

Alexander Gunyon

From: Dan Cudby [REDACTED]
Sent: 02 June 2024 16:14
To: Consultations
Subject: Canterbury Local Plan 2040 consultation response.

Categories: Blue category

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Please note my following email is in response to **'Policy R5 – Bread and Cheese Field'**

My name:
Daniel Cudby.

Resident at:
[REDACTED]

For you record, please note that I, Daniel Cudby am vehemently opposed to the inclusion of our historic Bread and Cheese Field (Policy R5) as a Strategic Site for housing development in the draft Canterbury District Local Plan 2040.

I have objections as follows:

1. OBJECTION - I object to the incorrect definition of the Westbere settlement.

The Westbere settlement has been incorrectly defined, excluding 19 homes. 18 of these houses are in Bushy Hill Road, representing 15% of the village – these excluded homes and the villagers living within, are part of Westbere and must be included in the Westbere settlement boundary.

Consider the very definition of Settlement boundaries (section 5) in the Development Topic Paper (2024) clause 5.4 that states boundaries are drawn in line with the existing built form of the settlements – and yet 19 Westbere homes, that have been here for decades and are very much part of the village, have all been excluded from the settlement. Please consult all about how they feel about the exclusion.

2. OBJECTION - I object to the inclusion of Policy R5 (The Bread and Cheese Field) as a Strategic Site for housing development.

Because of the poorly defined Westbere settlement boundary, the inclusion of Policy R5 (The Bread and Cheese Field) for housing development in the local plan is going to result in a complete and total coalescence of Westbere and Hersden. This is an unacceptable infringement of the planning policy and should not be allowed. These are two different settlements, each with their own special history and character.

The Bread and Cheese Field should instead be retained as the appropriate green gap between Westbere and Hersden. It currently brings biodiversity and green space to an already over developed stretch of the A28; a breathing space and buffer against the onslaught spread of Canterbury urbanisation outwards. It's a small green gap that should be retained and cherished by the district. The Canterbury District Local Plan, declares and proposes the requirement for such Green Gaps, to *'Protect and enhance our rich environment and valued landscapes, creating a network of green spaces, protecting and enhancing green*

gaps between settlements, supporting nature's recovery and biodiversity and improving the health and wellbeing of our communities'.

I support the Green Gap between Sturry and Westbere (two fields) and between Sturry and Hersden (the ex-council depot). Yet the proposed eradication of Green Gap between Westbere and Hersden, stands out as an error of application of the policy guidelines.

The logical and correct solution must be that the Hersden Settlement Boundary be moved to the east so that it stops in line with the current Hoplands development site.

Important!

In the CDLP Headley's Field is being suggested as a green gap between Hersden and Westbere, but this is inappropriate given the field is surrounded by Westbere homes and residents. This smaller field should be designated as rural. This contravention should be reconsidered whilst in taking into account the Settlement Boundary oversight.

Both the The Bread and Cheese Field and Headley's Field, whilst they might not be huge in size, are unique spaces of ecological importance. It may be due to their location so close to the Westbere Marshes, with pockets of ancient woodland (Headly's Field) and both surrounded by hedgerow – but I can testify for their size, these habitats support such an abundance of wildlife, you will not likely not find many spaces, so close to a city that hold such diversity. I desperately implore your protection so that the generations of people after, will still know the owls, skylarks, cuckoos, the foxes, bats, slow worms, newts, dragonflies etc etc. That generations will all live with some breathing space and nature even as Kent moves from being the garden of England, to the car park of London.

3. I object to the over-development of the A28 corridor through Sturry and toward Thanet.

The A28 road is used by local school children and as well as adult pedestrians. The increasing traffic volume and congestion with its associated delays, pollution and danger is becoming untenable. Nobody around here has any confidence the proposed Sturry relief link road is going to make any difference, only that the proposed 16000 new homes will be likely to bring over 20000 new cars to the district.

Also, any additional housing in this area cannot be supported by the existing local services and infrastructure. Must Canterbury spread its new estates into every green space along the A28, as with the new estates at Broad Oak and Hersden? Any more development in this area is just adding too much pressure to habitat, services and roads that only diminishes the quality of life for all.

In summary.

In summary, as a general objection, I don't agree with your housing targets. Like many people I know, I am certain in the belief that the housing numbers stated as required within the local plan are far more than the real demand.

<https://www.kentonline.co.uk/canterbury/news/views-on-draft-local-plan-21520/>

In reference to my specific **objections 1 to 3**, I would add that the council may be making decisions about Westbere, the Bread and Cheese and Headley's Field, without enough information. Without knowledge or familiarity of Westbere – its people, history, geography and ecology – you have made a preliminary judgment that has disregarded Westbere's true settlement boundary. When this oversight results in a proposal of the Bread and Cheese Field (Policy R5) as a Strategic Site for housing development, you are neglecting the need for green gap between the villages of Westbere and Hersden.

These judgments may be, hopefully, simple oversight, but when these decisions neglect boundaries, principal and all logic, in favour of the developers, it looks whole lot more like contrivance and collusion. I speak for many.

Thank you for your consideration of my views.

For my reassurance, please can I ask that you acknowledge receipt of my email and that you'll consider my words.

Kind Regards

