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Reference your letter dated 24 August 2020 regarding the Planning Proposal – Land South of Blakesley Hill, Greens Norton.

Application No: S/2020/1376/MAO

OBJECTION TO THE APPLICATION

Here we are again five years later discussing the same ludicrous proposal for 69 dwellings on the land South of Blakesley Hill, Greens Norton. This proposal gives no consideration to existing village homeowners but only further lines the pockets of the existing wealthy landowners.

As villagers for the past 41 years and living in a property that would back directly onto the proposed site we feel that the development would be detrimental to the homeowners of both upper Falcon View and Benham Road for the following reasons:-

- a. The development would seriously impair and visually erode the rural setting and open countryside of the village and would be an 'eye-sore' for all traffic entering the village from the direction of Blakesley.
- b. The proposed development plans show the buildings being in extremely close proximity to the properties of the existing upper Falcon View and Benham Road giving no consideration of privacy to these properties. More consideration has been given to the buildings on the Bury Hill side of the development. A larger visible housing frontage on the Bury hill side of the development would create a sense that traffic was approaching a residential area.
- c. The proposed development as far as we are aware falls outside of the original village and parish boundaries. The current outlook of the homeowners of upper Falcon View and Benham Road was the reason most purchased the properties in the first place.
- d. This development is also not necessary due to the building of an extremely large number of housing in Towcester which is already under construction. The proposed development of 76 homes in the Mill Lane area of the village along with the rumoured housing development between the Caldecote turning and Bell Plantation on the A5 should fulfil the housing needs for the area.
Should a development be considered anywhere in the village, the aerial photograph shows an ideal location to 'infill' within the existing village boundaries.
- e. The village already suffers from an excessive amount of traffic and noise caused by commuters using the village as a 'rat run' to avoid traffic congestion in the

surrounding area. An increase in housing would bring on average an additional two vehicles per household to an already extremely busy village. An additional 69 houses with the possibility of two cars per household would be un-tolerable. Attempting to exit the village by means of both the Shell and McDonalds roundabouts is a very difficult and dangerous exercise at any time of the day. Additional traffic would make it almost impossible.

- f. Entry and exit to this proposed development at the top of Blakesley Hill is a ludicrous proposal due to the speed of the traffic entering the village from Blakesley. Exiting the village in the direction of Blakesley is also a major speed issue. This is already a dangerous and accident prone area, combined with the traffic already exiting from Benham Road would make the situation even more dangerous. The majority of traffic already enters and exits through the centre of the village, passing the school and playing fields, again making the situation worse.
- g. Village amenities and services would be put under unnecessary additional stress. The school and medical centre are already under pressure and are struggling to cope with the existing village residents. Services like gas – water – electricity – sewage – telecommunications would also be put under addition load. Drainage is and has always been a problem on the proposed site.
- h. Existing property values will suffer should the project go ahead. This will also make the village a less desirable place to live. This development is not required to meet the national and district housing targets in this area as already stated.

Please give this objection serious consideration when making your decision.

Yours sincerely

Neil & Julie Walker