been included in the Draft LDP to ensure that the use or display of advertisements do not have an adverse impact on amenity and public safety.

	<i>Strongly Agree</i>	<i>Agree</i>	<i>No Opinion</i>	<i>Disagree</i>	<i>Strongly Disagree</i>
Do you agree with this approach (Policy D6)? <i>(please tick one box)</i>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Q9 The Draft LDP seeks to provide adequate land to promote employment development, job creation and to allow for the expansion of existing businesses.

	Strongly Agree	Agree	No Opinion	Disagree	Strongly Disagree
Do you support the proposals for new employment development in Maldon and the extension to the Burnham Business Park (Policy E1)? (please tick one box)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Q10 Increasing the supply of affordable housing is one of the Council's key priorities.

	Strongly Agree	Agree	No Opinion	Disagree	Strongly Disagree
Do you agree with the local requirements for affordable housing provision (Policy H1)? (please tick one box)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Q11 The Council is committed to working with our partners to improve healthcare facilities within the District

	Strongly Agree	Agree	No Opinion	Disagree	Strongly Disagree
Do you support development on an appropriate greenfield location at the edge of Maldon if it were to deliver a new Community Hospital or similar healthcare facilities (Policy I2)? (please tick one box)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Q12 Primrose Meadow is an area of green space situated off Mundon Road, Maldon

	Strongly Agree	Agree	No Opinion	Disagree	Strongly Disagree
Do you support the production of a Primrose Meadow Planning Brief to manage the future use of the site (Policy I3)? (please tick one box)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Q13 The Council has produced an updated Sustainability Appraisal to support the Draft LDP which is available on the Council's website. Do you have any comments on this? [Please use BLOCK CAPITALS]

CLEARLY IT IS IMPORTANT TO OFFER SUFFICIENT AFFORDABLE HOUSING BUT NOT TO ATTRACT ECONOMICALLY MARGINAL NEWCOMERS WITH NO REALISTIC JOB OPS OR AFFORDABLE, VIABLE COMMUTING TO AREAS WHERE THERE IS POTENTIAL EMPLOYMENT.

I UNDERSTAND BURHAM WEST DEVELOPERS PROPOSE DEMOLISHING RAMBURS FC TENURE COMPLEX AND FITHES + REBUILDING CLOSE BY. SINCE THIS FACILITY WAS ONLY BUILT 8 YEARS AGO, TO RELOCATE IT ON A GOOD AGRICULTURAL LAND IS A TOTALLY UNSUSTAINABLE, WASTEFUL PROPOSAL.

ALSO, WHAT HAS HAPPENED TO THE COASTAL ZONE SPECIAL LANDSCAPE AREA CLASSIFICATION? IT APPEARS TO HAVE BEEN REMOVED FROM THE BURHAM WEST SITE WITHOUT CONSULTATION. TO RUIN THIS GOOD, VERSATILE AGRICULTURAL LAND WITH ITS RICH HABITAT FOR MANY RARE SPECIES AND CONCRETE IT OVER FOR HOUSING IS BOTH UNDEMOCRATIC AND SENSELESS AND ENVIRONMENTALLY UNFRIENDLY.

Q14 Do you wish to comment on the Proposals Map or any other Policies in the Draft LDP?

Please enter here which Policy Number / Paragraph number you refer to

MANY

Please enter your comments in the box below [Please use **BLOCK CAPITALS**]

THE CURRENT PLAN IS COMPLETELY OUT OF DATE AS IT STILL SHOWS SITE MAPS FOR BURNHAM WITH THE SAME SIZE DEVELOPMENT ORIGINALLY PROPOSED WHEN THE NUMBER OF HOUSES WAS AT A MUCH BIGGER LEVEL. ITS SUBSEQUENTLY BEEN SUBSTANTIALLY DECREASED (EG BURNHAM WEST BY 60%). WE URGENTLY NEED TO SEE A PLAN SHOWING THE PROPOSED HOUSING AND EMPLOYMENT AREAS ONLY AND TO SIZE. ANY SUBSTANTIAL NUMBER OF NEW HOUSES ADDED TO OUR AREA WILL REQUIRE MANY IMPROVEMENTS TO ROADS, JUNCTIONS, SEWERAGE/SURFACE WATER DRAINAGE, MEDICAL + EDUCATION PROVISION BEFORE CONSTRUCTION IS COMMENCED.

MY MAIN CONCERN, WHATEVER IS PLANNED IS THAT YOU ARE SENSITIVE TO LOCAL COMMUNITIES WISHES AND BUILD ATTRACTIVE, ENERGY SAVING HOUSING APPROPRIATE TO CHARACTER OF BURNHAM WITH GOOD, SAFE ACCESS ROADS. ALSO ADEQUATE RESIDENTIAL PARKING, DRAINAGE, SEWERAGE HANDLING.

