

Prosser, Barbara

From: Jon Harvey |
Sent: 06 April 2010 16:23
To: Prosser, Barbara
Cc:
Subject: LDP Representations E169/E170

Follow Up Flag: Follow up
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I am forwarding this brief synopsis on behalf of Mr D S Jarvis in respect of his objections to the plan.

Dear Ms Prosser

I write in regard to your request for a brief summary of my objections to the proposed plan. I have already requested to be heard at the hearing and have received my time slot on the 10th May (12 noon) and only provide this statement as an outline of my current position as regards the Plans soundness in the light of the evidence to date.

I believe the Council's evidence on proposed housing numbers requires exploration at the Hearing. I believe that this falls considerably short of the numbers the Welsh Assembly advise as being required to be delivered to maintain a robust supply of housing. Similarly I consider the numbers proposed to be generated by the allocated sites are optimistic in both their density and delivery timescale. These are based on historic build rates and densities which during the boom years saw a proliferation of apartment developments and hence skewed the figures. It is my assertion that the numbers cannot be delivered on the sites allocated and most definitely not in the timescale considered.

I will make further reference at my hearing in respect of highway and ecology matters which were considered to be reasons to discount the site from the proposed housing numbers. Suffice to say the site has no ecological merit and by virtue of its industrial past could lead to contamination of other areas.

I feel it again important to highlight the 'fall back' provision of this site which already benefits from a planning permission for use as a Scrap Yard which I'm advised could be reinstated at any point. And therefore would need clarification as to whether this was adequately considered in the shortlisting process.

I look forward to my opportunity to discuss my concerns with the inspector.

Yours faithfully

Mr D S Jarvis