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14 May 2015

Head of Community Wellbeing and Development
Wrexham County Borough Council
16, Lord Street
Wrexham
LL11 1LG

Dear Sir/Madam

P/2015/0273 Planning application for erection of detached dwelling (3 bedrooms) and new vehicular access (revised application incorporating revised siting and associated landscape/wildlife pond) on land at Willington Grange, Horseman's Green, Wrexham.

I am writing in response to your public notice inviting comment on the above planning application. I object to the proposed planning application and make the following comments:

The application is well presented; however, this should not distract attention from the key issues regarding the impact on the local environment.

Section 8.6 of the design and access statement refers to the application as being within a site that forms part of the existing curtilage of Willington grange and is not agricultural land in open countryside. I do not agree with this statement. The proposed site is part of open country side and separated from Horseman's Green by other fields and is outside the village settlement boundary. The site proposed is a green field site and is regularly used for livestock grazing. The amended plan and revised siting does not alter the fact that the proposed development is located outside the settlement limits.

I would suggest that the proposed development, would still detract from the local character, landscape setting and countryside location. The modifications to the site plan do nothing to change this viewpoint.

Horseman's Green has suffered with standing water with a number of both gardens and properties flooded. The fields and ditches surrounding Horseman's Green have been flooded and suffered as a result.

Drainage is a concern to the local community and the impact on the local area is obviously of concern. Section 4.3 of the Design, Access and Planning Statement states that the environment Agency Flood Map and Surface Water Flooding Map for the area confirms that the site is not at risk from flooding. It should be noted that whenever heavy rain falls the road and adjacent land is under water, in some cases several inches of water. This is close to the proposed site.

Wrexham County Borough Council have previously acknowledged the importance of preserving the local distinctiveness and character of rural villages which can be sensitive to rural development. It is important to maintain field margins and continue to provide grazing for livestock.

In my objection to the previous application/2014/0687 I attached a copy of an article from the Daily Telegraph, dated 13 June 2014, by Eric Pickles, the Communities Secretary, who commented that brown field sites in and around towns should be the focus of new housing development to maintain and preserve the countryside. I believe this is still relevant.

The public transport referred to in the revised application does indicate that there is only a once weekly request service for Horseman's Green, however, the other services referred to do not call at Horseman's Green and therefore as a non-car mode of transport this is not viable.

Yours sincerely

Mr Keith Jones