

M/LDP/PP/0145.

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W.L.C.
D&RS GROUP SUPPORT

18th November 2015

Fiona McBrierty
Development Planning and Environment Manager
West Lothian Civic Centre
Livingston
EH54 6FF

Dear Ms McBrierty

PROPOSED DEVELOPMENT SITE H-BB 4 (HBb10) Address West Main Street (East)

NOTE: On Draft Planning Brief covers two sites HBb11, HBb10 and doesn't mention H-BB4

I am writing to object most strongly to the above proposed Plan for housing on **BOTH** sites on the following grounds.

LOSS OF AMENITIES IN PROPOSED AREAS - ENVIRONMENT

1. The impact of the **loss** of green open space used by children and adults. It's fair to say that Blackburn doesn't have that many open spaces for people to sit and enjoy. I have noted that there is no on-site requirement for an equipped play area in the plan and that is not my issue. But, what **is** there at the moment is an extremely appealing and pleasant open area where adults can sit and children play safely.
2. The loss of landscape - mature trees, shrubs, seating areas make this area a delight and I would say essential part of local the local area
3. The loss of habitat for wildlife (bats seen in the area -NB bats are protected species) would be detrimental to the area
4. Loss of **RIGHT OF WAY** which has been in existence for many decades would be detrimental to the area

ROAD SAFETY - ACCESS ISSUES

1. Serious access issues onto and off an already busy and congested roadway and junction. Also not every driver respects hatched areas so it can be extremely dangerous entering onto and into Quoiters court as it is at the moment and another similar kind of entry and exit would, I suggest, make this even more difficult and possibly dangerous
2. Increased traffic and noise is inevitable
3. Parking provision is already a major concern to residents at the moment

OTHER ISSUES OF CONCERN

1. Construction of buildings (size, heights, etc)
2. Possible loss of sunlight due to design of above
3. Parking provision

DRAINAGE PROBLEMS

1. There is already an existing problem with drainage as it is mentioned in the details of the planning brief which I looked at in local library so why make extra demands on a system under stress and could cause flooding

In summation, why, in any case, would any Council want to take away an attractive 'green lung' in a town which has so few amenable places for people to enjoy especially when that Council has already spent so much time, money and energy to enhance the north end of Blackburn recently.

I note that this is not the first time that this proposal has been raised and there were sufficient points against it then - drainage just one element. I therefore urge the Council to remove this proposal from its Development Plan so that residents do not have to go through this process again.

Yours faithfully



Maureen Finlay