

Hearing Statement - Aimee Turvill - Respondent ID 8607 - Matter 6

Other housing allocations - Policy HS2 sites - 15 Playground west of 93-100 Jocelyns

With regards to the above land that is proposed for residential building within the Harlow Local development Plan there are many points that need to be raised.

See map below, the red dot are the properties in Jocelyns facing the proposed land for building, if this goes ahead as you will see on the map the area will have very little green space left around our properties. We are very close to the A414 which gets very busy and as access will need to be gained somewhere and trees removed near the site this will cause more noise and pollution in the area. Already at some times it can be very noisy from the traffic. The properties in Jocelyns facing the field and the properties on the other side will lose a lot of daylight as the properties get more light at the front than the rear so by taking this away, we will not really get much light at all. We will also become extremely over looked to the point where privacy would be intruded as the field is higher up than the properties in Jocelyns facing the land which would result in the dwellings being able to see right into our homes.



It has not been confirmed whether Jocelyns will be the access point or the area Marigolds opposite, Jocelyns does not really have the space for parking as it is and if access was to be gained then it would result in parking spaces being taken out which would of course cause even more parking issues.

The area is very overcrowded as it is and does not seem viable to allow another 10 to 12 dwellings on it with potentially each dwelling having at least 1 car.

Kids and dog walkers use the field frequently so if this goes in particular where are kids supposed to play? If the build goes ahead this will cause more road traffic within Jocelyns which will make it even unsafe for kids to play on the road side.

Traffic within Old Harlow is already a nightmare so how will building more homes help with that? We are already going to have a lot more traffic and cars when Newhall and Gilden Way finishes.

Newhall and Gilden way buildings have already taken a lot of green wedge/ Green belt land already and I thought that it is Harlow Councils intention to preserve as much green space within the town as possible.

Jocelyns have already had drainage issues in the past with the last one not being that long ago, so this may cause more issues going forward. Taking this land away may also cause water log issues as at present when there is heavy rainfall roads overflow within Jocelyns with the field taking a lot of surface water so where would this go if the land was turned into dwellings?

I have only lived in Jocelyns since July 2017, I paid for an extra search to confirm if building could be done on the land and the results came up that it couldn't due to the type of land it was, I have been told by the council that this is not the case as changes to the land type were made 2010 and 2014 so why did this not show on the search I had done? If I had known that building could happen then I would have never purchased the property.

If the land changed from Green wedge prior to the date on the search then surely it should have been included in my report received as I thought that any land changes are meant to be documented.

Report dated May 2017 attached which was paid for at the time of the purchase. Page 19-20 says about land type.

The report also says about places being built within the area in a certain radius at no point does the report suggest that building may take place on the field. I have been speaking with **Redact** Harlow Council and he said this Harlow Local Development plan has been being put in place some time now and mentioned 2010 and 2014, if this is the case why did the search, I have done not included any changes made to the land and building etc from those years.

On the Regulation 19 Summary of response schedule under the officer comment section all that keeps being said when residents refer to the wildlife and space is that the relevant Local Plan policies will ensure housing development on the site provides compensatory open spaces and protect historic hedgerow/trees, how can there be any open space left if 10- 12 houses will be on the site as its not very big to start with. Also, a lot of comments about how the council want will ensure that the design and nature of the development has regards to

the amenity of local residents but local residents would like to preserve the area as it is so unless it will be remaining how do the council intend to do this.

If the development incorporates parking again how do they expect to fit the planned number of dwellings and the cars for them if some of them are going to be families with parents and older children having cars, all that will happen is that the overflow of cars that cannot fit on the site will end up parking in Jocelyns which will contribute to residents in Jocelyns having even more problems.

The way the council are trying to sell this site is that they need the land desperately for housing needs if this is the case why is there a council property that a neighbour lived in in Jocelyns sitting empty and has been now for almost a month, if it really is about housing and not money why would the council not be utilising the properties they have now?