

Woking 2027 DPD Consultation *re sent*****

Ellen Funnell [REDACTED]

Sent: 24 July 2015 16:20

To: Planning Policy; [REDACTED]

apologies my last email was corrupted, please read this one instead

Dr Ellen Funnell

19 Saunders Lane,

Mayford,

Surrey,

GU22 0NN

Email: [REDACTED]

Telephone: [REDACTED]

Dear Sirs,

Regarding: Woking 2027 DPD Consultation

My husband and I moved into Saunders Lane, Mayford in 2013, from London as we wanted a semirural village where we could start a family. For the past 2 years we have thrived in Mayford enjoying the tranquillity and space that it offers by being surrounded by greenbelt. We are extremely saddened and against the proposals impacting Mayford and its green belt.

Please find detailed below my objections to the specific site references that I am concerned about:

Site References:

- GB8 (Nursery land adjacent to Egley Road)
- GB9 (Woking Garden Centre, Egley Road)
- GB10 (Land to the north east of Saunders Lane, between Saunders Lane and Hook Hill Lane)
- GB11 (Land to the north west of Saunders Lane)

In order to minimise duplicate I have grouped the above site references (and my objections regarding them together). I **strongly object** to the proposal for housing on all of the above sites;

Government policy states that the greenbelt should only be built on in "exceptional circumstances". I haven't seen anything to prove that this is the case or that alternatives have been exhausted. The Mayford greenbelt is essential in separating, Woking, Mayford and Guildford. The purpose of greenbelt is to "prevent neighbouring towns from merging into one another", the Mayford greenbelt is the only thing separating Mayford and Woking. Removal of the greenbelt would result in Mayford becoming a suburb of Woking.

The plans will have a severe impact on infrastructure. There are two single lane bridges (Smarts Heath Road and Hook Hill Lane) encompassed by the plans which already cause issues at peak times and will struggle to handle additional traffic. I already dread the short drive to Woking due to predictable traffic jams. I commute through Woking every day and the Egley road is already heavy with traffic.

My husband uses Worplesdon train station every weekday which is struggling with the number of commuters using it already. The single road tunnel on Prey Heath will become a bottle neck, often the car park is full and the 7:40 and 7:50 trains which my husband gets are always filled to capacity will people standing down the carriage isles.

Mayford does not have the local amenities to support such aggressive plans.

Not only will the wildlife in the developed areas be wiped out, but also there will be increased risk to wildlife in our protected Heaths (Smarts Heath and Prey Heath) due to the proximity of the development. We regularly walk in the greenbelt land, which provides great environment for all those that live near it.

Land North of Saunders Lane includes "Escarpments and Rising Ground of Landscape Importance" (1999 Local Plan Policy NE7 –referred to as CS24 in the Woking 2027 submission) and therefore should not be considered for development.

Site Reference:

- GB7 (Ten Acre Farm, Smarts Heath Road)

I **strongly object** to the proposal to increase the number of Traveller Pitches on this land.

Currently, Woking's Traveller sites are concentrated in one part of the Borough – Hatchington, Burdenshott Road (one mile from Ten Acre Farm), Ten Acre Farm, Mayford, and Brookwood Lye (three miles from Ten Acre Farm). Mayford already provides a major contribution towards the Traveller Community. There is no justification for further expansion in Mayford.

Additionally, Ten Acre farm is adjacent to Smarts Heath Common, an SSSI, used by residents of Mayford for leisure purposes. Any increase in the present Traveller site of five caravans at 10 Acre Farm would decrease the visual amenity and character of the area and also increase risk to wildlife due to increased number of domestic animals in close proximity.

Removing Mayford's greenbelt is not the only option that you have so please reconsider your plans. In October 2014 the government advised councils to protect our green belt land. The current plans will have a devastating effect on Mayford as a village.

Please also refer to the response by the Mayford Village Society who I am happy also to represent my views

Yours sincerely,

Ellen Funnell