

Objection to proposal to develop 400+ houses in Upshot Lane Pyrford

Sachak, Akeel [REDACTED]

Sent: 26 July 2015 21:47

To: Planning Policy

Cc: [REDACTED] Joy Sachak [REDACTED]

Dear Sir

I understand Woking BC have announced proposals for meeting housing requirements in the period 2015-2040 and two Pyrford fields, either side of Upshot Lane, are earmarked for 423 new houses in the 2027 - 2040 timeframe. I would like to register my strong objection to this development which would blight land in the current Green Belt and endanger heritage views from the Pyrford Escarpment to the North Downs. Additionally one of the fields was not recommended as appropriate for use by the councils' own planning consultants, PBA, in the Green Belt Review published late in 2014.

The nature of the village and the surrounding green landscape is very dear to the majority of residents and why many of us came to live here, in the first place. In addition the draft Neighbourhood Plan has just achieved a 98.2% agreement rating in our own local consultation and reflects a great deal of community concern about the state of the local road infrastructure suggesting that, with the West Byfleet and Wisley development proposals, we could soon live in a state of permanent gridlock!

I understand the Borough have ignored the PNF's letters raising concerns about the Green Belt Review and their advisers attempts to address the Borough Executive were repulsed with the Executive proceeding to take the decision to publish the DPD apparently without reviewing valid representations. Moreover, the Borough have substantially departed from their own independent advisers, Peter Brett Associates, recommendations concerning Pyrford. I find all this very disturbing.

I believe Pyrford's charm and character are important and that maintaining the natural landscape and views as well as footpaths are important. Pyrford is unique in Woking Borough in enjoying its relatively unspoilt countryside and we believe this forms an asset for the entire borough which should be sustained and this development would compromise this asset.

Pyrford is unique in the Borough for its well-maintained historic buildings such as my own property and conservation areas. Heritage assets are highly valued nationally. Removal of Green Belt status from the 2 threatened fields could cause irreparable damage to these assets.

Pyrford is already congested during the day around the central village area. The imposition of 433 new houses would be likely to increase congestion and perhaps result in gridlock.

Moreover, the facilities simply don't exist locally to support a development of this scale with nursery, pre-school and primary schooling at capacity with existing demand.

Our Village is a community where people want to live and much of this revolves about the pleasant environment. Safety is of paramount importance and the character of the village and its wide blend of facilities is something which once destroyed cannot readily be re-created. A wholesale change to the character of the village by adding 433 new houses is not appropriate and I believe entirely the wrong local housing solution.

Yours faithfully

Akeel Sachak

The Old House

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