

# Site Allocations DPD consultation online questionnaire.

## About This Form

This is the online form which you can use to give us your comments on the draft Site Allocations development plan document (DPD). The public consultation documents are available at [Woking2027 website](#).

The public consultation is open from **Thursday 18 June to Friday 31 July 2015**. Unfortunately we cannot accept responses received after 5pm on the closing date.

You can let us have your comments in a number of ways:

- 1. Use this online questionnaire – instructions are set out below.
- 2. Complete a downloadable / printable questionnaire and return this either by email to [planning.policy@woking.gov.uk](mailto:planning.policy@woking.gov.uk) or by post to the Planning Policy team, Woking Borough Council, Civic Offices, Gloucester Square, Woking, Surrey, GU21 6YL.
- 3. Complete the comments form accompanying the online Site Allocations interactive map (see [www.woking2027.info](http://www.woking2027.info)).
- 4. You can also register your comments with the Planning Policy Team at one of our public consultation events (see [www.woking2027.info](http://www.woking2027.info))

If you have any questions about completing this form please contact the Planning Policy team by email on [planning.policy@woking.gov.uk](mailto:planning.policy@woking.gov.uk) or telephone on 01483 743871.

## Mandatory Fields

This questionnaire will ask you for your views on the various consultation documents: the draft Site Allocations document, the Sustainability Appraisal and the Habitats Regulations Assessment. If you have no comments on any one of these, simply choose 'next' to move to the next page of the questionnaire.

You can also suggest a new potential development site or make a general comment (not specific to any one of the consultation documents).

Some fields are mandatory, so must be completed. They are marked with a red asterisk.

Please note we are unable to accept anonymous responses.

You must complete all the form in one session, no information will be saved. If a form is half completed and closed, you will need to start again.

## Data Protection

Please be aware that representations received by the Council will be made publicly available.

The Council may also use this information within the Council to exercise functions of a public nature in the public interest.

## Contact Details

Title*	Miss
First name*	Taylor
Surname*	Kiefer
House name and/or number	Heatherfield
TownYou can overwrite the default "Woking" text in this field.*	West Byfleet
County*	Surrey
Post code*	KT146PL
Email address*	
Street*	Dartnell Ave
Telephone number	
Locality	
Please select your status or that of any party your are representing	<input checked="" type="checkbox"/> Resident of Woking Borough <input type="checkbox"/> Someone who works in Woking Borough <input type="checkbox"/> Someone who visits Woking Borough <input type="checkbox"/> Someone representing a group or organisation <input type="checkbox"/> Owner of land in Woking Borough <input type="checkbox"/> Planning / Land agent <input type="checkbox"/> Developer <input type="checkbox"/> Other (please specify)

Please note that everyone responding to this consultation will be notified of future Woking Borough planning policy consultations. If you would prefer not to be contacted in the future, please tick this box

## Your views on the Site Allocations document

This section is for providing comments regarding the Draft Site Allocations DPD. Please provide as much detail as possible, for example the page or paragraph numbers to which your comment relates and explain any changes you consider should be made to the document.

This section can also be used to suggest a new potential development site to the Council (please state the full site address and contact details for the landowner(s) in your comments).

Site allocations	Site GB15 Land surrounding West Hall West Byfleet
Would you like to	Objecting
Please give us your comment	TRANSPORT: In terms of the development proposed at West Hall the increased traffic (and associated environmental/social hazards) renders this development inadequate to meet the sustainable development set out by the Core Strategy document. The measurement system used in the Green Belt Sensitivity Transport Report to model increased traffic use is appalling. Not only is it modeled for just one of the peak driving times - the numbers quoted for cars 'in and out' is hugely underestimated. So an overhaul of the Transport Assessment procedure with public consultation is advised. Also further integration of the sites needs to be addressed - Sensitivity Transport Report takes Broadoaks and West Hall as separate entities but the increased traffic from both sites is going to impact the same local infrastructure.  I am very weary of the so-called 'cycle and pedestrian routes' mentioned very frequently within the document

for the West Byfleet area. Unless in the Town Centre there are no pedestrian crossings (PLEASE NOTE: adding these crossing will further exacerbate the traffic concerns mentioned above) for the stretch of Parvis Road that both West Hall and Broadoaks site allocations are on. And cycle routes are non-existent - in fact there have been a number of cyclists' deaths over the years on Parvis Road. Where is the assessment of these so-called 'cycle and pedestrian routes'? And what is intended to be done to create this - since widening the road is not an option. Looking at the big picture you will have stop and go traffic, hugely increasing the noise and air pollution for local pedestrians, cyclists and the newly appointed SANG in the area, completely making the appointment of the SANG redundant and greatly endangering the population you are encouraging to travel sustainably.