ZONING LAND FOR EMPLOYMENT PURPOSES DOES NOT MEAN IT WILL SUCCEED. WITH ITS ISOLATED LOCATION, BURNHAM HAS ALWAYS FOUND IT DIFFICULT TO COMPETE WITH OTHER BETTER CONNECTED AREAS. NB THE SINGLE TRACK CROUCH VALLEY RAIL LINE DOESNT EVEN CARRY GOODS TRAFFIC! THERE HAS BEEN A STEADY DECLINE IN BOTH SMALL + LARGE EMPLOYERS FROM DENGIE AREA MAINLY DRIVEN BY REMOTENESS OF LOCATION NOT LACK OF AVAILABLE WORKFORCE OR CORRECT ZONING.

Q15 If you wish to make any other comments on the Draft LDP, enter your comments in the box below [Please use **BLOCK CAPITALS**]

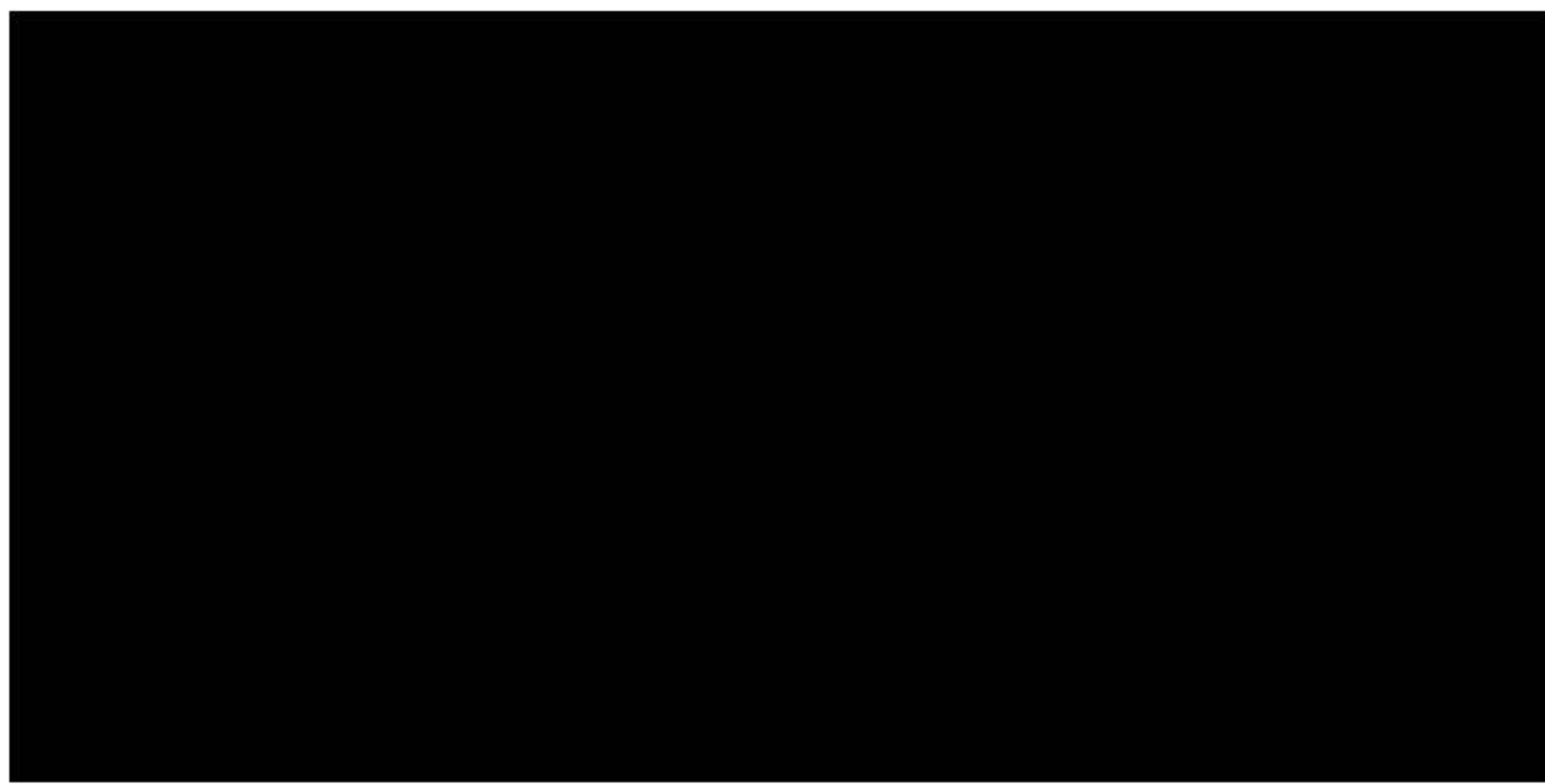
I FULLY SUPPORT ALL MOVES THAT WILL PROTECT BURNHAM'S HISTORICAL CENTRE, RIVERSIDE AND HIGH STREET RETAIL AREAS PLUS THE LOVELY UNSPOILED AREA FROM THE MALDON ROAD TO THE RIVER CROUCH AT CREEKSEA. THIS QUESTIONNAIRE IS DESIGNED IN A WAY THAT MAKES IT EXTREMELY DIFFICULT FOR LOCALS TO RESPOND ADEQUATELY - YOU NEED TO UNDERSTAND PLANNING POLICY/LANGUAGE + WADE THRU + COMPREHEND 150+ PAGES OF DOCUMENTATION ON YOUR WEBSITE. THE FORMAT + QUESTIONS WITH TICK BOX OPTIONS DRAMATICALLY OVERSIMPLIFIES WHAT IS A HIGHLY COMPLEX PROPOSAL. IF NOT CONTROLLED CAREFULLY AND THIS DEVELOPMENT HAPPENS - ANY BADLY PLANNED, QUICK-BUILD FOR PROFIT DEVELOPER-LED, POORLY DESIGNED HOUSING AND ALL THAT THIS ENTAILS - IT WILL EVENTUALLY DESTROY + SPOIL THIS LOVELY, HISTORIC, QUIET LITTLE TOWN. IT WILL GRADUALLY LOSE ALL ITS CHARM AND IN SO DOING, LOSE ITS ATTRACTION TO MUCH NEEDED + WELCOME VISITORS AND NEW RESIDENTS PREPARED TO CONTRIBUTE TO THE TOWN AND HELP MAINTAIN ITS STRONG COMMUNITY SPIRIT. ARE MDC IN A STRONG ENOUGH POSITION TO OVERSEE QUALITY CONTROL? DO YOU CARE ENOUGH?

