

## Alexander Gunyon

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**From:** Janet Fadden [REDACTED]  
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Janet Fadden  
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Reference Local Plan 2040

I was disappointed to see an increase in house numbers to 1400 for Brooklands Farm and also discovered the new on/off road from A299 which particularly impacts my local area. The South Whitstable Strategic Development with Bodkin and Brooklands farm areas will remove the rural element of Whitstable.

Overall the CCC should be challenging the incessant requirement for more housing based on distortions in the national algorithm that does not take into account Canterbury District local criteria of students and holiday visitors. Current core community and infrastructure areas such as water management, sewage control, roads, medical, educational and social support functions etc are overwhelmed and underfunded for existing locals and more recent incomers at Grasmere Gardens and Whitstable Heights.

I object to the South Whitstable strategic development area but particularly Brooklands for 3 key reasons

#### 1 Water Management

As a resident with Swalecliffe Brook close by I am deeply concerned on the plans to add housing, community buildings plus runoff from a redirected South Street water volumes currently absorbed by highly graded agricultural clay based open field on a slope towards the Brook. Before considering the impact of climate change the water levels in flood have already become dangerously near. I note one part of the DS20 Flood Policy claims "

1. Proposals for development that would increase the risk of flooding on or off the development site, or would compromise the performance of flood defences will be refused.

#### Due note MUST be taken

Any further runoff will overwhelm our sewage plant even more adding to the number of spillages impacting water quality for locals and visitors alike and impacting our local 'fish' reputation.

#### 2, Increase traffic on unsuitable roads

The proposal now for an on/off junction on the Thanet Way is of great concern to the already busy Chestfield Road, particularly at peak times. Although the suggested route is the resited South Street locals in Tankerton, Swalecliffe and Greenhill will use a more convenient route which will include the very rural and dangerous Molehill. The increase in HGV usage to the Industrial sites is also likely plus other incoming traffic en route to the Park &

Ride or avoiding the Long Reach junction There is already flooding problems at this junction which would contribute to the overall water management problems.

The congestion will also be exacerbated by the exit from Bodkin Farm W6 on to A2990 feeding into the Chestfield/Swalecliffe double roundabout complex.

### **3, Landscape, Biodiversity and Open Spaces**

The loss of farmland has a seriously negative impact on Biodiversity and weakens the link and complexity between farmland and the surrounding woodlands. Open spaces are recognized for the importance of health

Policy DS19 Habitats, landscapes and sites of local importance

6.58 Designated "Green Gaps" ..include • Between Whitstable and Radfall;

The proposal for South Whitstable- strategic development area puts coach and horses through this

## **I object to Policy W4 Brooklands Farm**