

## Alexander Gunyon

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**From:** Chikako Takai [REDACTED]  
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Name: Chikako Takai  
[REDACTED]

Responding as a former District resident and current District Visitor

Dear Sit, Madam

My comments are in relation to Chapters 1, 2, 5 and 6 of the Draft Local Plan and in particular to policy C12 of Chapter 2.

My objection to the Plan revolves around the proposed construction of a new town with 2000 residences on prime agricultural terrain that is vitally crucial for local biodiversity and shares an ecological habitat with ancient woodlands.

Brownfield sites within the District boundaries should be prioritised for developments of this substantial scale before any consideration of paving over the rural countryside. In instances where that is not feasible on a large-scale basis, the Council ought to urgently petition for an exemption from housing targets mandated by the Central Government, grounded in the district's exceptional abundance of rich natural assets and heritage. By hastily advancing the C12 proposal, the Council is acting in direct contravention of their own established policies, putting forth a unjustified case in a manner that patently indicates it has been expedited through at the eleventh hour with inadequate forethought and preparation.

The presence of rare species like the Lesser Spotted Woodpecker and Nightingale attracts eco-tourists. Their habitat's destruction would negatively impact local tourism economies.

The planned dense town will disturb the natural geology, leading to ineffective water drainage and adverse outcomes for the area's ecological health.

Should the students be dispersed to adjacent schools, it is reasonable to anticipate that property values in the vicinity will experience a significant decline because of a disruption in the way students and their parents reach the new schools, resulting in extended commuting times and heightened levels of stress.

Modifying Rough Common Road to accommodate huge construction lorries and high commuter traffic volumes endangers the tranquility, well-being, and property of this weight-restricted community.

The road construction would lead to environmental degradation, destroying habitats and increasing pollution, while also diminishing the recreational value of the bridleway used by cyclists and walkers, thus undermining the area's natural appeal.

Your sincerely,

Chikako Takai (Ms), MA ACA