Thank you for taking the time to complete this questionnaire. Your comments are important and will be fully considered. Please see Maldon District Council's website for future information about the progress of the LDP.

If you need further assistance please contact the Planning Policy Team by email at policy@maldon.gov.uk or by telephone on 01621 876202

This document can be made available on request in larger print, braille and audio and in languages other than English. To obtain a copy in an alternative format please contact the Planning Policy Team on 01621 876202.

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TO: MALDON DISTRICT COUNCIL

SUBJECT: DRAFT LOCAL DEVELOPMENT PLAN
PUBLIC CONSULTATION QUESTIONNAIRE

To everybody this may concern

I have completed your Public Consultation Questionnaire (see attached).

Firstly, I wish to say I believe that your questionnaire is designed in a way that makes it extremely difficult for us, local residents, to respond adequately. It requires a certain understanding of planning policy and its language and to wade through (and comprehend) over 150 pages of the documentation on your website. The format and questions with its tick box options dramatically over simplifies what is a highly complex proposal that will affect the future of all Burnham residents.

So I feel that a letter is also required to attempt cover just some of the points the Local Development Plan raises a little more fully. There simply isn't enough space in the blank boxes to begin to outline all the arguments that so many of us feel strongly about.

Alternative Distribution of the New Housing

I would urge you to reconsider your proposal of building on the three sites within the Burnham area and look at building a new town North West of the MDC area, closer to the A12 and employment opportunities offered by Chelmsford, Colchester, Brentwood, Basildon and London, all with mainline stations and shorter, cheaper and safer commuter road journeys.

To construct an extra 450 houses within the Burnham area with a possible 390 built within 5 years would create ugly urban sprawl that is likely to ruin this attractive historic town and severely damage its character, let alone stretch the infrastructure to breaking point.

However, if Burnham must have this extra housing, then I believe that it would be more sustainable to cap the number below 200. Furthermore, if you do approve the plan to build as many as 450, then, at the very least, the building of this many houses should be evenly spread over the 15 years at the three sites already earmarked.

It makes no sense to increase the unproductive and unemployed population in a location that is already not best served by commuter transport or essential infrastructure such as medical provision, schools, hospitals, ambulance and fire services, handling of sewerage, or in-town parking. Additionally, access by road to Burnham already involves a potentially hazardous drive – roads are narrow with many dangerous bends and blind spots – to expect hundreds of extra cars (and all the delivery/trade vans and lorries required to service the influx of potentially 1500 plus new residents), to be driven safely on the B1010 and Southminster and Maldon Roads carries a high safety risk. (Let alone severe congestion).