ENVIRONMENTAL: Firstly, surface flooding in the area has been identified as a risk and then promptly brushed off. This is a major issue - may I remind you of the Winter of 13/14 and how the local government would be treated. Mitigation measures must be put in place to help reduce the risk (and normally excuses are made to why they cannot be implemented) but this will not remove the risk.

I am baffled that the M25 air quality is not included for West Hall - the more green land you remove the less pollutants are absorbed by the surrounding plants, therefore, there will be more pollutants and residents much closer. Accompanying this car park scenario is the further degradation of the already poor air quality resulting from the M25. Why WBC does not feel that this health threat merits a survey to quantify the risk is puzzling. Perhaps they already know how bad the result would be.

The biodiversity implications are devastating the areas which have been promised to be left will suffer from the edge-effect and increased pollution. I feel I should not have to mention the benefits of local ecosystems and biodiversity for the area.

Information provided by WBC have stated that there is a caveat placed on the land owner of West Hall, that he may not sell unless 592 dwellings were built on the land. Based on the Draft Site Allocations DPD Draft Sustainability Appraisal Executive Summary there are 500 dwellings that need to be built on greenbelt. To propose that more than this amount be put in one spot that has zero capacity to accommodate it makes no sense. The burden should fall equally on all residents.

I am struggling with how the Borough are meeting their Sustainable Development needs when the increased residents and associated traffic congestion are leading to increased pressure on an already stretched local healthcare, an increase in noise and air pollution and a poor substitute in a SANG for lost Green Belt land.

There needs to be proof that the appropriate authorities can show demonstrably adequate mitigating measures that will offset the unreasonably onerous burdens can be implemented - leaving this to developers to propose when it is vital to the well-being of borough residents is disingenuous on the part of those that are being paid to consider all alternatives and treat all borough residents with equanimity.

I strongly object to the proposed development at this site as it is not what is strategically mentioned in the DPD Plan and cannot be achieved sustainably - and is

this not the major point - sustainable development?

Proposed modifications - Please explain what changes you consider should be made (for example, to the text, to the site boundary)

If you would like to comment on another part of the consultation document, please select the 'Add' button below'

## Sustainability Appraisal Report

Sustainability Appraisal has been undertaken to consider the likely significant effects that the draft Site Allocations development plan document (DPD) might have on the Borough in environmental, economic and social terms.

Section of the Sustainability Appraisal

SA Tables Green Belt sites

Would you like to  
Please explain your comments

Objecting

The measurements used to identify the sustainability problems are completely out of date or non-existent. This is unacceptable. There also needs to be future modelling to predict what are the implications when all the sites have been developed. The integration of the entire SA is very poor, an example includes that in the overall measurement of sustainability it shows there has been no reduction in car use and also private car use will be used but in the site specific tables you ensure vehicle emissions will be reduced. When reading the document I do not feel confident of the truth being portrayed as, for example, I can witness to there being no cycle route in West Bylfeet, but the SA mentions the availability of one.

The mitigation measures are not measures they are assessments, so you are asking developers to look at how bad this is going to be but not proving to the public that you have any ideas of how to fix it. How can we be confident you are going to provide what is written in this document when the most important aspect is not a requirement - the mitigation techniques?

Proposed modifications - please explain what changes you consider should be made, if any

If you would like to comment on another part of the consultation document, please select the 'Add' button below.

### General comment or suggest a new site

This section is for general comment not covered by the previous pages.

Any other comments

Overall the information provided has been mixed - at a local meeting huge implications were discussed e.g. 592 caveat for West Hall that are not set out anywhere and not agreed by all WBC employees. There needs to be consistency and more transparency.

## Thank you for taking the time to respond.

You have reached the end of this questionnaire. Please ensure that you have completed all the relevant fields.

If you wish to review all the information you have supplied click on the **Review** button.

If you wish to change some of the information you have entered click on the **Previous** button to get back to the relevant page.

If you wish to discard the information you have entered click on the **Cancel** button.

When you are happy with the information you have supplied click on the **Submit** button.

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## What will happen next?

When you click the submit button, the information you have provided will be submitted to the Council as a formal

response to the consultation. A copy will also be sent to the email address you have provided, for your records. Please note that responses will not be individually acknowledged.

After 5pm on 31 July 2015, all of the responses will be analysed. We will compile the results of the consultation and will update the Site Allocations document before asking for your views again. After that, the final Site Allocations document will be submitted to the Government for its consideration at an independent Examination.

The Council provides updates on the progress of this and other planning policy documents to those who have responded to a previous consultation and /or have expressed an interest to be kept informed. We also keep our local plan website [Woking2027](#) up to date with the latest information.