

## Letter of representation

Caroline Cox [REDACTED]

**Sent:** 29 July 2015 19:10

**To:** Planning Policy

**Fishers Vane  
Hook Heath Road  
Woking  
GU22 0QF**

29 July 2015

Dear Sirs,

**Re: Woking 2027 DPD Consultation and in particular to site references:**

*GB10 (Land to the north east of Saunders Lane, between Saunders Lane and Hook Hill Lane, Mayford GU22 0NN)*

*GB11 (Land to the north west of Saunders Lane, Mayford, GU22 0NN)*

*GB14 (Land adjacent to Hook Hill Lane, Hook Heath, GU22 0PS)*

I am writing to register my objection to the removal of areas GB10, GB11 and GB14 from the green belt and to proposals to build houses on parcels GB10 and GB11 post 2027.

My reasons for objecting are:

**Urban sprawl will be increased**

The purpose of the green belt is to prevent urban sprawl and to maintain the open spaces between individual towns and villages. The current proposals to build on so much of the open land that separates Hook Heath from Mayford and Mayford from Woking do just the opposite.

**No exceptional circumstances demonstrated for 1200 houses**

National planning policy allows the release of land from the Green Belt only in exceptional circumstances.

The Woking Core Strategy requires Woking Borough Council (WBC) to find sites in the Green Belt for 550 homes in the period 2022-2027, but WBC has gone further than required by identifying sites for an additional 1200 homes in the period 2027-2040.

WBC has not demonstrated any exceptional need for 1200 houses, or indeed any other number, in the Green Belt around Woking post 2027.

**No proximity to a Local Centre**

The Green Belt Review recommended these sites on the basis of proximity to a "Local Centre".

However, other than a nearby Post Office and barbers, there is no supporting infrastructure in the form of shops, doctors, dentists, medical facilities, or schools. Residents living in these major developments will be isolated unless they have a vehicle.

**Poor infrastructure**

The Green Belt Review recommended Mayford on the basis of the ease of access to Woking Town Centre, stating that it takes 7 minutes to travel from Mayford to Woking. The report acknowledged that this was estimated using Google Maps timings. At peak hours the actual travel time can be over half an hour

Mayford has a very poor road network. Roads are narrow and most are unlit at night with few pedestrian footpaths. Traffic is gridlocked in the Village at peak hours.

Yours faithfully

Caroline

Caroline Cox

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