

From: [REDACTED]
Sent: 06 September 2018 21:42
To: pmods22
Cc: edward.lee@jpress.co.uk; john.deehan@jpress.co.uk; chris.daggett@jpress.co.uk; evansn@parliament.uk
Subject: OBJECTION - Three New Sites Identified for Development

To whom it may concern...

Dear Madam/Sir,

I read with dismay last week, that three new sites, not originally earmarked for development in the borough council's blueprint for housing, have now been put forward (Clitheroe Advertiser and Times, August 16 2018).

I'm not sure what upsets me the most: maybe the seemingly unending urge by government to build on as many of our green spaces as possible; perhaps the speed at which land owners and developers are willing to cash in on the perceived need for new housing; or possibly the total lack of infrastructure development to help accommodate all the thousands more families who are going to live in the Ribble Valley (and in particular in Whalley and Clitheroe).

In any case, why on earth are we even contemplating a further 180 houses on top of the 2500 plus that are already in the pipeline.

Once upon a time houses were built to service a local need, for instance when a local employer expanded their workforce, or a new industry started up locally. I struggle to see any such need in the Ribble Valley, which means that the bulk of people buying and renting these houses are going to commute to work. Where are the much improved roads and railways that these thousands more commuters will clearly need?

The schools in the Ribble Valley are exceptional in quality, and also exceptionally full (I should know, having taught at Brookside CP School from 1996-2003), and having watched my son and friends' children struggle with over-subscribed classes for years. The situation can only be getting worse, and there is no sign of any significant building work on any of the school sites. There is undoubtedly a strong case for at least a new secondary school and a couple of primary schools in the Clitheroe/Whalley area. As far as I know, the only hint has been that the enormous Standen development has a space for a primary school...but no commitment to build one!

Our Health Centre is brilliant, and is staffed by an unbelievably dedicated group of highly motivated professionals...but there are limits to what can be achieved without significantly enlarging the facilities and staff. Why should an excellent service be allowed to become mediocre simply because government is not prepared to accept that if you insist in building thousands of new homes, thus expanding the local population considerably, there should be a corresponding plan to expand services, and spend government money on those services? Let's face it, all these developments bring in vast sums to central and local government in terms of stamp duty on house sales, tax paid by workers, council tax paid by householders etc etc etc. This money should be used to improve local services.

There is absolutely no doubt our residents benefit in terms of health and well-being from the fact that Clitheroe, Barrow and Whalley have green spaces between them, and within their boundaries. These spaces are being rapidly eradicated, and that can only be detrimental to the local population's health. Please don't let central (or local) government dictate that we should lose even more of our green spaces.

I notice that Councillor Ken Hind has suggested that members of the public should express their concerns, hence this letter. He also states that under the new National Planning Policy Framework, the number of new houses needed

per year in Ribble Valley could drop from 280 to 172...that's 38% less...which begs the question, why on earth are we considering even more green field sites for building? Surely the existing earmarked sites will fulfil any perceived (even if unexplainable) need for the foreseeable future. It looks to me that the existing sites should be adequate for at least 15 years...if not more.

Hopefully new schools, expanded health services, better road links, and better public transport will manage to be built over those 15 years, keeping the Ribble Valley a pleasant and beautiful place in which to live and work. And there's no need for even more developments.

So...I ask you as representatives of the local population to stand up and fight for our towns and villages, and our green spaces...after all, once they've gone, they've gone!

With kind regards,

A large black rectangular redaction box covering the signature and name of the sender.