

Mr & Mrs Fisher

Deputation on P/24/1159/FP Bush Mug House, Walpole Lane, Swanwick

The proposed site is of 2 gardens sloping southwards towards woodland (which is not part of the proposed site) and a stream. This has been the general characteristic of most of the houses on Walpole Lane for years until the recent granting of permission for Woodland Vale immediately to the west of the proposed site.

Prior to the Woodland Vale development you would not have been able to argue that the proposed development was in fitting with the area. This development may be in fitting with Woodland Vale (still under construction), but it is not in fitting with *anything* to the East – it is incongruous. The prevailing character and appearance of the area is NOT that of Woodland Vale, it is that which has been longstanding - one of an open and rural nature, woodlands and a diversity of wildlife.

If permission is granted for this non-essential development, partly on the basis of Woodland Vale setting a dangerous new precedent for the character of the area, presumably permission could be granted to successive proposals to the East along Walpole Lane and Swanwick Lane in the future, using the same argument repeatedly. Eventually the entire landscape and character of the area would no longer be one of countryside but one of multiple housing developments. The development **will** have a significant impact on the surrounding and prevailing character of the area. Aren't Woodland Vale and The Brickworks enough? Where/when will the line be drawn?

Your report states that "There would be a Biodiversity Landscape Buffer located to the rear of the application site, this would be located within the existing wooded area." The buffer as it is shown on the site plan does not even exist, there is no existing wooded area before the stream, just open grassland.

With regards to noise and disturbance, the proposed restrictions on times of works will be of no assistance to homeworkers.

There is also the increase in traffic that will be caused by this proposed development combined with that of Woodland Vale and The Brickworks. Swanwick Lane is already often gridlocked during the rush hours.

Entry and exit from Walpole Lane is already precarious due to the immediate bend in the road to the right. Further traffic in and out of Walpole Lane and on Swanwick Lane from Woodland Vale and The Brickworks will worsen matters on this tricky 25mph section of Swanwick Lane.