

From: [REDACTED]
Sent: 03 December 2019 09:20
To: _WEB_Local Plan
Subject: Berkeley/Sharpness proposals

Follow Up Flag: Follow up
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Local Plan Review team,

After careful consideration I would like you to establish the following facts before agreeing to the immense number of properties suggested (5000).

First of all I am in agreement that some regeneration is required.

1, The persimmon housing are failing to sell due to poor quality, they are not designed appropriately for families small or large. They are not inkeeping with the properties in Berkeley and the surrounding areas this I feel very strongly about. (The house build project in Thornbury is of far better quality and beautifully spaced and fit for purpose families and single people).

People of Berkeley need to have a say on the building specification as cheap looking housing creates social problems and depreciates the housing market already in this area.

2, Network rail link, this cannot be a factor when building houses as they are not speedy, direct links and will be costly this will not provide a solution to reduce cars.

If you wish to reduce travel in Berkeley, build a Morrisons (as they buy locally and employ locally) a leisure center (active life), provide more free parking, restaurants, shops off all description so people have less distance to travel. I work in Bristol and need my car to travel to all the hospitals in Bristol. Park and ride would be more appropriate.

3, Number of houses, 5000 this would make Berkeley bigger than Tewkesbury, Bishops Cleeve and similar in size to Bradley Stoke!! think of the road links into both, dual carriage ways, our roads are struggling now with pot holes which look more like a patchwork quilt.

We are struggling with the doctors now, we have no dentist. This infrastructure needs to be in place first to make Berkeley more inviting to move too, we already need more primary schools or high school we have 1 choice now which is Rednock, this too will soon be oversubscribed due to the new builds in the area.

Direct route regular buses are needed to get to Cities/Towns these being Gloucester/Cheltenham/Bristol/Stroud/Wotton/Thornbury.

My understanding is regulation 106 the council have to ensure roads are modified but they do not have to provide better transport this must be a condition of the development.

4, Bridal ways we have 177 horse riders which use the farm lands and bridal ways when thinking about the structure this needs to be taking into consideration. Dog walkers are there going to be no green spaces to walk our dogs freely and safely off lead? Cycle lanes for children and adults to get to and from school safely, the road are dangerous and the lighting is poor, cycle lanes need to be in place as a priority.

5, Severn Estuary embankment, please speak to WWT as they are protecting and doing lots of work here and providing NFS (national flood system defence).

6, What is the guarantee that the pictures the development are showing will look like this once the development is complete, we need more trees and the housing which are already here need protecting views to farm land etc.... needs to be replaced with greenbelt and trees. These people did not buy houses in a rural area only to be placed in the middle of a housing estate, what compensation will you be doing for these directly affected in terms of views and financially on their property?

I would like to see a proper developers plan with roads highlighted and houses laid out before I can agree to more than 2500 houses, I would like to see a supermarket on a smaller scale and a leisure center these will improve to salability of the area to new comers to Berkeley.

I would like you to consider the development of the A38 corridor for housing both sides from Berkeley up to Slimbridge area, this would have less impact directly on the rural communities and views, easier access and road already in place.

I would like to know exact timescales of building and the roads modified first.

I look forward to the next meeting in hope of seeing some answers to the above.

Kind Regards

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