Sustainability

I understand that a sensible % of affordable extra housing in Burnham and the surrounding area is about 20%; if there are too few then many young people are forced to move away; if there are too many, there is a risk of attracting economically marginal newcomers with no realistic job opportunities or affordable, viable commuting to areas where there is potential employment. Surely there is a danger of overstressing the budgets of the local authority?

I gather that Burnham West developers propose demolishing the Ramblers FC Ten Acre complex and pitches and rebuilding close by. Since this excellent amenity was only built 8 years ago, to relocate it on perfectly good agricultural land is a totally unsustainable, wasteful proposal.

I am interested in learning what happened to the Coastal Zone Special Landscape Area Classification which appears to have been removed from the Burnham West Site without consultation. To ruin this good, versatile agricultural land with its rich habitat for many rare species and concrete it over for housing is both undemocratic and senseless.

Proposals Map/Other Policies in the Draft LDP

The current draft plan is completely out of date as it still shows site maps for Burnham with the same huge development originally proposed when the number houses was at a level that has subsequently been substantially decreased. (E.g. Burnham West by 60%) We now need to see a plan that shows solely the proposed current housing (Maximum 450) and employment areas, to size. Any substantial number of new housing added to our area will require many improvements to roads, junctions, handling of sewerage, surface water drainage, (particularly when there is storm flooding), medical and education provision, before construction is commenced.

One of the main concerns is that whatever MDC or its developers plan, the MDC remain sensitive to the local communities wishes and ensure that attractive, energy saving houses (appropriate for the character of the Burnham area) are built with good, safe access roads (for cars, vans, trucks and emergency vehicles) and that adequate residential parking is provided as well as good drainage (including coping with storm water) and adequate, cost effective handling of sewage. Similarly, employment sites must have adequate employee parking and sufficient essential services.

Zoning land for employment purposes does not necessarily mean that this will work. With its isolated location, Burnham has always found it very difficult to compete with other better connected areas. For instance, the single track Crouch Valley Rail Line doesn't even carry goods traffic. There has been a steady decline in small and large employers from the Dengie area mainly driven by the remoteness of the location not a lack of an available work force. Changes to employment zoning will not materially affect the problem.

Other Comments:

I fully support all moves that will protect Burnham's historical centre, riverside and high street retail areas as well as the lovely unspoiled area from the Maldon Road leading to the Crouch at Creeksea .

I feel there are some serious infrastructure constraints that have not been addressed. Safety on access roads to Burnham will be seriously compromised by the new increased levels of traffic including cars, delivery vans and lorries created by 450 new dwellings (A possibility of an additional 1200 - 1500 residents).

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Regarding the plans to change certain road junctions, I am particularly upset that there is a proposal to build a mini-roundabout on the Maldon Road/Station Road junction and cut down a beautiful old tree. It is not clear how residents living on Station Road would ever access that Road safely, the current arrangement of roads works well with cars patiently queuing until the way ahead is clear – a mini-roundabout there would, in my opinion, cause some confusion on right of way and present an additional problem rather than solving one. This old tree should be preserved at all costs whatever transpires as it adds to the appeal of Burnham as a pleasant, small town preserved from unwanted urban sprawl.

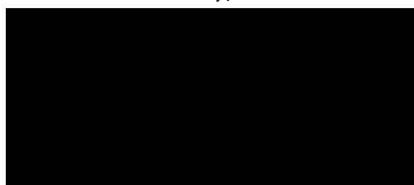
If the current plan should go ahead (450 houses for Burnham), it will eventually bring with it, especially to Burnham town centre, the nightmare of high levels of traffic with the inevitable and unwelcome parking controls and chronic shortage of parking spaces.

But above all, if not controlled carefully, and badly planned, quick-build for profit, developer-led housing is allowed to be constructed that is poorly designed using unsympathetic materials such as ugly cheap, bright red bricks and tiles; cheap plastic windows and doors; box shaped, bland retail outlets that are allowed to use brash brightly coloured or neon signage – it will eventually destroy this lovely, historic, quiet and unspoiled little town. It will gradually lose all its charm and in so doing may also lose its attraction to visitors and those new residents prepared to contribute to the town and maintain its community spirit.

Can you guarantee you will be able to tightly control the design and quality of the proposed development?

Do you care enough about aesthetics and design to ensure that inappropriate and poor quality building does not happen? Who does finally make the decisions about the building design, landscaping, road signs, and so on? How do we residents ensure that Burnham is not made to look like so many of the grim, unimaginative modern developments that we all dread, known as 'urban sprawl'?

Yours sincerely,

A large black rectangular redaction box covering the signature area.